

**COMHAIRLE CONTAE AN CHABHÁIN**  
**(CAVAN COUNTY COUNCIL)**  
**Notice under Planning & Development Regulations 2001 (as amended)**

**Article 81 – Part 8**

Notice is hereby given that Cavan County Council proposes to undertake the following works at **Market Square / Preaching House Lane, Ballyconnell**.

The development will consist of the **Demolition of Existing Derelict House and associated sheds and Development of a new Community, space and gardens and realignment / widening of Preaching House Lane (L-50532)**.

**Alterations to include:**

- Existing Derelict House: Demolition of existing House and associated sheds / outhouses, to provide community spaces and realignment of Preaching House Lane
- Site Works: Site development works, including landscaping, kerbing, drainage, footpaths, road carriageway works, lighting, bicycle parking and all associated site services above and below ground.

The Development has been subject to an Appropriate Assessment screening in accordance with Article 6(3) of the EU Habitats Directive (Directive 92/43/EEC) and the Planning and Development Acts 2000. In accordance with Article 81 of the Planning & Development Regulations 2001, Cavan County Council has concluded from a preliminary examination, that there is no real likelihood of significant effects on the environment arising from the proposed development and that an Environmental Impact Assessment is not required.

Plans and particulars of the proposed development will be available for inspection or purchase at a fee not exceeding the reasonable cost of making a copy, during public opening hours at the Planning Office, Farnham Street, Cavan Town (online viewing) and the Cavan-Belturbet Municipal District Office, Church Street, Ballyconnell, **by appointment only**, up to and including the **26<sup>th</sup> July 2024**.

Details of the proposed development are also available for inspection at **planning.localgov.ie** and <https://consult.cavancoco.ie>.

Submissions or observations with respect to the proposed development, dealing with the proper planning and sustainable development of the area in which the development will be situated, may be made online at [planning.localgov.ie/en](http://planning.localgov.ie/en) or in writing to Planning Section, Farnham Centre, Farnham Street, Cavan up to 4pm **on 9<sup>th</sup> of August 2024**.

**Signed:** Brendan Jennings  
Director of Services, Cavan County Council  
Courthouse, Cavan

**Date:** 27<sup>th</sup> June 2024