

Planning and Development Acts 2000 to 2022

Planning Authority: Dublin City Council

Planning Register Reference Number: WEB1335/24

Appeal by David Kelly care of Colgan O'Reilly Architects of 93A Sandymount Road, Sandymount, Dublin against the decision made on the 20th day August 2024 by Dublin City Council to grant, subject to conditions, a permission in accordance with plans and particulars lodged with the said Council.


Proposed Development: Multi-storey rear extension and garden structure to the rear of the main house, together with internal remodelling at 25 Haddington Road, Ballsbridge, Dublin.

Decision

Having regard to the nature of the conditions the subject of the appeal, the Board is satisfied that the determination by the Board of the relevant application as if it had been made to it in the first instance would not be warranted and, based on the reasons and considerations set out below, directs the said Council under subsection (1) of section 139 of the Planning and Development Act, 2000 to ATTACH conditions numbers 3(a) and 3(b) and the reasons therefor.

Reasons and Considerations

Having regard to the height and profile of the proposed development, the location in a Residential Conservation Area, and to the established pattern of development in the area, it is considered that Condition 3(a) and 3(b) should be retained in the interest of visual and residential amenity, and to protect the character of the Residential Conservation Area.


Mary Henchy

Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 9th day of January 2025.