

# ALTEMAR

Marine & Environmental Consultancy

## Appropriate Assessment Screening for a proposed residential development at Hayden's Lane, Lucan, Co. Dublin.



19<sup>th</sup> May 2021

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On behalf of: Jackie Greene Construction.

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### Document Control Sheet

Document Control Sheet			
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## Table of Contents

Introduction .....	1
Altemar Ltd. ....	1
Background to the Appropriate Assessment .....	2
Methodology.....	3
Stage 1 Screening Assessment.....	4
Description of the Proposed Project.....	4
Drainage.....	4
Identification of Relevant Natura 2000 Sites .....	10
Construction and Operational Impacts.....	17
In-Combination Effects .....	17
Conclusions .....	18
Findings of No Significant Effects Report.....	19
Data Used for AA Screening.....	19
References .....	20

## Introduction

The following Appropriate Assessment (AA) (Screening Stage) has been prepared by **Altemar Ltd.** at the request of Jackie Greene Construction for a proposed residential development at Hayden's Lane, Lucan, Co. Dublin.

An Appropriate Assessment is an assessment of the potential effects of a proposed project or plan, on its own, or in combination with other plans or projects, on one or more Natura 2000 sites. Natura 2000 sites are those sites designated as Special Areas of Conservation (SAC) or Special Protection Areas (SPA).

The AA (screening stage) examines the likely significant effects of a plan or project, either on its own, or in combination with other plans and projects, upon a Natura 2000 site and considers whether, on the basis of objective scientific evidence, it can be concluded that there are not likely to be significant effects on any European site, in view of best scientific knowledge and the conservation objectives of the relevant European sites.

## Altemar Ltd.

Since its inception in 2001, Altemar has been delivering ecological and environmental services to a broad range of clients. Operational areas include: residential; infrastructural; renewable; oil & gas; private industry; Local Authorities; EC projects; and, State/semi-State Departments. Bryan Deegan, the managing director of Altemar, is an Environmental Scientist and Marine Biologist with 20 years' experience working in Irish terrestrial and aquatic environments, providing services to the State, Semi-State and industry. He is currently contracted to Inland Fisheries Ireland as the sole "External Expert" to environmentally assess internal and external projects. He is also chair of an internal IFI working group on environmental assessment. Bryan Deegan (MCIEEM) holds a MSc in Environmental Science, BSc (Hons.) in Applied Marine Biology, NCEA National Diploma in Applied Aquatic Science and a NCEA National Certificate in Science (Aquaculture). Bryan Deegan carried out all elements of this Appropriate Assessment Screening.

## Background to the Appropriate Assessment

The Habitats Directive (92/43/EEC), together with the Birds Directive (2009/1477/EC), forms the cornerstone of European nature conservation policy. The Directive protects over 1000 animals and plant species and over 200 "habitat types" which are of European importance. In the Directive, Articles 3 to 9 provide the legislative means to protect habitats and species of European Community interest through the establishment and conservation of an EU-wide network of conservation sites (NATURA 2000).

These are Special Areas of Conservation (SACs) designated under the Habitats Directive and Special Protection Areas (SPAs) designated under the Birds Directive. Article 6(3) and 6(4) of the Habitats Directive set out the decision-making tests for plans and projects likely to affect NATURA 2000 sites (Annex 1.1). Article 6(3) establishes the requirement for Appropriate Assessment:

*"Any plan or project not directly connected with or necessary to the management of the [NATURA 2000] site but likely to have a significant effect thereon, either individually or in combination with other plans and projects, shall be subjected to appropriate assessment of its implications for the site in view of the site's conservation objectives. In light of the conclusions of the assessment of the implication for the site and subject to the provisions of paragraph 4, the component 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."*

Furthermore, as outlined in the EC guidance document on Article 6(4) (January 2007)<sup>1</sup>:

*"Appropriate assessments of the implications of the plan or project for the site concerned must precede its approval and take into account the cumulative effects which result from the combination of that plan or project with other plans or projects in view of the site's conservation objectives. This implies that all aspects of the plan or project which can, either individually or in combination with other plans or projects, affect those objectives must be identified in the light of the best scientific knowledge in the field."*

*Assessment procedures of plans or projects likely to affect NATURA 2000 sites should guarantee full consideration of all elements contributing to the site integrity and to the overall coherence of the network, both in the definition of the baseline conditions and in the stages leading to identification of potential impacts, mitigation measures and residual impacts. These determine what has to be compensated, both in quality and quantity. Regardless of whether the provisions of Article 6(3) are delivered following existing environmental impact assessment procedures or other specific methods, it must be ensured that:*

- *Article 6(3) assessment results allow full traceability of the decisions eventually made, including the selection of alternatives and any imperative reasons of overriding public interest.*
- *The assessment should include all elements contributing to the site's integrity and to the overall coherence of the network as defined in the site's conservation objectives and Standard Data Form, and be based on best available scientific knowledge in the field. The information required should be updated and could include the following issues:*
  - *Structure and function, and the respective role of the site's ecological assets;*
  - *Area, representativity and conservation status of the priority and nonpriority habitats in the site;*

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<sup>1</sup> European Commission. (2007). 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.

