



An Origin Enterprises Company

**Appropriate Assessment Screening Report for Proposed S146b
Amendments to Previously Consented Electricity Transmission
Development at**

Grange Castle West, Milltown, Co. Dublin

prepared for AWN Consulting Ltd.

on behalf of Data & Power Hub Services Ltd.

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This report has been prepared by Scott Cawley Ltd. in accordance with the particular instructions and requirements of our agreement with the Client, the project's budgetary and time constraints and in line with best industry standards. The methodology adopted and the sources of information used by Scott Cawley Ltd. in providing its services are outlined in this report. The scope of this report and the services are defined by these circumstances.

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The conclusions presented in this report represent Scott Cawley Ltd.'s best professional judgement based on review of site conditions observed during the site visit (if applicable) and the relevant information available at the time of writing. Scott Cawley Ltd. has used reasonable skill, care and diligence in compiling this report and no warranty is provided as to the report's accuracy.

Table of Contents

1	Introduction	1
2	Methodology	1
2.1	Guidance	1
2.2	Statement of Authority	2
2.3	Assessment Methodology	2
2.4	Desktop Data Review	4
2.5	Baseline Surveys	5
3	Provision of Information for Screening for Appropriate Assessment	6
3.1	Description of the Consented Development	6
3.2	Description of the Proposed Amendments to the Consented Development	7
3.3	Overview of the Receiving Environment	11
3.4	Assessment of Effects on European Sites	20
4	Potential for In Combination Effects	26
4.1	Plans and Planned or Committed Projects	26
4.2	Plan Level Environmental Protection Assessment	29
4.3	In Combination of Projects in the Vicinity	29
4.4	Conclusion of In Combination Assessment	32
5	Conclusions of Screening Assessment Process	32
	Appendix I	33
	Appendix II	38
	Appendix III	47
	Appendix IV	66
	Appendix V	72

Appendix I

The Qualifying Interests (QIs) and Special Conservation Interests (SCIs) of the European sites in the vicinity of the site of the proposed amendments to the consented development

Appendix II

Planning policies/objectives relating to the protection of European sites and water quality

Appendix III

In combination assessment of plans and projects

Appendix IV

Alignment Alteration Layout Plans

Appendix V

AA Screening report that accompanied the original planning application for the consented development

1 Introduction

- 1 This report, which contains information required for the competent authority to undertake a screening for Appropriate Assessment (AA) in relation to a proposed amendment application which is being sought for a previously consented development (planning ref: ACP 309773), has been prepared by Scott Cawley Ltd. for AWN Consulting Ltd. on behalf of Data & Power Hub Services Ltd. It provides information on, and assesses the potential for, the proposed amendments to the consented development to impact on the Natura 2000 network (hereafter referred to as European sites)¹. The proposed amendments primarily comprise modifications to the permitted alignment of two 110 kV underground transmission lines as well as amendments to the permitted GIS substation associated with a the consented Strategic Infrastructure Development (SID) located at Milltown, Newcastle, Co. Dublin.
- 2 The consented development was granted planning permission in December 2021 under planning ref. ACP 309773. This AA Screening report is being submitted to inform an amendment application in relation to a consented development to the planning authority. The AA Screening report that accompanied the application is provided as Appendix V.
- 3 A Stage 2 AA is required if significant effects on European sites arising from a proposed plan or project cannot be ruled out at the screening stage, either alone or in combination with other plans or projects. It is the responsibility of the competent authority to make a decision as to whether or not the proposals are likely to have significant effects on European sites, either individually or in combination with other plans or projects.

For the reasons set out in detail in this AA Screening Report, a Stage Two **Appropriate Assessment of the proposed amendments relating to the consented development is not required in this instance** as it can be concluded, on the basis the best scientific knowledge available, that the amendments to the consented development, either individually or in combination with other plans or projects, will not have a significant effect on any European sites.

2 Methodology

2.1 Guidance

- 4 This Appropriate Assessment Screening Report has been prepared with regard to the following guidance documents, as relevant:
 - *OPR Practice Note PN01. Appropriate Assessment Screening for Development Management* (Office of the Planning Regulator, 2021);
 - *Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities*. (Department of Environment, Heritage and Local Government, 2010 revision);

¹ The Natura 2000 network is a European network of important ecological sites, as defined under Article 3 of the Habitats Directive 92/43/EEC, which comprises both special areas of conservation and special protection areas. Special Areas of Conservation are sites hosting the natural habitat types listed in Annex I, and habitats of the species listed in Annex II, of the Habitats Directive, and are established under the Habitats Directive itself. Special Protection Areas are established under Article 4 of the Birds Directive 2009/147/EC for the protection of endangered species of wild birds. The aim of the network is to aid the long-term survival of Europe's most valuable and threatened species and habitats.

In Ireland these sites are designed as European sites - defined under the Planning Acts and/or the Birds and Habitats Regulations as (a) a candidate site of Community importance, (b) a site of Community importance, (c) a candidate special area of conservation, (d) a special area of conservation, (e) a candidate special protection area, or (f) a special protection area. They are commonly referred to in Ireland as Special Areas of Conservation (SACs) and Special Protection Areas (SPAs).

- *Appropriate Assessment under Article 6 of the Habitats Directive: Guidance for Planning Authorities*. Circular NPW 1/10 & PSSP 2/10;
- *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 Commission, 2021);
- *Communication from the Commission on the precautionary principle* (European Commission, 2000);
- *Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC* (European Commission, 2019); and EC (2013) *Interpretation Manual of European Union Habitats*. Version EUR 28. European Commission.
- *Guidance on the Strict Protection of Certain Animal and Plant Species under the Habitats Directive in Ireland* (Department of Housing, Local Government and Heritage, 2021)

