

ROSCOMMON COUNTY COUNCIL

PLANNING AND DEVELOPMENT ACT 2000 (as amended)

SECTION 5 - DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT

CHIEF EXECUTIVE'S ORDER

Order No: _____ PL/253/26 _____

Reference Number: DED 994

Name of Applicant: Brendan Clogher

Agent: Brian Daly C/O Teagasc

WHEREAS a question has arisen as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities at Carrowreagh Td, Ballinasloe, Co. Roscommon., 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 2, 3, 4 and 5 of the Planning and Development Act, 2000, as amended.
- (b) Articles 6 and 9 of the Planning and Development Regulations, 2001, as amended.
- (c) Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development 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 are development.
- (b) 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 EIAR does not apply with respect to the current case.
- (c) The proposed construction of a slatted house, slurry storage facilities and associated ancillary facilities does not exceed the conditions and limitations attached to Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development Regulations 2001, as amended and therefore it is deemed an exempted development.

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 construction of a slatted house, slurry storage facilities and associated ancillary facilities at Carrowreagh Td, Ballinasloe, Co. Roscommon., is development that is **exempted development** as defined within the Planning and Development Act 2000 (as amended) and associated Regulations.

Signed on behalf of the Council:



Signed: _____

Alan O'Connell,
Senior Executive Planner,
Planning.

Date: 27th February, 2026

ROSCOMMON COUNTY COUNCIL
PLANNING AND DEVELOPMENT ACT, 2000 (as amended)
SECTION 5 - DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT
NOTIFICATION OF DETERMINATION

REGISTERED POST

Brendan Clogher,



Reference Number: DED 994
Application Received: 29th January, 2026
Name of Applicant: Brendan Clogher
Agent: Brian Daly C/o Teagasc

WHEREAS a question has arisen as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities at Carrowreagh Td, Ballinasloe, Co. Roscommon., 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 2, 3, 4 and 5 of the Planning and Development Act, 2000, as amended.
- (b) Articles 6 and 9 of the Planning and Development Regulations, 2001, as amended.
- (c) Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development 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.

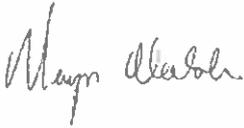
AND WHEREAS Roscommon County Council has concluded that:

- (a) The works outlined above are development.
- (b) 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 EIAR does not apply with respect to the current case.
- (c) The proposed construction of a slatted house, slurry storage facilities and associated ancillary facilities does not exceed the conditions and limitations attached to Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development Regulations 2001, as amended and therefore it is deemed an exempted development.

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 construction of a slatted house, slurry storage facilities and associated ancillary facilities at Carrowreagh Td, Ballinasloe, Co. Roscommon., is development that is **exempted development** as defined within the Planning and Development Act 2000 (as amended) and associated Regulations.

Signed on behalf of the Council:



Mervyn Walsh,
Administrative Officer,
Planning.

Date: 27th February, 2026

c.c. agent via email: Brian Daly C/o Teagasc
brian.daly@teagasc.ie

ADVICE NOTE

Any person issued with a Declaration under Section 5 of the Planning and Development Act, 2000 (as amended) may, on payment to An Coimisiún Pleanála of the prescribed fee, refer a Declaration for review within 4 weeks of the date of the issuing of the Declaration.

ADVICE NOTE

This Declaration is based on the relevant Planning and Development Act 2000 (as amended) and the Planning and Development Regulations 2001 (as amended) at the date of issue. In the event that the Planning and Development Act 2000 (as amended) or the Planning and Development Regulations 2001 (as amended) change prior to the works being carried out this Declaration may no longer apply.

Carmel Curley

From: Carmel Curley
Sent: Friday 27 February 2026 14:25
To: [REDACTED]
Cc: brian.daly@teagasc.ie
Subject: DED 994 - Notification of Determination
Attachments: DED 994 Notification of Determination.pdf

A Chara,

Please find attached Notification of Determination for the Section 5 Declaration of Exempted Development Application submitted – DED 994.

Mise le meas,

Carmel

**Carmel Curley, Staff Officer,
Planning Department, Roscommon County Council,
Aras an Chontae, Roscommon, Co. Roscommon, F42 VR98
☎: (090) 6637100**

✉: planning@roscommoncoco.ie | 🌐 www.roscommoncoco.ie

MAP LOCATION



**Planner's Report on application under
Section 5 of the Planning and Development Act 2000 (as amended)**

Reference Number:	DED 994
Re:	Application for a Declaration under Section 5 of the Planning & Development Act, 2000, as amended, regarding Exempted Development as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities, is or is not development and is or is not exempted development.
Name of Applicant:	Brendan Clogher
Location of Development:	Carrowreagh Td, Ballinasloe, Co Roscommon.
Site Visit:	13 th February 2026

WHEREAS a question has arisen as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities at the above address is or is not development and is or is not exempted development.

I have considered this question, and I have had regard particularly to –

- (a) Sections 2, 3, 4 and 5 of the Planning and Development Act, 2000, as amended.
- (b) Articles 6 and 9 of the Planning and Development Regulations 2001, as amended.
- (c) Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development 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.

Site Location & Development Description

The site consists of an agricultural field to the rear of an existing property in the townland of Carrowreagh, Taughmaconnell. The site is accessed off the L-7604 Local Secondary Road and located 150m from where the L-7604 intersects the R357. The subject site is located c. 2.2km south of the village of Taughmaconnell. The proposed development consists of the construction of a slatted house, slurry storage facilities and associated ancillary facilities.

Archaeological and Cultural Heritage

No RMP recorded in the likely zone of influence of the proposed development. No Protected structures or structures listed in the National Inventory of Architectural Heritage in the likely zone of influence of the proposed development.

Appropriate Assessment

The closest European site to the proposed development is River Suck Callows SPA (Site Code 004097) located c. 2.8km to the west of the subject site.

Having regard to the separation distance between the site and the closest Natura 2000 site and the nature of the proposal, there is no real likelihood of significant effects on the conservation objectives of these or other European sites arising from the proposed development. The need for further Appropriate Assessment can, therefore, be excluded.

