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**Planning and Development Acts 2000 to 2022**

**Planning Authority: Donegal County Council**

**Planning Register Reference Number: 22/50540**

**APPEAL** by Kenneth Bond of The Lime Kiln, Portnablagh, County Donegal against the decision made on the 15<sup>th</sup> day of December, 2022 by Donegal County Council to grant permission subject to conditions to Anna McElhinney care of Michael Friel Architects and Surveyors of Creeslough, County Donegal.

**Proposed Development:** Change of use from garage to micro-brewery for the manufacturing and distribution/sales including demolishing and rebuilding the lean-to the rear of the building to provide for staff welfare/facilities with on-site pre-treatment of effluent and connection to the main sewer also including all associated site development works at Rockhill, Portnablagh, Dunfanaghy, County Donegal.

**Decision**

**REFUSE** permission for the above proposed development in accordance with the reasons and considerations set out below.

## Reasons and Considerations

The proposed development includes a temporary on-site wastewater treatment plant, which is proposed to treat foul and grey water prior to discharge to the public network. Insufficient information was provided as part of the application in relation to the proposed works and such works are not identified or assessed within the Natura Impact Statement provided as part of the application. The Board is therefore not satisfied, on the basis of the information provided with the application, including the Natura Impact Statement, that the proposed development individually, or in combination with other plans or projects would not adversely affect the integrity of Sessiagh Lough Special Area of Conservation (Site Code 000185). In such circumstances the Board is precluded from granting approval/permission. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

  
**Liam Bergin**

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

**Dated this 06<sup>th</sup> day of February 2024.**