



An  
Bord  
Pleanála

**Board Order  
PL 05E.249172**

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**Planning and Development Acts 2000 to 2017**

**Planning Authority: Donegal County Council**

**Planning Register Reference Number: 17/50970**

**Appeal** by Eithne McAlinden and others of Suaimhneas, 5 Ard Mór, Anagaire, County Donegal against the decision made on the 15<sup>th</sup> day of August, 2017 by Donegal County Council to grant subject to conditions a permission to Keith and Sinead Quigley care of McCabe Architects of Ardeskin, Old Laghey Road, Donegal Town, County Donegal in accordance with plans and particulars lodged with the said Council.

**Proposed Development:** Construction of a storey and a half extension to existing dwellinghouse and all associated site works at Annagry Townland, Annagry, County Donegal.

## **Decision**

**GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.**

## **Matters Considered**

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

## **Reasons and Considerations**

The Board acknowledged that the proposed extension represents a departure from the established and consistent design of the bungalows in this attractive development, but also considered that the proposed extension was well designed and represented an acceptable evolution of the appearance of the dwelling, and that it would not set a bad precedent. Therefore, having regard to:

- the location of the dwelling within the settlement of Annagry,
- the pattern of development in area, and to
- the scale and design of the proposed extension,

it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the amenities of the area or of property in the vicinity and would be an acceptable form of extension to the dwelling. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

## Conditions

1. The development shall be carried out and completed 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. Where such conditions require details to be agreed with the planning authority, the developer shall agree such details in writing with the planning authority prior to commencement of development and the development shall be carried out and completed in accordance with the agreed particulars.

**Reason:** In the interest of clarity.

2. Site development and building works shall be carried out only between the hours of 08.00 to 19.00 Mondays to Fridays inclusive, between 08.00 to 14.00 hours on Saturdays and not at all on Sundays and public holidays. Deviation from these times will only be allowed in exceptional circumstances where prior written approval has been received from the planning authority.

**Reason:** In order to safeguard the residential amenities of property in the vicinity.

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

**Reason:** In the interest of public health and to ensure a proper standard of development.

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

Dated this            day of            2018