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**Planning and Development Acts 2000 to 2020**

**Planning Authority: Cavan County Council**

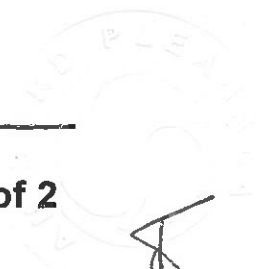
**Planning Register Reference Number: 20/537**

**APPEAL** by Cavan Equestrian Centre Limited care of Smith Associates of "Fairview House", Deanery Street, Belturbet, County Cavan against the decision made on the 2<sup>nd</sup> day of February, 2021 by Cavan County Council to refuse permission for the proposed development.

**Proposed Development:** Develop overflow carpark with access from existing carpark, landscaping, connection to existing storm water culvert and associated site development works at Latt and Cullies, Cavan, County Cavan.

**Decision**

**REFUSE** permission for the above proposed development in accordance with the reasons and considerations set out below.

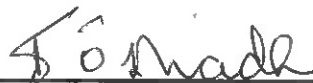


## Matters Considered

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

## Reasons and Considerations

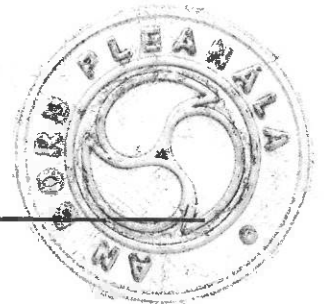
The proposed development of 108 overflow car parking spaces, which has not been adequately justified by reference to existing visitor numbers at the site, existing traffic management systems utilised to control visitor traffic and anticipated extent of usage, would result in an over-provision of car parking to serve the existing equestrian centre facility and is considered to have the potential to give rise to an unsustainable car-borne development which would be contrary to the proper planning and sustainable development of the area.



Terry Ó Niadh

Member of An Bord Pleanála

duly authorised to authenticate  
the seal of the Board.



Dated this 22<sup>nd</sup> day of June, 2021.