Planning History

Permission to the front of subject site:

PD/9143/76

Development Description: Erection of a bungalow, garage and construction of septic tank.

Applicant: Mr. Brendan Clogher

Decision: Granted

Relevant statutory provisions

Planning and Development Acts 2000 (as amended)

Section 2. –(1)

“works” includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.

Section 3. –(1)

In this Act, “development” means, except where the context otherwise requires, the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land.

Section 4 (2) of the Planning and Development Act provides that the Minister, by regulations, provide for any class of development to be exempted development. The principal regulations made under this provision are the Planning and Development Regulations.

Planning and Development Regulations, 2001 as amended

Article 6 (1)

Subject to article 9, development of a class specified in column 1 of Part 3 of Schedule 2 shall be exempted development for the purposes of the Act, provided that such development complies with the conditions and limitations specified in column 2 of the said Part 3 opposite the mention of that class in the said column 1.

Article 9 (1) applies;

Development to which article 6 relates shall not be exempted development for the purposes of the Act.

viiB) comprise development in relation to which a planning authority or an Bord Pleanála is the competent authority in relation to appropriate assessment and the development would require an appropriate assessment because it would be likely to have a significant effect on the integrity of a European site.

Development Description	Conditions and Limitations
<p data-bbox="201 658 459 689"><i>Agricultural Structures</i></p> <p data-bbox="201 719 296 750">CLASS 6</p> <p data-bbox="201 786 786 1003">Works consisting of the provision of a roofed structure for housing of cattle, sheep, donkeys, horses, deer or rabbits, having a gross floor space not exceeding 300 square metres (whether or not by extension of an existing structure), and any ancillary provision of effluent storage.</p>	<ol data-bbox="858 658 1390 1986" style="list-style-type: none"><li data-bbox="858 658 1390 763">1. No such structure shall be used for any purpose other than the purpose of agriculture.<li data-bbox="858 801 1390 1019">2. The gross floor space of such structure together with any other such structures situated within the same farmyard complex or within 100 metres of that complex shall not exceed 450 square metres gross floor space in aggregate.<li data-bbox="858 1057 1390 1355">3. Effluent storage facilities adequate to serve the structure having regard to its size, use and location, shall be constructed in accordance with Department of Agriculture, Food and Rural Development and Department of the Environment and Local Government requirements and shall have regard to the need to avoid water pollution.<li data-bbox="858 1393 1390 1498">4. No such structure shall be situated, and no effluent from such structure shall be stored, within 10 metres of any public road.<li data-bbox="858 1536 1390 1641">5. No such structure within a 100m metres of any public road shall exceed 8 metres in height.<li data-bbox="858 1680 1390 1986">6. No such structure shall be situated, and no effluent from such structure shall be stored, within 100 metres of any house (other than the house of the person providing the structure) or other residential building or school, hospital, church or building used for public assembly, save with the consent in writing of the owner and, as may be

	<p>appropriate, the occupier or person in charge thereof.</p> <ol style="list-style-type: none"> 7. No such structure shall be constructed within a flood zone identified in statutory land use plans as Flood Zone A or Flood Zone B or where the probability of flooding is moderate to high or erosion control zone. 8. No such structure shall be within 60 metres of a public or private water source. 9. No such structure shall be situated, at the closest point, less than 50 metres from a water course or water body in the case of new farmyards, and not less than 10 metres in the case of extensions/modifications to an existing facility. 10. No unpainted metal sheeting shall be used for roofing or on the external finish of the structure.
<p>CLASS 6A</p> <p>Works consisting of the provision of a structure for the storage of slurry, effluent or soiled water collected from agricultural buildings, agricultural farmyards and any ancillary provision to aid in the handling of the slurry, effluent or soiled water.</p>	<ol style="list-style-type: none"> 11. The use of this Class of exemption requires a declaration from the relevant Planning Authority under section 5 of the Principal Act, declaring the exemption is applicable prior to commencement of construction. 12. Ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety. <ol style="list-style-type: none"> 1. No such structure shall be used for any purpose other than the purpose of agriculture. 2. The maximum storage capacity of any such storage facility shall not exceed 1000 cubic metres. 3. The aggregate capacity of tanks, situated within the same farmyard complex, shall not exceed 1,500 cubic metres.

	<ol style="list-style-type: none">4. The structure having regard to its size, use and location shall be constructed in accordance with Department of Agriculture, Food and the Marine and Department of Housing, Local Government and Heritage requirements and shall have regard to the need to avoid water pollution. The structure shall not be an earth lined Slurry/Effluent Store.5. No such structure shall be situated, and no effluent from such structure shall be stored, within 10 metres of any public road.6. No such structure within 100 metres of any public road shall exceed 8 metres in height.7. No such structure shall be situated, and no effluent from such structure shall be stored, within 100 metres of any house (other than the house of the person providing the structure) or other residential building or school, hospital, church or building used for public assembly, save with the consent in writing of the owner and, as may be appropriate, the occupier or person in charge thereof.
	<ol style="list-style-type: none">8. No such structure shall be constructed within a flood zone identified in statutory land use plans as Flood Zone A or Flood Zone B or where the probability of flooding is moderate to high or erosion control zone.9. No such structure shall be within 60 metres of a public or private water source.10. No such structure shall be situated, at the closest point, less than 50 metres from a water course or water body in the case of new farmyards, and not less than 10m in the case of extensions/modifications to an existing facility.11. All such tanks shall be constructed in accordance with the relevant specification published by the Department of Agriculture, Food and the Marine in force at the time of construction of the tank.

	<p>12. No unpainted metal sheeting shall be used for roofing or on the external finish of the structure.</p> <p>13. The use of this Class of Exemption requires a declaration from the relevant Planning authority under section 5 of the Principal Act, declaring the exemption is applicable prior to commencement of construction.</p> <p>14. Ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety.</p>
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Environmental Considerations

With regard to Article 9 (1)(a) of the Planning and Development Regulations 2001 (as amended), it is reasonable to conclude, on the basis of the information available, that 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 need for AA does not apply with respect to the current case.

