



An  
Bord  
Pleanála

**Board Direction**  
**ABP-318484-23**

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The submissions on this file and the Inspector's report were considered at a Board meeting held on 07/06/2024.

The Board decided, as set out in the following Order, that

Board Order as follows:-

**WHEREAS** a question has arisen as to whether the construction of a bicycle storage unit in the front driveway / garden is or is not development or is or is not exempted development;

**AND WHEREAS** the said question was referred to An Bord Pleanála by Stewart McKenna on the 17<sup>th</sup> of November 2023.

**AND WHEREAS** An Bord Pleanála, in considering this referral, had regard particularly to –

- (a) Sections 2(1) and 3(1) of the Planning and Development Act, 2000, as amended,
- (b) Article 6 and 9 of the Planning and Development Regulations 2001, as amended, and Class 3 of Part 1 of Schedule 2 of those Regulations,
- (c) the planning history of the site, and

(d) the pattern of development in the area:

**AND WHEREAS** An Bord Pleanála has concluded that the construction of the bicycle storage unit in the front garden / driveway is development and is not exempted development on the grounds that the works are not in compliance with Condition and Limitation 1 of Class 3 of Part 1 of Schedule 2 of the Planning and Development Regulations 2001 as amended.

**NOW THEREFORE** An Bord Pleanála, in exercise of the powers conferred on it by section 5 of the 2000 Planning and Development Act as amended, hereby decides that the works as described is development and is not exempted development.

**Board Member:**



Liam Bergin

**Date:** 18/06/2024