An Coimisiún Pleanála

Commission Order
PL-501685-DS-26

Planning and Development Act 2000, as amended

Planning Authority: Dublin City Council

Planning Register Reference Number: WEB5896/25

Appeal by Mount Pleasant Square Residents' Association against the decision made on the 11th day of June, 2026 by Dublin City Council to grant subject to conditions a permission to Mount Pleasant Lawn Tennis Club in accordance with the plans and particulars lodged with the said Council.

Proposed Development: The construction of three number padel courts with associated glass panelling enclosure (three metres in height) and mesh over (one metres in height). The courts will have 200W LED lights attached. Removal of eight number trees and some overgrown landscaping. 13 number existing car parking spaces within the red line will be replaced with three number disabled spaces and new landscaping and all associated site works at Mount Pleasant Square, Ranelagh Road, Dublin.

Decision

REFUSE permission for the above proposed development in accordance with the reasons and considerations set out below.

Reasons and Considerations

Having regard to the special architectural quality of the subject site within its wider context, and its role as a central landscape element to the unified design, setting and character of the adjoining designated Z2 Conservation Area and the Protected Structures of Mount Pleasant Square that surround it, the Commission considers that it has not been sufficiently demonstrated that the proposed development, including the proposed acoustic canopy and the design and height of same, would not result in an adverse effect on the special interest and the architectural heritage of the place by reason of visual obtrusiveness, or that it would be adequately screened throughout the year by the trees proposed to be retained. The proposed development would be contrary to Policy BHA9 (Conservation Areas) of the Dublin City Development Plan 2022-2028 which requires development within or affecting a Conservation Area to contribute positively to its character and distinctiveness and to take opportunities to protect and enhance the character and appearance of the area and its setting, wherever possible and would, therefore, be contrary to the proper planning and sustainable development of the area.



Mary Gurrie

Mary Gurrie
Planning Commissioner of An Coimisiún Pleanála duly authorised to authenticate the seal of the Commission.

Dated this 30 **day of** October **2026**