



An
Bord
Pleanála

Inspector's Report ABP 307007-20

Development:	30-unit housing development
Location:	Gort Ui Lochlainn, Mountain Rd, Moycullen. Galway
Local Authority:	Galway Co. Council
Type of Application:	AA Screening Determination
Applicants:	Galway Co. Council
Date of Site Inspection:	June 17 th , 2020.
Inspector:	Breda Gannon.

1.0 Introduction

- 1.1. Galway County Council is proposing to develop a 30-unit housing development at Gort Ui Lochlainn, Mountain Road, Moycullen. Co. Galway and is seeking a screening determination for Appropriate Assessment pursuant to Article 250(3)(b) of the Planning and Development Regulations 2001-2020.

2.0 Proposed Development

- 2.1. The proposal is to build a 30-unit housing development on the site, which forms part of the rebuilding Ireland programme. The scheme would consist of predominantly two-storey dwellings in a terraced arrangement. Access would be created off the adjoining local road (L1320) and the development would be connected to public water and foul water services. The wastewater generated by the proposed development would be treated at the Moycullen Wastewater Treatment Plant, located c 500m from the proposed development.
- 2.2. The local authority intends to progress the scheme under section 179 of the Planning and Development Act, 2000, as amended and under Part 8 of the Planning and Development Regulations, 2001. It seeks confirmation that the conclusions reached in the ecological assessment are valid and that the proposed development would not impact significantly on any European site.
- 2.3. Accompanying documents include:
 - Site location and layout drawings
 - Ecological Assessment
 - Screening for Appropriate Assessment

3.0 Site and Location

- 3.1. The site is located at Gort Ui Lochlainn, close to the centre of Moycullen in Co. Galway. It encompasses an area of 1.8 ha and lies to the north of Mountain Road (L1320) and c 300m west of the junction to the N59. The majority of the site incorporates established woodland, with a gravel/rubble area to the front. The road-side boundary is formed by a stone wall and a footpath connects the site with the

village. Immediately west of the site there is a bottle bank and children's play ground. Further west there are residential housing schemes. To the east the site is adjoined by a single-storey dwelling/associated out buildings. To the north there is an area of woodland and opposite the site there are retail and office premises served by a substantial car park.

4.0 Planning History

- 4.1. No details of any relevant planning history have been forwarded by the local authority.

5.0 Planning Authority Submission

- 5.1. Galway Co. Council commissioned Tobin Ecological Services Ltd to prepare an Appropriate Assessment Screening Report. Having had regard to this report and having noted the requirements of article 250(1) of the Planning and Development Regulations 2001, as amended, Galway Co. Council is of the opinion that the proposed development would not give rise to a significant effect on any European site. It now seeks the opinion of the Board that the conclusions reached are valid and that the proposed development will not impact significantly on any European site.

6.0 Legislative and Policy Context

- 6.1. Under the provisions of article 250(1), where a local authority propose to carry out a development it is required to carry out a screening of the proposed development to assess if the development individually or in combination with other plans or projects would be likely to have a significant effect on a European site. If on the basis of a screening under 250(1), it cannot be excluded, on the basis of objective information, that the proposed development, individually or in combination with other plans or projects, would have a significant effect on a European site, the local authority is required to determine that appropriate assessment of the proposed development is required and to prepare an NIS and submit the proposed development for approval to the Board under section 177AE of the Planning and Development Act, 2000, as amended.

- 6.2. **The EU Habitats Directive (92/43/EEC):** This Directive deals with the Conservation of Natural Habitats and of Wild Fauna and Flora throughout the European Union. Article 6(3) and 6(4) require an appropriate assessment of the likely significant effects of a proposed development on its own and in combination with other plans and projects which may have an effect on a European Site (SAC or SPA).
- 6.3. The guidance contained in *'Appropriate Assessment for Plans and Projects in Ireland -Guidelines for Planning Authorities'* (DoEHLG 2009) advises that all plans and projects not directly connected to, or, for the management of a Natura 2000 site must be assessed for its potential significant effects on that site before any decision is made to allow that plan or project to proceed. Each plan or project must also be assessed for its possible in combination effects with other plans or projects. This process is designated 'appropriate assessment' and arises from obligations under Article 6(3) and 6(4) of the Habitats Directive.
- 6.4. **National nature conservation designations:** The Department of Culture, Heritage and the Gaeltacht and the National Parks and Wildlife Service are responsible for the designation of conservation sites throughout the country. The three main types of designation are Natural Heritage Areas (NHA), Special Areas of Conservation (SACs) and Special Protection Areas (SPAs) and the latter two form part of the European Natura 2000 Network.
- 6.5. **Moycullen Local Area Plan** – The operative development plan is the Moycullen Local Area Plan 2013-2023. The front section of the site is zoned C1 -Town Centre/Commercial and the rear section is zoned R - Residential Phase 1.