I am satisfied that an Environmental Impact Statement or Appropriate Assessment are not required. It should be noted that any development for which Environmental Impact Assessment or Appropriate Assessment is required shall not be exempted development unless specifically exempted in regulations where there is provision in other legislation for the carrying out of EIA or AA. In addition, the restrictions on exemption Article 9 (1)(a) (viiB) exclude development which would otherwise be exempted development under these regulations where an AA is required.

Assessment

In accordance with the Planning and Development Act, 2000, as amended Section 3. (1) development is defined as the following: "In this Act, "development" means, except where the context otherwise requires, the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land". The proposed development is considered to be the carrying out of works. Works are defined in the Act as; "works" includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure....". It is considered that said works constitute development, as defined in Section 3 of the said Act.

Extent of Works

- Construction of a slatted house, slurry storage facilities and associated ancillary facilities.

CLASS 6

1. The proposed use of the structure is agriculture.
2. The proposed structure plus other such structures' floor space does not aggregate to more than 300 square metres.
3. The proposed structure in question is in line with Department requirements, and the applicant shall have regard to the need to avoid water pollution.
4. The proposed structure is situated more than 10 metres from a public road (55m).
5. The proposed structure is less than 8m in height (5.77m).
6. The applicant's property and a neighboring property are located within 100m of the proposed structure. Written consent has been submitted from the neighboring property agreeing to the construction of the proposed structure.
7. The proposed structure is not situated in land use plans as Flood Zone A or Flood Zone B.
8. The proposed structure is greater than 60m from a public or private water source.
9. The proposed structure is greater than 10m from a water course or water body.
10. The proposed roofing material is DAFM approved Agri building roofing.
11. Yes
12. The responsibility lies with the applicant to include as appropriate the installation of signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety.

CLASS 6A

1. The proposed use for the structure is agriculture.
2. The proposed storage capacity of the proposed storage facility does not exceed 1000m³ (149m³).
3. The aggregate of all tanks situated within the same farmyard complex does not exceed 1500m³.
4. The structure is in accordance with Department of Agriculture, Food and the Marine and the Department of Housing, Local Government and Heritage requirements and shall have regard to the need to avoid water pollution.
5. The proposed structure is situated more than 10 metres from a public road (55m).
6. The proposed structure is less than 8 metres in height (5.77m).
7. The applicant's property and a neighbouring property are located within 100m of the proposed structure. Written consent has been submitted with this application from the neighbouring property agreeing to the construction of the proposed structure.
8. The proposed structure is not situated in land use plans as Flood Zone A or Flood Zone B.
9. The proposed structure is greater than 60m from a public or private water source.
10. The proposed structure is greater than 10m from a water course or water body.
11. The proposed structure is in accordance with relevant specification published by the Department of Agriculture, Food and the Marine.
12. The proposed roofing material is DAFM approved Agri building roofing.
13. Yes

14. The responsibility lies with the applicant to include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety.

The applicant is proposing the construction of a slatted shed with slurry storage facilities and all associated works. After a site inspection, it was noted that the proposed development is located on a site to the rear of the applicant's house in Carrowreagh, Taughmacconnell and in the ownership of the applicant. A letter of consent has also been submitted with this application giving consent for the applicant to construct the proposed development within 100m of their dwelling.

The proposed development has been assessed under Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development Regulations 2001, as amended, and complies with both classes. Therefore, in this instance, the proposed construction of a slatted house, slurry storage facilities and associated ancillary facilities is deemed an exempted development.

Recommendation

WHEREAS a question has arisen as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities as outlined above at Carrowreagh Td, Ballinasloe, Co Roscommon, is or is not development and is or is not exempted development, I have considered this question, and I have had regard particularly to –

- (a) Sections 2, 3, 4 and 5 of the Planning and Development Act, 2000, as amended.
- (b) Articles 6 and 9 of the Planning and Development Regulations, 2001, as amended.
- (c) Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development 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 I have concluded that

- The works outlined above are development.
- 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 EIAR does not apply with respect to the current case.
- The proposed construction of a slatted house, slurry storage facilities and associated ancillary facilities does not exceed the conditions and limitations attached to Class 6 and Class 6A Part 3 Schedule 2 Article 6 of the Planning and Development Regulations 2001, as amended and therefore it is deemed an exempted development.

AND WHEREAS I have concluded that the said development for the construction of a slatted house, slurry storage facilities and associated ancillary facilities as outlined above at Carrowreagh Td, Ballinasloe, Co Roscommon, is exempted development. I recommend that a declaration to that effect should be issued to the applicant.

Signed: 
Graduate Planner

Date: 27/02/2026

Signed: 
Senior Executive Planner

Date: 27th February 2026







Carmel Curley

From: Carmel Curley
Sent: Friday 13 February 2026 11:53
To: brian.daly@teagasc.ie
Subject: DED994 - Brendan Clogher
Attachments: DED 994 - Ack Letter & Receipt.pdf

A Chara,

Please find attached Acknowledgement Letter & Receipt for the Section 5 Application submitted on behalf of Brendan Clogher – DED 994.

Mise le meas,

Carmel

Carmel Curley, Staff Officer,
Planning Department, Roscommon County Council,
Aras an Chontae, Roscommon, Co. Roscommon, F42 VR98
☎: (090) 6637100

✉: planning@roscommoncoco.ie | 🌐 www.roscommoncoco.ie

[MAP LOCATION](#)



Brendan Clogher,

Date: 12th February, 2026
Planning Reference: DED 994

Re: Application for a Declaration under Section 5 of the Planning & Development Act 2000 (as amended), regarding Exempted Development.

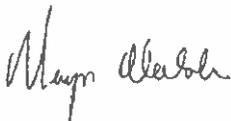
Development: WHEREAS a question has arisen as to whether the construction of a slatted house, slurry storage facilities and associated ancillary facilities at Carrowreagh Td, Ballinasloe, Co. Roscommon., is or is not development and is or is not exempted development.