2.2 Statement of Authority

- 5 This Appropriate Assessment Screening Report was authored by Patrick Ellison BSc (Hons) MSc and was reviewed by Caitriona Fenton BA (Hons) MSc and Colm Clarke BS (Hons) MSc of Scott Cawley Ltd.
- 6 Patrick Ellison is a Principal Ecologist with Scott Cawley and an Associate member of the Chartered Institute of Ecology and Environmental Management (CIEEM). He has over 10 years' experience in ecological consultancy. Patrick is experienced in the preparation of Appropriate Assessment Screening Reports, Natura Impact Statements, EclA and the preparation of Biodiversity chapters for Environmental Impact Assessment Reports for a wide range of projects including residential and public sector, renewable energy development, tech and road schemes.
- 7 Caitriona Fenton is a Senior Ecologist with Scott Cawley Ltd. She is an Associate member of the Chartered Institute of Ecology and Environmental Management (CIEEM). She has over 11 years' experience in ecological consultancy. She has worked on the full suite of consultancy reports (AA scr/NIS/EclA, biodiversity chapters) for both small and large projects, including road schemes, tech, pharmaceutical, residential and public sectors.
- 8 Colm Clarke is Associate Director of Terrestrial Ecology at Scott Cawley, with over 11 years' professional experience in ecological consultancy. Colm is a Full Member of CIEEM and an active contributor to industry standards through roles such as assessor on the EclA Pilot Accreditation Scheme and member of CIEEM's EclA Accreditation Working Group. Colm is experienced in scoping, preparing, and reviewing Appropriate Assessment (AA) Screening and Natura Impact Statement (NIS), and has prepared these reports and acted as internal reviewer (as part of Scott Cawley's quality assurance process) on a range of projects from renewable (Solar and wind energy), residential to industrial and large scale infrastructure (e.g. national road and rail projects).

2.3 Assessment Methodology

- 9 The above referenced guidance sets out a staged process for carrying out Appropriate Assessment. To determine if an Appropriate Assessment is required, documented screening is required. Screening identifies the potential for effects on the conservation objectives of European sites, if any, which would arise from a proposed plan or project, either alone or in combination with other plans and projects (i.e. likely significant effects).
- 10 Significant effects on a European site are those that would undermine the conservation objectives supporting the favourable conservation condition of the Qualifying Interest (QI) habitats and/or the QI/Special Conservation Interest (SCI) species of a European site(s).
- 11 Screening for Appropriate Assessment involves the following steps:



- 12 If the conclusions at the end of screening are that there is no likelihood of significant effects occurring on any European sites as a result of the proposed plan or project, either alone or in combination with other plans and projects, then there is no requirement to undertake a Stage Two Appropriate Assessment.
- 13 In establishing which European sites are potentially at risk (in the absence of any mitigation) from the proposed amendments to the consented development, a source-pathway-receptor approach was applied. In order for an impact to occur, there must be a risk enabled by having a source (e.g. water abstraction or construction works), a receptor (e.g. a European site or its QI(s) or SCI(s)²), and a pathway between the source and the receptor (e.g. pathway by air for airborne pollution, or a pathway by a watercourse for

² The term Qualifying Interest is used when referring to the habitats or species for which an SAC is designated; the term Special Conservation Interest is used when referring to the bird species (or wetland habitats) for which an SPA is designated.

mobilisation of pollution). For an impact to occur, all three elements must exist; the absence or removal of one of the elements means there is no possibility for the impact to occur.

- 14 The identification of source-pathway-receptor connection(s) between the site of the proposed amendments to the consented development and European sites essentially is the process of identifying which European sites are within the Zone of Influence (Zoi) of the consented development, and therefore potentially at risk of significant effects. The Zoi is the area over which the proposed amendments to the consented development could affect the receiving environment such that it could potentially have significant effects on the QI habitats or QI/SCI species of a European site, or on the achievement of their conservation objectives³.
- 15 The identification of a source-pathway-receptor link does not automatically mean that significant effects will arise. The likelihood for significant effects will depend upon the characteristics of the source (e.g. extent and duration of construction works), the characteristics of the pathway (e.g. direction and strength of prevailing winds for airborne pollution) and the characteristics of the receptor (e.g. the sensitivities of the European site and its QIs/SCIs).
- 16 The 'likely significant effects' test is based on the precautionary principle⁴. The precautionary principle means that, based on the most reliable available information, where there is uncertainty or doubt as to the absence of significant effects, the project cannot be screened out and an appropriate assessment must be carried out.

2.4 Desktop Data Review

- 17 The desktop data sources used to inform the assessment presented in this report are as follows:
 - Online data available on European sites and protected habitats/species as held by the National Parks and Wildlife Service (NPWS) from www.npws.ie⁵, including conservation objectives documents (accessed on the 9th June 2026)
 - Online data available on protected species as held by the National Biodiversity Data Centre (NBDC) from www.biodiversityireland.ie (accessed on the 9th June 2026)
 - Information on the surface water network and surface water quality in the area available from www.epa.ie (accessed on the 9th June 2026)
 - Information on groundwater resources and groundwater quality in the area available from www.epa.ie and www.gsi.ie (accessed on the 9th June 2026)
 - Tailte Éireann mapping and aerial photography available from <https://www.arcgis.com/apps/webappviewer/index.html?id=3ae19cc156bf4706a929304bf8fcc4f6> (accessed on the 9th June 2026)

³ As defined in the *Guidelines for Ecological Impact Assessment in the UK and Ireland* (CIEEM, 2024)

⁴ The precautionary principle is a guiding principle that derives from Article 191 of the Treaty on the Functioning of the European Union and has been developed in the case law of the European Court of Justice (e.g. ECJ case C-127/02 – Waddenzee, Netherlands).

The guidance document *Communication from the Commission on the Precautionary Principle* (European Commission, 2000) notes that the precautionary principle “covers those specific circumstances where scientific evidence is insufficient, inconclusive or uncertain and there are indications through preliminary objective scientific evaluation that there are reasonable grounds for concern that the potentially dangerous effects on the environment, human, animal or plant health may be inconsistent with the chosen level of protection”..

⁵ The following SAC and SPA GIS boundary datasets are the most recently available at the time of writing: SAC_ITM_2026_01 and SPA_ITM_2026_02.

- Information on the location, nature and design of the proposed amendments to the consented development supplied by the applicant's design team (DUB40-R120-SE-XX-CSE-DR-C-01096 Overall Layout Plan)
- *South Dublin County Development Plan 2022-2028* (South Dublin County Council, 2022)
- *Appropriate Assessment Screening Report for Proposed Strategic Infrastructure Development (Proposed Electricity Transmission Development) at Grange Castle West, Milltown, Co. Dublin.* Scott Cawley Ltd. (2021)

2.4.1 Assessment Update Since the Original Planning Application

- 18 The NPWS designated area spatial data has been updated a number of times for European sites since the original application AA Screening⁶ to which the proposed amendments relate. However none of the boundary changes relate to European sites assessed in relation to the proposed amendments to the consented development.

