

**Summary Sheet on Weekly List for Week Ending**  
**20<sup>th</sup> April, 2025**

<b><u>No of Applications received</u></b>	<b>11</b>
• Permission	7
• Permission for Retention	4
• Outline Permission	0
• Approval	0
• Permission Consequent on the Grant of Outline Permission	0
• Extension of Duration of Permission	0
• Temporary Permission	0
<b><u>Total Decisions issued</u></b>	<b>2</b>
Granted Full Planning Permission	2
Refused Full Planning Permission	0
Granted Outline Planning Permission	0
Refused Outline Planning Permission	0
Granted Permission to Retain	0
Refused Permission to Retain	0
Granted Permission Consequent on Grant of Outline	0
Refused Permission Consequent on Grant of Outline	0
Granted Extension of Duration of Permission	0
Refused Extension of Duration of Permission	0
Applications deemed invalid	2
Further information received on applications	3
Further information requested on applications	1
Notification received re. Appeal Decisions by An Bord Pleanála	0
Notification received re. Decisions appealed to An Bord Pleanála	0
Notification of Section 32H Design Flexibility	0

**P L A N N I N G   A P P L I C A T I O N S****PLANNING APPLICATIONS RECEIVED FROM 14/04/2025 To 20/04/2025**

**under section 34 of the Act the applications for permission may be granted permission, subject to or without conditions, or refused;  
The use of the personal details of planning applicants, including for marketing purposes, maybe unlawful under the Data Protection  
Acts 1988 - 2018 and may result in action by the Data Protection Commissioner, against the sender, including prosecution**

<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE RECEIVED</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>	<b>EIS RECD.</b>	<b>PROT. STRU</b>	<b>IPC LIC.</b>	<b>WASTE LIC.</b>
25/4	Grainne McGowan-Loftus and John Loftus	R	15/04/2025	retain the extension to the existing house as well as the replacement of existing dormer windows on roof of the east elevation, replace existing roof tiles with slates and complete the waste water treatment system as granted under P.1962 Sligo Road Manorhamilton Co Leitrim		N	N	N

## P L A N N I N G   A P P L I C A T I O N S

## P L A N N I N G   A P P L I C A T I O N S   R E C E I V E D   F R O M   1 4 / 0 4 / 2 0 2 5   T o   2 0 / 0 4 / 2 0 2 5

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25/60080	Maura Daly	P	14/04/2025	Maura Daly intends to apply for Planning Permission for development at Cullen Lodge, located within the curtilage of a protected structure RPS No. 30, The development will consist of (a) The refurbishment and upgrading of the existing dwelling retaining all existing features. (b) An extension to the rear to provide an entrance lobby, living/kitchen/ dining area, bathroom, bedroom and garage. (c) Minor site works and connection to all services All at this site, Cullen Lodge, Skreeney Road R282, Hamilton's Castle, Manorhamilton, Co. Leitrim F91 FH63 located in an Architectural Conservation Area. Cullen lodge Skreeney Road R282, Hamiltons Castle Manorhamilton, Co. Leitrim F91FH63		Y	N	N
25/60081	James Mastin	P	14/04/2025	The proposed development consists of conservation-led remedial works to Tullaghan House, a protected structure (RPS No. 129) located in Duncarbry, Tullaghan, Co. Leitrim. Tullaghan House is a detached two-storey, four-bay historic house, built circa 1830, featuring full-height canted bays to the front and side elevations, ruled-and-lined rendered walls, and original timber sash windows. This application specifically seeks permission to amend a previously granted Section 57		Y	N	N

