Form No. 7 *Article 227*

Application to An Bord Pleanála for substitute consent

APPLICATION TO AN BORD PLEANÁLA FOR SUBSTITUTE CONSENT

BEFORE FILLING OUT THIS FORM PLEASE NOTE THE FOLLOWING

Failure to complete this form or attach the necessary documentation, or the submission of incorrect information or omission of required information will lead to the invalidation of your application. Therefore please ensure that each section of this application form is fully completed and signed, entering n/a (not applicable) where appropriate, and that all necessary documentation is attached to the application form.

ADDITIONAL INFORMATION

It should be noted that each planning authority has its own development plan, which sets out local development policies and objectives for its own area. The authority may therefore need supplementary information (i.e. other than that required in this form) in order to determine whether the application conforms with the development plan and may request this on a supplementary application form.

Failure to supply the supplementary information will not invalidate your planning application but may delay the decision-making process or lead to a refusal of permission. Therefore applicants should contact the relevant planning authority to determine what local policies and objectives would apply to the development proposed and whether additional information is required.

OTHER STATUTORY CODES

An applicant will not be entitled solely by reason of a planning permission to carry out the development. The applicant may need other consents, depending on the type of development. For example, all new buildings, extensions and alterations to, and certain changes of use of existing buildings must comply with building regulations, which set out basic design and construction requirements. Also any works causing the deterioration or destruction of the breeding and resting places of bats, otters, natterjack toads, Kerry slugs and certain marine animals constitute a criminal offence unless covered by a derogation licence issued by the Minister for Culture, Heritage and the Gaeltacht (pursuant to Article 16 of the Habitats Directive).

DATA PROTECTION

It is the responsibility of persons or entities wishing to use any personal data on a planning application form for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 to 2018. The Office of the Data Protection Commissioner states that the sending of marketing material to individuals without consent may result in action by the Data Protection Commissioner against the sender including prosecution.

APPLICATION FORM

1. NAME OF RELEVANT PLANNING AUTHORITY:
Galway County Council

2. LOCATION OF DEVELOPMENT:	
Postal Address or Townland or Location (as may best identify the land or structure in question)	Derrynavlagaun, Recess, Co. Galway
Ordnance Survey Map Ref No (and the Grid Reference where available) [1]	Map Sheets 2865 & 2866 ITM Coordinates: 479903, 748709

3. APPLICANT[2]:	
Name(s)	Ann Conroy
	Address to be supplied at the end of this form (Question 19)

4. WHERE APPLICANT IS A COMPANY (REGISTERED UNDER THE COMPANIES ACTS):

Name(s) of company director(s)	N/A
Registered Address (of company)	N/A
Company Registration number	N/A

5. PERSON/AGENT ACTING ON BEHALF OF THE APPLICANT (IF ANY):	
Name	Enda O'Malley, OMC Group
	Address to be supplied at the end of this form (Question 20)

6. PERSON RESPONSIBLE FOR PREPARATION OF DRAWINGS AND PLANS[3]:	
Name	John Barry
Firm/Company	OMC Group

7. DESCRIPTION OF DEVELOPMENT:	
Brief description of nature and extent of development[4]	The development consists of permission to retain dwelling house as constructed (65.4 sqm). The application is accompanied by a remedial Natura Impact Statement (rNIS).

8. LEGAL INTEREST OF APPLICANT IN THE LAND OR STRUCTURE:		
Please tick appropriate box	*A. Owner* ✓	*B. Occupier*
	C. Other	

9. SITE AREA:	
Area of site to which the application relates in hectares	0.25Ha

10. WHERE THE APPLICATION RELATES TO A BUILDING OR BUILDINGS:	
Gross floor space[5] of existing building(s) in square metres	65.4sqm
Gross floor space of any demolition in square metres (if appropriate)	N/A

11. IN THE CASE OF MIXED DEVELOPMENT (E.G. RESIDENTIAL, COMMERCIAL, INDUSTRIAL, ETC), PLEASE PROVIDE BREAKDOWN OF THE DIFFERENT CLASSES OF DEVELOPMENT AND BREAKDOWN OF THE GROSS FLOOR AREA OF EACH CLASS OF DEVELOPMENT:	
N/A	N/A

12. IN THE CASE OF RESIDENTIAL DEVELOPMENT PLEASE PROVIDE BREAKDOWN OF RESIDENTIAL MIX:							
Number of	Studio	1 Bed	2Bed	3 Bed	4 Bed	4+ Bed	Total
Houses	N./A	N/A	N/A	N/A	N/A	N/A	N/A

Apartments	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Number of car-parking spaces to be provided	N/A						Total:

13. DEVELOPMENT DETAILS:		
Please tick appropriate box	**Yes**	**No**
Does the development consist of work to a protected structure and/or its curtilage or proposed protected structure and/or its curtilage?		✓
Does the development consist of work to the exterior of a structure which is located within an architectural conservation area (ACA)?		✓
Does the application relate to development which affects or is close to a monument or place recorded under section 12 of the National Monuments (Amendment) Ac, 1994[6]?		✓
Does the application relate to work within or close to a European Site or a Natural Heritage Area?	✓	
Does the development require the preparation of a remedial Environmental Impact Assessment Report?		✓
Does the development require the preparation of a remedial Natura impact statement?	✓	
Does the application relate to a development which comprises or is for the purposes of an activity requiring an integrated pollution prevention and control licence?		✓
Does the application relate to a development which comprises or is for		

the purposes of an activity requiring a waste licence?		✓
Do the Major Accident Regulations apply to the development?		✓
Does the application relate to a development in a Strategic Development Zone?		✓
Does the development involve the demolition of any structure?		✓

14. SITE HISTORY:

Details regarding site history (if known)

Has the site in question ever, to your knowledge, been flooded?