A Chara,

I wish to acknowledge receipt of your application which was received on the 29th January, 2026, for a Declaration under Section 5 of the Planning & Development Act 2000 (as amended), regarding Exempted Development along with the appropriate fee in the sum of €80.00, Receipt No. **L01/0/239017** dated 4th February, 2026 receipt enclosed herewith.

Note: Please note your Planning Reference No. is **DED 994**.
This should be quoted in all correspondence and telephone queries.

Mise le meas,



Mervyn Walsh,
Administrative Officer,
Planning Department.

cc agent via email: **Brian Daly C/O Teagasc**
brian.daly@teagasc.ie

Roscommon County Council
Aras an Chontae
Roscommon
09068 37100
.....

04/02/2026 11.07.48

Receipt No : L01/0/239017

BRENDAN CLOGHER

PLANNING APPLICATION FEES	80.00
GOODS	80.00
VAT Exempt/Non-vatable	
DED 994	

Total : 80.00 EUR

Tendered
Cheque 80.00
000448

Change : 0.00

Issued By : Aine McDermott
From : Central Cash Office



Comhairle Contae
Ros Comáin
Roscommon
County Council

Áras an Chontae,
Roscommon,
Co. Roscommon.

Phone: (090) 6637100

Email: planning@roscommoncoco.ie

Roscommon County Council

Application for a Declaration under Section 5 of the Planning & Development Act 2000 (as amended), regarding Exempted Development



Name of Applicant(s)	BRENDAN CLOGHER
Name of Agent	Brian Daly Yeagasc
Nature of Proposed Works	Slatted House, slurry storage facilities, & associated ancillary facilities
Location & Address of Subject Property to include, Eircode (where applicable), Townland & O.S No.	Carrrowreagh 50 Ballinasloe Co Roscommon OS no 3165 Co Rosc.
Floor Area: a) Existing Structure b) Proposed Structure	a) N/A b) 123.5 sqm
Height above ground level:	N/A
Total area of private open space remaining after completion of this development	N/A
Roofing Material (Slates, Tiles, other) (Specify)	DAFM approved Age Building Roofing

Roscommon County Council

Application for a Declaration under Section 5 of the

Proposed external walling (plaster, stonework, brick or other finish, giving colour)	Mass concrete wall
Is proposed works located at front/rear/side of existing house.	Rear
Has an application been made previously for this site	N/A
If yes give ref. number (include full details of existing extension, if any)	N/A
Existing use of land or structure	Agricultural
Proposed use of land or structure	Agricultural
Distance of proposed building line from edge of roadway	55M approx.
Does the proposed development involve the provision of a piped water supply	No.
Does the proposed development involve the provision of sanitary facilities	No

Planning & Development Act 2000 (as amended), regarding Exempted Development

Signature: Brian Doherty Yeagase
Date: 27/01/2026



Note: This application must be accompanied by: -

- (a) €80 fee
- (b) Site Location map to a scale of 1:2500 clearly identifying the location
- (c) Site Layout plan to the scale of 1:500 indicating exact location of proposed development
- (d) Detailed specification of development proposed

Brendan Clogher



29 January 2026



RE: Proposed Slatted House & Ancillary Facilities

To whom it may concern,

Brendan Clogher farms 12.32 Ha of land at a stocking rate of 0.459 cu/Ha and currently holds no stock for winter period due to lack of housing facilities on his holding.

He wishes to apply for an exemption to construct a slatted shed and storage facilities on his lands which will allow him to overwinter animals in the future and remain Nitrate Compliant.

The proposed shed and associated facilities will be grant eligible under the Department of Agriculture, Food & Marine TAMS III scheme.

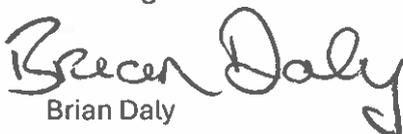
The applicant is wishing to future proof his farm and remain compliant with present and future regulations regarding the Water Framework Directive and all associated legislation.

I include the following;

- (1) DAFM LPIS maps outlining his holding as claimed on his BISS application 2025
- (2) Letter of consent from his neighbour
- (3) Technical Drawings outlining his proposal

Hoping this information will suffice.

Kind Regards



Brian Daly

Business and Technology Adviser-
Teagasc, Roscommon Office
Agr. Advisor for Brendan Clogher



An Roinn Talmhaíochta,
Bia agus Mara
Department of Agriculture,
Food and the Marine

For Basic Payment Income Support for Sustainability, Areas
of Natural Constraint Scheme and other Area Based Scheme
purposes only
Year: 2025

Name: BRENDAN CLOGHER
Address: [REDACTED]

Herd Nos: [REDACTED]
Townland Code : T11003
Townland Name: CARROWREAGH

Parcel	Digitised	Eligible Hectare	Claimed
T1100300077	1.5	1.49	1.49

Exclusions	Parcel	Excl	Area	Red%	Elig Type
T1100300077	0024	0.01	100	0	Basic Strips Areas

Townland Code : T11012
Townland Name: GORTANABLA

Parcel	Digitised	Eligible Hectare	Claimed
T1101200007	2.59	2.59	2.59
T1101200041	3.23	3.23	3.2
T1101200076	0.34	0.34	0.32

Ortho Used: ColOrthoFullCov-WMS Imagery

All areas displayed above are in hectares

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Imagery Dates: 31/05/2023

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Page 1 of 3 Fri Dec 27 18:34:02 2024





An Roinn Talmhaíochta,
Bia agus Mara
Department of Agriculture,
Food and the Marine

For Basic Payment Income Support for Sustainability, Areas
of Natural Constraint Scheme and other Area Based Scheme
purposes only
Year: 2025

Name: BRENDAN CLOGHER
Address: [REDACTED]

Herd Nos: [REDACTED]
Townland Code : T11703
Townland Name: CORNALEE

Parcel	Digitised	Eligible Hectare	Claimed
T1170300071	4.67	4.67	4.56

Exclusions	Excl	Area	Red%	Elig Type
T1170300071	0079	0.02	100	0 Sub

Ortho Used: ColOrthoFullCov\WMS:Imagery

All areas displayed above are in hectares

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Imagery Dates: 31/05/2023

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Page 2 of 3 Fri Dec 27 18:34:02 2024





28th November 2025

I [redacted]
[redacted] have no objection to Brendan Clogher, [redacted]
[redacted] building a two bay slatted shed
with Calf Creep and ancillary facilities on his land behind his dwelling house.

