

## **Planning Permission Extension of Duration**

You can apply to the local authority to extend the duration of a grant of planning permission if the work is not complete before the grant of permission expires.

### **Apply to Extend Duration of a planning Permission**

An application may now be made to extend the duration of an application for a house or houses that is not commenced subject to the following criteria being satisfied:

- The application is made before, but not earlier than 2 years before, the end of the appropriate period, and
- Not later than 6 months after the date (1st August 2025) on which Section 28 of the Planning and Development (Amendment) Act 2025 came into operation and
- The authority is satisfied that the development will be completed within a reasonable time.
- An environmental impact assessment or an appropriate assessment, or both of those assessments, were not required before the permission was granted, and are not required in relation to the proposed extension concerned.

In such circumstances form Section 42(1A) must be used.

Where an Extension of duration is sought on an application that is not for a house(s) the Section 42(1) form must be used. In the cases of such applications the following criteria applies:

- The development to which the permission relates was commenced before the expiration of the appropriate period sought to be extended,
- Substantial works were carried out pursuant to the permission during that period, and
- The development will be completed within a reasonable time,
- An environmental impact assessment or an appropriate assessment, or both of those assessments, were not required before the permission was granted, and are not required in relation to the proposed extension concerned.

**Applications for an Extension of Duration must be submitted to the Planning Office in paper format and accompanied by the prescribed fee (€62). Applications cannot be received by email or other electronic means**