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**Client:** Civic Engineers  
**Project:** Bawnogue District Centre  
**Report:** Appropriate Assessment Screening Report

## QUALITY ASSURANCE

Issue/Revision:	Draft	Final
Date:	September 2023	October 2023
Comments:		
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File Reference:	552486JB18Sept23DV01_AA	552486JB18Sept23FV02_AA.docx



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## 1.0 INTRODUCTION

Greengage Environmental have been appointed by Civic Engineers to undertake a screening for an Appropriate Assessment for a project at Bawnogue District Centre in Rathfarnham.

Screening for Appropriate Assessment is intended to be an initial examination which must be carried out by the planning authority or An Bord Pleanála as the competent authority. However, this screening is completed on behalf of the project proposer to show that likely significant effects have been considered in the project development and design, and where necessary progress with further assessment.

### 1.1 SITE DESCRIPTION AND PROJECT OUTLINE

Bawnogue District Centre is a busy retail centre located in Bawnogue, Clondalkin. The centre contains 14 businesses with a varied range of services. There is an existing car park associated with these businesses included within the scheme. There is an existing Enterprise Park (ACE Enterprise Park), which is Council owned but operated by a third party. There is scope to improve the interface between the buildings fronting the road and the public realm by removing the high fencing along the face of the enterprise centre.

Bawnogue Youth and Community Centre is located adjacent to the Enterprise Park. The local church is located to the north of the district centre carpark. St. Cuthbert's Park is located to the west of the district centre. The St. Cuthbert's Park Upgrade Masterplan has recently been developed and received Part 8 approval. The plan includes proposed walking / cycling facilities which run east to west through the park.

Bawnogue Park is located to the east of the district centre. South Dublin County Council recently constructed permeability links through the park. As part of the Bawnogue District Centre Enhancement Scheme, the provision of links from St. Cuthberts Park to Bawnogue Park should be examined and considered.

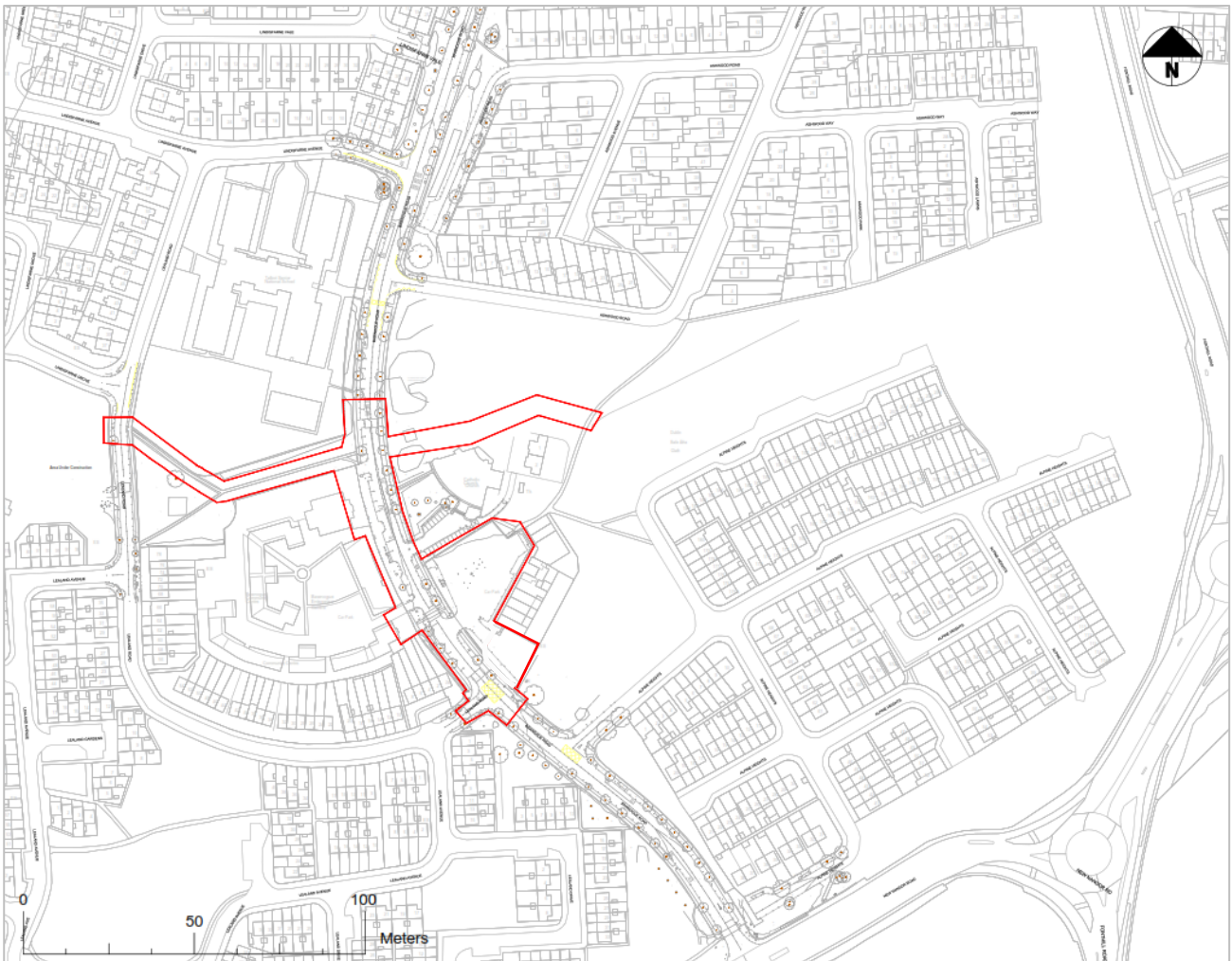
The buildings of Bawnogue Shopping Centre are privately owned and this area is not included in in the scope. However, there is a green space to the rear of the boundary wall which can be examined for landscaping subject to agreement from the owners/management.