- *Population size, degree of isolation, ecotype, genetic pool, age class structure, and conservation status of species under Annex II of the Habitats Directive or Annex I of the Birds Directive present in the site;*
- *Role of the site within the biographical region and in the coherence of the NATURA 2000 network; and,*
- *Any other ecological assets and functions identified in the site.*
- *It should include a comprehensive identification of all the potential impacts of the plan or project likely to be significant on the site, taking into account cumulative impacts and other impacts likely to arise as a result of the combined action of the plan or project under assessment and other plans or projects.*
- *The assessment under Article 6(3) applies the best available techniques and methods, to estimate the extent of the effects of the plan or project on the biological integrity of the site(s) likely to be damaged.*
- *The assessment provides for the incorporation of the most effective mitigation measures into the plan or project concerned, in order to avoid, reduce or even cancel the negative impacts on the site.*
- *The characterisation of the biological integrity and the impact assessment should be based on the best possible indicators specific to the NATURA 2000 assets which must also be useful to monitor the plan or project implementation.”*

## Methodology

This Appropriate Assessment screening was undertaken in accordance with the European Commission Methodological Guidance on the provision of Article 6(3) and 6(4) of the 'Habitats' Directive 92/43/EEC (EC, 2001), Part XAB of the Planning and Development Act 2000, as amended, in addition to the December 2009 publication from the Department of Environment, Heritage and Local Government; 'Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities' and the European Communities (Birds and Natural Habitats) Regulations 2011 and the provision of Article 6 of the Habitats Directive 92/43/EEC (European Commission, 21 November 2018).

In order to comply with the above Guidelines and legislation, the Appropriate Assessment Screening process must be structured as follows:

- Description of the proposed project or plan;
- Identification of NATURA 2000 sites potentially affected;
- Identification and description of individual in combination effects likely to result from the proposed project;
- Assessment of the likely significance of the effects identified above. Exclusion of sites where it can be objectively concluded that there will be no likely significant effects; and,
- Conclusions.

## Stage 1 Screening Assessment

### Description of the Proposed Project

The proposed residential development is at Hayden's Lane, Adamstown, Lucan, Co. Dublin (Figures 1-2). The development will consist of

- Construction of a residential development comprising 3 no. 3 storey blocks made up of 54 no. duplex units (27 no. 2-bed and 27 no. 3-bed) (figure 3) all with associated private balconies/terraces to the north/south/east/west elevations;
- Vehicular and pedestrian access from Hayden's Lane to the north west of the site and closure of the second existing vehicular entrance at south west of site;
- A pedestrian access from Griffeen Park to the south east of the site;
- Provision of car and cycle parking, public and communal spaces, bin stores and all associated site development and clearance works, landscaping, boundary treatments and other servicing works.

No Natura 2000 sites are within the potential Zone of Influence (ZoI). The ZoI of the proposed project would be seen to be restricted to the site outline with potential for minor localised noise, dust and light impacts during construction. Drainage from site, both foul and surface water, would be seen as the outputs from the site during construction and operation that could potentially extend the potential ZoI. As a result, further information is provided in relation to the proposed drainage strategy. However, it should be noted that the proposed development is not directly hydrologically linked to a Natura 2000 site.

### Drainage

An Engineering Planning Drainage/Water Services Report and Flood Risk Assessment was prepared by Roger Mullarkey & Associates. The report states that *"There are existing drainage and water connections to the public services already on the site, but this application seeks to amend the connections as requested by SDCC. A Confirmation of Feasibility (CoF) letter was obtained from Irish Water relating to the foul sewer and watermain supply available to the site and both connections were noted as "Feasible without infrastructure upgrade by Irish Water", a copy of which is included in the appendix of this report."*

