



Planning and Development Act 2000, as amended

Planning Authority: Louth County Council

Planning Register Reference Number: 2560745

Appeal by Cormac Dalton against the decision made on the 8th day of July, 2026 by Louth County Council, to grant subject to conditions a permission, to Glenarch Holdings Limited.

Proposed Development: The proposed development comprises the demolition of the existing industrial/warehouse structures on site (3,580 square metres), the construction of 68 number residential dwellings consisting of: two number two-bedroom houses, 52 number three-bedroom houses, and 14 number four-bedroom houses, the provision of 2,130 square metres of public open space, a new vehicular, pedestrian and cycle access junction with the Ballymakenny Road linking to the existing Linenfield Crescent Road serving the established Linenfield residential estate, and amendments to the alignment of the Old Ballymakenny Road including the closing of the existing junction with the Ballymakenny Road to the north of the proposed new junction, landscaping works along the boundary with Ballymakenny Road including a mobility hub accommodating cycle and scooter parking, the provision of 138 number ancillary car parking spaces and all associated and ancillary infrastructure including surface water and foul water drainage and water supply, internal streets, public lighting, landscaping, boundary

treatments and ancillary development and works at site at Linenfields, to the east of Ballymakenny Road, Drogheda, County Louth.

Decision

DISMISS the said appeal under subsection (1)(b)(i) of section 138 of the Planning and Development Act, 2000, based on the reasons and considerations set out below.

Reasons and Considerations

The submission from the appellant did not contain any site or development specific grounds of appeal relating to the proper planning and sustainable development of the area or environmental impact assessment or appropriate assessment. The appellant acknowledged in the appeal submission that he has not considered plans, designs, Environmental Impact Assessment screening, the Natura Impact Statement, the Design Manual for Urban Roads and Streets, SuDS or related matters. There are no grounds of appeal presented to the Commission for its consideration in the appeal submission. The matters raised are of a legal nature which lie outside of the Commission's remit to adjudicate upon. In the circumstances, the Commission was satisfied that the appeal should not be further considered by it.



Tom Rabbette

Planning Commissioner of An Coimisiún

**Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this 23rd day Sept. 2026.