The primary task of this scheme will be to improve active travel connectivity and public realm upgrades in the vicinity of the district centre.

Construction is likely to commence Spring/Summer 2024 with a 6 month construction period.

A location plan is provided below. Proposed plan is provided in Appendix A.

Figure 1.1 Location plan



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## 2.0 LEGISLATIVE CONTEXT

Directive 92/43/EEC on the Conservation of Natural Habitats and Wild Fauna and Flora, known as the 'Habitats Directive' - provides legal protection for habitats and species of European importance. Article 2 of the Directive requires the maintenance or restoration of habitats and species of European Community interest, at a favourable conservation status. Articles 3 - 9 provide the legislative means to protect habitats and species of Community interest through the establishment and conservation of an EU-wide network of sites known as Natura 2000 sites. Natura 2000 sites are Special Areas of Conservation (SACs) designated under the Habitats Directive and Special Protection Areas (SPAs) designated under the Conservation of Wild Birds Directive (79 / 409 / EEC).

Articles 6(3) and 6(4) of the Habitats Directive set out the decision-making tests for plans or projects affecting Natura 2000 sites. Article 6(3) establishes the requirement for Appropriate Assessment:

*'Any plan or project not directly connected with or necessary to the management of the site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subject to appropriate assessment of its implications for the site in view of the site's conservation objectives. In the light of the conclusions of the assessment of the implications for the site and subject to the provisions of paragraph 4, the competent national authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public.'*

Article 6(4) deals with the steps that should be taken when it is determined, as a result of Appropriate Assessment, that a plan/project will adversely affect a European site. Issues dealing with alternative solutions, imperative reasons of overriding public interest and compensatory measures need to be addressed in this case.

Article 6(4) states:

*'If, in spite of a negative assessment of the implications for the site and in the absence of alternative solutions, a plan or project must nevertheless be carried out for imperative reasons of overriding public interest, including those of a social or economic nature, the Member States shall take all compensatory measures necessary to ensure that the overall coherence of Natura 2000 is protected. It shall inform the Commission of the compensatory measures adopted.'*

*Where the site concerned hosts a priority natural habitat type and / or a priority species, the only considerations which may be raised are those relating to human health or public safety, to beneficial consequences of primary importance for the environment or, further to an opinion from the Commission, to other imperative reasons of overriding public interest.'*

The requirements of Articles 6(3) and 6(4) of the Habitats Directive have been transposed into Irish legislation by means of the European Communities (Birds and Natural Habitats) Regulations 2011 (S.I. No. 477 / 2011) as amended.

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## 3.0 METHODOLOGY

### 3.1 APPROPRIATE ASSESSMENT PROCESS

Guidance on the Appropriate Assessment (AA) process was produced by the European Commission in 2002, which was subsequently developed into guidance specifically for Ireland by the Department of Environment, Heritage and Local Government (DoEHLG, 2009). These guidance documents identify a staged approach to conducting an AA as set out below.

#### Stage 1 - Screening for AA

The initial, screening stage of the Appropriate Assessment is to determine whether the proposed plan or project is directly connected with or necessary for the management of the European designated site for nature conservation if it is likely to have a significant adverse effect on the European designated site, either individually or in combination with other plans or projects.

For those sites where, potential adverse impacts are identified, either alone or in combination with other plans or projects, further assessment is necessary to determine if the proposals will have an adverse impact on the integrity of a European designated site, in view of the site's conservation objectives (i.e. the process proceeds to Stage 2).

#### Stage 2 - AA

This stage requires a more in-depth evaluation of the plan or project, and the potential direct and indirect adverse impacts of them on the integrity and interest features of the European designated site(s), alone and in-combination with other plans and projects, taking into account the site's structure, function, conservation objectives, and best scientific knowledge in the field. Where required, mitigation or avoidance measures will be suggested.

The competent authority can only agree to the plan or project after having ascertained that it will not adversely affect the integrity of the site(s) concerned. If this cannot be determined then alternative solutions will need to be considered (i.e. the process proceeds to Stage 3).

#### Stage 3 - Alternative Solutions

Where adverse impacts on the integrity of Natura 2000 sites are identified, and mitigation cannot be satisfactorily implemented, alternative ways of achieving the objectives of the plan or project that avoid adverse impacts need to be considered. If none can be found, the process proceeds to Stage 4.

#### Stage 4 - Imperative Reasons of Overriding Public Interest (IROPI)

Where adverse impacts of a plan or project on the integrity of Natura 2000 sites are identified and no alternative solutions exist, the plan will only be allowed to progress if imperative reasons of overriding public interest can be demonstrated. In this case compensatory measures will be required.

The process only proceeds through each of the four stages for certain plans or projects. For example, for a plan or project, not connected with management of a site, but where no likely significant impacts are identified, the process stops at stage 1. Throughout the process, the precautionary principle must be applied, so that any uncertainties do not result in adverse impacts on a site.

This report is in support of a Stage 1 Screening for Appropriate Assessment.

