

Leitrim County Council



Declaration regarding Development/Exempted Development (Section 5 of Planning & Development Act 2000, as amended)

Leitrim County Council Reference Number: ED- 24-37

WHEREAS a question has arisen as to whether the renovation and repair of an existing cottage including the demolition and replacement of a gable wall, replacement of chimney, replacement of roof, replacement of internal floors is exempted development

AND WHEREAS the said question was referred to Leitrim County Council by Teresa Gantly on the 10th October 2024 in relation to property/site at Blasthill Cottage, Greagnaferna, Dromahair, Co. Leitrim.

AND WHEREAS Leitrim County Council, in considering this referral, had regard particularly to –


- (a) Section 3(1) of the Planning and Development Act, 2000 (as amended)
- (b) Section 4(1) (h) of the Planning and Development Act, 2000 (as amended)

AND WHEREAS Leitrim County Council has concluded that –

- a) Section 4(1)(h) of the Planning and Development Act, 2000 (as amended) applies in instance as the works are repair and improvement and the works described do not materially affect the external appearance of the structure so as to render the appearance inconsistent with the character of the structure or of neighbouring structures and;
- b) the renovation and repair of an existing cottage including the demolition and replacement of a gable wall, replacement of chimney, replacement of roof, replacement of internal floors **is** development and is **exempted development**

NOW THEREFORE Leitrim County Council, in exercise of the powers conferred on it by Section 5(2)(a) of the Planning and Development Act 2000 Act, as amended, hereby declares that:

The renovation and repair of an existing cottage including the demolition and replacement of a gable wall, replacement of chimney, replacement of roof, replacement of internal floors at Greaghnafarna, Dromahaire, Co. Leitrim constitutes development which **is exempted development.**



**Signed: Administrative Officer
Planning Department**

Dated this 6th November, 2024