2.4.2 Changes to Published Conservation Objectives

- 19 Appendix I identifies all European sites within the ZOI and identifies any changes to the relevant Conservation Objectives documents since the original planning consent.
- 20 There have been changes to several European sites due to revisions in the Conservation Objectives documents. For SPAs, this primarily involved updating from First Order Conservation Objective documents to Site-Specific Conservation Objective documents, a process that is currently ongoing. Recently published Site-Specific Conservation Objectives for European sites within the potential ZOI of the proposed amendments to the consented development include those for South Dublin Bay SAC, Dalkey Islands SPA, Howth Head Coast SPA and Ireland's Eye SPA.
- 21 Following a thorough examination, analysis, and evaluation of the relevant information, it has been determined that the revision of site-specific targets and attributes does not alter the outcome of assessment presented in the original AA Screening.

2.4.3 Newly Designated European Sites

- 22 Since the time of the original planning application for the consented development, the North-west Irish Sea SPA has been designated as a European site. The SPA was subject to a Regulation 15 notification on the 13th July 2023. No Statutory Instrument has to date been published in relation to the SPA.
- 23 This AA screening report assesses potential likely significant effects on The North-west Irish Sea SPA as a result of the proposed amendments to the consented development as the SPA has been newly designated since the original application.

2.5 Baseline Surveys

- 24 This section describes the ecological surveys carried out on the site, including a March 2026 ecological walkover survey, that informs the assessment of likely significant effects on European sites. Ecological surveys were carried out to inform the planning application for the consented development (planning ref: ACP 309773). Since the 2021 ecological survey was carried out, construction works in relation to these developments have commenced and are currently underway across the site at the time of writing.

⁶ The SAC and SPA GIS boundary datasets available at the time of preparation of the original AA Screening report were: SAC_ITM_2019_12 and SPA_ITM_2019_12.

2.5.1 2021 Ecological Survey

- 25 Scott Cawley Ltd., previously carried out ecological walkover and habitat surveys at the site of the consented development on the 10th February 2021 to inform the original planning application for the consented development at the site.

2.5.2 2026 Verification Survey

- 26 An update ecological walkover survey of the site, including the proposed revised footprint / route of the electricity transmission lines, was carried out on the 31st March 2026 by a suitably experienced Scott Cawley Ltd. ecologist, to verify the habitats on site, establish whether any invasive species have become established at the site, as well as to document the current status of ongoing construction works and habitats present.
- 27 The riparian corridor of the Griffeen River, as well as terrestrial habitat within 50m of watercourses, was surveyed for any evidence of otter field signs such as tracks, markings, feeding signs, and droppings, as well as any indication of breeding/ resting places of the species being present.

3 Provision of Information for Screening for Appropriate Assessment

- 28 The following sections provide information to facilitate the Appropriate Assessment screening of the proposed amendments to the consented development, to be undertaken by the competent authority.
- 29 A description of the proposed amendments to the consented development is provided to identify the potential ecological impacts. The environmental baseline conditions are discussed, as relevant to the assessment of ecological impacts where they may highlight potential pathways for impacts associated with the proposed amendments to affect the receiving ecological environment (e.g. hydrogeological and hydrological data).
- 30 The potential impacts are examined in order to define the potential zone of influence of the proposed amendments to the consented development on the receiving environment. This then informs the assessment of whether the proposed amendments will result in significant effects on any European sites; i.e. affect the conservation objectives supporting the favourable conservation condition of the European site's QIs or SCIs.

3.1 Description of the Consented Development

- 31 The SID (an electricity transmission development) to which the proposed amendments relate, which comprises two no. 110kV transmission lines, a 110kV Gas Insulated Switchgear (GIS) substation compound and Transformers / MV switch room compound, along with associated and ancillary works, is fully permitted.
- 32 In relation to the transmission lines element of the consented development, two proposed underground single circuit 110kV transmission lines will connect the consented Peamount 110kV GIS Substation to the existing 2 no. single 110kV underground circuits within the Castlebaggot Kilmahud circuit to the east. The transmission lines as they are consented cover a distance of approximately 940m within the townlands of Milltown and Clutterland. They will pass outside of the site underneath the R120, the former Nangor Road, Griffeen River and the newly realigned Baldonnell Road. The installation of these underground cables will require horizontal directional drilling beneath the Baldonnell Road – former Nangor Road and Griffeen Road.
- 33 Separate planning permission relates to the construction of a gas-powered Power Plant and associated infrastructure (planning ref.: SD20A/0058) and Information Communication Technology (ICT) facilities (planning ref: SD20A/0324) within the wider landholding of the 8.2 hectare site. This permission is a separate consent stream to SD20A/0324 and is referenced herein for context only, noting that the subject Section 42 application relates solely to extending the appropriate period for the ICT facilities permitted under SD20A/0324.

3.1.1 Drainage

3.1.1.1 Surface Water

- 34 Approved Sustainable Urban Drainage Systems (SuDS) for the consented development include:
- Swales running parallel to road carriageways/ footpaths;
 - Attenuation/ Detention pond, with effective storage volume of 2,903m³; and;
 - Silt and Hydrocarbon interceptors for road carriageways/ carpark areas.
- 35 Controlled surface water flow at circa 56 Litres/sec will drain to the public surface water network via SuDS devices described above. Surface water will drain off site to the public surface water network on R120 road along southern boundary of site. The surface water will ultimately discharge to the Grifeen River.

3.1.1.2 Foul Water

- 36 Foul drainage from the consented development will discharge via a 225mm sewer to the existing 375mm public sewer to the east of the site, approximately 550m away. During operation, foul water generated by the consented development comprising 0.5m³ a day will ultimately be discharged to the Grange Castle Waste Water Treatment Plant and then ultimately Ringsend Wastewater Treatment Plant (WWTP).

