Appropriate Assessment Screening Report

Blackglen Road Housing Scheme

Dún Laoghaire Rathdown County Council

Blackglen Road, Dún Laoghaire Rathdown, Co. Dublin

Prepared by:

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Basis of Report

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Table of Contents

Tables in Text

Figures in Text

Appendices

Appendix A Relevant Legislation

Acronyms and Abbreviations

AA	Appropriate Assessment
NIS	Natura Impact Statement
SAC	Special Area of Conservation
SPA	Special Protected Area
LSE	Likely Significant Effect
WFD	Water Framework Directive
WWTP	Wastewater Treatment Plant

1.0 Introduction

1.1 Background

Dun Laoghaire Rathdown County Council are intending to develop a housing scheme in the Blackglen Road area of Dun Laoghaire, Co. Dublin. This housing scheme, the Proposed Development, is being carried out by the local authority under Part 8 Planning and Development Act 2000, as amended, and as part of the Government's plan to streamline and accelerate the delivery of social, affordable and cost-rental housing under its *Housing for All* plan[1].

This report looks at the legal requirement or otherwise at the need for a statutory Appropriate Assessment of the Proposed Development by conducting an Appropriate Assessment Screening to determine if a Stage 2 Appropriate Assessment and the preparation of a Natura Impact Statement (NIS) is required for the new housing scheme, at Blackglen Road, Dun Laoghaire, Co. Dublin. It should be noted that the Part8 process cannot be used for a development that requires appropriate assessment (Section 179(6)(e) of the Planning and Development Act 2000.

1.2 General Description of the Site

The Proposed Development is located on the Blackglen Road, Dun Laoghaire, Co. Dublin and is for 129 units distributed across seven blocks, labelled A through G which is shown in Figure 1.

The Proposed Development measures c. approximately 2.8 hectares (ha) and will also include 138 no. car parking spaces and 168 no. bike parking spaces, landscaping, boundary treatments, pedestrian links, public lighting, service connections and all associated site works, and vehicular, cycle and pedestrian access/egress off the regional road R113 Blackglen Road which runs along the southern boundary of the Site. The Site is surrounded to the north by Fitzsimon's Woods potential Natural Heritage Area (pNHA), with the National Sports and Science Centre on the western boundary and an area of DLRCC owned land known as Gorse Hill on the eastern boundary.

1.3 Purpose of the Report

The purpose of this report is to determine whether the Proposed Development, being developed under the Part 8 process, is likely to give rise to likely significant effects which could undermine the conservation objectives for the qualifying interest features/special conservation interests of any European Sites (Natura 2000 Site) deemed to have links with the Proposed Development using the Source-Pathway-Receptor model. Should it be determined that the Proposed Development, either individually or in combination with other plans or projects, may have a significant effect on any European site, then an application for approval must be made to An Bord Pleanála under Section177A of the Planning and Development Act 2000.

1.4 Statement of Authority

SLR Graduate Ecologist Lorcan Kelly wrote this report and SLR Associate Ecologist Michael Bailey carried out the technical review.

Lorcan Kelly holds a BSc. in Science (Zoology) from University College Dublin and an MSc. in Applied Ecology and Conservation from the University of East Anglia. He has recently joined

[1] https://www.gov.ie/en/publication/ef5ec-housing-for-all-a-new-housing-plan-for-ireland/#view-the-plan

SLR having previously worked for The Ecology Consultancy, Norwich. He is a qualifying member of CIEEM.

Michael Bailey holds a BSc. in Biology and Ecology from the University of Ulster and an MSc. in Quantitative Conservation Biology from the University of the Witwatersrand in Johannesburg. He has extensive experience in ecological studies and assessments across a range of sectors in Ireland and of agricultural, mining and renewable energy projects across Africa. He is a member of the Chartered Institute of Ecology and Environmental Management (MCIEEM).

1.5 Relevant Legislation

Relevant legislation and policy can be found in **Appendix A.**

2.0 Methodology

2.1 General Approach

The methodology used in this report is based on guidance provided by the National Parks and Wildlife Service (NPWS [DoEHLG], 2010), the Office of the Planning Regulator (OPR, 2021) and EC Guidance (EC, 2018) (EC, 2020) (EC, 2021) on the application of Article 6 of the Habitats Directive.

The 2021 EC guidance describes a series of stages and steps which should be completed when carrying out the assessment and these are followed here with minor modifications. The assessment applies only to European sites (SPAs and SACs). More specifically, it only applies to the qualifying interest features of such sites i.e. the features which are the reason that the site was designated.

2.2 Baseline Information

2.2.1 Ecological Desk Study

A desk study was carried out to collate information available on (i) SACs and SPAs within 15km of the project site; (ii) Annex I habitats and Annex II species (of the Habitats Directive) within 10km of the Project site; and (iii) Annex I bird species (of the Birds Directive) within 15km of the Project site. The Site and the surrounding area were viewed using satellite imagery[2] and Environmental Protection Agency (EPA) Maps[3]. The principal source of information on Natura 2000 sites and key qualifying features has been data collected through information publicly available through the National Parks and Wildlife Service (NPWS)[4] and with other relevant sources such as data from the National Biodiversity Data Centre, the Ireland Wetland Bird Survey (IWeBS) and Ordnance Survey Ireland (Geohive) being used to provide data on current baseline conditions at the site of the proposed development and within its potential zone of influence.

2.2.2 Field Surveys

A range of ecological surveys were carried out to inform the Ecological Impact Assessment (EcIA) Report for this Site (SLR 2023). Full details can be found in the EcIA Report and are summarised below for brevity:

- Newt surveys (conducted on 04/05/23 & 24/05/23)
- Badger walkover survey (conducted on 24/05/23)
- Badger sett monitoring (conducted on 12/06/23 & 13/06/23)
- Breeding bird surveys (conducted on 13/06/23, 20/06/23, 30/06/23 & 04/07/23)
- Bat activity static recording (detector deployed from 06/07/23 – 13/07/23)

2.3 Stage One: AA Screening

The methodology for the appropriate assessment follows that set out in EC (and other) guidelines and is based on the data, surveys and assessments described in Section 2.2.2. In summary this will comprise:

[2] https://www.google.com/maps

[3] https://gis.epa.ie/EPAMaps/

[4] https://www.npws.ie/protected-sites

Step 1: Ascertaining whether the Project is directly connected with or necessary to the management of a European site. Typically, this applies only to a management plan, or parts thereof, which has the purpose of maintaining or restoring the conservation interest of a European site, and which would not have a negative effect on any other European site.

Step 2: Identifying the relevant elements of the Project and their likely impacts, which is subdivided into:

Step 2, Part 1: An outline description of the Project, including construction, operation and decommissioning, containing enough information for potential impact pathways to be understood, and the Project site and its surroundings, focussing on the habitats and species that may form part of the qualifying interest of a European site.