Relevant objectives include the following:

Objective NH 8 – relating to the protection of important trees clusters in the plan area including those identified on Specific Objectives Map 2A/2B, and ensure that development proposals take cognisance of significant trees/tree stands and seek to retain natural boundaries including stonewall, hedgerow and tree boundaries, where possible and replace with a boundary type similar to the existing boundary where removal is unavoidable.

Objective NH13 – relating to the protection of bat and bat habitats including areas of woodland and hedgerows including those areas identified on Map 2A/2B Specific Objectives and the requirement for suitable assessment of potential impacts on bats

for all development proposals. This will include an assessment of the cumulative loss of habitat or the impact on bat populations and activity in the area and may include a specific bat survey.

7.0 Assessment

- 7.1. The proposal is to clear the existing site (1.8 ha) and replace an area of woodland with a small housing scheme comprising 30 housing units and ancillary development. The development would be connected to existing water and foul water services with connections located along the local road at the front of the site. The site is not located within or immediately adjacent to any European site. The nearest site is Lough Corrib SAC, located 1.3km to the east.
- 7.2. Storm water arising from the proposed development would be directed towards the site entrance which will pass through a petrol interceptor prior to discharge to a soakaway located near the southern boundary. Wastewater would be treated at the existing Moycullen Wastewater Treatment Plant which incorporates primary, secondary treatment (activated sludge), nutrient removal (chemical dosing for phosphorus removal) and tertiary treatment in the form of an integrated constructed wetland. The treated water is discharged into the Ballyquirke Canal which flows into Ballyquirke Lough c 1km downstream, which is part of Lough Corrib SAC and SPA. I note from the documentation submitted in support of this application that the treatment plant is operating within its design capacity, which it is not expected to be exceeded in the short term.
- 7.3. Desktop and field surveys were conducted as part of the ecological assessment of the site. Habitats were classified in accordance with Fossitt (2000). The main habitat consists of Mixed Broadland Woodland (WD1), with Exposed Sand, Gravel or Till (ED10) and Recolonising Bare Ground (ED3) towards the front of the site. No rare or protected flora was recorded during the site visits. No invasive flora species were recorded on the site during the field surveys. Sycamore and Buddleja were recorded and these species are rated as medium risk and are identified as species that could represent a significant impact on native species or habitats causing significant decline or loss; or species that could impact either/both Natura 2000 site or the goals of the Water Framework Directive.

- 7.4. The desktop studies revealed that the wider area is important for various species of bats. In terms of screening for AA, Lesser Horseshoe bat is a species of interest being a qualifying species for Ross Lake and Wood SAC and Lough Corrib SAC.
- 7.5. The desktop studies identified 6 no. Lesser Horseshoe Bat roosting areas within the vicinity of the proposed development. These included 2 no. sites within the Ross Lake and Woods SAC approximately 4km and 6 km north west of the proposed development and one roost within Lough Corrib SAC c. 4 km north-east of the site. The remaining roosts which are located at distances at less than 1 km and up to 8km, are located outside of any European site. These include roosting sites within a cave at Killarainy c 900m to the north-east, a building close to the western shore of Ballyquirke Lough (1.6km) and in the Menlo area (8km). There is also a significant population and roost for the species on the northern shore of Lough Corrib c 24km from the site.
- 7.6. The bats surveys included 2 no. walked transect (July 4th and August 19th, 2019) through and surrounding the proposed development site and a roost emergence survey conducted 30 minutes before sunset and for 1.5 hours after sunset on 4th July 2019. Static detectors were also deployed on three occasions (July/August 2019) on five consecutive nights in accordance with recommended practice. The location of the bat surveys are shown in Fig 3-2 of the Ecology Report and the results are detailed in Section 3.5 and Appendix 3. The bat surveys were undertaken in line with best practice methodology and at the appropriate time of the year and are considered sufficient for this assessment.
- 7.7. Bat activity during the emergence survey indicated that there were no bat roosts located within the area of moderate potential, which is the mature sycamore treeline at the south-eastern section of the proposed development. The emergence/walking transect surveys did not indicate significant bat activity, with c.8 bats (Soprano pipistrelle, Leisler's bats, Natterer's bat) recorded foraging/commuting in the vicinity of the site.
- 7.8. The static detectors provided a higher level of information and recorded a variety of species in greater numbers in the area including Common pipistrelle, Soprano pipistrelle, Natterer's bat, Leisler's bat, Lesser Horseshoe bat and *Myotis* species. The most common species recorded using the area around the site was Soprano

