

Leitrim County Council



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

Leitrim County Council Reference Number: ED- 24-35

WHEREAS a question has arisen as to whether the construction of a dungstead of floor area approximately 21 square metres in an existing farm complex where similar buildings cumulatively totalling less than 300 square metres and not being within 100 metres of any other farm building or a dwelling is development or is not development and whether it is or is not exempted development at Dergvone, Dowra, Co. Leitrim.

AND WHEREAS the said question was referred to Leitrim County Council by Conal Tracey on the 30th September 2024 in relation to a property/site at Dergvone, Dowra, Co. Leitrim, N41V597.

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

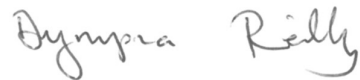
- (a) Section 3(1) of the Planning and Development Act, 2000 (as amended)
- (b) Section 4(1)(a) of the Planning and Development Act, 2000 (as amended)
- (c) Class 8 of Part 3, Schedule 2 of the Planning and Development Regulations 2001, as amended,

AND WHEREAS Leitrim County Council has concluded that –

- (a) The construction of a dungstead of floor area approximately 21 square metres in an existing farm complex where similar buildings cumulatively totalling less than 300 square metres and not being within 100 metres of any other farm building or a dwelling at Dergvone, Dowra, Co. Leitrim is considered to be works and is, therefore, development within the meaning of the Planning and Development Act 2000, as amended;
- (b) the proposed development comes within the scope of Class 8 of Part 3, Schedule 2 of the Planning and Development Regulations 2001, as amended; and
- (c) the proposed development satisfies all relevant conditions and limitations associated with Class 8 of Part 3, Schedule 2 of the Planning and Development Regulations 2001, as amended.

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

The construction of a dungstead of floor area approximately 21 square metres in an existing farm complex where similar buildings cumulatively totalling less than 300 square metres and not being within 100 metres of any other farm building or a dwelling at Dergvone, Dowra, Co. Leitrim constitutes development which **is exempted development**.



**Signed: Administrative Officer
Planning Department**

Dated this 24th October, 2024