



Planning and Development Acts 2000 to 2018

Planning Authority: Donegal County Council

Planning Register Reference Number: 18/51065

APPEAL by Breid Doherty and others care of Canavan Associates of Prince's Street, Derry and by Brian Grant care of Canavan Associates of Prince's Street, Derry against the decision made on the 15th day of October, 2018 by Donegal County Council to grant subject to conditions a permission to Glashedy Inventments Limited care of Michael Galbraith Associates of Millbrae House, Lower Main Street, Buncrana, County Donegal.

Proposed Development: (A) Change of use from a domestic dwelling to a public house, (B) erection of a rear single storey extension, (C) alterations to the front elevation and barge style roof detail and (D) connection to wastewater treatment system and all associated works at Ballyliffin, Lifford Post Office, County Donegal.

Decision

REFUSE permission for the above proposed development in accordance with the reasons and considerations 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

Having regard to the site conditions, and to the proposed arrangements for wastewater disposal including the requirement for multiple pumping systems to pump wastewater to a treatment system and polishing filter which is at a significantly higher level than the proposed development, it is considered that the complexities of the site and the proposed system create a risk of failure which would result in effluent not being discharged to the wastewater treatment, which would pose an unacceptable risk of environmental pollution and be prejudicial to public health. Furthermore, it is considered that the proposed development would set an undesirable precedent for similar private development served by individual wastewater treatment systems which would be contrary to the proper planning and sustainable development of the area.

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

Dated this day of 2019.