



An
Bord
Pleanála

Board Order ABP-317114-23

Planning and Development Acts 2000 to 2022

Planning Authority: Donegal County Council

Planning Register Reference Number: 23/50224

Appeal by Colm and Roisin Byrne of The Lakehouse, Carrickwood, Lough Ennell, Mullingar, County Westmeath against the decision made on the 20th day of April, 2023 by Donegal County Council to grant subject to conditions a permission to Letitia McElholm care of Studio Gallagher of Saltpans, Rathmullan, Letterkenny, County Donegal in accordance with plans and particulars lodged with the said Council.

Proposed Development: Construction of a dormer extension and elevational amendments to existing holiday home, all at Saltpans, Rathmullan, Letterkenny, 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 scale, form and design of the proposed development, it is considered that, subject to compliance with the conditions set out below, the proposed development would not seriously injure the visual amenities of the area or the residential amenities of property in the vicinity, and would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

1. The proposed 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 proposed development shall be carried out and completed in accordance with the agreed particulars.

Reason: In the interest of clarity.

2. 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.




Stephen Bohan

Member of An Bord Pleanála

duly authorised to authenticate
the seal of the Board.

Dated this *29th* day of *February* 2024.