3.2 Description of the Proposed Amendments to the Consented Development

- 37 The proposed amendments to the consented development comprise a modification / realignment of the proposed transmission line route, and therefore to the consented HDD drill direction under the Grifeen River, and connection to the existing lines to the east of the Grifeen river. The proposed alterations also included amendments to the permitted GIS Substation. Appendix V provides the layout plans for the proposed amendments.
- 38 The proposed amendments constitutes modifications to the permitted alignment of two 110 kV underground transmission lines, Circuit 01 Left and Circuit 02 Right, between the permitted GIS Substation, located centrally within the Dub40 site (permitted under SD20A/0058) and the proposed connection to the existing 110 kV circuits within the open field northeast of the Baldonnel Road / Old Nangor Road intersection. The proposed construction methodologies remain unchanged. The current planning application therefore relates only to the proposed changes to the route of the transmission lines themselves and the GIS substation.
- 39 The proposed Circuit 01 Left largely follows the permitted alignment from the permitted GIS Substation (CH L 00) traversing southeast through the Dub40 site access road, continuing northeast along the R120 (Peamount Road) and continuing southeast along Old Nangor Road (CH L 670), with minor amendments to the alignment to avoid existing and proposed services within the Dub40 access road and R120 (Peamount Road). The proposed alignment then veers north of the permitted alignment and crosses under the Grifeen River and Baldonnel Road via HDD (CH L 775 to CH L 920) before performing a 180° 'U-bend' and rejoining the permitted alignment at CH L 975.
- 40 The proposed Circuit 02 Right amendments largely mirror the proposed changes to Circuit 01 Left, with minor amendments to the alignment along the Dub40 site access road and the R120 (Peamount Road) before veering north of the permitted alignment at CH R 675 and crossing under the Grifeen River and Baldonnel Road via HDD before performing a 180° 'U-bend' and rejoining the permitted alignment at CH R 965.
- 41 The proposed amendments are being proposed primarily due to existing and proposed services co-ordination within the Dub40 access road and the R120, with the realignment of the HDD crossing under the Grifeen River and Baldonnel Road due to the presence of deep services within Baldonnel Road that need to be avoided. While these changes result in a slight increase in the overall length of the proposed circuits, the length of HDD has decreased.

- 42 Table 1 below summarises the proposed alterations to the underground circuits, referencing both the permitted and proposed layouts.

Table 1: Permitted vs. proposed circuit lengths

Description	Description	Description
Permitted	Permitted	Permitted
Circuit 01 Left length	Circuit 01 Left length	Circuit 01 Left length
Proposed	Proposed	Proposed
946m	946m	946m
Circuit 02 Right length	Circuit 02 Right length	Circuit 02 Right length

- 43 The proposed amendments to the permitted GIS Substation comprise of the following:
- An overall footprint change from 48.1m x 14.88m to 43m x 15.88m
 - Building height increase from 14.942m to 16.7m to match current Eirgrid requirements
 - A change to the building façade to have a monotone colour for the building
 - Addition of external stairs from the first floor for fire escape and Part B compliance
 - Minor adjustments to doors, vents and general finish
 - Updates to the general substation internal layout and details to match current Eirgrid requirements
 - Adjustment of the palisade fence and footprint to match current Eirgrid requirements and inclusion of a perimeter concrete post and rail fence on 4 sides
 - General updates to ducting
 - Inclusion of lighting poles, interface kiosks and rural supply indicated on layouts
- 44 No changes to the construction methodologies as detailed within the original planning documentation and the accompanying original AA Screening report (see Appendix V) are proposed as part of the proposed amendments.

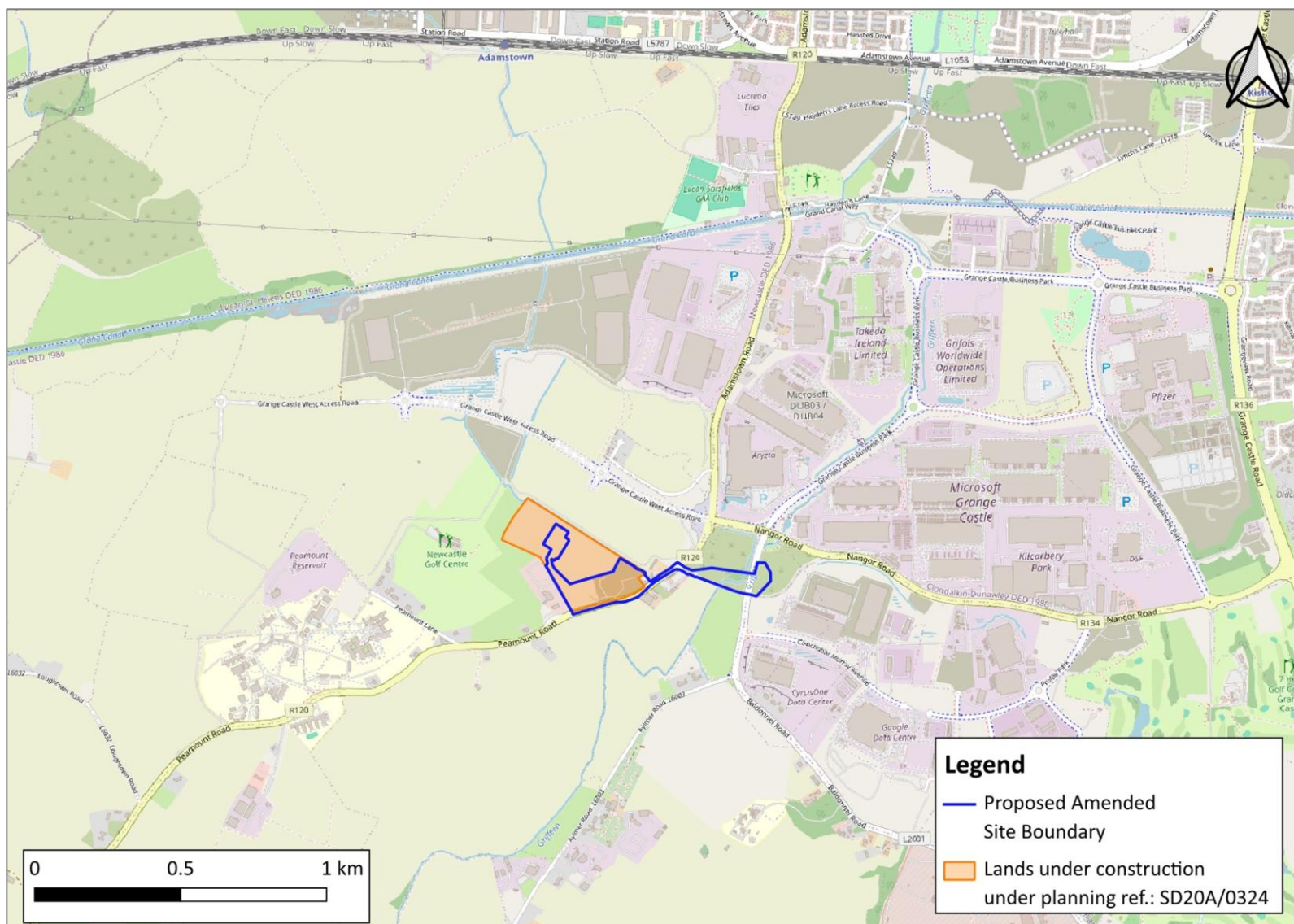


Figure 1: Location of the consented development and proposed amended site boundary