Regards,



Dolan and Associates Ltd.

Civil Engineering and Architectural Consultants

Telephone/Fax: 090 96 44371

E-Mail: dolanandassociatesltd@outlook.com

Teach Mhuire,
Church Street,
Creagh,
Ballinasloe,
Co. Galway.

Date: 1st January 2026.

Brendan Clogher,


Re: Proposed slatted shed at Carrowreagh, Ballygill, Ballinasloe, Co Roscommon.

Dear Brendan,

Please find enclosed 3 copies of the proposed development Scale 1:100 and 1 copy of same at a Scale of 1:50 together with the Site Location Maps Scale 1: 2500 & 1:500. The proposed development constitutes exempt development under the Planning and Development Regulations.

The design of the storage tanks, have been designed for

- (a) **Roof slatted area.** 20 weeks storage for 20 Cattle 250Kg to 450Kg @ 5.7Cubic meters/animal = 114Cubic metres.
- (b) **Uncovered Tank.** 20 weeks storage for 10 cattle 250 Kg @ 3.4 cubic metres/animal= 34 Cubic metres.

Total Storage requirement 148 Cubic metres.

Yours sincerely,



Gerard Dolan
Dolan & Associates Ltd.





Proposed Agricultural Shed at

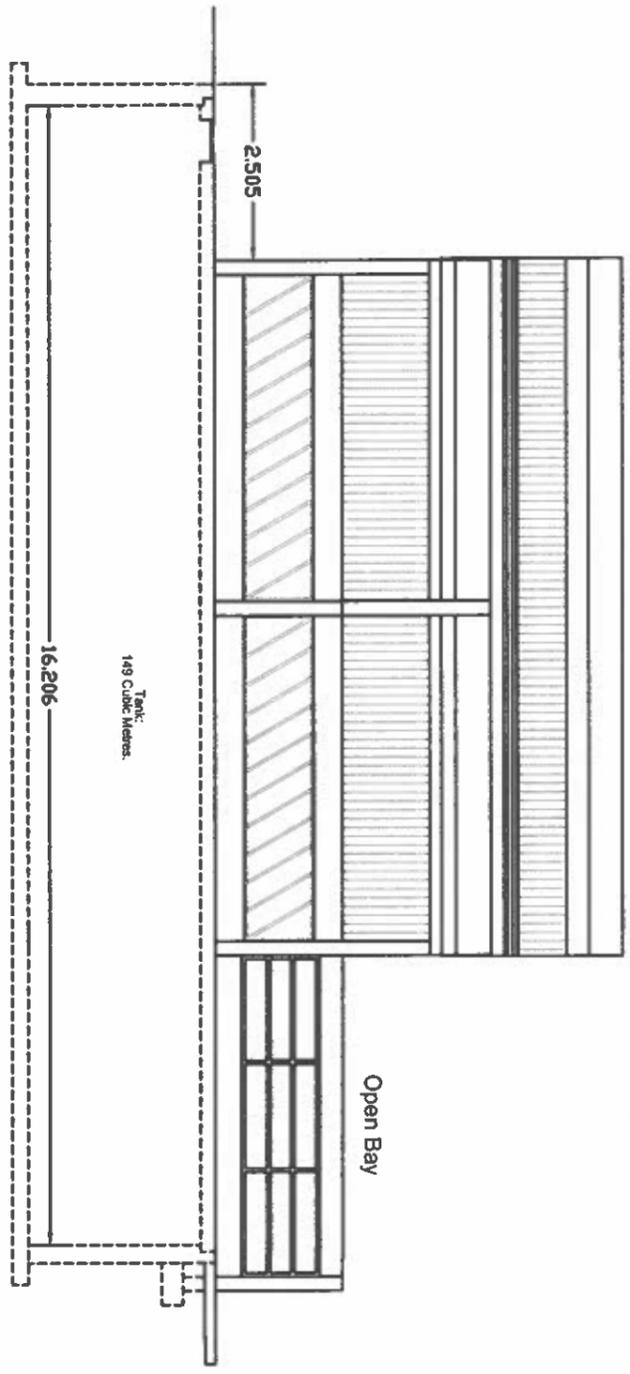
Carrowreagh, Ballygill, Ballinasloe, Co Roscommon

For Brendan Clogher.