### **Proposed Surface Water Drainage Summary**

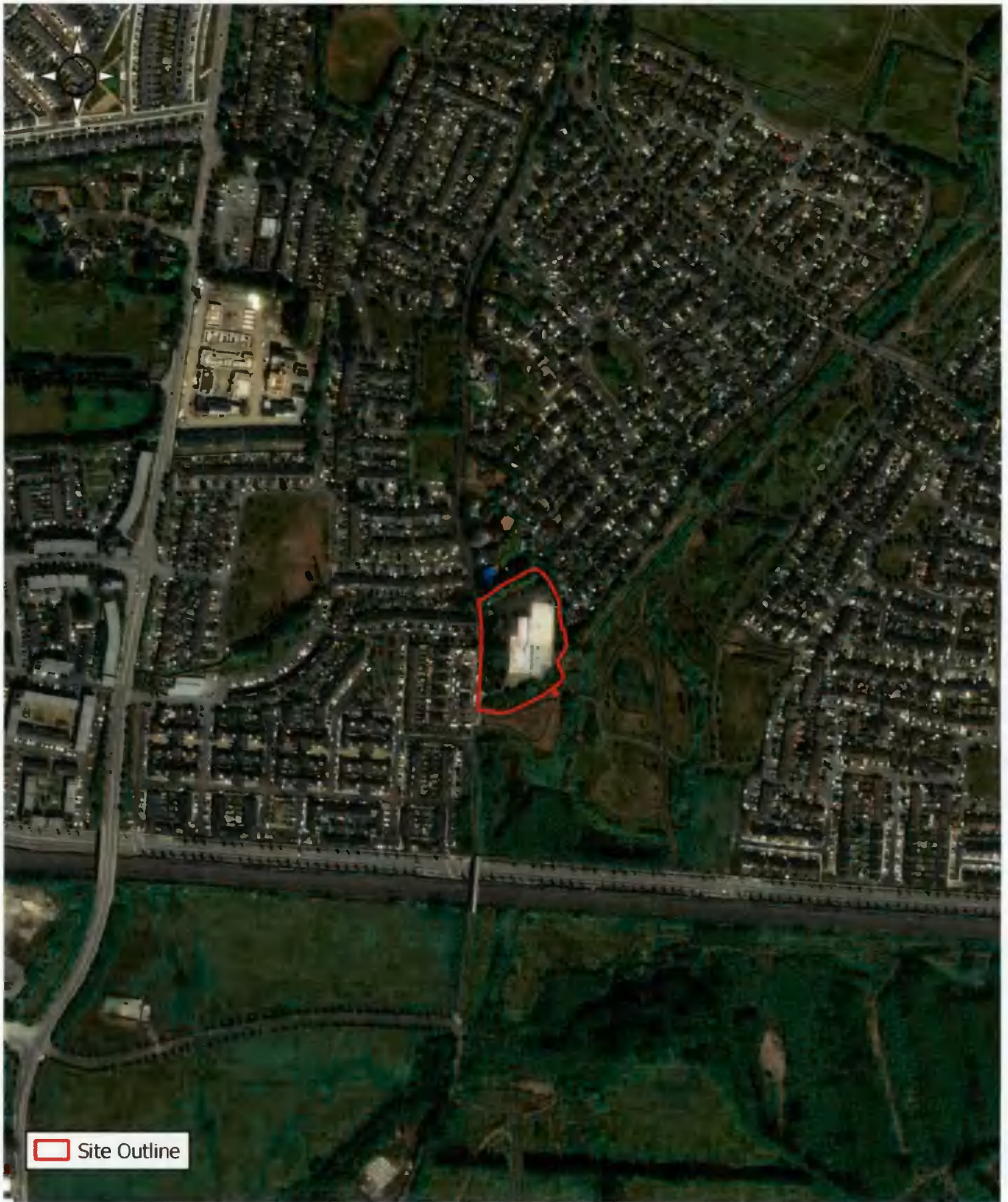
*"The design of the storm water network has been carried out in accordance with and in conjunction with the requirements of the SDCC Water Services and Parks Departments as were ascertained in preplanning meetings/discussions. The proposed surface water network will utilise the existing dry-ditches surrounding the site as part of the overall SuDS strategy and which was specifically requested by the Parks Department. A Site-Specific Flood Risk Assessment (SSFRA) study report was prepared."*(Figure 4)

*"The surface water drainage infrastructure for the development will collect the rainfall on the site and convey the storm water run-off via roadside tree pits, existing surrounding dry-ditches, bio-retention area, rear garden filter drains, permeable paving, gullies, underground pipes, manholes, catchpit manhole and direct the flows to the grassed detention swale area before outfalling via a vortex flow restricting device (Hydrobrake or similar) and a petrol interceptor before to the dry grassed depression in the Park to the SE of the site. The above was agreed in principle with both the Parks and Water Services Department during the pre-planning consultation process."*

*"This application proposes to provide a minimum of 286m<sup>3</sup> attenuation storage using the open grassed attenuation swale to the south of the site. The available volume provided is greater than required and is therefore considered a safe and conservative approach to attenuation provision."*

## **Foul**

The sites foul drainage system is to outfall into the IW 450mm foul sewer just south of the site in the Griffeen park (Figure 4). This ultimately discharges to Ringsend WwTP.



0 100 200 300 400 500 m

Project: Hayden's Lane  
Location: Lucan, Co. Dublin  
Date: 7th May, 2021  
Drawn By: Bryan Deegan (Altemar)

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Figure 1. Proposed site outline





0 50 100 150 200 m

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Figure 2. Outline of proposed site



Figure 3. House Types



Figure 4. Proposed surface water and Foul Layout

## Identification of Relevant Natura 2000 Sites

The proposed works are not located within a NATURA 2000 site. The NATURA 2000 sites within 15 kilometres of the subject site are detailed in Table 1 and Figures 5 and 6. Their qualifying interests and the potential impact of the works on these qualifying interests are showcased in Table 2. Proximity to watercourses are seen in Figure 7.