pipistrelle followed by Myotis and Leisler's bat species (Table 3-1). Lesser Horseshoe Bat was recorded (18 passes) with the highest level of activity (11 passes) in the woodland to the north of the development site. It is noted that this section of woodland is more open with a higher amount of mature beech and sycamore trees and could be favoured by Lesser Horseshoe bats. There was only one record of the species within the site, in the southwestern corner along the mature sycamore treeline at the edge of the woodland. There were also recordings in the playground (4 passes) and in scrub (2 passes) across the road.

7.9. The data collected from the static detectors located in the playground and in the area of scrub across the road indicates that a small number of Lesser Horseshoe bats are commuting north and south and using the woodlands on the proposed site as a commuting route. It is unclear if these bats are commuting south from the Killarainy roost (900m to the northeast) or commuting north from Ballyquirke Lough (1.6km to the southeast).

7.10. With the exception of Herring gull, no bird species of high conservation concern (red listed) were noted during the surveys. Other than Robin, House sparrow and Starling which are of moderate conservation concern (amber listed), the other bird species recorded on the site are evaluated as being of local importance (lower value). No Swift were recorded during the swift surveys. With the exception of hedgehog, no other protected species faunal species were recorded on the site, but it is acknowledged that there is potential for other protected fauna to occur, where suitable habitat exists within the development site (Table 3-2). It is noted that there is no suitable habitat for wetland species recorded during the walkover surveys.

7.11. It is acknowledged that the proposed development has the potential to result in significant effects on European sites in the area. The proposed development is not directly connected with or necessary to the management of any European site and this triggers the requirement for Screening for AA.

7.12. The submitted AA Screening Report identifies the potential impacts that could arise during the construction and operational stages of the proposed development as follows:

- Release of sediment and pollutants and potential for discharge to surface water, particularly during heavy rainfall, during construction period.

- Potential for spillages such as oils, fuels or other pollutants into groundwater during the construction stage,
- Disturbance to bats, including Lesser Horseshoe Bats (a Qualifying Interest (QI) species for SAC sites in the vicinity) from lighting during the construction and operational phases,
- Loss of woodland habitat resulting in the possible loss/fragmentation of commuting and/or foraging habitat by bats QI species, and
- Loss of habitat/resting places used by QI species.

7.13. Using the Source-Pathway-Receptor model, five European site were identified that lie within a potential Zone of Influence of the proposed development, due to their proximity and potential for hydrological links and the presence of qualifying species within the development boundary (ex-situ). The sites are identified below together with their Qualifying Interests/Special Conservation Interests and the distance to the development site.

European site (SAC/SPA)	Qualifying Interests/Special Conservation Interests	Distance
Lough Corrib SAC (Site code: 000297)	[3110] Oligotrophic waters containing very few minerals [3130] Oligotrophic to Mesotrophic Standing Water [3140] Hard Water Lakes [3260] Floating River Vegetation [6210] Orchid Rich Calcareous Grassland* [6410] Molinia Meadows [7110] Raised Bog (Active)* [7120] Degraded Raised Bog [7150] Rhynchosporion Vegetation [7210] Cladium Fens* [7220] Petrifying Springs*	1.3km

European site (SAC/SPA)	Qualifying Interests/Special Conservation Interests	Distance
	[7230] Alkaling Fens [8240] Limestone Pavement * [91A0] Old Oak Woodlands [91D0] Bog Woodland * [1029] Freshwater Pearl Mussel [1092] White-clawed Crayfish [1095] Sea Lamprey [1096] Brook Lamprey [1106] Atlantic Salmon [1303] Lesser Horseshoe Bat [1355] Otter [1393] Slender Green Feather-moss [1833] Slender Naiad	
Lough Corrib Special Protection Area (Site code: 004042)	[A051] Gadwall [A056] Shoveler [A059] Pochard [A061] Tufted Duck [A065] Common scoter [A082] Hen Harrier [A125] Coot [A140] Golden Plover [A179] Black-headed gull [A182] Common gull [A193] Common tern [A194] Artic tern [395] Greenland White-fronted Goose	2.8km
Ross Lakes and Wood (Site code: 001312)	[3140] Hard Water Lakes [1303] Lesser Horseshoe Bat	3km