Step 2, Part 2: An identification of the aspects of the project which have the potential to affect European sites, either alone or in combination with other Projects and Plans. This may include for example emissions to air and water, noise and increases in recreational activity (Sources).

Step 3: Identifying which (if any) European sites may be affected, considering the potential effects of the Project alone or in combination with other plans or projects, which is subdivided into:

Step 3, Part 1: Generating an initial list of European sites to be considered in the screening process, which are those which are potentially connected (via a Pathway) to the Project site including (i) any which overlap with the Project site or are close enough to experience increased noise, vibration, light, visible human activity or invasive species; (ii) those that may have downstream connectivity via watercourses or groundwater to the Project site or transport routes; (iii) those that may receive deposition of pollutants as a result of emissions to air from the Project or transport routes; (iv) those which may support migratory or mobile species populations which may also use the Project site or its environs; and (v) those which may receive additional recreational activity once the Project site is inhabited.

Step 3, Part 2: Compiling basic information on the European sites identified in Part 1, including a list of qualifying interest features/special conservation interest (the Receptors), their conservation objective if known (maintain or restore), the distance and direction from the Project site (including transport routes) and how it is or is not connected, using the Source-Pathway-Receptor model, to the Project site (including transport routes). Likely significant effects can be immediately excluded for any European sites and any qualifying /special conservation interest features which clearly lack a pathway or were it can be demonstrated there is a very weak pathway, such that any effects would not be appreciable.

Step 4: Assessing whether likely significant effects (LSE) on all European sites can be ruled out, in view of their conservation objectives.

Step 4, Part 1: Assessing LSE for the project alone, determining whether there is a risk that the project could undermine the conservation objectives for the qualifying interest features/special conservation interest for those European sites for which a pathway has been identified. This is a scientific determination which considers whether the maintain or restore objective applies and both direct and indirect effects. If there is any uncertainty or detailed investigation or mitigation are required, LSE are assumed.

Step 4, Part 2: Assessing LSE for the project in combination with other Projects and Plans. Along the same lines as Part 1, this considers whether the effects of the Project, if not capable of undermining the conservation objectives on their own, could do so cumulatively with other projects and plans. It also considers whether the risk of undermining conservation objective is elevated when cumulative effects are considered.

Conclusion: stating whether likely significant effects arising from the Project, alone and in-combination with projects and plans, on European sites can excluded, and if they cannot,

which European sites and which qualifying interest features/special conservation interest are at risk from significant effects, and the relevant impact sources and pathways. If the latter, an AA will be required. The conclusion will not consider any mitigation measures designed to avoid likely significant effects on a European site.

2.4 Stage Two: Appropriate Assessment

Step 1: Information on the project and on the European sites

Step 1, Part 1: Information on the project and the project site. Whilst the project has been described in outline at Stage 1, a more detailed description is provided here at Stage 2 including construction/ decommissioning methods, relevant details of the design and timescales, providing all the details needed by the competent authority to complete its AA. The description of the project site here provides further details of the habitats and species that may form part of the qualifying interest of a European site which is at risk of significant effects and its potential effects on the qualifying /special conservation interest features, considering any scoping opinion provided by the competent authority and prescribed bodies.

Step 1, Part 2: Information on the European sites, provides further information on the European sites identified at Stage 1, including a complete list of the qualifying interest features (if not already provided), investigation into the conservation condition and distribution of qualifying habitats and populations, a description of the site and further information on the conservation objectives, including the attributes and targets that define the conservation objectives, and the main threats and pressures.

Step 2: Assessing the implications of the project in view the site's conservation objectives, individually or in combination with other plans or projects.

Step 2, Part 1: Assessment of the project alone. For each of the impact pathways, separately and cumulatively, that were identified at Stage 1 and any others that have been identified subsequently, identifying which conservation objective(s) they could undermine and how and to what degree these objectives could be undermined by the project. If site-specific conservation objectives have not been published it is assumed that the objective is to maintain the area of the qualifying habitat or the population of a qualifying species (or the extent of habitat for that species) at the level it was when the site was designated, or restore it to that level., and that the species are not significantly disturbed. The assessment also considers supporting populations of the same and other species and connected habitats. Low level effects of short duration and from which habitats and species populations would quickly recover may be regarded as not undermining the conservation objectives.

Step 2, Part 2: Assessment of project 'in combination', including the confirmation of the projects and plans (from Stage 1) which could act in combination with the Project to undermine the conservation objectives of a European site, and an examination as to whether these cumulatively with the project could undermine the conservation objectives, even if the project does not on its own. Those included are other plans or projects that have been already completed, approved but not yet completed, or submitted for consent, and have likely significant effects on the same European sites as the Project. All projects and plans are considered together rather than pairwise with the Project, and assessments already made at the Plan level (especially the relevant County Council development plans) are used to inform the assessment.

Step 3: Ascertain the effects of the plan or project on the integrity of European sites. Following on from Step 2, and a detailed scientific investigation of the implications of the project on the conservation objectives, it is determined that where a conservation objective could be undermined, there would be an effect on site integrity and vice versa, which is based on the published conservation objectives where these exist, or an assumed objective as set above.

Step 4: Identify mitigation measures. For any effect that could have an adverse effect on the integrity of a European site, avoidance and mitigation measures are identified with the aim of removing the risk to the integrity of the identified European sites, including in combination effects with other projects and plans. Measures to compensate for adverse effects must not be considered at this Stage, and neither are actions designed to enhance biodiversity.

Conclusion. Taking into account the mitigation identified at Step 4, determining whether the risk to the conservation objectives have been reduced or removed such that they will not be undermined, and adverse effects on the integrity of all European sites can be excluded.

2.5 Sources of Information

Sources of information for the assessment of the Project '*alone*' include:

- Article 17 and Article 12 reports completed by the National Parks and Wildlife Service[5];
- Site Synopses, Conservation Objectives and Standard Data Forms for the Natura 2000 sites[6];
- Environmental Protection Agency (EPA) Maps[7];
- Relevant sections of the accompanying EcIA Report (SLR 2023) written for the planning application for the proposed housing scheme at Blackglen Road, Dún Laoghaire Rathdown, Co. Dublin.
- Maps, reports and information provided by the Client and associated consultants.

Sources of information for the plans and projects for the '*in-combination'* assessment were as above and also include:

- Dún Laoghaire Rathdown County Development Plan 2022-2028,
- Dún Laoghaire Rathdown County Council planning portal[8] and myplan.ie[9] were accessed for information on other projects and plans.