There is no direct pathway from the proposed development site to a Natura 2000 site. There is an indirect pathway via foul wastewater and storm water drainage networks. All foul wastewater will be connected to existing public sewage networks. This will be transferred to Ringsend Wastewater Treatment Plant for treatment and will be released into the marine environment following treatment. Stormwater will discharge into an existing drainage ditch which leads into the Grifeen Stream.

The proposed development site is located in brownfield site in a suburban environment. No Natura 2000 sites are deemed to be in the potential Zone of Influence (Zoi). However, following the precautionary principle, screening of all Natura 2000 sites within 15km and those with a direct/indirect pathway beyond 15km is carried out. There are no Natura 2000 sites with a direct pathway beyond 15km. As seen in Table 1 the only site within 15km with an indirect pathway is South Dublin Bay and River Tolka Estuary SPA at 14.7. It would be expected that in the absence of any mitigation measures impacts from silt or accidental pollution from the proposed development would be negligible by the time it reaches the Natura 2000 sites in Dublin Bay, due to settlement, dilution and mixing. However, compliance with Water Pollution Acts will be required and any measures that would be introduced to comply with Water Pollution Acts Would not be necessary for the protection of Natura 2000 sites.

*Table 1. Proximity to designated sites of conservation importance*

NATURA 2000 Site	Distance	Pathway
<b>Special Areas of Conservation</b>		
Rye Water Valley/Carton SAC	3.9 km	No
Glenasmole Valley SAC	10.1 km	No
Wicklow Mountains SAC	12 km	No
<b>Special Protection Areas</b>		
South Dublin Bay and River Tolka Estuary SPA	14.6 km	Indirect
Wicklow Mountains SPA	14.7 km	No

The initial screening of NATURA 2000 sites within 15km, their features of interest and the Source/Pathway/Receptor links between the works and the Natura 2000 site, with the potential to result in adverse effects (without mitigation measures) on each NATURA 2000 site and features of interest, are seen in Table 2.

The distance of 15km was selected due to the proximity of the proposed project to a watercourse. Watercourses, SPAs and SACs within 15km are shown in Figures 5 to 6.

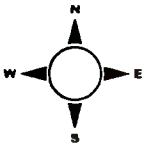
There is no direct or indirect hydrological pathway from the proposed development site to the Natura 2000 sites beyond 15km and no impact is foreseen on these sites.

Table 2. Initial screening of NATURA 2000 sites within 15km and NATURA 2000 sites within 15km with potential of hydrological connection to the proposed development

NATURA Code	Name	Screened IN/OUT	Details/Reason
IE0001398	Rye Water Valley/Carton SAC	OUT	<p><b>Conservation Objectives</b> To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected.</p> <p><b>Qualifying Interests</b> Petrifying springs with tufa formation (<i>Cratoneurion</i>) [7220] Narrow-mouthed Whorl Snail (<i>Vertigo angustior</i>) [1014] Desmoulin's Whorl Snail (<i>Vertigo moulinsiana</i>) [1016]</p> <p><b>Potential Impact</b> The proposed development site is located 3.9 km from this SAC (Figure 5). No potential impact is foreseen. There is no direct or indirect hydrological pathway from the proposed development site to the SAC. The construction and operation of the proposed development will not impact on the conservation interests of the site.</p> <p><b>No significant effects are likely</b></p>
IE0001209	Glenasmole Valley SAC	OUT	<p><b>Conservation Objectives</b> To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected.</p> <p><b>Qualifying Interests</b> Semi-natural dry grasslands and scrubland facies on calcareous substrates (<i>Festuco-Brometalia</i>) (* important orchid sites) [6210] Molinia meadows on calcareous, peaty or clayey-silt-laden soils (<i>Molinion caeruleae</i>) [6410] Petrifying springs with tufa formation (<i>Cratoneurion</i>) [7220]</p> <p><b>Potential Impact</b> The proposed development site is located 10.1 km from the Glenasmole SAC (Figure 5). There is no direct or indirect hydrological pathway from the proposed development site to the SAC. The construction and operation of the proposed development will not impact on the conservation interests of the site. No potential impact is foreseen.</p> <p><b>No significant effects likely</b></p>
IE0002122	Wicklow Mountains SAC	OUT	<p><b>Conservation Objectives</b> The maintenance of habitats and species within Natura 2000 sites at favourable conservation condition will contribute to the overall maintenance of favourable conservation status of those habitats and species at a national level.</p> <p><b>Qualifying Interests</b> Oligotrophic waters containing very few minerals of sandy plains (<i>Littorelletalia uniflorae</i>) [3110] Natural dystrophic lakes and ponds [3160] Northern Atlantic wet heaths with <i>Erica tetralix</i> [4010] European dry heaths [4030]</p>

