

An
Coimisiún
Pleanála

Commission Order
PL-500970-LH

Planning and Development Act 2000, as amended

Planning Authority: Louth County Council

Planning Register Reference Number: 25/60825

Appeal by Luke Farrell against the decision made on the 13th day of February, 2026 by Louth County Council to refuse permission.

Proposed Development: Demolition of existing buildings for a new unmanned service station development containing three number fuel dispensers/islands, forecourt canopy, underground tank farm and interceptors, two number entrances/exits for one-way circulation, one number new free-standing totem, one number plant/storage structure, forecourt signage, and all associated site development, lighting, and landscaping works, all at Donore Road, Drogheda, County Louth.

Decision

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

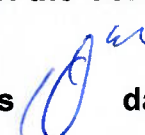
Reasons and Considerations

1. The proposed development would require the removal and reconfiguration of the existing ghost-island road markings on the L1003-135 Donore Road in order to facilitate right-turning vehicular movements into and out of the site. The Commission is not satisfied, on the basis of the information submitted in connection with the planning application and the appeal, that the proposed access arrangements and associated alterations to the public road layout would operate safely or that they would not adversely affect existing traffic and pedestrian safety conditions. In particular, it is considered that insufficient evidence has been submitted to demonstrate that the proposed changes would not undermine the existing traffic management and safety function of the road markings or create conflicts between vehicular and pedestrian movements. The proposed development would be contrary to Policy Objective MOV 47 and the objectives of Chapter 7 (Movement) of the Louth County Development Plan 2021–2027, which seek to ensure that development proposals are supported by adequate transport assessments and do not prejudice road safety. The proposed development would, therefore, be contrary to the proper planning and sustainable development of the area.

2. It is considered that the applicant has not satisfactorily demonstrated, either in the planning application or the appeal, that the proposed site entrance on the public road has sufficient sightline entry visibility/setback distance in accordance with the requirements of Table 13.3 of the Louth County Development Plan 2021-2027. In this regard, it is considered that turning movements generated by the proposed development from the site would interfere with the safety and free flow of traffic on the public road and would endanger public safety by reason of traffic hazard, or obstruction of road users, at a point where sightlines are restricted in an easterly direction. Furthermore, it is considered that the applicant's proposal to alter/break the Ghost Island in the centre line of the public road would give rise to haphazard vehicular stopping and turning movements, thereby resulting in the obstruction of other road users, and would endanger public safety by reason of traffic hazard. The proposed development 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  day of  2026.