An Coimisiún Pleanála

Commission Direction
CD-001457
PL-501629-DL-26

The submissions on this file and the Inspector's report were considered at a meeting held on 27 October 2026.

The Commission decided to grant permission generally in accordance with the Inspector's recommendation, for the reasons and considerations set out below, and subject to the conditions below.

Planning Commissioner:

MaryRose McGovern

Date: **27th day of October 2026**

Reasons and Considerations

Having regard to the provisions of Donegal County Development Plan 2024-2030, as varied, to the location of the proposed development and the development proposed to be retained, to the existing established use of the subject site, as a creche, within the settlement boundary of Donegal Town, on zoned and

serviced lands, and to the nature of the proposal in the context of the prevailing pattern and character of development in this area, it is considered that, subject to compliance with the conditions set out below, the proposed development and the development proposed to be retained, would not seriously injure the residential amenities of the area, or property in the vicinity, would not endanger public safety by reason of a traffic hazard or impact on public health, including that of the occupants. The proposed development and the development proposed to be reatined would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The development shall be constructed, completed and retained, in accordance with the plans and particulars lodged with the application, except as may otherwise be required in order to comply with the following conditions.

Reason: In the interests of clarity.

2. The development shall comply with the conditions of the parent permission PA ref. 13/51214 unless the conditions set out hereunder specify otherwise.

Reason: In the interest of clarity and to ensure that the overall development is carried out in accordance with the previous permission.

3. (a) All buffer planting, and measures for the maintenance of that planting, shall be agreed in writing with the planning authority within three months of the date of this order, and shall be carried out within the first planting season following agreement. Any trees or shrubs which die, are removed or become seriously damaged or

diseased shall be replaced within the next planting season with others of similar size and species, unless otherwise agreed in writing with the planning authority.

(b) Details regarding the removal of the existing flood light columns as illustrated on Drawing No. P-002 stamped received 22nd April 2026, shall be submitted to and agreed in writing with the planning authority within three months of the date of this order and shall be thereafter removed in accordance with that agreement.

Reason: In the interest of residential amenity.

4. Water supply and drainage arrangements, including the attenuation and disposal of surface water, shall comply with the requirements of the planning authority for such works and services.

Reason: In the interest of residential amenity and sustainable urban drainage.

5. Prior to the commencement, completion and retention of development, the developer shall submit, for the written agreement of the planning authority, details of the final location of the bulk tank gas installation, all fencing arrangements, and measures for the maintenance of an unrestricted surrounding area.

Reason: In the interest of public safety.