			<p>Alpine and Boreal heaths [4060]  Calaminarian grasslands of the <i>Violetalia calaminariae</i> [6130]  Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe) [6230]  Blanket bogs (* if active bog) [7130]  Siliceous scree of the montane to snow levels (<i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i>) [8110]  Calcareous rocky slopes with chasmophytic vegetation [8210]  Siliceous rocky slopes with chasmophytic vegetation [8220]  Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in the British Isles [91A0]  Otter (<i>Lutra lutra</i>) [1355]</p> <p><b>Potential Impact</b>  The proposed development site is located 12 km from the Wicklow Mountains SAC (Figure 5). There is no direct or indirect hydrological pathway from the proposed development site to the SAC. The construction and operation of the proposed development will not impact on the conservation interests of the site. No potential impact is foreseen.</p> <p><b>No significant effects likely</b></p>
<b>Special Protection Areas</b>			
IE0004024	South Dublin Bay and River Tolka SPA	OUT	<p><b>Conservation Objectives</b>  The maintenance of habitats and species within Natura 2000 sites at favourable conservation condition will contribute to the overall maintenance of favourable conservation status of those habitats and species at a national level.</p> <p><b>Qualifying Interests</b>  Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046]  Oystercatcher (<i>Haematopus ostralegus</i>) [A130]  Ringed Plover (<i>Charadrius hiaticula</i>) [A137]  Grey Plover (<i>Pluvialis squatarola</i>) [A141]  Knot (<i>Calidris canutus</i>) [A143]  Sanderling (<i>Calidris alba</i>) [A144]  Dunlin (<i>Calidris alpina</i>) [A149]  Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]  Redshank (<i>Tringa totanus</i>) [A162]  Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179]  Roseate Tern (<i>Sterna dougallii</i>) [A192]  Common Tern (<i>Sterna hirundo</i>) [A193]  Arctic Tern (<i>Sterna paradisaea</i>) [A194]  Wetland and Waterbirds [A999]</p> <p><b>Potential Impact</b>  The proposed development site is located at a minimum distance of 14.6 km from the South Dublin Bay and River Tolka Estuary SPA (Figure 6).</p> <p><b>No significant effects are likely.</b></p>
IE0004040	Wicklow Mountains SPA	OUT	<p><b>Conservation Objectives:</b>  To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA.</p>

			<p><b>Qualifying Interests</b>  Merlin (<i>Falco columbarius</i>) [A098]  Peregrine (<i>Falco peregrinus</i>) [A103]</p> <p><b>Potential Impact</b>  The proposed development site is located at a minimum distance of 14.7 km from the Wicklow Mountains SPA (Figure 6). There is no direct or indirect hydrological pathway from the proposed development site to the SPA. The construction and operation of the proposed development will not impact on the conservation interests of the site. No potential impact is foreseen.</p> <p><b>No significant effects are likely</b></p>
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Rogerstown Estuary SAC

Malahide Estuary SAC

Rye Water Valley/Cartron SAC

South Dublin Bay SAC



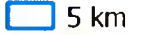
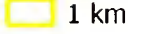
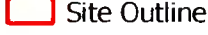

Glenasmole Valley SAC

Wicklow Mountains SAC

Knocksink Wood SAC

Red Bog, Kildare SAC

Wicklow Mountains SAC

-  15 km
-  10 km
-  5 km
-  1 km
-  Site Outline
-  SAC\_ITM\_2019\_12

0 5 10 15 20 km

Project: Hayden's Lane  
Location: Lucan, Co. Dublin  
Date: 7th May, 2021  
Drawn By: Bryan Deegan (Altamar)