## 3.2 GUIDANCE DOCUMENTS

The Screening for Appropriate Assessment has been prepared having regard to the Birds and Habitats Directives, the European Communities (Birds and Natural Habitats) Regulations 2011-15 as amended and relevant jurisprudence of the EU and Irish courts. The following documents have also been used to provide guidance for the assessment:

- Appropriate Assessment Screening for Development Management (OPR, 2021).
- Appropriate Assessment of Plans and Projects in Ireland Guidance for Planning Authorities. Department of the Environment, Heritage and Local Government (2009, rev 2010)
- Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC (European Commission, 2018)
- Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites: Methodological guidance on the provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC, Office for Official Publications of the European Communities, Luxembourg (European Commission, 2002)
- Guidance document on Article 6(4) of the 'Habitats Directive' 92/43/EEC – Clarification of the concepts of: alternative solutions, imperative reasons of overriding public interest, compensatory measures, overall coherence, opinion of the commission (European Commission, 2007)
- Guidelines for Ecological Impact Assessment in the UK and Ireland - Terrestrial, Freshwater and Coastal, Second Ed. (CIEEM, 2018)
- A Guide to Habitats in Ireland. The Heritage Council, Kilkenny (Fossitt, 2000)

## 3.3 DESKTOP STUDY

A desktop study was conducted of available published and unpublished information, along with a review of data available on the National Parks and Wildlife Service (NPWS) and National Biodiversity Data Centre (NBDC) web-based databases, in order to identify key habitats and species (including legally protected and species of conservation concern) that may be present within ecologically relevant distances from the project as explained below. The data sources below, accessed in August 2023, were consulted for the desktop study:

- Aerial photography.
- NPWS website ([www.npws.ie](http://www.npws.ie)) where site synopses, Natura 2000 data forms and conservation objectives were obtained along with Annex 1 habitat distribution data and status reports.



- River Basin Management Plans ([www.wfdireland.ie](http://www.wfdireland.ie))
- NBDC Biodiversity Maps ([maps.biodiversityireland.ie](http://maps.biodiversityireland.ie))
- Catchments ([www.catchments.ie](http://www.catchments.ie))
- Environmental Protection Agency Maps (<https://gis.epa.ie/EPAMaps>)
- Geological Survey Ireland (GSI) website ([www.gsi.ie](http://www.gsi.ie))
- GSI - Groundwater data viewer (<https://dcenr.maps.arcgis.com>)
- Planning Applications ([myplan.ie](http://myplan.ie))

## In-combination Assessment

The in-combination assessment followed the process for in-combination set out by the DTA Handbook (Tyldesley and Chapman, 2013). The in-combination impacts are considered only after the assessment of the project alone. If the result of this is that the project will have no effect at all on a European site then no in-combination assessment would be necessary. However, where there is no adverse effect on site integrity, but some adverse effect an assessment of this adverse effect in-combination with other plans or projects is carried out. Other plans or projects were searched for using the National Planning Application Database, EIA portal and Myplan.ie databases, all accessed online. If no other plans or projects are identified then the assessment is complete. Where other plans or projects are identified then initially a review is made of its AA screening, or AA, and if the Competent Authority for the plan or project has made a final determination of no effect on the integrity of any European site, either alone or in-combination, this determination is used in this assessment. Where there is not a full AA, or the findings are unclear or out of date, the plan or project documentation is checked for credible evidence of real (not hypothetical) risk to a European site. Where these are identified then a detailed assessment is carried out.

## Limitations and Constraints

The screening assessment necessarily relies on some assumptions and it was inevitably subject to some limitations. These would not affect the conclusion, but the following points are recorded in order to ensure the basis of the assessment is clear:

Information on the works and conditions on site are based on current knowledge at the time of writing. Changes to the site since this report was drafted cannot be accounted for.

This assessment is based on the methodology for proposed works as described in this report. Where changes to methodology occur, an ecologist will need to be consulted to determine if the changes need reassessment.

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## 4.0 EXISTING ENVIRONMENT

### Site Conditions

The site itself is of low ecological value comprising predominately of hardstanding (developed land; sealed surface) with some areas of short-modified grassland and scattered trees. From a review of online mapping resources none of these habitats would appear to have potential to support protected or notable species.

### Waterbodies and Groundwater

According to the Geological Survey Ireland Spatial Resources<sup>1</sup>, the site is underlaid by Bedrock of Lucan Formation, comprising dark limestone and shale. The subsoil layer on top of the bedrock is classified as having Low permeability for groundwater.

The site is classified as High for National Groundwater Vulnerability. The Bedrock aquifer underlying the site is classified as Locally Important and is therefore moderately productive in local zones.

The site lies within the Water Framework Directive (WFD)<sup>2</sup> Liffey and Dublin Bay catchment, the Liffey sub-catchment area and the Camac WFD River Sub Basin.

The nearest waterbodies are the Grand Canal Main Line, approximately 500m north and the Camac River 780m south. According to the Environmental Protection Agency (EPA), the Grand Canal is of Good status and is Not at Risk, however the Camac River is of Poor status and is At Risk. The groundwater body underlying the site is of Good status, according to the EPA<sup>3</sup>.

According to the Geology Survey Ireland's Groundwater Flood Maps<sup>4</sup>, the site does not sit within a Catchment-based Flood Risk Assessment and Management (CFRAM) High, Medium or Low probability flood zone, where a High probability would indicative 1-in-a-10 chance of occurring or being exceeded in any given year.