5 Article 17 Reports | National Parks & Wildlife Service (npws.ie) (last accessed 8th January 2024)

6 Protected Sites in Ireland | National Parks & Wildlife Service (npws.ie) (last accessed 8th January 2024)

7 Environmental Protection Agency, Ireland (EPA) Geoportal (last accessed 8th January 2024)

8 Planning Applications Online Search | Dún Laoghaire-Rathdown County Council (dlrcoco.ie) (last accessed 8th January 2024)

9 Home - My Plan (last accessed 8th January 2024)

3.0 Stage One: Screening

3.1 Step One: Management of Natura 2000 Sites

The Project is a proposed housing scheme to be developed on the Blackglen Road area in Dun Laoghaire, Co. Dublin. Therefore, it is not connected to, or necessary for, the management of a Natura 2000 site.

3.2 Step Two: Part One – Project Description

3.2.1 Existing Site

The Site is a greenfield site which covers a total area of approximately 2.8 hectares (ha) and comprises mostly grassland, with dense scrub located along the boundaries, and direct links to offsite woodland to the north. The Site is surrounded to the north by Fitzsimon's Woods potential Natural Heritage Area (pNHA), with the National Sports and Science Centre on the western boundary and an area of DLRCC owned land known as Gorse Hill on the eastern boundary; beyond this to the south and east there are the urban developments of the new and existing housing estates within Simon's Ridge, Aiken Village and Leopardstown Heights.

3.2.2 Proposed Development

The Proposed Development is located at Blackglen Road, Sandyford, County Dublin. The existing site is a greenfield site comprising mostly grassland, with dense scrub located along the boundaries. The proposed site measures approximately 2.8ha. The site is bounded by Blackglen Road to the South, with dense scrub located along the northern boundaries with direct links to an offsite woodland to the north. The development site is surrounded to the south and east by urban developments of the new and existing housing estates within Simon's Ridge, Aiken Village and Leopardstown Heights.

The proposed development is for 129 units distributed across seven blocks, labelled A through G, as follows and as shown in Figure 1 below:

- Block A: 8 no. 1-bed apartments and 16 no. 2-bed apartments
- Block B: 16 no. 1-bed apartments and 16 no. 2-bed apartments,
- Block C: 7 no. 1-bed apartments, 21 no. 11/2-bed apartments and 1 no. high support unit,
- Block D: 4 no. 2-bed houses and 2 no. 4-bed houses,
- Block E: 2 no. 2-bed apartments, 6 no. 2-bed houses and 4 no. 3-bed houses,
- Block F: 3 no. 1-bed apartments, 3 no. 2-bed apartments, 6 no. 2-bed houses and 3 no. 3-bed houses; and,
- Block G: 2 no. 2-bed apartments, 5 no. 2-bed houses and 4 no. 3-bed houses.

The development will also include 138 no. car parking spaces and 168 no. bike parking spaces, landscaping, boundary treatments, pedestrian links, public lighting, service connections and all associated site works, and vehicular, cycle and pedestrian access/egress off the regional road R113, Blackglen Road, to the south of the site.

The Proposed Development will include a sustainable urban drainage system, SuDS with a combination of SuDS mechanisms being utilised and will be in accordance with all current SuDS guidelines. The site investigation confirmed the site not suitable for infiltration and as such permeable surfacing will be used as an attenuation system. The surface water generated on site will be attenuated via the porous surface and a modular system, both will be connected to the public system via a hydrobrake.

SuDS measures to be utilised on the site include:

- Permeable surfacing – will be used within the parking areas and roadways. This will allow some limited natural infiltration and also attenuation storage. These areas have been suitably sized to stone surface water from the surrounding areas.
- Rain gardens / planting – will allow limited natural infiltration. This has not been taken into account in the surface water calculations but will contribute positively to the overall surface water strategy for the site.
- Green Roofs – a green roof will be utilized on half of the roofs of Blocks A, B, and C.
- Modular attenuation system – will be used to compliment the above measures and ensure the outflow from site is restricted to greenfield run off rates.

To alleviate any possible risk of flood the on-site surface water system is designed for a 1 in 100-year storm (+30%). A 30% increase in runoff due to global warming is included. Site specific MET Eireann Rainfall data has been used in the surface water drainage and attenuation design. There will be a complete separation of the foul and surface water drainage systems within the site, both in respect of installation and use. The surface water drains are designed in accordance with BS EN 752, Code of Practice for Drainage Outside Buildings.

The foul drainage system has been designed in accordance with Uisce Éireann Code of Practice and Standard Details for Wastewater, BS 8301:1985, Code of Practice for Building Drainage and the current Building Regulations and Irish Water Code of Practice.

The foul drainage system for the development is a gravity feed system falling to an existing foul line on Blackglen Road. The main foul sewers in the proposed development are to consist of 150mm diameter uPVC pipe and 225mm diameter uPVC pipes with required fall designed throughout to minimise the risk of blockages and to aid maintenance. The development will not result in a significant increase in foul discharge from the site on the public system.

A Pre-Connection Enquiry form was submitted to Uisce Éireann on 4th April 2024 nominating the proposed post-development wastewater demand. Uisce Éireann have confirmed the development is feasible without upgrade by Uisce Éireann.

There is an existing 200mm diameter water main on Blackglen Road south of the site. Given the site layout two connections from this line will be provided to serve the site. On-site looped 100mm diameter HDPE watermain to suit the layout will be installed.

In accordance with requirements air valves and scour valves will be provided around the site as necessary. Hydrants will be provided as directed by the Fire Safety Certificate and Technical Guidance Document B of the Building Regulations 2006. Water saving devices including aerated taps and low water usage appliances will be used in the proposed development in accordance with best practice. The water supply system has been designed and will be installed in accordance with Uisce Éireann Code of Practice and Standard Details for Water.

A stage 1 desktop flood risk assessment was undertaken to identify possible sources of flooding, and the risk posed to the development, and separately the risk posed to surrounding areas because of the development. The site is situated far enough away from the sea not to be subjected to coastal or fluvial flooding. Site is sloping from the north to south and from the west to east. Studies have shown that the site has not been subjected to flooding during previously reported flooding events. As such it is reasonable to assume there is no risk to the proposed development resulting from flooding off-site. It is intended that all surface water run off generated by the 1-in-100 year storm will be dealt with via the attenuation tank. An allowance has been made for a 30% increase in runoff due to global warming, as per the “Greater Dublin Strategic Drainage Study” recommendations.

The landscaping is a significant aspect of this architectural housing development, given the site's location, rich in diverse ecosystems and wooded areas on the foothills of the Dublin Mountains. Associated works will include hard and soft landscaping, including measures to protect a known badger sett located to the north of the development area. The development will include dedicated amenity areas, bicycle spaces, construction of new walls along the southern boundary as required, deer fencing along sections of the northern boundary, and all associated ancillary drainage and site works (Figure 1).