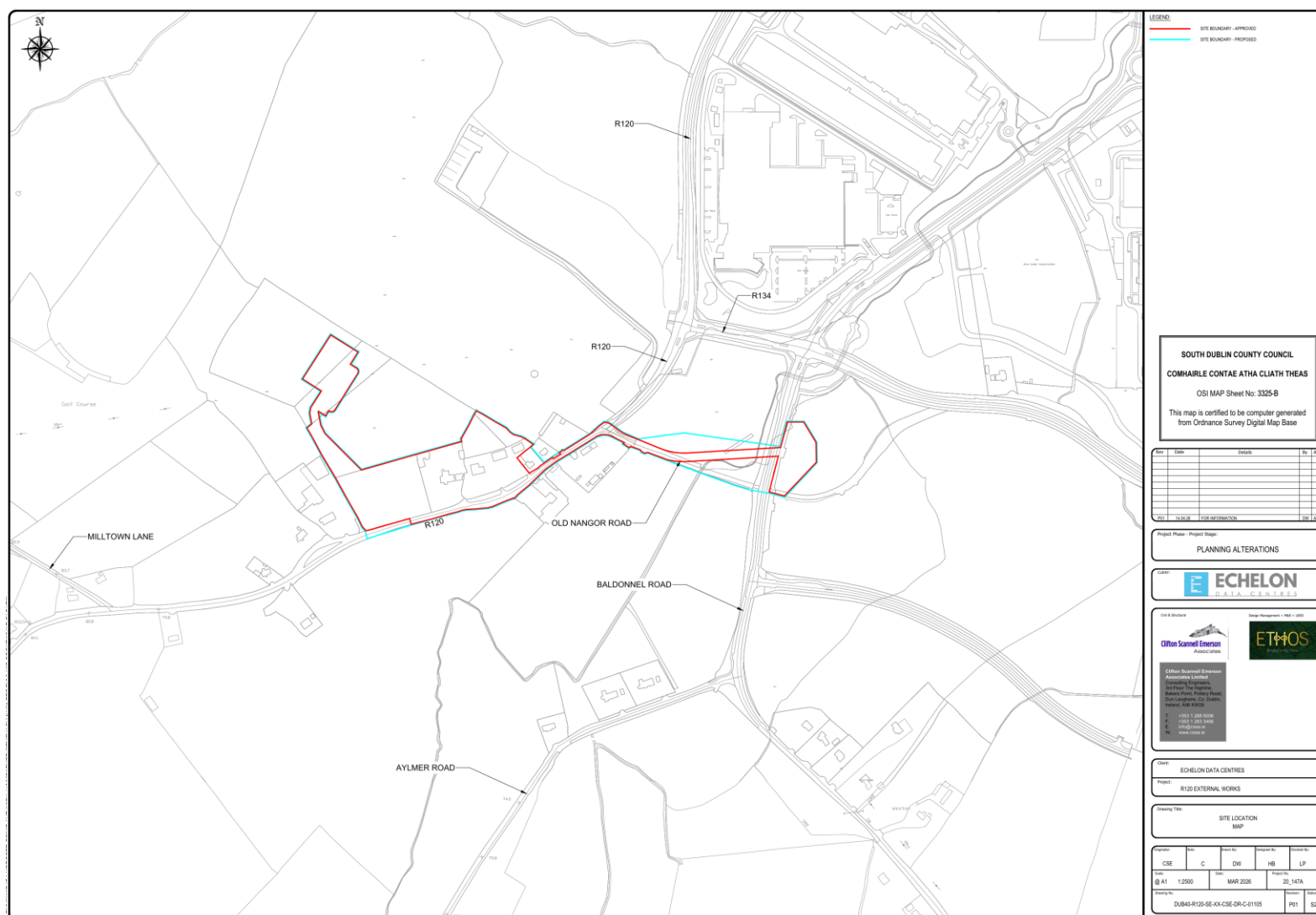


Figure 2: Site Location Map showing the boundary of the consented development and the proposed amended site boundary

3.3 Overview of the Receiving Environment

3.3.1 European sites

- 45 The consented development site is not located within or immediately adjacent to any European site. The site of the consented development is within the Liffey catchment. The Grifeen River passes through the consented development site, immediately north of where it flows beneath the Old Nangor Road. The Grifeen River outfalls to the River Liffey c. 5.4km downstream (north) of the site of consented development, which in turn discharges to the Liffey Estuary and to Dublin Bay c. 17km east and c. 25km downstream of the consented development. Therefore the site of the consented development has remote hydrological connectivity to the following European sites in Dublin Bay: North Dublin Bay SAC; South Dublin Bay SAC; North Bull Island SPA; South Dublin Bay and River Tolka Estuary SPA and the North-west Irish Sea SPA.
- 46 All of the European sites present in the vicinity of the consented development are shown on Figure 2 below. The QIs/SCIs of the European sites in the vicinity of the consented development are provided in Appendix I.
- 47 Since the original AA Screening was completed for the now consented development, there have been some updates to the Natura 2000 network within the wider Dublin Bay and Irish Sea area. In particular, the North-West Irish Sea SPA was formally notified under Regulation 15 in July 2023. This newly designated SPA has therefore been included in the present screening assessment for the proposed amendments. No changes to the boundaries or the QIs / SCIs of the other relevant European sites have occurred in the intervening period.