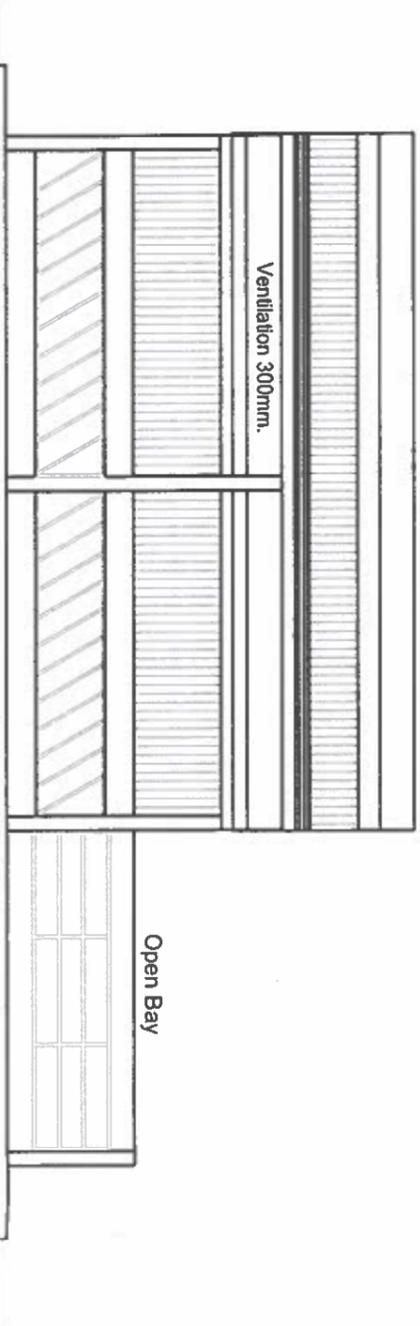
Scales : As Shown

Date : 5/01/2026

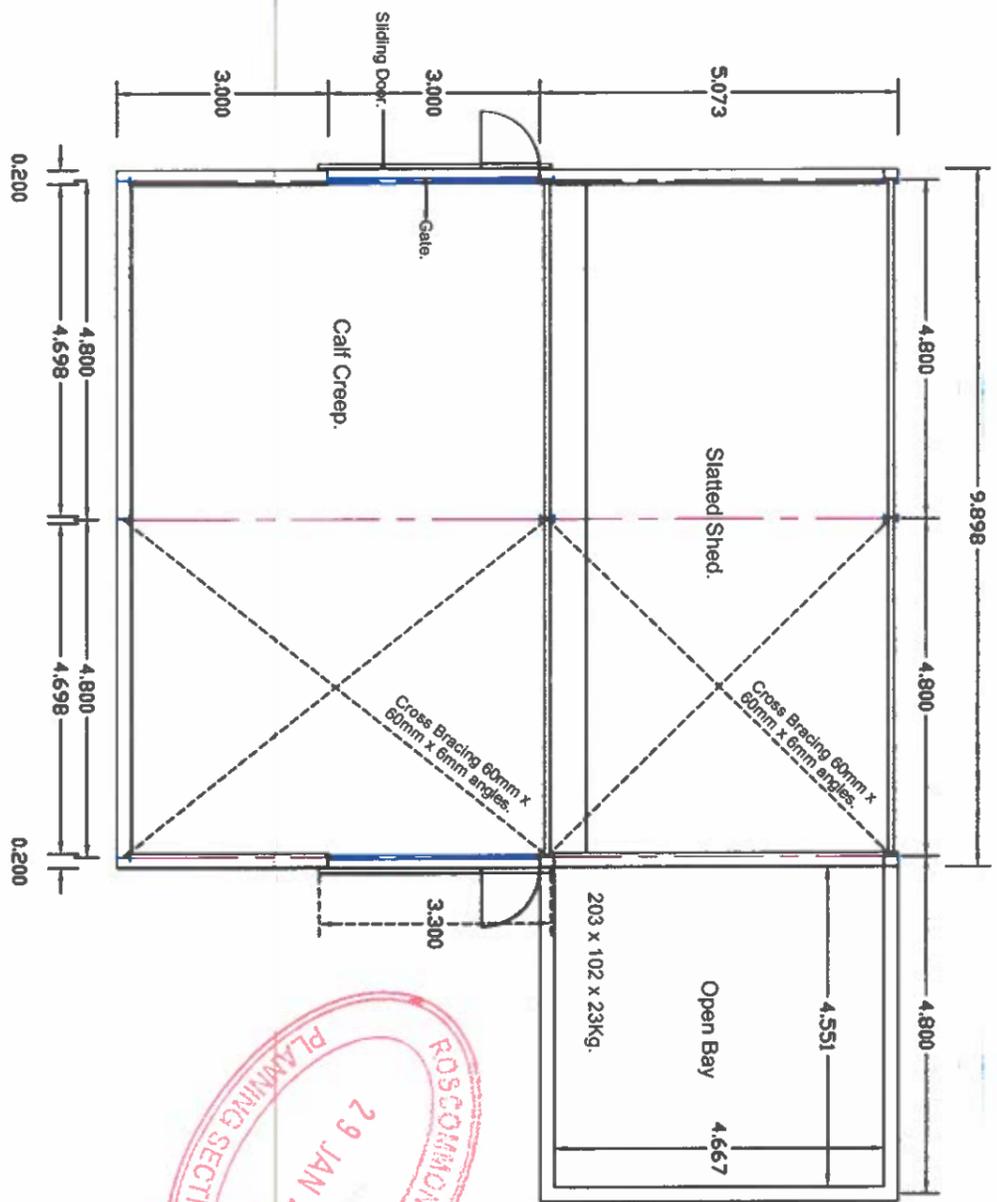
Prepared By: Dolan And Associates Ltd., Church Street, Ballinasloe, Co. Galway.



