



An
Bord
Pleanála

Board Order
ABP-312468-22

Planning and Development Acts 2000 to 2021

Planning Authority: Donegal County Council

Planning Register Reference Number: 21/52115

Appeal by Laurence McCarroll and Eilish McCarroll of The Glebe, Donegal Town, County Donegal against the decision made on the 9th day of December, 2021 by Donegal County Council to grant subject to conditions a permission to Wendy McCarry on behalf of Bluestack Special Needs Foundation care of McMullin Associates Architects of Tirchonail Street, Donegal Town, County Donegal in accordance with plans and particulars lodged with the said Council:

Proposed Development: Erection of a covered outdoor deck area and all associated site development works, all at Glebe, Donegal Town, Donegal PO, 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.

Reasons and Considerations

Having regard to the permitted and established use of the site, it is considered that the proposed development would be an ancillary structure to the community facility building on this site, which would be used for passive recreation by existing users of this building. As such, it would not add to the intensity of the use of the site. Accordingly, the proposal would not lead to an increase in traffic and attendant parking. The proposed development would, by reason of its siting, light weight form, and modest size and subject to compliance with the conditions set out below, not seriously injure the visual amenities of the area and would raise no Appropriate Assessment issues. 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. A sample of the dark grey metallic roof sheeting for the proposed covered outdoor deck area shall be submitted to, and agreed in writing with, the planning authority prior to commencement of development.

Reason: In the interest of visual amenity.

3. 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 public health.

DR. *Maria FitzGerald*

Maria FitzGerald

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

Dated this *16th* day of *May* 2022.