European site (SAC/SPA)	Qualifying Interests/Special Conservation Interests	Distance
Galway Bay Complex (Site code: 000268)	<p>[1140] Mudflats and sandflats not covered by seawater at low tide</p> <p>[1150] Coastal lagoons</p> <p>[1160] Large shallow inlets and bays</p> <p>[1170] Reefs</p> <p>[1220] Perennial vegetation of stony banks</p> <p>[1230] Vegetated sea cliffs of the Atlantic and Baltic coasts</p> <p>[1310] Salicornia and other annuals colonising mud and sand</p> <p>[1330] Atlantic salt meadows</p> <p>[1410] Mediterranean salt meadows</p> <p>[3180] Turloughs</p> <p>[5130] <i>Juniperus communis</i> formations on heaths or calcareous grasslands</p> <p>[6210] Semi-natural dry grasslands and scrubland facies on calcareous substrates (*important orchid sites)</p> <p>[7210] Calcareous fens with <i>Cladium mariscus</i> and species of the <i>Caricion davallianae</i></p> <p>[7230] Alkaline fens</p> <p>[8240] Limestone pavements</p> <p>[1355] Otter</p> <p>[1365] Harbour Seal</p>	8.6km
Inner Galway Bay SPA (Site code 004031)	<p>[A003] Great Northern Diver</p> <p>[A017] Cormorant</p> <p>[A028] Grey Heron</p>	9.5km

European site (SAC/SPA)	Qualifying Interests/Special Conservation Interests	Distance
	[A046] Light-bellied Brent Goose [A050] Wigeon [A052] Teal [A056] Shoveler [A069] Red-breasted Merganser [A137] Ringed Plover [A140] Golden Plover [A142] Lapwing [A149] Dunlin [A157] Bar-tailed Godwit [A160] Curlew [A162] Redshank [A169] Turnstone [A179] Black-headed Gull [A182] Common Gull [A191] Sandwich Tern [A193] Common Tern [A999] Wetlands and Waterbirds	

* Priority habitats

Potential Impacts on European Sites and test of Likely significant effects

- 7.14. Ross Lake and Woods SAC is located c 4km north west of Moycullen on the west side of Lough Corrib and c 3km to the north west of the site. It is selected for '*Hard oligo-mesotrophic waters within benthic vegetation of Chara spp*' and for *Lesser Horseshoe bat*. The conservation objective is to restore the favourable condition of both the lake habitat and the bat species as defined by identified attributes and targets.
- 7.15. Construction associated with the development will take place entirely within the boundaries of the site. There will be no direct impacts on qualifying habitat (Hard

Water Lake) arising from the proposed development. The SAC is located upstream of the proposed development site with no identified hydrological connectivity. This removes the potential for indirect effects on the SAC and its qualifying habitat arising from any deterioration in water quality.

- 7.16. The desktop studies identified 2 no. known roost sites within the Ross Lake and Woods SAC located at 4km and 6 km respectively from the proposed development. The Conservation Objectives for the site state that the site is selected for Lesser Horseshoe Bat because of the presence of one internationally important summer roost. The site is identified in Map 3 (Conservation Objectives) together with its foraging range, identified as within a 2.5km radius of the roost site. It is acknowledged however that the species may use different seasonal roosts and the Screening Report has identified known roosts using data from National Biodiversity Centre.
- 7.17. The proposed development site lies outside the identified foraging distance for the Lesser Horseshoe Bats associated with the Ross Lake and Wood SAC. I accept the conclusion reached in the AA Screening Report that during the construction/operational stages of the development there will no loss of populations, roosts, extent of foraging area or linear features associated with commuting, which would result in significant effects on the integrity of the SAC or its qualifying species.
- 7.18. Lough Corrib SAC has been selected for an extensive range of habitats and species. It lies 1.3km to the east of the site. Construction activity associated with the proposed development will be confined within the boundaries of the site, which removes the potential for any direct impacts on the SAC. There are no surface water features on the site to act as conduits for contaminants and no hydrological links between the site and the SAC have been identified. There is, therefore, no potential for indirect impacts on any designated habitat or water dependent species arising from the construction stage of the development.
- 7.19. During the operational stage treated foul effluent will be discharged via the Ballyquirke Canal to Ballyquirke Lake, which is part of the SAC. This has the potential to impact on water quality within the designated site and the habitat and species it supports. The local authority submission suggests that the WwTP is currently operating within its design capacity. I note there is no record of any