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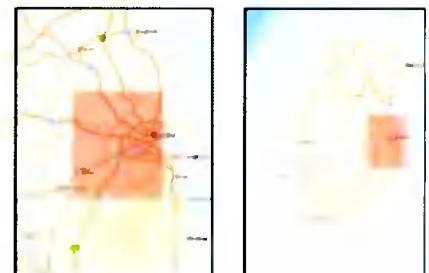
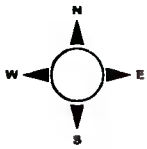
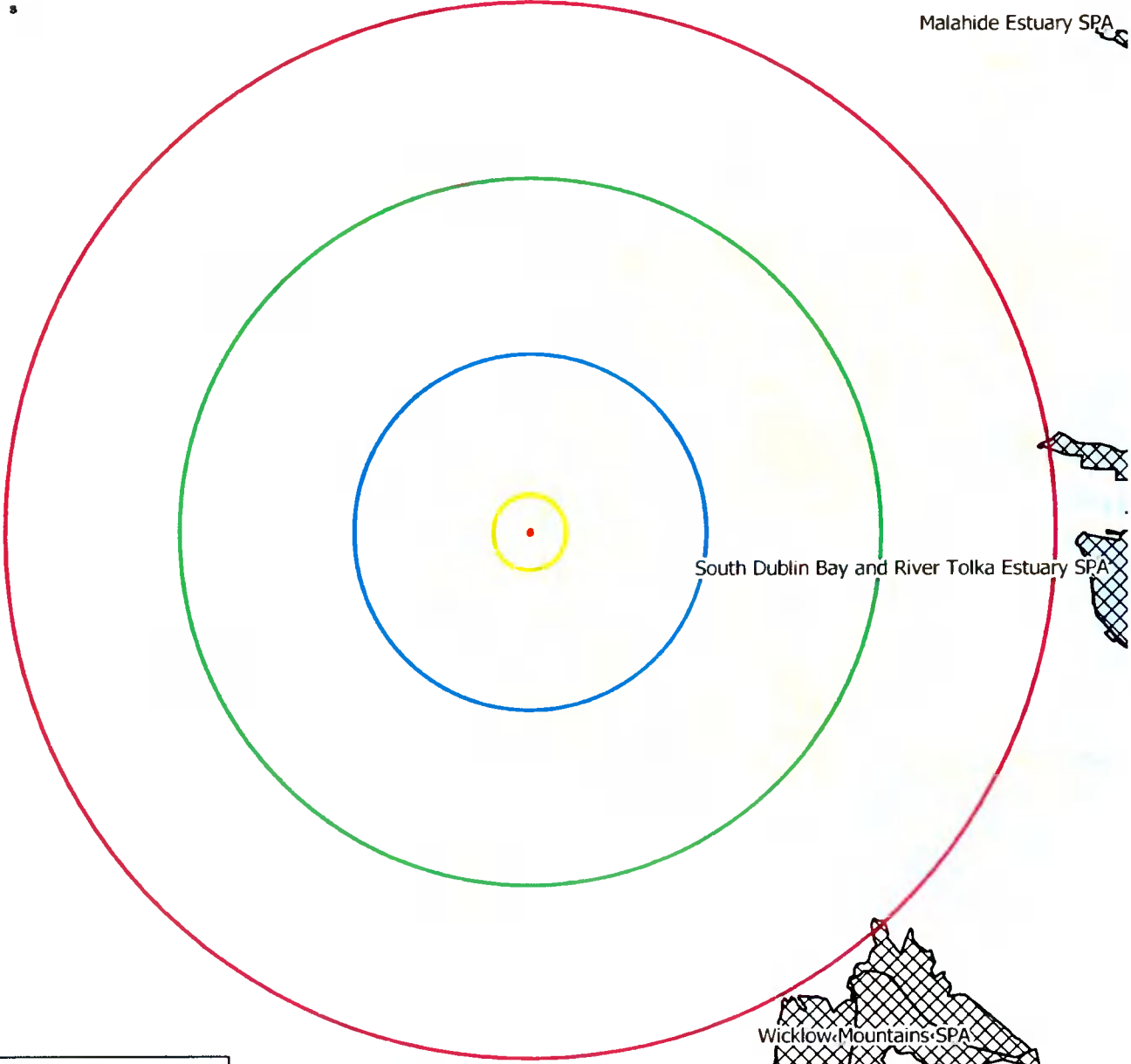


Figure 5. Special Areas of Conservation located within 15km of the proposed development





Malahide Estuary SPA



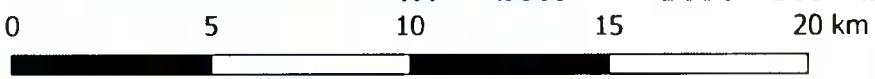
South Dublin Bay and River Tolka Estuary SPA

Wicklow Mountains SPA

Wicklow Mountains SPA

Poulaphouca Reservoir SPA

- 15 km
- 10 km
- 5 km
- 1 km
- Site Outline
- SPA\_ITM\_2019\_12



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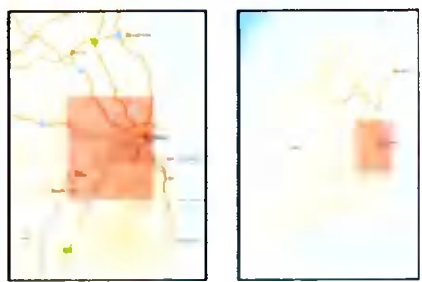


Figure 6. Special Protection Areas within 15km of the proposed development



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Figure 7. Waterbodies within 1km of the proposed development (EPA-WFD data)

## Construction and Operational Impacts

All waste from the demolition and construction phase will be disposed of in a registered facility and will not pose a threat to a NATURA 2000 site. All foul wastewater from the site will enter a combined sewer which will undergo treatment at the Ringsend WWTP. All storm water will be directed to a nearby watercourse that feeds into the Griffeen Stream via the drainage ditch on site, which will have a hydrobrake and interception. In the absence of any mitigation any pollutants or silt created in the construction and operational phase will settle, be dispersed, or diluted to negligible levels prior to reaching Natura 2000 sites. As a result, there is no direct pathway from the proposed project to Natura 2000 sites. However, compliance with Water Pollution Acts will be required and any measures that would be introduced to comply with Water Pollution Acts would not be necessary for the protection of Natura 2000 sites. Construction or operational impacts from the proposed development will not have a significant effect on Natura 2000 sites.