The speed limit in the vicinity of the access point is 50km/h. The road width is reduced to mitigate the risk of speeding and to protect both pedestrians, and wildlife which may travel through the site.

Construction works are anticipated to commence in December 2024 and last for ca. 80 weeks.

3.3 Step Two: Part Two – Potential Impact Factors

The proposed construction of the residential development has the potential to result in the following impacts:

- Habitat loss;
- Release of suspended solids and/or other pollution into existing waterways and sewer networks;
- Disturbance due to machinery usage and presence of construction workers;
- Dust emissions during the construction phase;
- Noise and vibration during the construction phase;
- Vehicle emissions due to increased traffic both during and after construction;

The habitats and species listed as features of interest of any European sites in proximity to the project must therefore be assessed for effects from the above potential impacts from the proposed development project. These effects are considered further below.

3.4 Step Three: Identification of Relevant Natura 2000 Sites

The first step in identification of relevant Natura 2000 sites for further assessment is to identify those that will be at risk from likely significant effects where a Source-Pathway-Receptor link exists between the project site and the Natura 2000 site.

The relevant Natura 2000 sites are identified through a review of the nature and scale of the project, the project location relative to Natura 2000 sites, presence of ecological (including mobile and migratory species) and landscape connectivity, such as along waterways, hedgerows and treelines between the Site and the Natura 2000 sites, known impacts and effects likely to arise as a result of this type of project, distance from Natura 2000 sites and the qualifying interests of the Natura 2000 sites.

Table 3-1 provides a list of European sites which were selected for initial consideration of Source-Pathway-Receptor links (**Figure 2**); a description of each site, their qualifying interests, and any Source-Pathway-Receptor links and the potential for likely significant effects (LSEs).

Table 3-1: Description of European sites with Potential Source-Pathway-Receptor Links

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
Wicklow Mountains SAC (002122)	4.8km southwest	**Habitats** Oligotrophic waters containing very few minerals of sandy plains (*Littorelletalia uniflorae*) [3110] Natural dystrophic lakes and ponds [3160] Northern Atlantic wet heaths with *Erica tetralix* [4010] European dry heaths [4030] Alpine and Boreal heaths [4060] Calaminarian grasslands of the *Violetalia calaminariae* [6130] Species-rich Nardus 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 (*Androsacetalia alpinae* and *Galeopsietalia ladani*) [8110]	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site.	**No**

[10] When measured in a straight line over the shortest distance between the Site and Natura 2000 site.

[11] For SPAs, the bird species that are the reason for designation are Species of Conservation Interest (SCIs) and for SACs the habitats and species that are the reason for designation are its Qualifying Interests (QIs). For convenience, the term qualifying interest or QI is used here for both SPAs and SACs.

