An Coimisiún Pleanála

Commission Order
LV-502239-SD-26

Planning and Development Act 2000, as amended

Planning Authority: South Dublin County Council

Planning Register Reference Number: SD26A/0120W

Application for Leave to Appeal against the decision of the planning authority by Peter Coss, having an interest in land adjoining the land in respect of which South Dublin County Council decided on the 7th day of September 2026 to grant, subject to conditions, a permission to Ryan Morton in accordance with the plans and particulars submitted.

Proposed Development: (1) retention of existing concrete slab; (2) completion of slab and planning permission for extension to existing fabrication unit (additional floor area circa 153 square metres); (3) retention of use of bodywork and metal fabrication. Building 2 retention of two storey-prefab unit currently and use as office for occupant/applicant of Building 1 office is the ancillary use. Building 3 single-storey storage unit currently in use to store construction material in this instance roofing and rainwater products, retention is also sought for associated signage for occupants of this yard and alt, associated site works and carparking, all at Taylors Lane, Ballyboden, Dublin.

Decision

GRANT leave to appeal under section 37(6) of the Planning and Development Act, 2000, as amended, based on the reasons and considerations set out below.

Reasons and Considerations

Under section 37(6) of the Planning and Development Act 2000, as amended, the Commission may, within 4 weeks from the receipt of the application, grant the applicant leave to appeal where the applicant shows that:

(i) the development, in respect of which a decision to grant permission has been made, will differ materially from the development as set out in the application for permission, by reason of conditions imposed by the planning authority to which the grant is subject, and

(ii) the imposition of such conditions will materially affect the applicant's enjoyment of the land or reduce the value of the land.

The Commission, having considered the information available on the file, considered that it has been shown that

(i) the development, in respect of which a decision to grant permission has been made, will differ materially from the development as set out in the application for permission, by reason of condition number 4 imposed by the planning authority to which the grant is subject, and

(ii) the imposition of condition number 4, will materially affect the applicant's enjoyment of the land adjoining the land in respect of which it has been decided to grant permission, by reason of the noise and environmental disruption arising from the extended period during which industrial processing and/or mechanical bodywork will be permitted.

MaryRose McGovern
Planning Commissioner of An Coimisiún Pleanála duly authorised to authenticate the seal of the Commission.

Dated this 23rd **day of** October **2026**