

An  
Bord  
Pleanála

## Board Order ABP-319727-24

**Planning and Development Acts 2000 to 2022**

**Planning Authority: Leitrim County Council**

**Planning Register Reference Number: 24/3**

**Appeal** by Enda and Caroline McHugh care of William Doran of 7 St. Mary's Road, Ballsbridge, Dublin against the decision made on the 15<sup>th</sup> day of April, 2024 by Leitrim County Council to refuse permission.

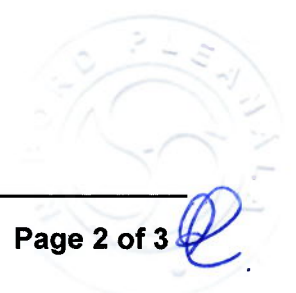
**Proposed Development:** Retention of first floor level bar extension to the rear of existing licenced premises and stairway leading to same and permission to enclose the currently open section of the rear elevation of the first-floor bar level with noise reducing double glazing and noise reducing wall and roof insulation to the first-floor bar extension to be retained, all at McHugh's Bar, Bridge Street, Carrick-On-Shannon, County Leitrim.

### Decision

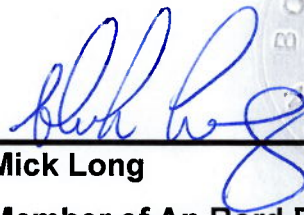
**REFUSE** permission for the above development for the reasons and considerations set out below.

## Reasons and Considerations

1. Having regard to the information on file, and, notwithstanding the mitigation measures proposed, the Board is not satisfied that the first floor extension structure proposed to be retained and developed, by reason of its elevated nature and its location relative to adjacent residential development, would not seriously injure the amenities of residential properties in the surrounding area on the basis of noise emanating from the use of the structure in association with the licenced premises. The development proposed to be retained and proposed development would be contrary to Policy NP POL 3 (Infrastructure and Energy) of the Leitrim County Development Plan 2023-2029, and would, therefore, be contrary to the proper planning and sustainable development of the area.



2. Having regard to the location of the building within an Architectural Conservation Area, it is considered that the scale and design of the structure proposed to be retained and developed, by reason of its height, profile and materials, would be unsympathetic to the original buildings on the site, would not contribute positively to the visual enhancement of the area in the context of the site's interface with the public realm, and would be contrary to Policy PLACE POL 6 (Urban Settlements), Objective PLACE OBJ 1 (Urban Settlements) and Policy ACA POL 1 (Heritage and Biodiversity) of the Leitrim County Development Plan 2023-2029. The development proposed to be retained and proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.



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**Mick Long**

**Member of An Bord Pleanála**

**duly authorised to authenticate  
the seal of the Board.**

Dated this 11<sup>th</sup> day of March 2025.