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
		Calcareous rocky slopes with chasmophytic vegetation [8210] Siliceous rocky slopes with chasmophytic vegetation [8220] Old sessile oak woods with *Ilex* and *Blechnum* in the British Isles [91A0] **Species** *Lutra lutra* (Otter) [1355] ConservationObjectives.rdl (npws.ie)	**Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
South Dublin Bay SAC (000210)	5.4km northeast	**Habitats** Mudflats and sandflats not covered by seawater at low tide [1140] Annual vegetation of drift lines [1210] *Salicornia* and other annuals colonising mud and sand [1310] Embryonic shifting dunes [2110] ConservationObjectives.rdl (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. The SAC is located on a different Water Frameworks Directive (WFD) sub-catchment to the Site. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014).	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Noise and vibration - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Knocksink Wood SAC (000725)	6.2km southeast	**Habitats** Petrifying springs with tufa formation (Cratoneurion) [7220] Old sessile oak woods with *Ilex* and *Blechnum* in the British Isles [91A0] Alluvial forests with *Alnus glutinosa* and *Fraxinus excelsior* (*Alno-Padion, Alnion incanae, Salicion albae*) [91E0] CO000725.pdf (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Vehicle emissions - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Ballyman Glen SAC (000713)	7.8km southeast	**Habitats** Petrifying springs with tufa formation (*Cratoneurion*) [7220] Alkaline fens [7230] ConservationObjectives.rdl (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Increased recreational pressure – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Glenasmole Valley SAC (001209)	8.7km southwest	**Habitats** Semi-natural dry grasslands and scrubland facies on calcareous substrates (*Festuco-Brometalia*) (* important orchid sites) [6210] *Molinia* meadows on calcareous, peaty or clayey-silt-laden soils (*Molinion caeruleae*) [6410] Petrifying springs with tufa formation (*Cratoneurion*) [7220] CO001209.pdf (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. The SAC is located on a different Water Frameworks Directive (WFD) sub-catchment to the Site. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
Rockabill to Dalkey Island SAC (003000)	9.5km east	**Habitats** Reefs [1170] **Species** *Phocoena phocoena* (Harbour Porpoise) [1351] ConservationObjectives.rdl (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** Waste water flows from the Site are treated at Ringsend WWTP. The main area of dispersal for the treated effluent from this facility is the Tolka Basin and around North Bull Island. This represents a potential pathway for impacts on QI's due to pollution of waterways. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	**Yes**
North Dublin Bay SAC (000206)	10.3km northeast	**Habitats** Mudflats and sandflats not covered by seawater at low tide [1140]	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC.	**Yes**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
		Annual vegetation of drift lines [1210] *Salicornia* and other annuals colonising mud and sand [1310] Atlantic salt meadows (*Glauco-Puccinellietalia maritimae*) [1330] Mediterranean salt meadows (*Juncetalia maritimi*) [1410] Embryonic shifting dunes [2110] Shifting dunes along the shoreline with *Ammophila arenaria* (white dunes) [2120] Fixed coastal dunes with herbaceous vegetation (grey dunes) [2130] Humid dune slacks [2190] *Petalophyllum ralfsii* (Petalwort) [1395] ConservationObjectives.rdl (npws.ie)	**Release of suspended solids and/or other pollution into waterways -** Waste water flows from the Site are treated at Ringsend WWTP. The main area of dispersal for the treated effluent from this facility is the Tolka Basin and around North Bull Island. This represents a potential pathway for impacts on QI's due to pollution of waterways. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Bray Head SAC (000714)	12.4km southeast	**Habitats** Vegetated sea cliffs of the Atlantic and Baltic coasts [1230] European dry heaths [4030] ConservationObjectives.rdl (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Disturbance due to machinery usage and presence of construction workers – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Howth Head SAC (000202)	14.6km northeast	**Habitats** Vegetated sea cliffs of the Atlantic and Baltic coasts [1230] European dry heaths [4030] ConservationObjectives.rdl (npws.ie)	**Habitat loss** – The Site does not overlap with the SAC. Therefore, there is no potential for direct habitat loss within the SAC. **Release of suspended solids and/or other pollution into waterways -** There is no surface water hydrological connection between the Site and the SAC. The SAC is located on a different Water Frameworks Directive (WFD) sub-catchment to the Site. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from disturbance.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Dust emissions - The Site is located over 500m from the SAC. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SAC to exclude the possibility of LSE from increased recreational pressure on the Site.	
Wicklow Mountains SPA (004040)	4.9km southwest	Merlin (*Falco columbarius*) [A098] Peregrine (*Falco peregrinus*) [A103] CO004040.pdf (npws.ie)	**Habitat loss** – The Site does not overlap with the SPA. Therefore, there is no potential for direct habitat loss within the SPA. The Site falls within the core foraging range of merlin (SNH, 2016), but does not consist of any suitable *ex-situ* habitat for the species. Merlin was not observed during surveys of the Site. As such, the possibility of LSE from habitat loss can be excluded. **Release of suspended solids and/or other pollution into waterways** - There is no surface water hydrological connection between the Site and the SPA. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from disturbance.	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Dust emissions - The Site is located over 500m from the SPA. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased recreational pressure on the Site.	
South Dublin Bay and River Tolka Estuary SPA (004024)	5.4km northeast	Light-bellied Brent Goose (*Branta bernicla hrota*) [A046] Oystercatcher (*Haematopus ostralegus*) [A130] Ringed Plover (*Charadrius hiaticula*) [A137] Grey Plover (*Pluvialis squatarola*) [A141] Knot (*Calidris canutus*) [A143] Sanderling (*Calidris alba*) [A144] Dunlin (*Calidris alpina*) [A149] Bar-tailed Godwit (*Limosa lapponica*) [A157] Redshank (*Tringa totanus*) [A162]	**Habitat loss** – The Site does not overlap with the SPA. Therefore, there is no potential for direct habitat loss within the SPA. The Site contains no suitable *ex-situ* habitat for any of the species listed as SCI's for this SPA. **Release of suspended solids and/or other pollution into waterways** - Waste water flows from the Site are treated at Ringsend WWTP. The main area of dispersal for the treated effluent from this facility is the Tolka Basin and around North Bull Island. This represents a potential pathway for impacts on QI's due to pollution of waterways. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SPA. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014).	**Yes**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
		Black-headed Gull (*Chroicocephalus ridibundus*) [A179] Roseate Tern (*Sterna dougallii*) [A192] Common Tern (*Sterna hirundo*) [A193] Arctic Tern (*Sterna paradisaea*) [A194] Wetland and Waterbirds [A999] ConservationObjectives.rdl (npws.ie)	**Noise and vibration** - The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased recreational pressure on the Site.	
Dalkey Islands SPA (004172)	9.2km east	Roseate Tern (*Sterna dougallii*) [A192] Common Tern (*Sterna hirundo*) [A193] Arctic Tern (*Sterna paradisaea*) [A194] CO004172.pdf (npws.ie)	**Habitat loss** – The Site does not overlap with the SPA. Therefore, there is no potential for direct habitat loss within the SPA. The Site contains no suitable *ex-situ* habitat for any of the species listed as SCI's for this SPA. **Release of suspended solids and/or other pollution into waterways** - There is no surface water hydrological connection between the Site and the SPA. The SPA is located on a different WFD sub-catchment to the Site. Therefore, there is no potential for LSE as a result of potential water pollution during the proposed development. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SPA. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014).	**No**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
			Noise and vibration - The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased recreational pressure on the Site.	
North Bull Island SPA (004006)	10.3km northeast	Light-bellied Brent Goose (*Branta bernicla hrota*) [A046] Shelduck (*Tadorna tadorna*) [A048] Teal (*Anas crecca*) [A052] Pintail (*Anas acuta*) [A054] Shoveler (*Anas clypeata*) [A056] Oystercatcher (*Haematopus ostralegus*) [A130] Golden Plover (*Pluvialis apricaria*) [A140] Grey Plover (*Pluvialis squatarola*) [A141] Knot (*Calidris canutus*) [A143] Sanderling (*Calidris alba*) [A144] Dunlin (*Calidris alpina*) [A149] Black-tailed Godwit (*Limosa limosa*) [A156] Bar-tailed Godwit (*Limosa lapponica*) [A157]	**Habitat loss** – The Site does not overlap with the SPA. Therefore, there is no potential for direct habitat loss within the SPA. The Site contains no suitable *ex-situ* habitat for any of the species listed as SCI's for this SPA. **Release of suspended solids and/or other pollution into waterways** - Waste water flows from the Site are treated at Ringsend WWTP. The main area of dispersal for the treated effluent from this facility is the Tolka Basin and around North Bull Island. This represents a potential pathway for impacts on QI's due to pollution of waterways. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SPA. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014). **Noise and vibration** - The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from noise and vibration.	**Yes**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
		Curlew (*Numenius arquata*) [A160] Redshank (*Tringa totanus*) [A162] Turnstone (*Arenaria interpres*) [A169] Black-headed Gull (*Chroicocephalus ridibundus*) [A179] Wetland and Waterbirds [A999] ConservationObjectives.rdl (npws.ie)	**Vehicle emissions -** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased recreational pressure on the Site.	
North-West Irish Sea SPA (004236)	10.4 km northeast	Red-throated Diver (Gavia stellata) [A001] Great Northern Diver (Gavia immer) [A003] Fulmar (Fulmarus glacialis) [A009] Manx Shearwater (Puffinus puffinus) [A013] Cormorant (Phalacrocorax carbo) [A017] Shag (Phalacrocorax aristotelis) [A018] Common Scoter (Melanitta nigra) [A065] Little Gull (Larus minutus) [A177] Black-headed Gull (Chroicocephalus ridibundus) [A179] Common Gull (Larus canus) [A182] Lesser Black-backed Gull (Larus fuscus) [A183] Herring Gull (Larus argentatus) [A184]	**Habitat loss** – The Site does not overlap with the SPA. Therefore, there is no potential for direct habitat loss within the SPA. The Site contains no suitable *ex-situ* habitat for any of the species listed as SCI's for this SPA. **Release of suspended solids and/or other pollution into waterways** - Waste water flows from the Site are treated at Ringsend WWTP. The main area of dispersal for the treated effluent from this facility is the Tolka Basin and around North Bull Island. This represents a potential pathway for impacts on QI's due to pollution of waterways. **Disturbance due to machinery usage and presence of construction workers** – The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from disturbance. **Dust emissions** - The Site is located over 500m from the SPA. Therefore, it is sufficiently distant to exclude any LSE from dust emissions (IAQM, 2014).	**Yes**