## In-Combination Effects

There are several proposed developments located in the area immediately surrounding the subject site. The following is a list of planning applications as identified on the Department of Housing, Local Government and Heritage's 'National Planning Application Map Viewer' portal:

Planning Ref.	Address	Proposal
SD15A/0084/EP	'The Bungalow', Hayden's Lane, Lucan, Co. Dublin.	Demolition of an existing single storey house and garage (145.30sq.m) and the erection of 6 no. 2 storey houses with converted attics (140sq.m each) in 2 terraced blocks of 3 houses, with dormer windows to the front, 'Velux' windows to the rear and associated site development and drainage works including a new vehicular access for each house fronting onto the public roadway and new front boundary wall and brick piers.
SD15A/0301	Hayden's Lane, Lucan, Co. Dublin.	Demolition of existing 2 storey industrial/factory building (2,691sq.m) and construction of residential nursing home on lands at the former factory building, Hayden's Lane. The development will comprise 124 bedrooms (147 bed spaces) with associated ancillary/common facilities and office/administration areas. The new building will range in height from 1 storey to part 2 storey and part 3 storey. The development will also include car parking, site works, landscaping, retention of and modification to one existing access and removal of one secondary access plus boundary treatment, upgrade to footpath along Hayden's Lane.
SD14A/0271	Hayden's Lane, Lucan, Co. Dublin	Demolition of the two storey industrial/factory building (2,691sq.m) and the construction of a Residential Nursing Home; the development will comprise a 120 bedroom residential nursing home ranging in height from 1 storey to part 3 storey with associated ancillary/common facilities and office/administration areas; the development also provides for the utilisation of existing car parking and 1 existing vehicular access (and removal of existing second access), landscaping, boundary treatments, upgrades to existing footpath along Hayden's Lane and all associated site development and engineering works.
SD10A/0331/EP	Lucan Newlands Road, Dublin 22.	A lawn cemetery comprising 3,461 plots; a single storey management building (93sq.m.); a toilet building (23sq.m.); a storage building (68sq.m.); columbarium wall (2m in height); 40 car parking spaces (includes 3 disabled parking spaces); 1 new vehicular entrance off Lucan Newlands Road and vehicular pathways, realignment and partial culverting of underground drainage pipe to enhance the existing watercourse; provision of a water feature and contemplative area; landscaping works including boundary treatment; all other necessary site development, excavation works and associated development on site south of new Esker burial grounds close to Cherbury Park and abutting the N4 Lucan By-Pass and Vesey Park, Lucan.

Based on a review of the planning application viewer there are no developments of significance proposed in proximity of the proposed development. Given this, it is considered that in combination effects with other existing and proposed developments in proximity to the application area would be unlikely, neutral, not significant and localised. It is concluded that no significant effects on Natura 2000 sites will be seen as a result of the proposed development alone or combination with other projects.

**No significant cumulative impacts are likely in relation to the proposed development.**

## Conclusions

The proposed redevelopment project is located in a developed environment 5.6 km from the nearest Natura 2000 site (Glenasmole Valley SAC). Watercourses and surface runoff are seen as the main potential pathway for impacts on Natura 2000 sites. There is no direct hydrological pathway from the proposed development site to a Natura 2000 site. There is an indirect pathway to Ringsend WWTP. Foul wastewater from the development will be processed in the Ringsend Treatment works via a public sewage network. Another indirect pathway is for surface water via the onsite drainage ditch to the Griffeen Stream. This watercourse feeds into the River Liffey. However, given that the proposed development is located at least 1.7 km from a Natura 2000 sites that could be impacted by this pathway, any pollutants or silt will settle, be dispersed, or diluted. It is concluded that this development will not impact on the conservation objectives of qualifying interests of Natura 2000 sites. However, compliance with Water Pollution Acts will be required and any measures that would be introduced to comply with Water Pollution Acts Would not be necessary for the protection of Natura 2000 sites.

No Natura 2000 sites are within the zone of influence of this development. Having taken into consideration the effluent discharge from the proposed development works, the distance between the proposed development site to designated conservation sites, lack of direct hydrological pathway or biodiversity corridor link to conservation sites and the dilution effect with other effluent and surface runoff, it is concluded that this development would not give rise to any significant effects to designated sites. The construction and operation of the proposed development will not impact on the conservation objectives of features of interest of Natura 2000 sites.

This report presents a Stage 1 Appropriate Assessment Screening for the Proposed Development, outlining the information required for the competent authority to screen for appropriate assessment and to determine whether or not the Proposed Development, either alone or in combination with other plans and projects, in view of best scientific knowledge, is likely to have a significant effect on any European or Natura 2000 site.

On the basis of the content of this report, the competent authority is enabled to conduct a Stage 1 Screening for Appropriate Assessment and consider whether, in view of best scientific knowledge and in view of the conservation objectives of the relevant European sites, the Proposed Development, individually or in combination with other plans or projects is likely to have a significant effect on any European site.