significant infringements of the EPA licence or ongoing issues associated with the operation of the treatment plant.

- 7.20. The proposed development is relatively small scale, consisting of 30 housing units. According to Galway Co. Council's submission this will increase the current load in the plant by 116 PE. As such it would not constitute a significant change in the loading to the treatment plant and its receiving waters. I consider that it is reasonable to conclude on the basis of the high level of treatment afforded by the treatment plant and its capacity to deal with the effluent arising, that the proposed development will not result in significant effects on designated habitats and water dependent species for which Lough Corrib SAC is selected.
- 7.21. The site is designated for Lesser Horseshoe Bat due to the presence of one important summer roost. The roost and its foraging grounds are identified in Map 11 of the Conservation Objectives for the site. The roost is located on the northern shore of Lough Corrib. Due to the separation distance between the roost and the development site (24km), which is outside the normal foraging range for this species (2.5km), I accept the conclusions reached in the AA Screening Report that the proposed development will not result in significant effects on the integrity of the SAC or the bat species for which it is selected. There will be no loss of populations, roosts, extent of foraging area or linear features associated with commuting, which would result in significant effects on the integrity of the SAC or its qualifying species.
- 7.22. The Conservation Objectives for the site states that there may be other roosts within the SAC. The Screening Report sources information from the National Biodiversity Data Centre website and identifies another roost within the SAC at c. 4km distance from the site. This roost is also located at a distance greater than the normal foraging range of this species from the proposed development site.
- 7.23. Lough Corrib SPA corresponds to a large extent with Lough Corrib SAC and is designated for a wide variety of birds, wetlands and waterbirds. Site-specific Conservation Objectives have not been published for each site and the generic objective is *'to maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for the SPA'*. A second objective is *'to maintain or restore the favourable conservation condition of the wetland habitat at*

Lough Corrib SPA as a resource for the regularly occurring migratory waterbirds that use the site'.

- 7.24. There will be no direct effects on the SPA or any species of conservation interest arising from the proposed development. None of the species for which the site is selected were recorded during the surveys conducted on the site and the habitats on site and adjacent are not suitable for these bird species. While the proposed development will remove potential foraging and breeding habitat for the local passerine birds that use the woodland habitat, there is no evidence of any connectivity between the proposed development and the SPA.
- 7.25. It is noted in the screening report that a possible link could be established between this SPA and Connemara Bog SPA as two species use both SPA's (golden plover and common gull) and could commute between the protected sites. However, having regard to the location of the site in an urban area and away from suitable habitat I accept the conclusions reached that significant effects on the species or the protected areas are not likely.
- 7.26. Galway Bay Complex SAC and Inner Galway Bay SPA lie a considerable distance from the proposed development (> 8km). Each site is selected for an extensive range of habitats/species as identified above. The conservation objective is to maintain/restore the favourable conservation condition of the habitats/species for which the sites are selected.
- 7.27. The proposed development is at a considerable remove from both sites and there is no potential for direct effects. No surface or ground water links were established between the proposed development and the designated sites in the vicinity, which removes the potential for indirect effects via hydrological connections.
- 7.28. During the operational stage foul effluent will be treated in the wastewater treatment plant prior to discharge to the Ballyquirke Canal. This canal, connects Ballyquirke lake to Lough Corrib SAC, which is connected to the designated sites in Galway Bay by the River Corrib. As noted, the proposal would not result in a significant increased loading to the treatment plant and its receiving waters.
- 7.29. I consider that it is reasonable to conclude on the basis of the high level of treatment afforded by the treatment plant and its capacity to deal with the effluent arising, the proposed development will not result in significant effects on designated habitats and

water dependent species for which Galway Bay Complex SAC and Inner Galway Bay SPA are selected.