Natura 2000 Site	Distance[10]	Qualifying Interests[11] and Conservation Objectives	Connections (Source-Pathway-Receptor)	Considered Further in Screening (Y/N)
		Great Black-backed Gull (Larus marinus) [A187] Kittiwake (Rissa tridactyla) [A188] Roseate Tern (Sterna dougallii) [A192] Common Tern (Sterna hirundo) [A193] Arctic Tern (Sterna paradisaea) [A194] Little Tern (Sterna albifrons) [A195] Guillemot (Uria aalge) [A199] Razorbill (Alca torda) [A200] Puffin (Fratercula arctica) [A204] CO004236.pdf (npws.ie)	**Noise and vibration** - The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from noise and vibration. **Vehicle emissions -** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased vehicle emissions on the Site. **Increased recreational pressure –** The Site is considered to be sufficiently distant from the SPA to exclude the possibility of LSE from increased recreational pressure on the Site.	

3.5 Step Four: Part One – Likely Significant Effects for the Project '*Alone*'

Only one potential source-receptor-pathway links wase identified for the European sites listed in **Table 3 1**. This was the potential for the release of suspended solids and/or other pollution into waterways which could make their way into the coastal European Sites of Rockabill to Dalkey Island SAC (9.5km east), North Dublin Bay SAC (10.3km northeast), South Dublin Bay and River Tolka Estuary SPA (5.4km northeast) North Bull Island SPA (10.3km northeast) and North-West Irish Sea SPA (10.4 km northeast).

There are no streams or rivers near the site into which any surface water runoff from either the construction or operational phases will discharge into. The construction phase will comply with construction best practice and will adhere to the conditions set out in the CMP and CEMP and so there will be little or no surface water runoff and if any runoff from the site will be captured by the existing surface water drainage on the Blackglen road and surrounding areas. All the European Site are also too distant from the site to be affected by surface water runoff.

The only indirect effect on the European Site identified would be from foul water from the operation of the housing development which will be discharged to the existing local sewer network and will be treated at the Ringsend WWTP. The treated effluent from this facility has a main area of dispersal within the Tolka Basin and around North Bull Island. South Dublin Bay is unaffected by the effluent (Irish Water, 2018). Effluent discharge from Ringsend WWTP is identified as a potential pathway or link for LSE on the Rockabill to Dalkey Island SAC, North Dublin Bay SAC, South Dublin Bay and River Tolka Estuary SPA, North Bull Island SPA and North-West Irish Sea SPA. However, the Hayes and Higgins Partnership Civil Engineering Services Report (2024) prepared for this development has shown that development will not result in a significant increase in foul discharge from the site on the public system, and that discharge from the Ringsend WWTP is done so under discharge licence (D0034-01) and is subject to emission limit values set by the Environmental Protection Agency (EPA) to avoid negative impact on the environment.

Furthermore, Ringsend WWTP is currently undergoing an upgrade of their facilities. The planned upgrade is set to achieve compliance with the Urban Wastewater Treatment Directive for a population equivalent of 2.4 million by 2025, with the infrastructure in place to treat wastewater to the required standards for an equivalent population of 2.1 million by the end of 2023. This project was undertaken with the intent to enable 'future housing and commercial development' (Irish Water, 2018). As such, the potential for likely significant effects on European Sites from wastewater discharged from the site is negligible, and likely significant effects on European Sites can be excluded for this pathway from the Project alone.

There are no other pathways for potential likely significant effects on any European Site arising from the Proposed Development.

3.6 Step Four: Part Two – Assessment of Likely Significant '*In Combination*' Effects

In combination, or cumulative, effects can result from individually insignificant but collectively significant actions taking place over a period of time or concentrated in a location. Cumulative effects can occur where a proposed development results in individually insignificant impacts that, when considered in-combination with impacts of other proposed or permitted plans and projects, can result in significant effects.

Other plans and projects that should be considered when establishing cumulative effects are:

- proposals for which consent has been applied but which are awaiting determination;

- projects which have been granted consent, but which have not yet been started or which have been started but are not yet completed (i.e., under construction);
- proposals which have been refused permission, but which are subject to appeal, and the appeal is undetermined;
- constructed developments whose full environmental effects are not yet felt and therefore cannot be accounted for in the baseline; or
- developments specifically referenced in a National Policy Statement, a National Plan or a Local Plan.

There are no policies or objectives within the Dún Laoghaire County Development Plan 2022-2028 that when considered with the proposed project could give rise to cumulative effects on European sites.

As outlined above, there are no anticipated effects from the Project on European sites. Although there is a weak hydrological pathway between the Site and Rockabill to Dalkey Island SAC, North Dublin Bay SAC, North Bull Island SPA and North-West Irish Sea SPA through sewer systems, LSE on these sites can be excluded based on existing information regarding effluent discharge from Ringsend WWTP. The ongoing upgrades at Ringsend WWTP will ensure compliance with the Urban Wastewater Treatment Directive even when considering the demands of a growing population. As such, there are no cumulative effects on European sites anticipated through this pathway. There are no other developments of sufficient scale or proximity which would contribute to cumulative effects that would result in LSE on protected European sites through any of the other pathways listed in **Section 3.4**.

3.7 Conclusions

This screening report, based results of the S-P-R modelling process identified and on the best available scientific information and project details, demonstrates that the Proposed Development does not pose a risk of significant effects on any European Site.

Through an assessment of the pathways for potential effects and an evaluation of the sources for impacts, taking account of the processes involved and the distance of separation from European sites, it has been evaluated that there are no likely significant adverse effects on the qualifying interests, special conservation interest or the conservation objectives of any designated European site.

This information is presented in this report will allow the Competent Authority to make their determination regarding likely significant effects on European sites resulting from the Proposed Development, in accordance with and fulfilment of the requirements of Article 6 of the Habitats Directive and derived Regulations.

4.0 References

CIEEM (2018) Guidelines for Ecological Impact Assessment in the UK and Ireland: Terrestrial, Freshwater, Coastal and Marine. Chartered Institute of Ecology and Environmental Management, Winchester.

DoEHLG (2010) Appropriate Assessment of Plans and Projects in Ireland – Guidance for Planning Authorities. National Parks and Wildlife Service, Department of the Environment, Heritage and Local Government. Dublin.

European Commission (2018) Managing Natura 2000 Sites: The Provisions of Article 6 of the 'Habitats Directive' 92/43/EEC.

European Commission (2021) Assessment of Plans and Projects in relation to Natura 2000 sites – Methodological guidance on Article 6(3) and (4) of the Habitats Directive 92/43/EEC.