## 5.0 NATURA 2000 SITES

The DoEHLG (2009) guidance identifies that Screening for Appropriate Assessment of a Plan or Project should consider the following Natura 2000 sites:

- Any Natura 2000 sites within or adjacent to the plan or project area;
- Any Natura 2000 sites within the likely zone of impact of the Plan or Project. This is dependent on the nature and scale of the plan, with 15km generally recommended for Plans, but potentially much less for Projects; and
- Any Natura 2000 sites that are more than 15km from the Plan or Project area, but may potentially be impacted upon, for example, through a hydrological connection.

As the scale of proposed works are considered of 'Project' status, and using the source-pathway receptor framework, Natura 2000 sites within a 15km range of the proposed area were examined. The Natura 2000 sites within the 15km Zol are set out in the table below with locations provided at Figure 5.2.

Table 5.1 Natura 2000 Sites within 15km

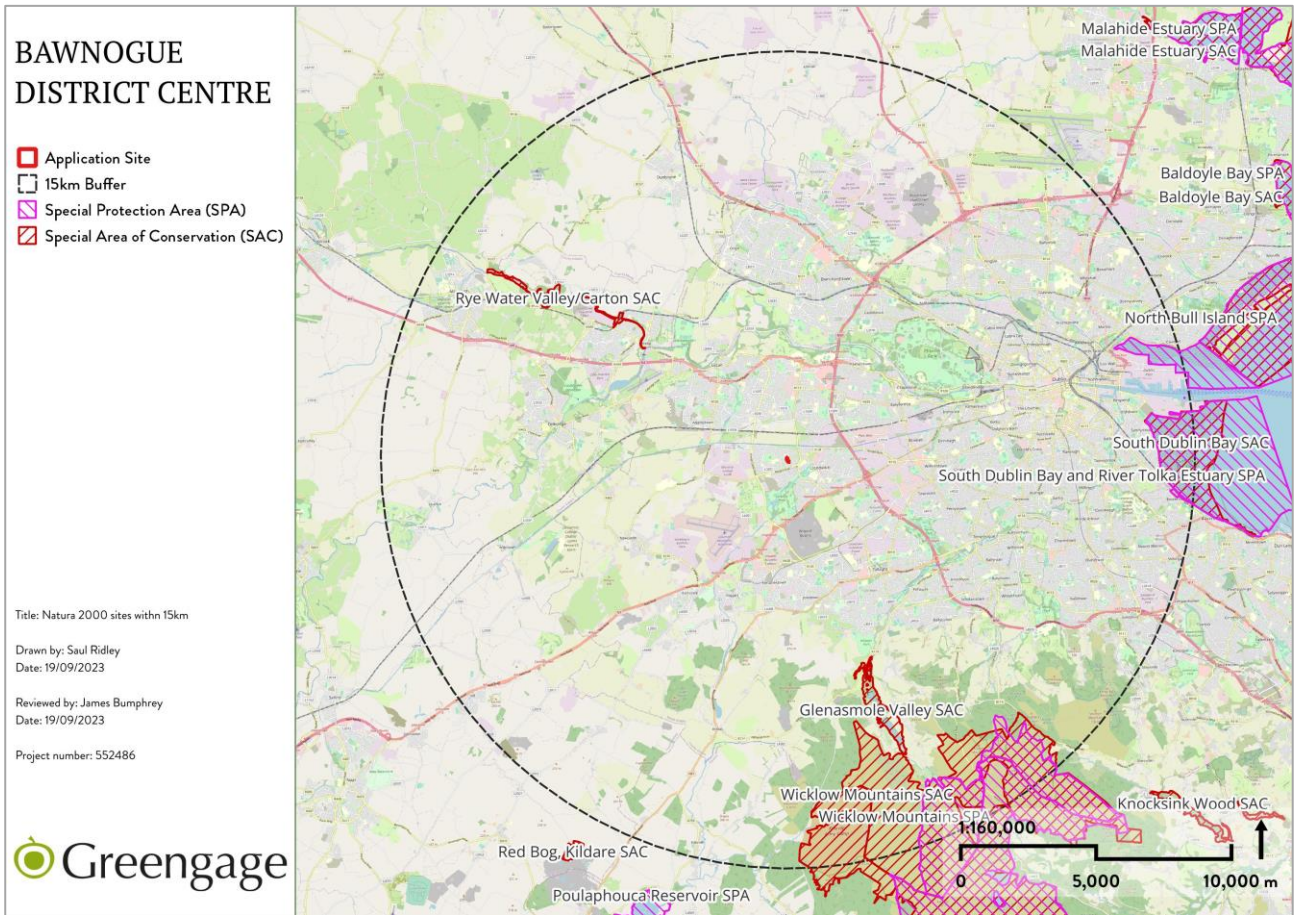
Site Name	Description	Distance
Rye Water Valley/Carton SAC 001398	Rye Water Valley/Carton SAC is located between Leixlip and Maynooth, in Counties Meath and Kildare, and extends along the Rye Water, a tributary of the River Liffey. The site is a Special Area of Conservation (SAC) selected for the following habitats and/or species listed on Annex I / II of the E.U. Habitats Directive (Codes): <ul style="list-style-type: none"> <li>• [7220] Petrifying Springs</li> <li>• [1014] Narrow-mouthed Whorl Snail (<i>Vertigo angustior</i>)</li> <li>• [1016] Desmoulin's Whorl Snail (<i>Vertigo moulinsiana</i>)</li> </ul>	6.7km NW
Glenasmole Valley SAC (001209)	Glenasmole Valley in south Co. Dublin lies on the edge of the Wicklow uplands, approximately 5 km from Tallaght. The River Dodder flows through the valley and has been impounded here to form two reservoirs which supply water to south Dublin. The non-calcareous bedrock of the Glenasmole Valley has been overlain by deep drift deposits which now line the valley sides. They are partly covered by scrub and woodland, and on the less precipitous parts, by a herb-rich grassland. There is much seepage through the deposits, which brings to the surface water rich in bases, which induces local patches of calcareous fen and, in places, petrifying springs. Qualifying Interests (Codes): <ul style="list-style-type: none"> <li>• [6210] Orchid-rich Calcareous Grassland</li> <li>• [6410] Molinia Meadows</li> <li>• [7220] Petrifying Springs</li> </ul>	8.0km S

