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**Planning and Development Acts 2000 to 2022**

**Planning Authority: Donegal County Council.**

**Planning Register Reference Number: 2461096**

**Application for Leave to Appeal** against the decision of the planning authority by Pat Gallagher of Dunedin, Quay Road, Dungloe, County Donegal, having an interest in land adjoining the land in respect of which Donegal County Council decided on the 10<sup>th</sup> day of October 2024 to grant subject to conditions a permission to Eighter Properties Limited care of John McCay of Clonglash, Buncrana, County Donegal in accordance with the plans and particulars submitted to the said Council.

**Proposed Development:** (1) Change of use from current use of bank/financial institution at section of ground floor level to a café and (2) Change of use from bank/financial institution to a bed and breakfast at ground, 1<sup>st</sup> and 2<sup>nd</sup> floors, along with connections to existing services. The former Bank of Ireland, Main Street, Dungloe, County Donegal.


**Decision**

**GRANT leave to appeal under section 37 (6) of the Planning and Development Act, 2000, as amended, based on the reasons and considerations set out below.**

## Reasons and Considerations

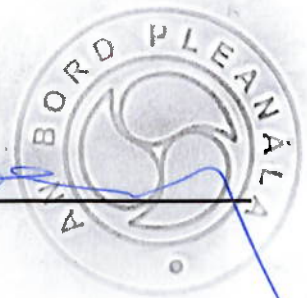
Having regard to the submissions and documents received in connection with the application for leave to appeal and the conditions set out in the planning authority's decision, it is considered that it has been shown that -

- (i) the development, in respect of which a decision to grant permission has been made, will differ materially from the development as set out in the application for permission by reason of condition number 1 imposed by the planning authority, which refers to revised plans and details received on 24<sup>th</sup> day of September 2024 including a Revised Site Layout number 3002 Rev A, vehicular access and refuse service arrangements, to which the grant is subject, and
- (ii) the imposition of condition number 1 will materially affect the applicant's enjoyment of the land adjoining the land in respect of which it has been decided to grant permission or reduce the value of the land.

  
Martina Hennessy

Member of An Bord Pleanála

duly authorised to authenticate  
the seal of the Board.



Dated this 28<sup>th</sup> day of November 2024.