## P L A N N I N G   A P P L I C A T I O N S

## PLANNING APPLICATIONS RECEIVED FROM 14/04/2025 To 20/04/2025

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			<p>Declaration to allow for the replacement of existing single-glazed panes with Fineo ultra-thin double glazing within the original or sympathetically restored timber sliding sash window assemblies. The proposed works affect 38 timber sliding sash windows, 1 timber casement window, and 2 external timber doors.</p> <p>The intent is to maintain the building's historic and architectural character while significantly improving energy efficiency, in line with Ireland's Climate Action Plan 2024. The building is currently unoccupied and in a semi-dilapidated condition, having last been used as a guesthouse (B&amp;B). This project forms part of a phased plan to bring the property back into use as a private residence.</p> <p>The proposed development requesting PERMISSION: Does not involve new buildings or height changes Does not alter the building's external footprint Involves no changes to the number of dwellings Is not subject to EIA, NIS, IPC Licence, Waste Licence, or Major Accidents Directive Will be carried out under the supervision of a Building Conservation Accredited Surveyor Is permanent and non-reversible in nature All work will follow conservation best practice as per Department of Housing, Local Government and Heritage guidelines. Tullaghan House, Duncarbry, Tullaghan, Co. Leitrim, F91 P5F1</p>				
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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE RECEIVED</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>	<b>EIS RECD.</b>	<b>PROT. STRU</b>	<b>IPC LIC.</b>	<b>WASTE LIC.</b>
25/60082	EBV Construction Limited	P	15/04/2025	construction of a terrace of three 2-bed bungalows with connections to existing onsite services and all associated siteworks Oakfield Manor Gubacreeny Kinlough Co Leitrim		N	N	N
25/60083	F.R.A. McLoughlin Civils C/O Fergal McLoughlin	P	15/04/2025	To change use of 2-storey semi-detached unit block 9/ Fairways 34-35 from B&B tourism use as conditioned in parent planning application P22/180 to domestic residential use. Fairways 34-35 Dromod Co. Leitrim		N	N	N
25/60084	Anthony Byrne	P	16/04/2025	planning permission to extend and renovate existing derelict dwelling house. Planning permission to install a new sewerage treatment system and all associated site development works Rosfriar Kinlough Co. Leitrim		N	N	N

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25/60085	CATHAL MC GUINNESS	R	19/04/2025	development consists of retention of the Dwellinghouse and existing septic tank and percolation area. CORLEA ROSSINVER CO. LEITRIM F91 RY60		N	N	N
25/60086	Damien & Tara Higgins	R	19/04/2025	The development will consist of permission to retain revised site boundaries (from that previously granted under Ref. No. 08/909) and all associated siteworks. Moneen Kinlough Co. Leitrim F91 T1H7		N	N	N
25/60087	Ailish McDonald	P	17/04/2025	I Ailish McDonald wish to apply for full planning permission & full retention permission for the following: 1. To retain the demolition of an existing domestic house. 2. To retain and complete a partly constructed domestic dormer type house. 3. To upgrade the existing wastewater treatment facility to comply with current EPA COP regs. The works are located at Drummahan, Gurteen, Manorhamilton, CO, Leitrim, F91 VK85. Drummahan Gurteen ManorHamilton F91 VK85		N	N	N

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25/60088	Michael McManus & Aisling Reynolds	P	17/04/2025	ground floor & first floor rear extensions to the existing dwelling and any ancillary works necessary. Farnagh Co.Leitrim N41 D763		N	N	N
25/60089	Mel Heeran	R	17/04/2025	Retention Of Existing Residential Building Which Includes Communal Residential Accommodation Together With A Two Bedroom Apartment All As Currently Constructed And All Ancillary Works The Coach House Leitrim Road Carrick-On-Shannon, Co. Leitrim N41 X8X3		N	N	N

**Total: 11****\*\*\* END OF REPORT \*\*\***

**P L A N N I N G   A P P L I C A T I O N S****PLANNING APPLICATIONS GRANTED FROM 14/04/2025 To 20/04/2025**

**In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations recieved in accordance with these Regulations;**

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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE RECEIVED</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>	<b>M.O. DATE</b>	<b>M.O. NUMBER</b>
25/60007	Nicola Rogers & Sean Hennessey	P	10/01/2025	<p>(A) Retention Of The Existing Ground Floor Slabs In Its Current Location Which Was Originally Granted Full Planning Permission Under Planning Reference Numbers P.06/1573 &amp; P.09/434 For The Proposed Construction Of A Two Storey Type Dwelling House With Detached Garage.</p> <p>(B) The Proposed Construction Of A Two Storey Type Dwelling House With Detached Garage Similar In Design To What Was Previously Granted Full Planning Under Planning Reference Numbers P.06/1573 &amp; P.09/434 On Top Of The Existing Ground Floor Slabs For Which Retention Permission Is Now Being Sought.</p> <p>(C) The Proposed Installation Of Suitable Sewerage System With Polishing Filter, Entrance, Boundary Fence/Wall To Service The Proposed Development.</p> <p>(D) The Proposed Construction Of An Alternative Access Road That Will Service The Proposed Development And Exit Onto The Public Road Via An Existing Agricultural Entrance In The Event Of Flooding And All Ancillary Site Works</p> <p>Liscloodadea Mohill Leitrim</p>	16/04/2025	