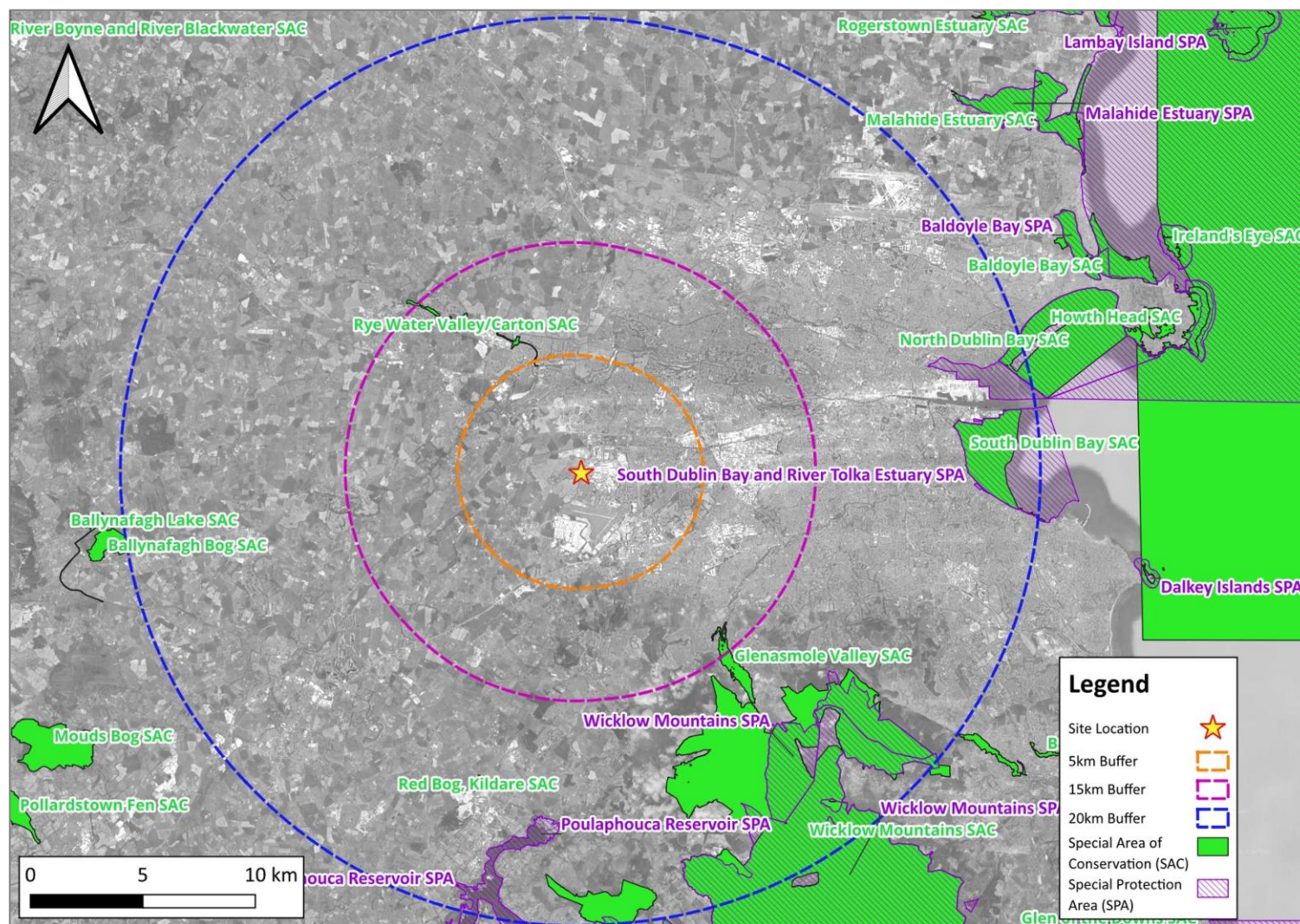


Figure 3: European sites in the vicinity of the site of the consented development © OpenStreetMap contributors

3.3.2 Habitats

3.3.2.1 2021 Ecological Survey

48 Scott Cawley Ltd., previously carried out an ecological walkover and habitat surveys of the site of the consented development on the 10th February 2021, to inform the original planning application for the consented development. At this time, prior to the subsequent commencement of construction at the site as part of other consented developments site, the following habitat types (following Fossitt 2000) were identified within the site:

- Buildings and artificial surfaces (BL3);
- Improved agricultural grassland (GA1);
- Amenity grassland (GA2);
- Dry meadows and grassy verges (GS2);
- Exposed sand, gravel or till (ED1);
- Spoil and bare ground (ED2);
- Recolonising bare ground (ED3);
- Hedgerows (WL1);
- Treelines (WL2);
- Depositing/ lowland rivers (FW2);
- Drainage ditches (FW4);
- Immature woodland (WS2); and;
- Scrub (WS1).

49 No Annex I habitats for which European sites listed in Appendix 1 have been designated were recorded within the consented development site.

3.3.2.2 2026 Ecological Survey

50 An update walkover survey of the entire site of the consented development, including the proposed amended route of the transmission lines, was carried out on the 31st March 2026 by a suitably experienced Scott Cawley Ltd. ecologist.

51 At the time of the survey, the western area of the consented development site (i.e. on the northern side of Peamount Road) comprised an active construction site. Habitats present within this area of the site of the proposed amendments to the consented development comprises primarily Buildings and artificial surfaces (BL3) (under construction) and Spoil and bare ground (ED2), with some retained Hedgerow (WL1) habitat present at the site boundaries.

52 The route of the transmission lines follows the route of the existing Peamount route before veering east across the field here to the north of Old Nangor Road before passing beneath the Grifeen River (classified as Depositing lowland river (FW2) and adjacent Baldonnell Road. The open habitat in these areas comprises Dry meadows and grassy verges (GS2) habitat with immature woodland (WS2) and scrub (WS1) bordering the Grifeen River.

53 No evidence of invasive plant species were recorded during the verification survey.



Plate 1: Western area of the site of the proposed amendments to the consented development viewed from the south (photograph dated 31st March 2026). At the time of writing the area comprises part of the active construction site for a separately consented data centre development at the site.



Plate 2: Grassland field north of the Old Nangor Road along the route of the transmission lines.



