An Coimisiún Pleanála

Commission Order
PL-501629-DL-26

Planning and Development Acts 2000, as amended

Planning Authority: Donegal County Council

Planning Register Reference Number: 26/60698

Appeal by Michelle Mahon against the decision made on the 5th day of June, 2026 by Donegal County Council to grant subject to conditions a permission to Louise Gately in accordance with plans and particulars lodged with the said Council.

Proposed Development: Retention of a soft landscaped play area as an extension to existing external play areas serving existing crèche facility and permission for the construction of a landscaped buffer zone to include a 1.8-metre-high timber fence, and all associated site development works, all at Small World Creche, Clarenden Drive, Drumlonagher, Donegal Town, County Donegal.

Decision

GRANT permission for the above 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 provisions of Donegal County Development Plan 2024-2030, as varied, to the location of the proposed development and the development proposed to be retained, to the existing established use of the subject site, as a creche, within the settlement boundary of Donegal Town, on zoned and serviced lands, and to the nature of the proposal in the context of the prevailing pattern and character of development in this area, it is considered that, subject to compliance with the conditions set out below, the proposed development and the development proposed to be retained, would not seriously injure the residential amenities of the area, or property in the vicinity, would not endanger public safety by reason of a traffic hazard or impact on public health, including that of the occupants. The proposed development and the development proposed to be retained would, therefore, be in accordance with the proper planning and sustainable development of the area.

Conditions

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

   Reason: In the interest of clarity.

2. The development shall comply with the conditions of the parent permission, planning register reference number 13/51214, unless the conditions set out hereunder specify otherwise.

Reason: In the interest of clarity and to ensure that the overall development is carried out in accordance with the previous permission.

3. (a) All buffer planting and measures for the maintenance of that planting shall be agreed in writing with the planning authority within three months of the date of this order and shall be carried out within the first planting season following agreement. Any trees or shrubs which die, are removed or become seriously damaged or diseased, shall be replaced within the next planting season with others of similar size and species, unless otherwise agreed in writing with the planning authority.

(b) Details regarding the removal of the existing flood light columns, as illustrated on drawing number P-002 stamped received 22nd April 2026, shall be submitted to, and agreed in writing with, the planning authority within three months of the date of this order and shall be thereafter removed in accordance with that agreement.

Reason: In the interest of residential amenity.

4. 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 and surface water management.

5. Prior to the commencement, completion and retention of development, the developer shall submit, for the written agreement of the planning authority, details of the final location of the bulk tank gas installation, all fencing arrangements, and measures for the maintenance of an unrestricted surrounding area.

Reason: In the interest of public safety.

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

Dated this 28th **day of** October **2026.**