Site Name	Description	Distance
Wicklow Mountains SAC (002122)	<p>Wicklow Mountains SAC is a complex of upland areas in Counties Wicklow and Dublin, flanked by the Blessington reservoir to the west and Vartry reservoir in the east, Cruagh Mountain in the north and Lybagh Mountain in the south. Most of the site is over 300 m, with much ground over 600 m. The highest peak is 925 m at Lugnaquilla. The Wicklow uplands comprise a core of granites flanked by Ordovician schists, mudstones and volcanics. The form of the Wicklow Glens is due to glacial erosion. The topography is typical of a mountain chain, showing the effects of more than one cycle of erosion. The massive granite has weathered characteristically into broad domes. Most of the western part of the site consists of an elevated moorland, covered by peat. The surrounding schists have assumed more diverse outlines, forming prominent peaks and rocky foothills with deep glens. The dominant topographical features are the products of glaciation. High corrie lakes, deep valleys and moraines are common features of this area. The substrate over much of the area is peat, usually less than 2 m deep. Poor mineral soil covers the slopes, and rock outcrops are frequent. The Wicklow Mountains are drained by several major rivers including the Dargle, Liffey, Dodder, Slaney and Avonmore. The river water in the mountain areas is often peaty, especially during floods.</p> <p>Qualifying Interests (Codes):</p> <ul style="list-style-type: none"> <li>● [3110] Oligotrophic Waters containing very few minerals [3160] Dystrophic Lakes</li> <li>● [4010] Wet Heath</li> <li>● [4030] Dry Heath</li> <li>● [4060] Alpine and Subalpine Heaths</li> <li>● [6130] Calaminarian Grassland [6230] Species-rich Nardus Grassland</li> <li>● [7130] Blanket Bogs (Active)*</li> <li>● [8110] Siliceous Scree</li> <li>● [8210] Calcareous Rocky Slopes</li> <li>● [8220] Siliceous Rocky Slopes</li> <li>● [91A0] Old Oak Woodlands</li> <li>● [1355] Otter (<i>Lutra lutra</i>)</li> </ul>	10.0km S
Wicklow Mountains SPA (004040)	<p>This is an extensive upland site, comprising a substantial part of the Wicklow Mountains. Most of the site is in Co. Wicklow, but a small area lies in Co. Dublin. The underlying geology of the site is mainly of Leinster granites, flanked by Ordovician schists, mudstones and volcanics. The area was subject to glaciation and features fine</p>	11.0km S

Site Name	Description	Distance
	<p>examples of glacial lakes, deep valleys and moraines. Most of site is over 300 m, with much ground being over 600 m; the highest peak is Lugnaquilla (925 m). The substrate over much of site is peat, with poor mineral soil occurring on the slopes and lower ground. Exposed rock and scree are features of the site. The predominant habitats present are blanket bog, heaths and upland grassland.</p> <p>The site is a Special Protection Area (SPA) under the E.U. Birds Directive, of special conservation interest for the following species (Codes):</p> <ul style="list-style-type: none"> <li>• Merlin (<i>Falco columbarius</i>) [A098]</li> <li>• Peregrine (<i>Falco peregrinus</i>) [A103]</li> </ul>	
South Dublin Bay and River Tolka Estuary SPA (004024)	<p>The South Dublin Bay and River Tolka Estuary SPA comprises a substantial part of Dublin Bay. It includes the intertidal area between the River Liffey and Dun Laoghaire, and the estuary of the River Tolka to the north of the River Liffey, as well as Booterstown Marsh. A portion of the shallow marine waters of the bay is also included.</p> <p>Qualifying Interests (Codes):</p> <ul style="list-style-type: none"> <li>• Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046]</li> <li>• Oystercatcher (<i>Haematopus ostralegus</i>) [A130]</li> <li>• Ringed Plover (<i>Charadrius hiaticula</i>) [A137]</li> <li>• Grey Plover (<i>Pluvialis squatarola</i>) [A141]</li> <li>• Knot (<i>Calidris canutus</i>) [A143]</li> <li>• Sanderling (<i>Calidris alba</i>) [A144]</li> <li>• Dunlin (<i>Calidris alpina</i>) [A149]</li> <li>• Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]</li> <li>• Redshank (<i>Tringa totanus</i>) [A162]</li> <li>• Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179]</li> <li>• Roseate Tern (<i>Sterna dougallii</i>) [A192]</li> <li>• Common Tern (<i>Sterna hirundo</i>) [A193]</li> <li>• Arctic Tern (<i>Sterna paradisaea</i>) [A194]</li> <li>• Wetland and Waterbirds [A999]</li> </ul>	13.7km E
South Dublin Bay SAC (000210)	<p>This site lies south of the River Liffey in Co. Dublin, and extends from the South Wall to the west pier at Dun Laoghaire. It is an intertidal site with extensive areas of sand and mudflats. The sediments are predominantly sands but grade to sandy muds near the shore at Merrion Gates. The main channel which drains the area is Cockle Lake. The site is a Special Area of Conservation (SAC) selected for the following habitats and/or species listed on Annex I / II of the E.U.</p>	13.7km E