Plate 3: Section of the redirected Grifeen River within the site of the proposed amendments to the consented development

3.3.3 Flora and Fauna Species

- 54 The western area of the consented development site, within which a separately consented data centre development (planning ref.: SD20A/0324) is currently under construction, comprises an active construction site and is not itself suitable to support QI/ SCIs species associated with any of the European sites listed in Appendix I. No evidence of otter was recorded during the ecological survey, neither was any evidence of any other QI or SCI species recorded within the site of the consented development.

3.3.3.1 Data Search

- 55 The updated 2026 desktop study found no records of any species or habitats for which SACs listed in Appendix I were designated overlapping the subject lands or environs. NBDC records of SCI bird species (for which SPAs listed in Appendix I were designated) were returned within 2km of the site of the proposed amendments to the consented development⁷. These species are shown in Table 2 below along with the nearest SPA for which they are SCIs for.

Table 2: NBDC records of SCI Species for SPAs within the potential Zone of Influence identified in the desktop study within a 2km radius of the site of the proposed amendments to the consented development

SCI Species	Nearest SPA	SPA Distance from Consented Development
Black-headed Gull <i>Chroicocephalus ridibundus</i>	South Dublin Bay and River Tolka Estuary SPA [004024]	Approximately 17km east

⁷ According to NBDC online data <https://maps.biodiversityireland.ie/> accessed 9th June 2026 (this excludes NBDC records with a resolution greater or equal to 1km²).

Common Gull <i>Larus canus</i>	North-west Irish Sea SPA [004236]	c. 21.3km east
Cormorant <i>Phalacrocorax carbo</i>	North-West Irish Sea SPA	c. 21.3km east
Curlew <i>Numenius arquata</i>	North Bull Island SPA [004006]	c. 19.5km east
Golden plover <i>Pluvialis apricaria</i>	North Bull Island SPA [004006]	c. 19.5km east
Great Black-backed Gull <i>Larus marinus</i>	North-West Irish Sea SPA	c. 21.3km east
Greylag Goose <i>Anser anser</i>	Poulaphouca Reservoir SPA	c. 15.4km south
Herring Gull <i>Larus argentatus</i>	North-West Irish Sea SPA	c. 21.3km east
Lesser Black-backed Gull <i>Larus fuscus</i>	Poulaphouca Reservoir SPA	c. 15.4km south
Oystercatcher <i>Haematopus ostralegus</i>	South Dublin Bay and River Tolka Estuary SPA [004024]	Approximately 17km east
Pintail <i>Anas acuta</i>	North Bull Island SPA [004006]	c. 19.5km east
Redshank <i>Tringa totanus</i>	South Dublin Bay and River Tolka Estuary SPA [004024]	Approximately 17km east
Ringed Plover <i>Charadrius hiaticula</i>	South Dublin Bay and River Tolka Estuary SPA [004024]	Approximately 17km east
Teal <i>Anas crecca</i>	North Bull Island SPA [004006]	c. 19.5km east

56 Records of invasive species were identified within the desktop study as listed in Table 3 below.

Table 3: NBDC invasive species records identified in the desktop study within 2km of the consented development

Species	Impact
Plant	
Black Currant <i>Ribes nigrum</i>	Medium Impact Invasive
Giant Hogweed <i>Heracleum mantegazzianum</i>	High Impact Invasive Listed on Third Schedule
Nuttall's Waterweed <i>Elodea nuttallii</i>	High Impact Invasive Listed on Third Schedule
Three-cornered Garlic <i>Allium triquetrum</i>	Medium Impact Invasive Listed on Third Schedule
Mammal	
Brown rat <i>Rattus norvegicus</i>	High Impact Invasive Listed on Third Schedule ⁸
House mouse <i>Mus musculus</i>	High Impact Invasive

⁸ Regulations 49 and 50 only apply to this non-native alien invasive species on offshore islands, as stated under the Third Schedule of the European Communities (Birds and Natural Habitats) Regulations 2011 <https://www.irishstatutebook.ie/eli/2011/si/477/> [accessed 13/04/2026]

Rabbit <i>Oryctolagus cuniculus</i>	Medium Impact Invasive
Sika deer <i>Cervus nippon</i>	High Impact Invasive Listed on Third Schedule
Invertebrate	
Oak processionary moth <i>Thaumetopoea processionea</i>	High Impact Invasive
Common garden snail <i>Cornu aspersum</i>	Medium Impact Invasive
Jenkins' spire snail <i>Potamopyrgus antipodarum</i>	Medium Impact Invasive
Sowerby's keeled slug <i>Tandonia sowerbyi</i>	Medium Impact Invasive
Wrinkled snail <i>Xeroplexa intersecta</i>	Medium Impact Invasive

3.3.4 Hydrology

- 57 The site of the proposed amendments to the consented development is located within the River Liffey catchment. The site of the proposed amendments to the consented development intersects with the Grifeen River, beneath which the transmission lines will be instated using HDD methodologies. The Grifeen River outfalls to the River Liffey c. 4.3km north of the consented development, which in turn discharges to the Liffey Estuary and to Dublin Bay. The Lucan stream is located c. 408m north-west of the site of the proposed amendments to the consented development at its closest point. This stream outfalls to the River Liffey c. 4km north of the site of the consented development, which in turn discharges to the Liffey Estuary and to Dublin Bay.
- 58 According to EPA online Envision Maps, the water quality of the surface, transitional and coastal water is as follows:
- River Grifeen is classified as of “Poor” water quality status (i.e. Q3)
 - The ecological status for the Lucan stream is ‘Moderate’ and the Water Framework Directive (WFD) water quality status is ‘Good’;
 - The River Liffey is classified as of “Moderate” water quality status (i.e. Q3-4)
 - The Upper Liffey Estuary is classified as “Eutrophic” transitional water;
 - The Lower Liffey Estuary is classified as “Unpolluted” transitional water and
 - Dublin Bay is classified as an “Unpolluted” coastal water.

- 59 The WFD surface water ecological status of the Liffey Estuary is ‘Good’ and the WFD risk status of this waterbody is as “at risk of not achieving good status”. Surface waters ultimately discharge into Dublin Bay. The most recent surface water quality information for Dublin Bay coastal waterbody indicates that it is ‘Unpolluted’. The water quality of Dublin Bay is considered to be ‘Good’ and ‘Not at risk’ of not achieving good status under the Water Framework Directive.

