



Planning and Development Acts 2000 to 2020

Planning Authority: Donegal County Council

Planning Register Reference Number: 19/51305

APPEAL by Allen Robinson care of Joe Bonner Town Planning Consultant of The Airport Hub, Unit 1, Furry Park, Old Swords Road, Santry, Dublin against the decision made on the 11th day of June, 2020 by Donegal County Council to grant subject to conditions a permission to Molly Roarty care of MH Associates of Convent Road, Letterkenny, County Donegal.

Proposed Development: Demolition of existing maintenance shed and construction of a two-storey dwellinghouse, associated access roadway and connection to existing wastewater treatment plant serving the adjoining Rinn na Mara development and associated siteworks at Kill, Dunfanaghy, County Donegal. The proposed development was revised by further public notices received by the planning authority on the 20th day of March, 2020, including the submission of a Natura Impact Statement.

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

The proposed development is located in an area which is at risk of flooding. The Board is not satisfied, on the basis of the information lodged with the planning application, and in the absence of an appropriate site specific flood risk assessment, that the proposed development would not give rise to a heightened risk of flooding either on the proposed development site itself or on adjacent lands. The proposed development would, therefore, be prejudicial to public health and contrary to the proper planning and sustainable development of the area.

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

Dated this day of 2020.