



An
Coimisiún
Pleanála

**Commission Order
PL-500540-LD**

Planning and Development Act 2000, as amended

Planning Authority: Longford County Council

Planning Register Reference Number: 25/47

Appeal by James and Concepta Whitton against the decision made on the 1st day of December, 2025 by Longford County Council to refuse permission.

Proposed Development: Construction of a dwellinghouse, provide a sewerage system and a treatment plant, to provide secondary and tertiary treatment and all associated works, all at Cloonfiugh, Killashee, County Longford.

Decision

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

Reasons and Considerations

Having regard to the location of the site within a 'Rural Area Under Strong Urban Influence' where housing is restricted to persons demonstrating local need in accordance with Policy Objective CPO 4.24 of the Longford County Development Plan 2021-2027, it is considered that the applicants do not come within the scope of the housing need criteria as set out in the development plan for a house at this location. The proposed development, in the absence of any identified locally based need for the house, would contribute to the encroachment of random rural development in the area, would militate against the preservation of the rural environment and the efficient provision of public services and infrastructure, and would, therefore, be contrary to the proper planning and sustainable development of the area.



Tom Rabbette

**Planning Commissioner of An Coimisiún
Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this 22nd day of April 2026.