European Union Habitats Directive, (1992) Council Directives 92/43/EEC of 21 May 1992 on the conservation of natural habitats and of wild fauna and flora.

Institute of Air Quality Management – IAQM (2014) Guidance on the assessment of dust from demolition and construction.

Office of the Planning Regulator – OPR (2021) Appropriate Assessment Screening for Development Management.

5.0 Drawings

Figure 1: Layout of the Proposed Development at Blackglen Road

Figure 2: Location of the Site Relative to European (Natura 2000) Sites

Figure 2: Layout of the Proposed Development at Blackglen Road (source: JFOC Architects)

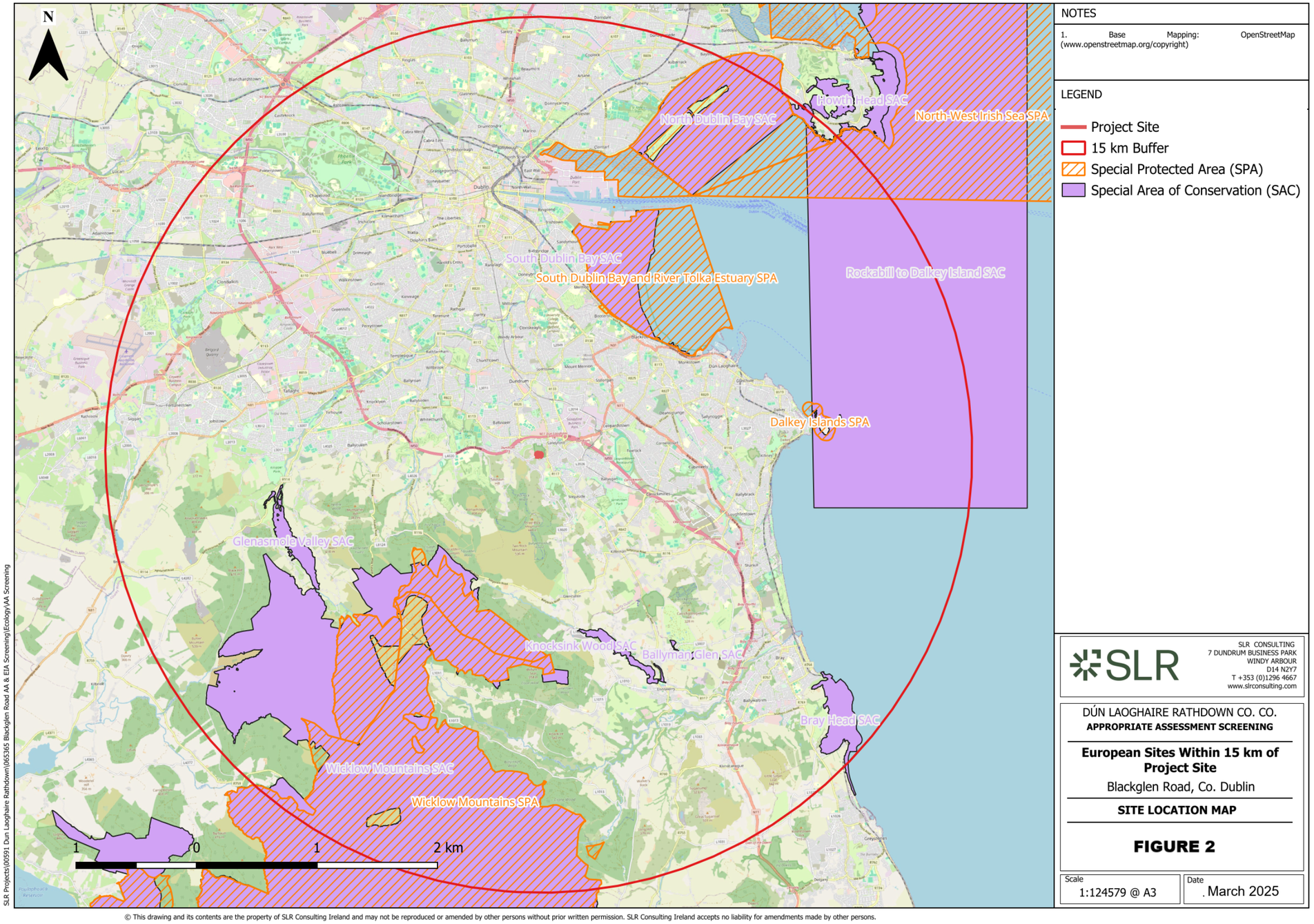


Figure 2: Location of the Site Relative to European (Natura 2000) Sites

Appendix A Relevant Legislation

Blackglen Road Housing Scheme

Dún Laoghaire Rathdown County Council

SLR Project No.: 065365365

11 March 2025

European Nature Directives (Habitats and Birds)

The Habitats Directive (Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora) forms the basis for the designation of Special Areas of Conservation (SAC). Similarly, Special Protection Areas (SPA) are classified under the Birds Directive (Council Directive 2009/147/EEC on the Conservation of Wild Birds). Collectively, SACs and SPAs are referred to as the European network. The European Network is the minimum required to conserve certain habitats and species which are listed in the Directives.

Under Article 6(3) of the Habitats Directive, an Appropriate Assessment (AA) must be undertaken for any plan or project that is not directly connected with or necessary to the management of a European site but is likely to have a significant effect thereon, either individually or in combination with other plans or projects. An AA is an evaluation of the potential impacts of a plan or project on the conservation objectives of a European site, and the identification, where necessary, of mitigation or avoidance measures to preclude adverse effects on the integrity of the site.

Article 6, paragraph 3 of the European Commission Habitats Directive 92/43/EEC ("the Habitats Directive") states that:

"*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*".

European Communities (Birds and Natural Habitats) Regulations 2011

Pursuant to the Habitats Directive, Part 5 of the European Communities (Birds and Natural Habitats) Regulations 2011, as amended, similarly sets out the requirements for screening assessments and the circumstances under which an AA is required.

Regulation 42(1) requires that '*a screening for Appropriate Assessment of a plan or project for which an application for consent is received, or which a public authority wishes to undertake or adopt, and which is not directly connected with or necessary to the management of the site as a European Site, shall be carried out by the public authority to assess, in view of best scientific knowledge and in view of the conservation objectives of the site, if that plan or project, individually or in combination with other plans or projects is likely to have a significant effect on the European site*.' Regulation 42(2) expands on this, stipulating that a public authority must carry out a screening for AA before consent for a plan or project is given, or a decision to undertake or adopt a plan or project is taken.