Site Name	Description	Distance
	Habitats Directive (* = priority; numbers in brackets are Natura 2000 codes): <ul style="list-style-type: none"> <li>[1140] Tidal Mudflats and Sandflats</li> <li>[1210] Annual vegetation of drift lines</li> <li>[1310] Salicornia and other annuals colonising mud and sand</li> <li>[2110] Embryonic shifting dunes</li> </ul>	

Figure 5.1 Natura 2000 site locations



## 6.0 SCREENING ASSESSMENT

Potential adverse impacts that could cause a likely significant effect on the qualifying interests of the Natura 2000 sites, or the sites as a whole, during the construction and operational phases of the project, are considered using three main pathways; surface water, groundwater and land and air pathways. Surface water pathways can result in impacts where material entering the surface water drainage are carried in this water to sites that are connected downstream and can therefore impact surface water bodies themselves, and surface water dependent species and habitat that rely on them. Groundwater pathways can transmit impacts where there is contamination of water entering the groundwater body which is then discharged (sometimes over periods of several decades) and impacts groundwater dependent habitats and species that rely on them. Land pathways are related to physical disturbance of habitat or species and generally only occur over short physical distance. Air pathways relate to the transport of material, generally dust and atmospheric pollution, via air movements that are subsequently deposited on habitats and species in or connected to the Natura 2000 sites.

The proposed project is not anticipated to impact on the qualifying interests of any of the identified SACs or SPAs and no LSE are anticipated.

Table 5.1 Screening Assessment

Effect Pathway	Assessment	LSE?
Surface water	The construction phase may produce pollutants (e.g. hydrocarbon spillages) and silt runoff from the site. The site is over 500m from the nearest notable watercourse making any runoff from the proposed works into the river unlikely. The proposed enhancement works will not change the load of foul water discharge from the site and surface water drainage is already present within the site. Proposals include incorporation of SUDs which should improve surface water management and quality. No significant effects from surface water on any Natura 2000 sites is anticipated.	No LSE
Groundwater	Given that the proposed site is located in an urban setting at a distance of 6.7km from the closest Natura 2000 site (Rye Water Valley/Carton SAC SAC) where the sub-soil permeability of the site and the surrounding is low and the aquifer vulnerability is low, negative impacts on the Natura 2000 sites are not anticipated. Further to this, potential pollutants will enter the existing sewer system and will not be able to infiltrate the groundwater.	No LSE

Effect Pathway	Assessment	LSE?
	No significant effects from surface water on any Natura 2000 sites is anticipated.	
Land (Physical and Noise Disturbance)	<p>Direct physical impacts and indirect impacts, such as visual and noise impacts, do not have the potential to physically disturb habitats as well as the floral and faunal species within the Natura 2000 sites due to the distance from the proposed site to the Natura 2000 sites.</p> <p>The proposed site is not considered to provide suitable ex-situ foraging habitat for any QIs of the Natura 2000 sites. The site is in an urban location consisting mainly of built-up features, therefore, impacts via land pathways in terms of ex-situ supporting habitats are not anticipated to have a significant impact on any of the Natura 2000 sites.</p> <p>No significant effects from surface water on any Natura 2000 sites is anticipated.</p>	No LSE
Air Pollution	<p>The urban setting of the proposed development provides barriers towards the SPAs and SACs, such as buildings and treelines, which will prevent further dispersal of particles.</p> <p>There will be an increase in local traffic attending the site during construction, resulting in an increase in NO<sub>x</sub> emissions, however vehicular emissions and dust emissions are not anticipated to significantly impact the QIs of the SACs or SPAs due to the relatively small size and temporary nature of proposed works and distance between proposed site and Natura 2000 sites.</p> <p>No significant effects from surface water on any Natura 2000 sites is anticipated.</p>	No LSE

## Cumulative Effects

### Plans

The following relevant county development and catchment plans have been identified:

- South Dublin County Council Development Plan 2022 - 2028
- Greater Dublin Drainage
- River Basin Management Plan for Ireland 2022 - 2027

A review of the potential cumulative effects has been undertaken in the table below.



Plan	Assessment
South Dublin County Council Development Plan 2022 - 2028	The proposed project compliments the aims of the Development Plan through incorporation of green infrastructure and SUDs. No cumulative effects anticipated.
Greater Dublin Drainage	No effects anticipated for waterbodies or water quality for proposed project. Potential for improvement through incorporation of SUDs. No cumulative effects anticipated.
River Basin Management Plan for Ireland 2022 - 2027	No effects anticipated for waterbodies or water quality for proposed project. Potential for improvement through incorporation of SUDs. No cumulative effects anticipated.

### Projects

There are several other recent developments or planning applications in the vicinity of the proposed development. Larger development planning applications in the near vicinity from the last three years that have been granted permission are listed below. Smaller applications for home extensions, internal alterations and retention are not considered.

