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**Planning and Development Acts, 2000 as amended**

**Planning and Development Regulations 2001, as amended**

**NOTICE OF PROPOSED MATERIAL ALTERATIONS TO DRAFT VARIATION NO. 1 OF THE CAVAN TOWN AND ENVIRONS DEVELOPMENT PLAN 2014-2020**

Notice is hereby given that the Elected Members of Cavan County Council, having considered Proposed Variation No. 1 of the Cavan Town and Environs Development Plan 2014-2020 and the Chief Executive’s Report in accordance with Section 13 of the Planning and Development Act 2000 as amended, have resolved that the Proposed Variation of the Cavan Town and Environs Development Plan be altered. The proposed modifications constitute a Material Alteration of the draft Variation No.1 of the Cavan Town and Environs Development Plan 2014-2020.

The likely significant effects on the environment of implementing the proposed material alterations have been assessed. The Planning Authority has determined that neither the Strategic Environmental Assessment nor the Appropriate Assessment is required to be carried out with respect to the proposed material alterations.

The Proposed Variation No. 1 is to comply with legislative requirements and incorporate the provisions of the Urban Regeneration and Housing Act 2015, regarding the vacant site levy and urban renewal and regeneration into the Cavan Town and Environs Development Plan 2014-2020, thereby encouraging the regeneration and development of the town and environs. The Variation also intends to include additional phased lands as per currently zoned, as lands that may permit residential development, (as well as Phase 1 lands), to ensure there is adequate zoning provision for housing development of the town and thus enable the town to meet the objectives of the Core Strategy of the Cavan Town and Environs Development Plan 2014-2020. The Material Alterations proposed in respect of the above Variation No. 1 can be viewed at locations outlined below.

The Variation will be referred to as Variation No. 1 of the Cavan Town and Environs Development Plan 2014-2020.

A copy of the proposed Material Alterations to the draft Variation No. 1 of the Cavan Town and Environs Development Plan 2014-2020, the determination in accordance with Section 13(6)(aa) regarding the need to undertake Strategic Environmental Assessment or Appropriate Assessment with respect to the proposed Material Alterations and the information on the likely significant effects on the environment of implementing the proposed Material Alterations may be inspected from **Thursday 18th October 2018 to Friday 16th November 2018** inclusive at

* **Planning Department, Farnham Centre, Farnham Street, Cavan Town from 9am to 1pm and from 2pm to 5pm, Monday to Friday**,
* **Bailieboro Library,**
* **Cootehill Library,**
* **Belturbet Library**
* **Cavan/Belturbet Municipal District Office, Ballyconnell,**
* **Cootehill/Bailieboro Municipal District Office, Cootehill,**
* **Ballyjamesduff Municipal District Office, Virginia.**

The proposed Material Alterations to draft Variation No. 1 of the Cavan Town and Environs Development Plan 2014-2020, the Strategic Environmental Assessment and the Appropriate Assessment determination can also be viewed or downloaded from the Cavan County Council website [www.cavancoco.ie](http://www.cavancoco.ie)

**Making a Submission/Observation**

**In writing**: Written submissions or observations with respect to the proposed Material Alterations of the Variation No. 1 can be marked ‘Proposed Material Alterations to Variation No. 1, Cavan Town and Environs Development Plan’ and submitted to Forward Planning Section, Planning Department, Cavan County Council, Farnham Centre, Farnham Street, Cavan Town.

**E-mail:** submissions or observations on the proposed Material Alterations of Variation No. 1 can also be made via email to: [mgalligan@cavancoco.ie](mailto:mgalligan@cavancoco.ie)

Submissions on the proposed Material Alterations of Variation No 1 made should include the full name and address of the person making the submission and where relevant, the body or organisation represented.

Written submissions or observations on the proposed Material Alterations of Variation No. 1, with respect to the proposed Variation (No. 1) of the Cavan Town and Environs Development Plan 2014-2020, made to the Planning Department within the above said period, will be taken into consideration, before the making of a decision on the proposed Material Alterations of Variation No. 1 and shall be submitted **by 4pm on Friday 16th November 2018.**

**Data Protection**

In accordance with Section 13(4)(b)(i) of the Planning Act, all submissions or observations, including the name, submitted to the Council in regard to the Material Alterations to Variation No. 1 will form part of the statutorily required report to be presented to the monthly meeting of Cavan County Council. Such details will also be included in the minutes of that meeting.

Signed

Nicholas O’Kane

Senior Planner

Cavan County Council