Sectional front elevation Scale 1:50



Proposed front elevation Scale 1:100



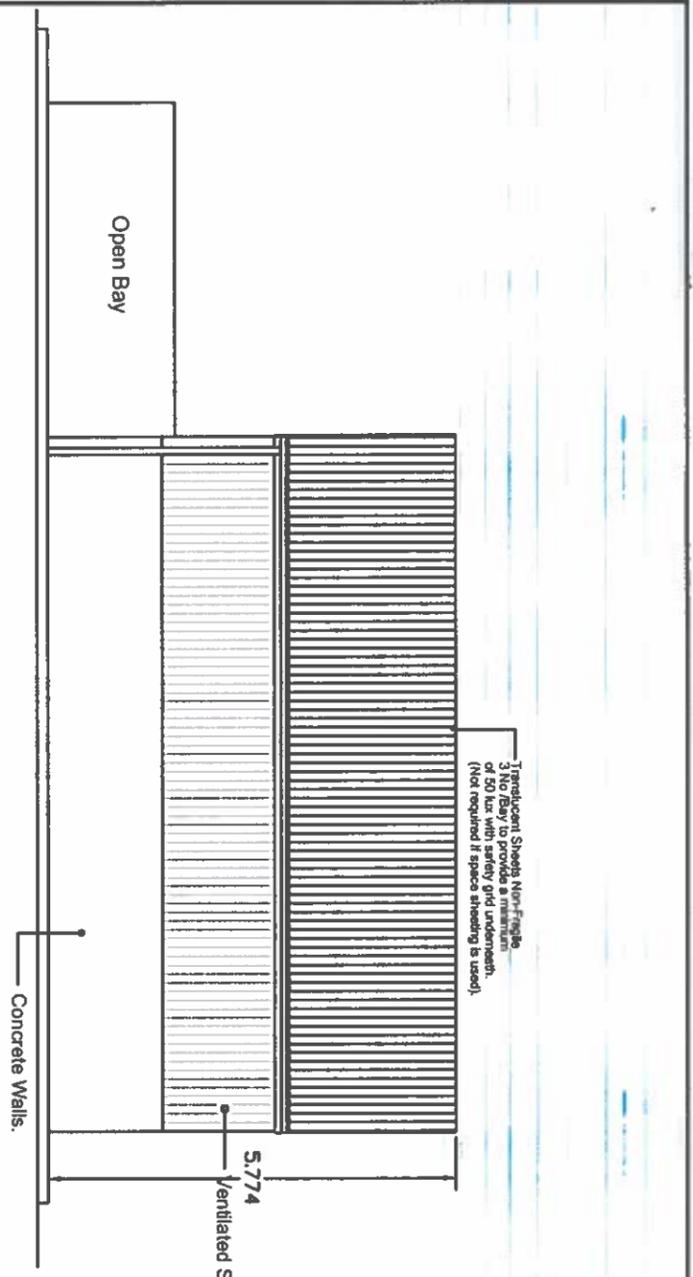
Roof Plan. Scale 1:100



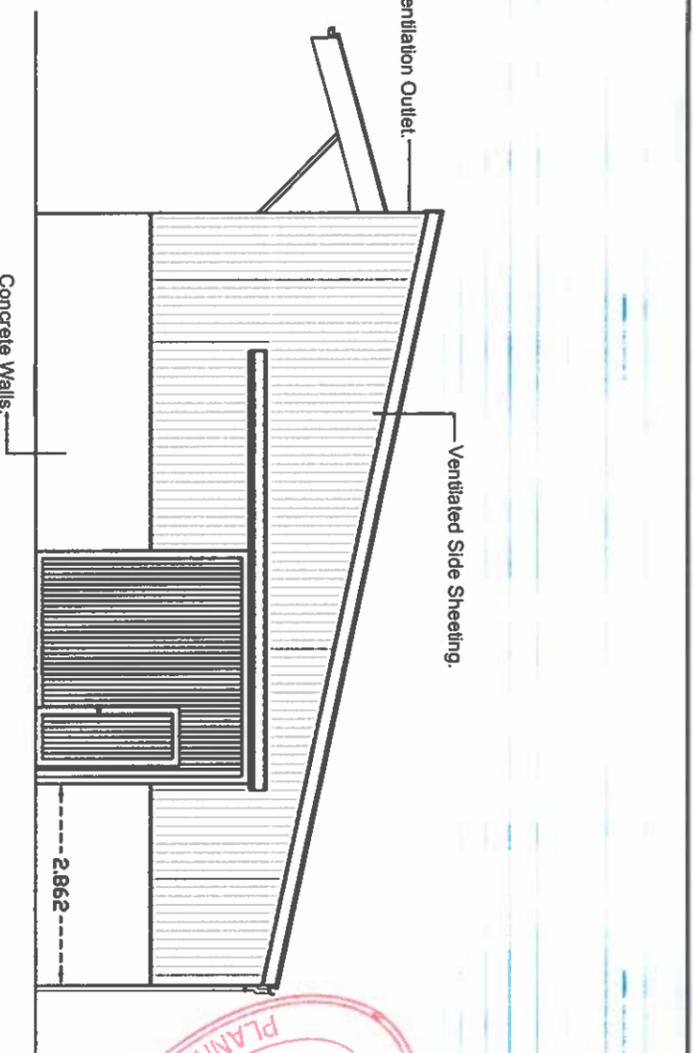
Revisions :

Drawing No. 02.
 Drawn : DOLAN & ASSOCIATES LTD. Civil Engineering and Architectural Consultants
 Teach Mhuire Church Street Craugh Ballinastoe Co. Galway.
 Telephone/Fax 090 96 44371. E-Mail : dolanandassociatesltd@outlook.com
 Scale : 1:50
 Date : 20-12-2025