**P L A N N I N G   A P P L I C A T I O N S****PLANNING APPLICATIONS GRANTED FROM 14/04/2025 To 20/04/2025**

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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE RECEIVED</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>	<b>M.O. DATE</b>	<b>M.O. NUMBER</b>
25/60037	Gavin Sammon	P	25/02/2025	permission for the retention and completion, including alterations to the previously granted development (planning ref. no. P.24/60024). The development consists of revisions to the site layout plan, including reduced boundary setbacks, and revised first floor plan and elevations Willowfield Road Ballinamore Leitrim	14/04/2025	

**Total: 2**

**\*\*\* END OF REPORT \*\*\***

**P L A N N I N G   A P P L I C A T I O N S****PLANNING APPLICATIONS REFUSED FROM 14/04/2025 To 20/04/2025**

in deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations recieved in accordance with these Regulations;

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	M.O. DATE	M.O. NUMBER
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**Total: 0**

**\*\*\* END OF REPORT \*\*\***

**P L A N N I N G   A P P L I C A T I O N S****INVALID APPLICATIONS FROM 14/04/2025 To 20/04/2025**

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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE INVALID</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>
25/60081	James Mastin	P	14/04/2025	<p>The proposed development consists of conservation-led remedial works to Tullaghan House, a protected structure (RPS No. 129) located in Duncarbry, Tullaghan, Co. Leitrim. Tullaghan House is a detached two-storey, four-bay historic house, built circa 1830, featuring full-height canted bays to the front and side elevations, ruled-and-lined rendered walls, and original timber sash windows. This application specifically seeks permission to amend a previously granted Section 57 Declaration to allow for the replacement of existing single-glazed panes with Fineo ultra-thin double glazing within the original or sympathetically restored timber sliding sash window assemblies. The proposed works affect 38 timber sliding sash windows, 1 timber casement window, and 2 external timber doors.</p> <p>The intent is to maintain the building's historic and architectural character while significantly improving energy efficiency, in line with Ireland's Climate Action Plan 2024. The building is currently unoccupied and in a semi-dilapidated condition, having last been used as a guesthouse (B&amp;B). This project forms part of a phased plan to bring the property back into use as a private residence.</p> <p>The proposed development requesting PERMISSION:</p> <ul style="list-style-type: none"> <li>Does not involve new buildings or height changes</li> <li>Does not alter the building's external footprint</li> <li>Involves no changes to the number of dwellings</li> <li>Is not subject to EIA, NIS, IPC Licence, Waste Licence, or Major Accidents Directive</li> <li>Will be carried out under the supervision of a Building Conservation Accredited Surveyor</li> <li>Is permanent and non-reversible in nature</li> <li>All work will follow conservation best practice as per Department of Housing, Local Government and Heritage guidelines.</li> </ul> <p>Tullaghan House,</p>

**P L A N N I N G   A P P L I C A T I O N S****INVALID APPLICATIONS FROM 14/04/2025 To 20/04/2025**

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				Duncarbry, Tullaghan, Co. Leitrim, F91 P5F1
25/60087	Ailish McDonald	P	17/04/2025	<p>I Ailish McDonald wish to apply for full planning permission &amp; full retention permission for the following:</p> <ol style="list-style-type: none"> <li>1. To retain the demolition of an existing domestic house.</li> <li>2. To retain and complete a partly constructed domestic dormer type house.</li> <li>3. To upgrade the existing wastewater treatment facility to comply with current EPA COP regs.</li> </ol> <p>The works are located at Drummahan, Gurteen, Manorhamilton, CO, Leitrim, F91 VK85.</p> <p>Drummahan Gurteen ManorHamilton F91 VK85</p>

**Total: 2**

**\*\*\* END OF REPORT \*\*\***

**P L A N N I N G   A P P L I C A T I O N S****FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 14/04/2025 To 20/04/2025**