Cumulative impacts

- 7.30. The potential for in-combination effects with other projects was considered in the AA Screening Report. A significant development comprises the N6 Galway by-pass located c 8km to the south. Due to the distance between the two developments, it is not considered likely that there is any link between the Lesser Horseshoe populations around Moycullen and those closer to the road development. This was determined using radio tracking and ringing the bat populations closer to the road.
- 7.31. Planning permission has been granted for a community centre/playing fields to the northwest of the site, which would require the removal of an existing woodland. According to the planning authority submission, this development is not likely to proceed due to a lack of funding. Another development permitted relates to a three-storey mixed-use building to the south of the site which will not require the clearance of any woodland.
- 7.32. The wastewater treatment plant is operating below its design capacity, currently servicing 2060 PE out of a design capacity of 4000 PE. The local authority accepts that there is adequate capacity to accommodate the proposed development and assesses the potential for cumulative impacts in combination with other planned developments as low/unlikely.
- 7.33. The potential for in-combination effects with other plans is not considered in the AA Screening Report. The developemnt site lies within the boundary of the Moycullen LAP and is zoned for development. I note that the LAP was subject to Appropriate Assessment, which concludes that the implementation of the plan is not likely to give rise to significant effects on any European site or is qualifying interests.

Conclusion on AA Screening Report

- 7.34. While a small number of Lesser Horseshoe Bats have been recorded commuting over the proposed development site, it has been clearly demonstrated using objective information that these bats are not connected to SAC populations due to the distance from known roots. No other species (QI) associated with the European sites were recorded using the site.

- 7.35. It has also been demonstrated that due to the lack of hydrological connections to SAC sites and their water dependent habitats that impacts on the SAC's and their qualifying interests will not arise. During the operational stage, the proposed development will not result in a significant increased loading to the capacity of the WwTP, which is currently operating below its design capacity. The proposed development will not, therefore, result in significant effects on designated habitats and water dependent species for which the SAC's are selected.
- 7.36. The loss of woodland habitat will result in loss of foraging and breeding habitat for common species of farmland/woodland birds. The habitats are not suitable for species associated with the Lough Corrib SPA and accordingly ex-situ impacts are not likely to arise. The qualifying interests of Inner Galway Bay SPA are not likely to be impacted due to the significant separation distance between the designated site and the proposed development site.
- 7.37. Therefore, it is reasonable to conclude, on the basis of the information on the file, which I consider adequate in order to issue a screening determination, that the proposed development, either individually or in combination with other plans or projects would not be likely to have a significant effect on Ross Lake and Woods Special Area of Conservation (site code:001312), Lough Corrib Special Area of Conservation (site code: 000297), Lough Corrib Special Protection Area (site code: 004042), Galway Bay Complex Special Area of Conservation (site code: 000268), Inner Galway Bay Special Protection Area (site code:004031) or any other European Site, in view of the conservation objectives of these sites and that a Stage 2 Appropriate Assessment and the submission of a Natura Impact Statement for the proposed development is not, therefore, required.

Reasons and Considerations

- 7.38. Having regard to:
- (a) The nature and scale of the proposed development,
 - (b) The separation distance between the proposed development site and known Lesser Horseshoe Bat roost sites associated within Ross Lake and Wood Special Area of Conservation and Lough Corrib Special Area of Conservation,
 - (c) the lack of identified hydrological connections between the site and European sites,

- (d) the treatment processes and identified capacity in the Moycullen Waste Water Treatment Plant and the separation distance to European Sites,
- (e) the submission made by the local authority, including the Appropriate Assessment Screening Report dated January 2020.
- (f) the report and recommendation of the person appointed by the Board to make a report and recommendation on the matter,

It is considered reasonable to conclude that on the basis of the information available, which is considered adequate to issue a screening determination, the proposed development, either individually and in combination with other plans or projects, would not be likely to have a significant effect on Ross Lake and Woods Special Area of Conservation (site code:001312), Lough Corrib Special Area of Conservation (site code: 000297), Lough Corrib Special Protection Area (site code: 004042), Galway Bay Complex Special Area of Conservation (site code: 000268), Inner Galway Bay Special Protection Area (site code:004031) in view of the conservation objectives of these sites and that a Stage 2 Appropriate Assessment and the submission of a Natura Impact Statement for the proposed development is not, therefore, required.

Breda Gannon
Senior Planning Inspector

9th July, 2020