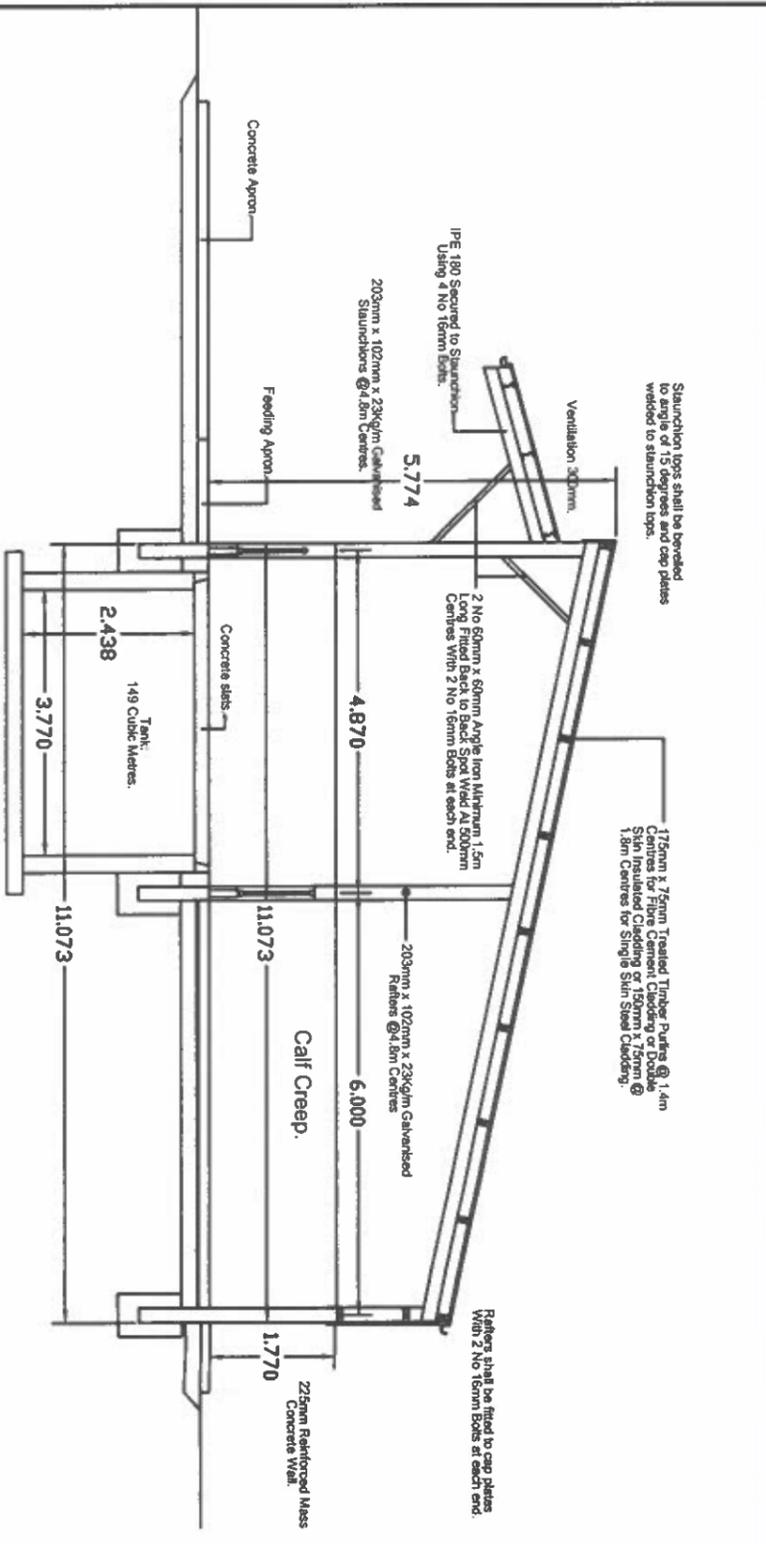
Title : Proposed slatted tank side and rear elevations and section A-A.
**Proposed slatted shed at Carrowreagh,
 Taughmaconnell, Ballinastoe, Co. Roscommon.**
 Client : Brendan Clopher, Carrowreagh, Ballygill, Ballinastoe, Co Galway.



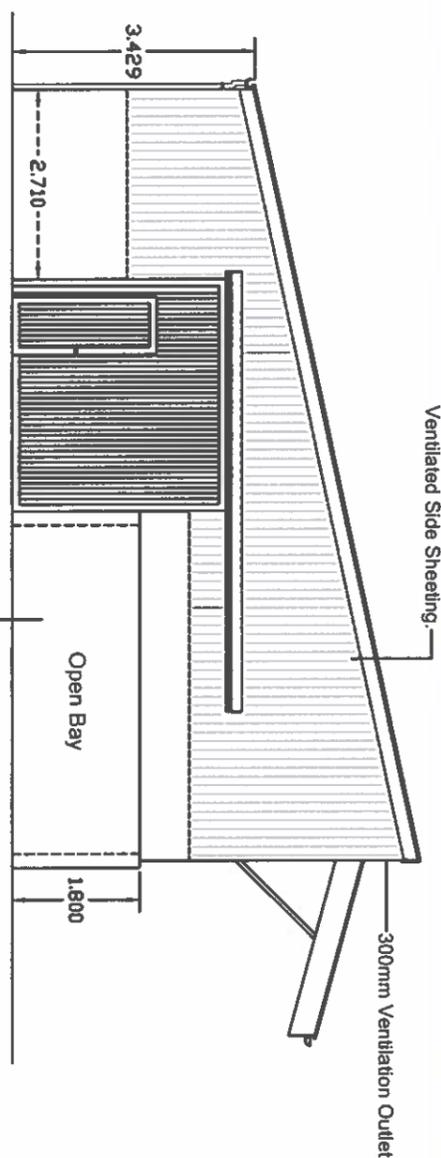
Proposed rear elevation scale 1:100



Proposed side elevation Scale 1:100



Proposed section A-A Scale 1:100



Proposed side elevation Scale 1:100

Drawing No. 03.

Drawn : DOLAN & ASSOCIATES LTD. Civil Engineering and Architectural Consultants.
 Teach Mhuire Church Street, Creeagh Ballinasloe Co. Galway.
 Telephone/Fax 090 98 44371. E-Mail : dolanandassociatesid@outlook.com
 Scale : 1:100 Date : 20-12-2025

Title : Proposed slatted tank side and rear elevations and section A-A.
**Proposed slatted shed at Carrowreagh,
 Taughmaconnell, Ballinasloe, Co. Roscommon.**
 Client : Brandon Clogher, Carrowreagh, Ballygill, Ballinasloe, Co Galway.



Revisions :

Drawn : DOLAN & ASSOCIATES LTD. Civil Engineering and Architectural Consultants.
Teach Mhuire Church Street Creagh Ballinasloe Co. Galway.
Telephone/Fax 090 96 44371. E-Mail : dolangv@eircom.net

Scale: 1:500.

Title : Site Location Map. Date : 02-01-2026

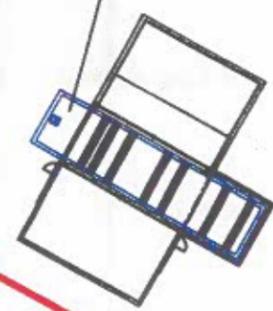
**Proposed Agricultural Shed at Carrowreagh,
Ballinasloe, Co Roscommon.**

Client : Brendan Clogher, Carrowreagh, Ballygill, Ballinasloe, Co Roscommon

O.S. No 3165 Co Roscommon.
Site Area = 0.584 ha
O.S. Licence Number CYAL 50287871.

Site Shown Outlined In Red.

Proposed Slatted Shed.



Applicant's House.

Existing Farm Entrance