NO [

Are you aware of previous uses of the site e.g. dumping or

quarrying?

NO

Are you aware of any valid planning applications previously made in respect of this land/structure?

Yes [☑] No [ ]

If yes, please state planning reference number(s) and the date(s) of receipt of the planning application(s) by the planning authority if known:

Reference No.: .... 22/61281..... Date: 21/12/2022

Reference No.: ..... 23/60490..... Date: ..... 11/05/2023.....

Reference No.: .... 23/60678..... Date: 21/06/2023

Reference No.: ..... 23/61395..... Date: ..... 21/11/2023.....

15. SERVICES:

Source of Water Supply
Public Mains [ ] Group Water Scheme [ ] Private Well [ ] Other (please specify): **X** Existing water supply from spring Name of Group Water Scheme (where applicable): .....
Wastewater Management/Treatment
Public Sewer [ ] Conventional septic tank system Other on-site treatment system **X** Currently Serviced by a compost toilet, Proposal for a new WWTS and polishing filter submitted under accompanying Section 37L application.....
Surface Water Disposal
Soakpit

16. DETAILS OF PUBLIC NOTICE:	
Approved newspaper[7] in which notice was published	Connacht Tribune
Date of publication	25/09/2026
Date on which site notice was erected	25/09/2026

17. APPLICATION FEE:	
Fee Payable	**€195.00**

Basis of Calculation	1. Fee for retention of House (65.4 sqm) - Class 1 - €195 TOTAL: €195.00

18. DECLARATION:	
I hereby declare that, to the best of my knowledge and belief, the information given in this form is correct and accurate and fully compliant with the Planning & Development Act 2000, as amended, and the Regulations made thereunder.	
Signed *(Applicant or Agent as appropriate)*	Enda O'Malley
Date	25/09/2026

CONTACT DETAILS — NOT TO BE PUBLISHED

19. APPLICANT ADDRESS/CONTACT DETAILS:	
Address	Bunowen Ballyconneely Co Galway And Derrynavlagaun, Recess, Co. Galway
Email address	Conroys012@gmail.com
Telephone number (optional)	086 161 2005

20. AGENT'S (IF ANY) ADDRESS/CONTACT DETAILS:	
Address	Unit 1 Bridge St Clifden Co. Galway
Email address	planning@omcgroup.ie
Telephone number (optional)	095 22536
Should all correspondence be sent to the agent's address? Please tick appropriate box.(Please note that if the answer is 'No', all correspondence will be sent to the applicant's address) Yes [✓] No [ ]	

A contact address must be given, whether that of the applicant or that of the agent.

This form should be accompanied by the following documentation:

Please note that if the appropriate documentation is not included, your application will be deemed invalid.

<u>ALL</u> Applications:

- ✓ The relevant page of newspaper that contains notice of your application
- ✓ A copy of the site notice
- ✓ 6 copies of site location map[8]
- ✓ 6 copies of site or layout plan as appropriate[8]
- ✓ 6 copies of plans and other particulars required to describe the works to which the development relates (include detailed drawings of floor plans, elevations and sections) as appropriate[8]
- ✓ The appropriate Fee

Where the disposal of wastewater for the development is other than to a public sewer:

☐ Information on the on-site treatment system and evidence as to the suitability of the site for the system. – **Information submitted** through accompanying Section 37L application

Where the application refers to a protected structure/ proposed protected structure/ or the exterior of a structure which is located within an architectural conservation area (ACA):
N/A

Photographs, plans and other particulars necessary to show how the development affects the character of the structure.

Where an application requires an Environmental Impact Statement or a Natura Impact Statement:

An Environmental Impact Assessment Report, and

A copy of the confirmation notice received from the EIA portal in accordance with article 97B(2) of the permission regulations

- ✓ A Natura Impact Statement

Directions for completing this form

1. Grid reference in terms of the Irish Transverse Mercator.

2. "The applicant" means the person seeking the consent, not an agent acting on his or her behalf.

3. Where the plans have been drawn up by a firm/company the name of the person primarily responsible for the preparation of the drawings and plans, on behalf of that firm/company, should be given.

4. A brief description of the nature and extent of the development, including reference to the number and height of buildings, protected structures, etc.

5. Gross floor space means the area ascertained by the internal measurement of the floor space on each floor of a building, that is, floor areas must be measured from inside the external wall.

6. The Record of Monuments and Places, under section 12 of the National Monuments Amendment Act 1994, is available, for each county, in the local authorities and public libraries in that county. Please note also that if the proposed development affects or is close to a national monument which, under the National Monuments Acts 1930 to 2004, is in the ownership or guardianship of the Minister for Culture, Heritage and the Gaeltacht or a local authority, or is the subject of a preservation order or a temporary preservation order, a separate statutory consent is required, under the National Monuments Acts, from the Minister for Culture, Heritage and the Gaeltacht. For information on whether national monuments are in the ownership or guardianship of the Minister for Culture, Heritage and the Gaeltacht or a local authority or are the subject of preservation orders, contact the National Monuments Section, Department of Culture, Heritage and the Gaeltacht.

7. A list of approved newspapers, for the purpose of giving notice of intention to make a planning application, is available from the planning authority.

8. All plans, drawings and maps submitted to the planning authority should be in accordance with the requirements of the Planning and Development Regulations 2001