## Findings of No Significant Effects Report

<b>Details of Project</b>	Appropriate Assessment Screening for a proposed residential development at Hayden's Lane, Lucan, Co.Dublin.
<b>Name and Location of NATURA 2000 Sites Within 15km</b>	Rye Water Valley/Carton SAC Glenasmole Valley SAC Wicklow Mountains SAC South Dublin Bay and River Tolka Estuary SPA Wicklow Mountains SPA
<b>Project Description</b>	The proposed project
<b>Is the Project directly connected with the management of the NATURA 2000 site?</b>	No
<b>Details of any other projects or plans that together with this project could affect the NATURA 2000 site</b>	None
<b>The assessment of significant effects</b>	
<b>Describe how the project is likely to affect the NATURA 2000 site</b>	No Impact Predicted
<b>Response to consultation</b>	N/A
<b>Data collected to carry out the assessment</b>	Site Visit and Supporting NPWS data.
<b>Who carried out the assessment</b>	Altemar Ltd.
<b>Sources of data</b>	NPWS website, standard data form, conservation objectives data of the site and references outlined in the AA Screening Report.
<b>Explain why the effects are not considered significant</b>	No Natura 2000 sites are within the zone of influence of this development. There is no direct hydrological pathway to Natura 2000 sites. Having taken into consideration the effluent discharge from the proposed development works, the distance between the proposed development site to designated conservation sites, lack of direct hydrological pathway or biodiversity corridor link to conservation sites and the dilution effect and treatment of effluent and surface runoff, it is concluded that this development that would not give rise to any significant effects to designated sites.
<b>Level of assessment completed</b>	Stage 1 Screening
<b>Overall conclusions</b>	On the basis of the content of this report, the competent authority is enabled to conduct a Stage 1 Screening for Appropriate Assessment and consider whether, in view of best scientific knowledge and in view of the conservation objectives of the relevant European sites, the Proposed Development, individually or in combination with other plans or projects is likely to have a significant effect on any European site.

### Data Used for AA Screening

NPWS site synopses and Conservation objectives of sites within 15km were assessed. The most recent SAC and SPA boundary shapefiles were downloaded and overlaid on ESRI road maps and satellite imagery. A site visit was carried out on the 23<sup>rd</sup> April to determine if the site contained possible threats to a Natura 2000 site.

## References

The following references were used in the preparation of this AA screening report.

1. Department of Environment Heritage and Local Government Circular NPW 1/10 and PSSP 2/10 on Appropriate Assessment under Article 6 of the Habitats Directive – Guidance for Planning Authorities March 2010.
2. Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities, Department of the Environment, Heritage and Local Government 2009;  
[http://www.npws.ie/publications/archive/NPWS\\_2009\\_AA\\_Guidance.pdf](http://www.npws.ie/publications/archive/NPWS_2009_AA_Guidance.pdf)
3. Managing NATURA 2000 Sites: the provisions of Article 6 of the Habitats Directive 92/43/EEC, European Commission 2000;  
[http://ec.europa.eu/environment/nature/Natura2000/management/docs/art6/provision\\_of\\_art6\\_en.pdf](http://ec.europa.eu/environment/nature/Natura2000/management/docs/art6/provision_of_art6_en.pdf)
4. 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;  
[http://ec.europa.eu/environment/nature/Natura2000management/docs/art6/Natura\\_2000\\_assess\\_en.pdf](http://ec.europa.eu/environment/nature/Natura2000management/docs/art6/Natura_2000_assess_en.pdf)
5. 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;  
[http://ec.europa.eu/environment/nature/Natura2000/management/docs/art6/guidance\\_art\\_6\\_4\\_en.pdf](http://ec.europa.eu/environment/nature/Natura2000/management/docs/art6/guidance_art_6_4_en.pdf)
6. Guidance document on the implementation of the birds and habitats directive in estuaries and coastal zones with particular attention to port development and dredging;  
[http://ec.europa.eu/environment/nature/Natura2000/management/docs/guidance\\_doc.pdf](http://ec.europa.eu/environment/nature/Natura2000/management/docs/guidance_doc.pdf)
7. The Status of EU Protected Habitats and Species in Ireland.  
[http://www.npws.ie/publications/euconservationstatus/NPWS\\_2007\\_Conservation\\_Status\\_Report.pdf](http://www.npws.ie/publications/euconservationstatus/NPWS_2007_Conservation_Status_Report.pdf)
8. NPWS (2021) Conservation objectives for Rye Water Valley/Carton SAC [001398]. Generic Version 8.0. Department of Housing, Local Government and Heritage.
9. NPWS (2021) Conservation objectives for Glenasmole Valley SAC [001209]. Generic Version 8.0. Department of Housing, Local Government and Heritage.
10. NPWS (2017) Conservation Objectives: Wicklow Mountains SAC 002122. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage, Regional, Rural and Gaeltacht Affairs
11. NPWS (2015) Conservation Objectives: South Dublin Bay and River Tolka Estuary SPA 004024. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.
12. NPWS (2021) Conservation objectives for Wicklow Mountains SPA [004040]. Generic Version 8.0. Department of Housing, Local Government and Heritage.