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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE INVALID</b>	<b>DATE RECEIVED</b>		<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>
24/60117	Dromaprop Ltd	R		18/04/2025	F	<p>Planning permission to retain the as constructed layout and changes to planning permission PL22/138. Including the following changes: (1) First Floor changes: 2-bedroom suite to 2no. 1 bedrooms and associated changes to access and internal layout, a bedroom to a kitchen, (2) Ground Floor changes: new corridor through 2-bedroom suite and change to access to suite, kitchen and bedroom in managers suite swapped, laundry room changed to computer room and new ESB Room, all associated changes. (3) Upper Basement Changes: new corridor through 3-bedroom suite and internal changes, staff toilet and store amalgamated into a laundry room, location of internal stairs, all associated changes. (4) Lower Basement Changes: open plan kitchen and dining area with toilets and upper sitting area and ESB room in lieu of 2no. 3-bedroom suites and laundry room and all associated changes. (5) All other minor internal changes, (6) Fenestration changes at basement levels to side and rear elevations. (7) Changes to retaining wall and ground level to side with ramps from car park (8) all ancillary site works at the Abbey Manor Hotel, Main Street, Dromahair, Co. Leitrim, F91 AT22. This is a protected structure</p> <p>The Abbey Manor Hotel Main Street, Dromahair Co. Leitrim F91AT22</p>

**P L A N N I N G   A P P L I C A T I O N S****FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 14/04/2025 To 20/04/2025**

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24/60171	Drumreilly GAA	R		14/04/2025	F	1) retention of dressing rooms, toilets and 1st floor meeting room and gym, 2) retention of spectator stand and 3) the erection of flood lighting to the playing surface of the football pitch and all associated works. Carrickmakeegan Drumreilly Ballinamore
25/60030	St,Clares National School C/o Laura Tully Nicholson (Principal)	P		17/04/2025	F	1. Removal of 1 no. temporary modular unit containing 1 no. classroom. 2. Construction of single storey extensions to existing school building including 1 no SEN classroom, 3 no. SET rooms, office and ancillary rooms. 3. Provision of enlarged car parking area to provide 3 no. additional staff car parking spaces 4. All associated connections to public services and all ancillary works Station Road Manorhamilton Co Leitrim F91 NP08

**Total: 3****\*\*\* END OF REPORT \*\*\***

**P L A N N I N G   A P P L I C A T I O N S****FURTHER INFORMATION REQUESTED FROM 14/04/2025 To 20/04/2025**

<b>FILE NUMBER</b>	<b>APPLICANTS NAME AND ADDRESS</b>	<b>APPN. RECEIVED</b>	<b>APP. TYPE</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>	<b>F.I. REQUEST DATE</b>
25/60036	Eoin McGovern Kilmore Fivemilebourne County Leitrim F91 VY03	20/02/2025	P	Construction of a new two storey dwelling, alterations to existing access, installation of a new wastewater treatment system and percolation area & all associated site works Kilmore Fivemilebourne County Leitrim	15/04/2025

**\*\*\* CONTROL REPORT \*\*\***

Approval : 0  
Extension of Duration : 0  
Outline : 0  
Permission : 1  
Retention : 0  
Permission Consequent : 0  
Temporary : 0  
1

**\*\*\* END OF REPORT \*\*\***

**AN BORD PLEANÁLA**  
**APPEAL DECISIONS NOTIFIED FROM 14/04/2025 To 20/04/2025**

FILE NUMBER	APPLICANTS NAME AND ADDRESS	APP. TYPE	DECISION DATE	DEVELOPMENT DESCRIPTION AND LOCATION	B.P. DEC. DATE	DECISION
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**Total: 0**

**\*\*\* END OF REPORT \*\*\***



**A N B O R D P L E A N Á L A**  
**APPEALS NOTIFIED FROM 14/04/2025 To 20/04/2025**

FILE NUMBER	APPLICANTS NAME AND ADDRESS	APP. TYPE	DECISION DATE	L.A. DEC.	DEVELOPMENT DESCRIPTION AND LOCATION	B.P. DATE
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**Total: 0**

**\*\*\* END OF REPORT \*\*\***