Planning Application Reference	SD228/0001
Development Address	Bawnogue Road/Ashwood Drive, Clonburris, Clondalkin, Dublin 22
Description: 118 residential units made up of houses, duplexes, triplexes, an apartment building, landscape works, total site area approx. 2.5 ha (net).	
Final Decision on Application	Part 8 Approved by Council
Decision Date	13/06/2022
Approximate Distance from Site	390m northeast

Planning Application Reference	SD208/0008
Development Address	Bawnogue Road, Dublin 22
Description: Social Housing Development comprising two and three storey housing and duplex apartment units (28 units in total) on a site located off Melrose Avenue, Lindisfarne Lawns & Lindisfarne Green, adjacent to Bawnogue Road, Dublin 22. The proposed development shall consist of 15 3-Bedroom, 5 Person Houses - 2 Storey; 9 3-Bedroom, 4 Person Houses - 2 Storey; 2 1-Bedroom, 2 Person Ground Floor Duplex Apartments- 1 Storey unit (3 Storey Block); 2 3-Bedroom, 5 Person First Floor Duplex Apartments- 2 Storey Unit (3 Storey Block). The works include a new access road off Lindisfarne Green, extension of road at Melrose Avenue and Lindisfarne Lawns, landscaping works to boundaries and new park/play area, ancillary works to landscape housing areas, and all necessary associated ancillary works on the site and adjacent areas.	
Final Decision on Application	Part 8 Approved by Council

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<b>Planning Application Reference</b>	<b>SD208/0008</b>
Decision Date	11/01/2021
Approximate Distance from Site	440m northwest

As the proposed development is not anticipated to have any significant impact on QIs or conservation objectives on any Natura 2000, there is no potential for other projects, such as those listed above, to act in combination with it to result in likely significant effects on Natura 2000 sites.

### Conclusion

As the proposed development is not anticipated to have any significant impact on QIs or conservation objectives on any Natura 2000, there is no potential for other plans or projects to act in combination with it to result in likely significant effects on Natura 2000 sites.

## 7.0 SUMMARY

Due to the location of the proposed site, the small scale nature of the works, the distance to the Natura 2000 sites within the Zol, the proposed project is not anticipated to have a significant impact via surface water, groundwater and land and air pathways to any Natura 2000 site.

Table 6.1 Assessment Summary

Project Elements	Comment
Size and scale	The site is 11844m <sup>2</sup> in size and relates to the improvement of an existing District Centre.
Land-take	There will be no direct land take from any of Natura 2000 sites
Distance from Natura 2000 site or key features of the site	The site is located 6.7km from the nearest Natura 2000 with no anticipated effect pathways or linkages.
Resource requirements (water abstraction etc.)	There will be no water abstraction requirements.
Emissions (disposal to land, water or air)	<p><u>Water</u></p> <p>Given the distance to the Natura 2000 sites and the dilution factor, impacts via surface water are not anticipated. No significant impacts are anticipated via groundwater pathways given the ground conditions, where the aquifer vulnerability is low and sub-soil permeability is low.</p> <p><u>Air</u></p> <p>Excavations at the site will produce loose top and sub soil, and missions may arise from working machinery. However, this is not anticipated to have a significant impact on habitats or species of any Natura 2000 site due to the distance and the presence of barriers in the urban setting.</p> <p><u>Effluent</u></p> <p>The proposed development will not result in an increase in foul effluents and will utilise existing surface water drainage. Therefore, there will be no permanent impacts on any Natura 2000 site.</p>
Excavation requirements	Excavation requirements are anticipated to be minimal with maximum depths anticipated to be up to 2m.
Transportation requirements	Temporary Impacts: Levels of traffic to the site during the construction phase will increase traffic to the area but will be temporary in nature.

Project Elements	Comment
	<p>All access to the site will be on pre-existing roads and transportation requirements will not affect Natura sites.</p> <p>Permanent Impacts: Traffic to and from the proposed project will be on pre-existing roads. Given the size, scale and location of the proposed project, transportation requirements will not affect Natura 2000 sites.</p>
Duration of construction, operation, decommissioning etc.	<p>Construction is likely to commence Spring/Summer 2024 with a 6 month construction period.</p> <p>Operation is anticipated to be permanent.</p>

Table 6.2 Description of likely changes to Natura 2000 sites

Potential Impact	Comments
Reduction of habitat area	There will be no temporary or permanent reduction in habitat area for any of the Natura 2000 sites.
Disturbance to key species	<p><u>Temporary Impacts:</u> The construction works will temporarily increase the noise level and disturbance locally. However, no significant impacts are anticipated to key species given scale and temporary nature of the construction phase and distance from the Natura 2000 sites.</p> <p><u>Permanent Impacts:</u> No disturbance to key species is anticipated during operation of the project.</p>
Habitat or species fragmentation	There will be no temporary or permanent habitat or species fragmentation within any of the Natura 2000 sites.
Reduction in species density	There will be no temporary or permanent reduction in species density within any of the Natura 2000 sites, or any QIs of these sites.
Changes in key indicators of conservation value (water quality etc.)	There will be no temporary or permanent changes in key indicators of conservation value (surface water, groundwater and air quality).

Table 6.3 Description of likely impacts on the Natura 2000 sites as a whole

Potential Impact	Comment
Interference with the key relationships that define the structure of the site	There will be no interference with the key relationships that define the structure of the sites.
Interference with key relationships that define the function of the site	There will be no interference with the key relationships that define the function of the sites.