Regulation 42(6) requires that '*the public authority shall determine that an Appropriate Assessment of a plan or project is required where the plan or project is not directly connected with or necessary to the management of the site as a European Site and if it cannot be excluded, on the basis of objective scientific information following screening under this Regulation, that the plan or project, individually or in combination with other plans or projects, will have a significant effect on a European site'*.

Regulation 42(3)(a) gives the public authority the power to direct a third party to provide a Natura Impact Statement (NIS) and Regulation 42(3)(b) allows it to request any additional information that it needs to complete the screening assessment or AA. Regulation 42(5) goes on to make clear that the NIS should include such information as the public authority considers necessary to enable it to undertake the AA and to ascertain if a project or plan will affect the

integrity of a European site. In addition to the information, Regulation 2(1) provides a definition of a Natura Impact Statement as '*a report comprising the scientific examination of a plan or project and the relevant European Site or European Sites, to identify and characterise any possible implications of the plan or project individually or in combination with other plans or projects in view of the conservation objectives of the site or sites, and any further information including, but not limited to, any plans, maps or drawings, scientific information or data required to enable the carrying out of an Appropriate Assessment*'.

Regulation 42(11) makes clear that the AA must be carried out by the public authority and that it must include its conclusion as to whether the project or plan would adversely affect the integrity of a European site, and that this must be done prior to consenting the project.

Planning and Development Act 2000 (as amended)

These processes have been further enshrined in the Planning and Development Act 2000 (as amended), in sections 177T, 177U and 177V, which are as follows:

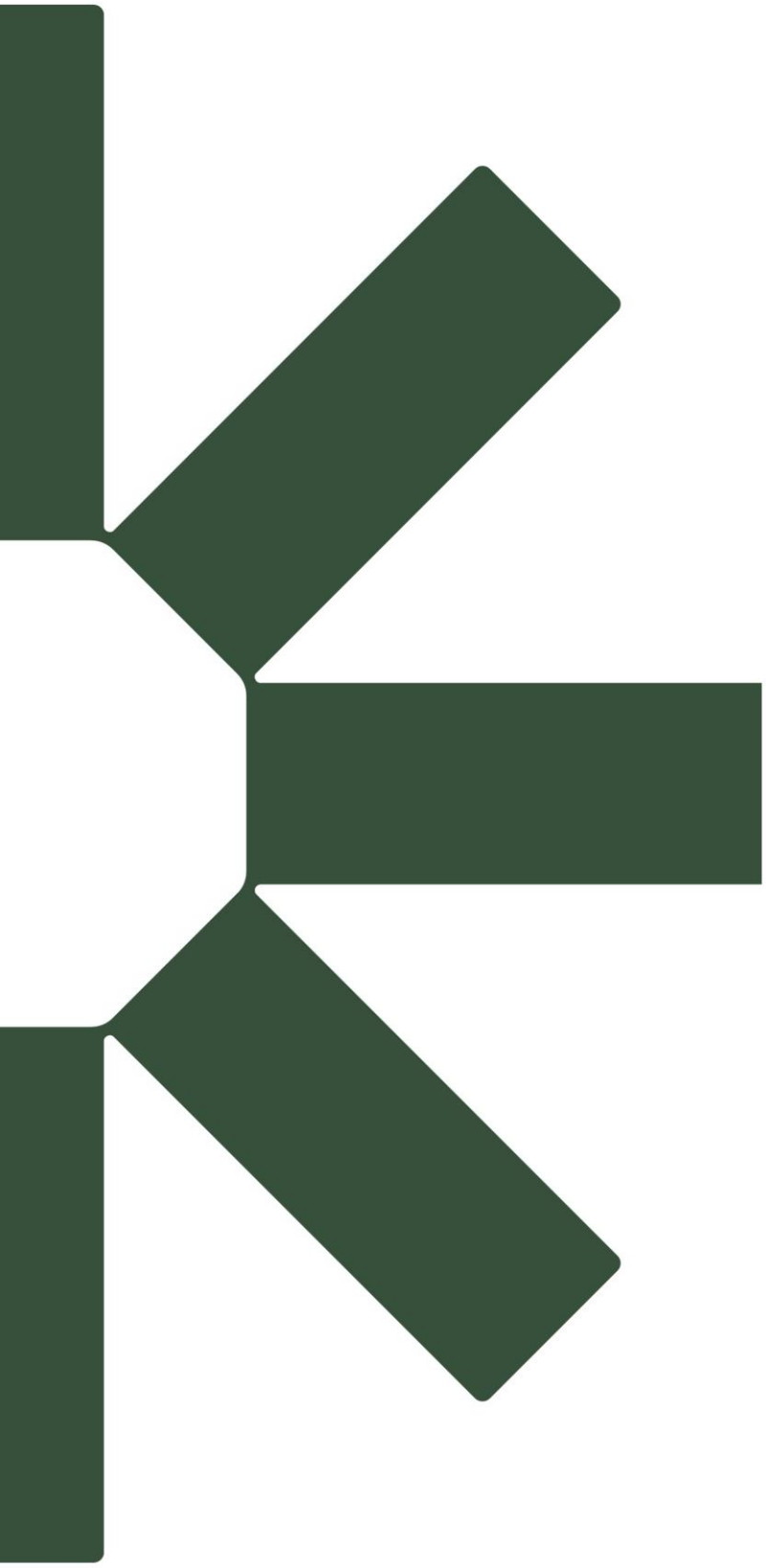
s177T(1)(b) A Natura impact statement means a statement, for the purposes of Article 6 of the Habitats Directive, of the implications of a proposed development, on its own or in combination with other plans or projects, for one or more than one European site, in view of the conservation objectives of the site or sites.

(2) Without prejudice to the generality of subsection (1), a Natura impact report or a Natura impact statement, as the case may be, shall include a report of a scientific examination of evidence and data, carried out by competent persons to identify and classify any implications for one or more than one European site in view of the conservation objectives of the site or sites.

177U. — (1) A screening for appropriate assessment of a draft Land use plan or application for consent for proposed development shall be carried out by the competent authority to assess, in view of best scientific knowledge, if that Land use plan or proposed development, individually or in combination with another plan or project is likely to have a significant effect on the European site.

(4) The competent authority shall determine that an appropriate assessment of a draft Land use plan or a proposed development, as the case may be, is required if it cannot be excluded, on the basis of objective information, that the draft Land use plan or proposed development, individually or in combination with other plans or projects, will have a significant effect on a European site.

177V. — (1) An appropriate assessment carried out under this Part shall include a determination by the competent authority under Article 6.3 of the Habitats Directive as to whether or not a draft Land use plan or proposed development would adversely affect the integrity of a European site and an appropriate assessment shall be carried out by the competent authority, in each case where it has made a determination under section 177U(4) that an appropriate assessment is required, before — ... (b) consent is given for the proposed development.



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