

**ROSCOMMON COUNTY COUNCIL**

**PLANNING AND DEVELOPMENT ACT 2000 (as amended)**

**SECTION 5 - DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT**

**CHIEF EXECUTIVE'S ORDER**

Order No:

P4/237/25

Reference Number:

DED 804

Name of Applicant:

Joseph Bruen

Agent:

N/A

**WHEREAS a question has arisen as to whether change of use from guest accommodation to use as accommodation for refugees & asylum seekers at Cootehall, Boyle, Co. Roscommon, F52AW68 & F52HN82., is or is not development and is or is not exempted development:**

**AND WHEREAS Roscommon County Council, in considering this application, had regard particularly to:**

- (a) Sections 3 and 4 of the Planning and Development Act, 2000, as amended.
- (b) Article 6 of the Planning and Development Regulations, 2001, as amended.
- (c) Part 4 of Schedule 2 of the Regulations 2001 as amended.
- (d) The record forwarded to Roscommon County Council in accordance with subsection (6)(c) of Section 5 of the Planning and Development Acts 2000, as amended.
- (e) The planning history of the site.

**AND WHEREAS Roscommon County Council has concluded that:**

- (a) The works outlined above is development.
- (b) The proposed works, which are for a 'change of use from guest accommodation to use as accommodation for refugees & asylum seekers' at Cootehall, Boyle, Co. Roscommon, F52AW68 & F52HN82, does fall under Schedule 2 of Part 1; Class 14 development, however, the existing use contravenes the use specified in a permission under the Act and is not in accordance with Article 9(1)(a)(i) *Restrictions on exemption* within the Planning and Development Regulations 2001 (as amended) and does not constitute exempted development.
- (c) The proposed development individually and in combination with other plans or projects would not be likely to have a significant effect on any European site and that the requirement for AA or EIAER does not apply with respect to the current case.

**NOW THEREFORE:**

By virtue of the powers vested in me by the Local Government Acts 1925 – 2024 and Section 5(2)(a) of the Planning and Development Act 2000 (as amended) and having considered the various submissions and reports in connection with the application described above, it is hereby declared that the said development for the change of use from guest accommodation to use as accommodation for refugees & asylum seeker at Cootehall, Boyle, Co. Roscommon, F52AW68 & F52HN82, is development that is **not exempted development** as defined within the Planning and Development Act 2000 (as amended) and associated Regulations.

Signed:



Alan O'Connell,  
Senior Executive Planner,  
Planning.

Date: 25 February, 2025