Table 6.4 Significance of effects

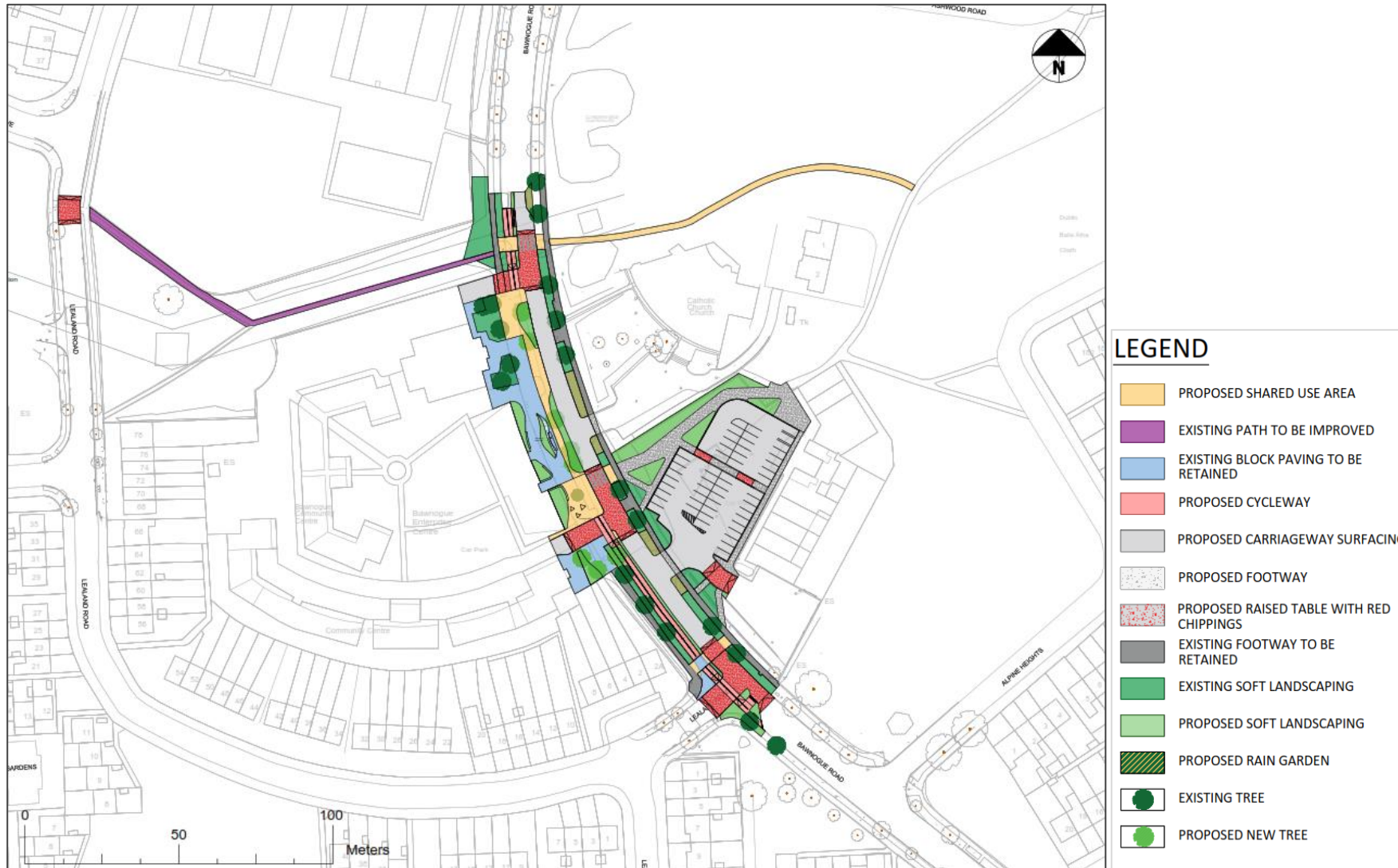
Potential Impact	Indicators
Loss (Estimated percentage of lost area of habitat)	No Natura 2000 sites will experience a direct loss in habitat area.
Fragmentation	There will be no fragmentation of habitat and/or species.
Disruption & disturbance	There will be no disruption and/ or disturbance.
Change to key elements of the site (e.g. water quality etc.)	Potential temporary changes to key elements (i.e. water quality) of the site are not anticipated.

## 7.1 CONCLUDING STATEMENT

In carrying out this AA screening, mitigation measures have not been taken into account. Standard best practice construction measures which could have the effect of mitigating any effects on any European Sites have similarly not been taken into account.

On the basis of the screening exercise carried out above, it can be concluded that the possibility of any significant impacts on any European sites, whether arising from the project itself or in combination with other plans and projects, can be excluded beyond a reasonable scientific doubt on the basis of the best scientific knowledge available.

## APPENDIX A SITE LAYOUT



## REFERENCES

<sup>1</sup> Geological Survey Ireland; GSI's Online Map Viewer, available at: [Geological Survey Ireland Spatial Resources \(arcgis.com\)](https://arcgis.com)

<sup>2</sup> Department of Housing, Local Government and Heritage (2022); *Water Framework Directive*

<sup>3</sup> Environmental Protection Agency (2021); *EPA Maps*, available at: [EPA Maps](https://www.epa.ie)

<sup>4</sup> Geological Survey Ireland; *Groundwater Flood Maps*, available at: [Flood Maps - Floodinfo.ie](https://www.floodinfo.ie)

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