3.3.5 Hydrogeology

- 60 According to the EPA’s online map viewer (accessed in February 2026), the site of the site of the proposed amendments to the consented development lies within an area classified as a “locally important aquifer – moderately productive only in local zones”. The Groundwater Body (GWB) underlying the proposed site is the Dublin GWB which is a ‘poorly productive bedrock’. The site is located in an area of ‘Extreme Vulnerability’ vulnerability with regards to the ease with which groundwater may be contaminated by human activities.

-
- 61 Dublin GWB WFD is currently classified as having ‘Good’ status. The only European sites designated for groundwater dependent habitats/species, and which occur within the same GWB as the proposed site is the Rye Water Valley/Cartron SAC [001398].

3.3.6 Soils and Geology

- 62 Site-specific investigations were previously undertaken by Ground Investigation Ireland and are discussed in the Soil and Hydrology chapter of the EIAR accompanying this report. These investigations, from October to November 2020, included eleven (11) no. trial pits which were excavated to a maximum depth of c.1.60 m. A review of all soil quality results, indicated that there was no contamination across the site and that the site was suitable for the now consented ICT development. These results confirmed that the soil is classified as ‘inert’ for residential threshold concentrations.

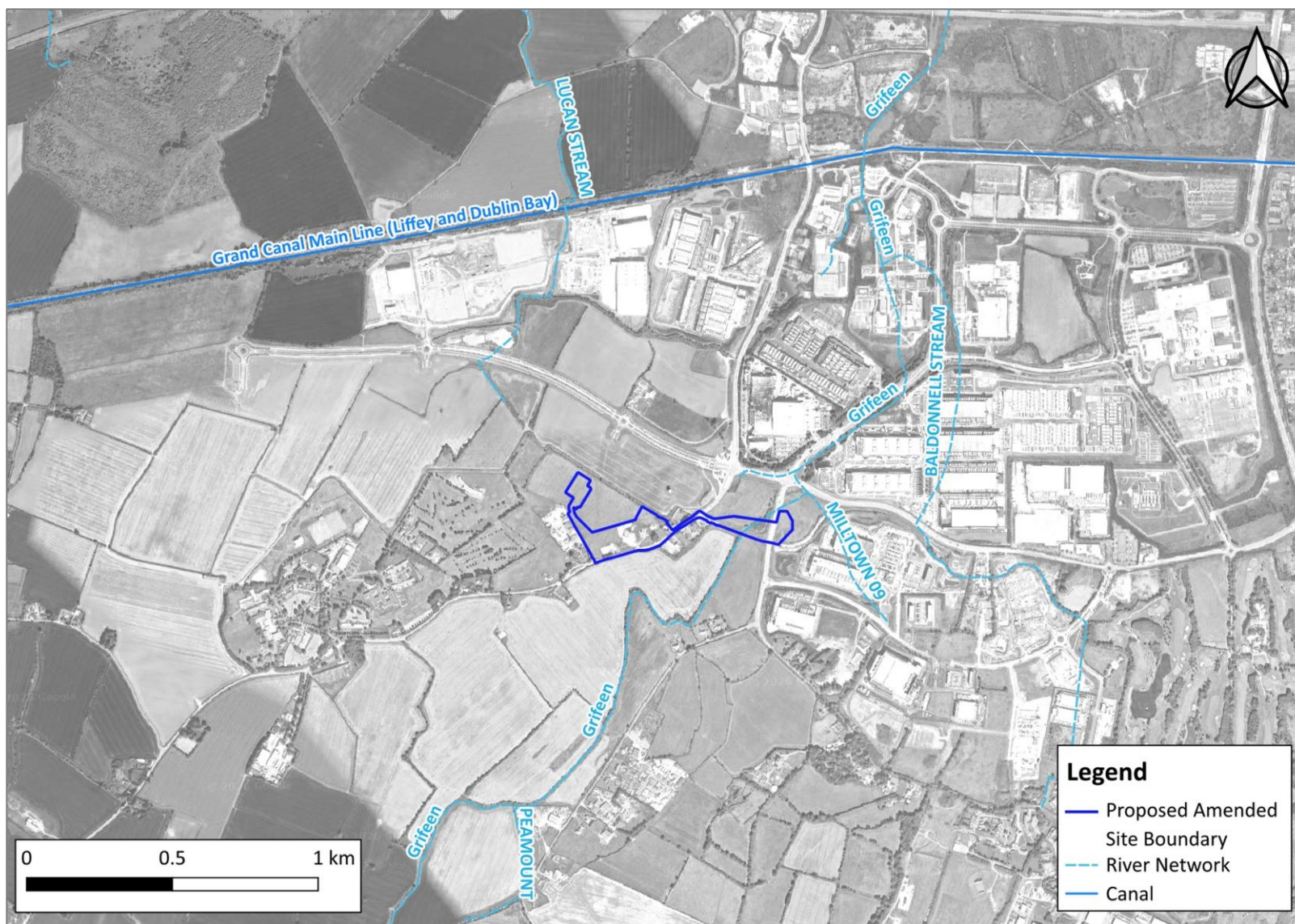


Figure 4: Watercourses in the vicinity of the consented development

3.4 Assessment of Effects on European Sites

- 63 This section identifies all the potential impacts associated with the consented development, examines whether there are any European sites within the ZOI of effects from the proposed amendments to the consented development and assesses whether there is any risk of the proposed amendments resulting in a significant effect on any European site, either alone or in combination with other plans or projects.
- 64 In assessing the potential for the amendments to the consented development to result in a significant effect on any European sites, any measures intended to avoid or reduce the harmful effects of the project on European sites are not taken into account.

3.4.1 Habitat loss and fragmentation

- 65 The anticipated ZOI in relation to habitat loss and fragmentation is confined to the lands within the site of the proposed amendments to the consented development, as this represents the project footprint within which the proposed amendments to the consented development and ongoing construction associated with the consented development will take place.
- 66 The site of the proposed amendments to the consented development does not overlap with the boundary of any European site. Therefore, there are no European sites at risk of direct habitat loss impacts.
- 67 As the site of the consented development does not traverse any European sites there is no potential for habitat fragmentation to occur within any European Site.
- 68 The site of the proposed amendments consented development does not support populations of any fauna species linked with the QI/SCI populations of any European site(s). The majority of the site comprises either an active construction site within the western lands north of Peamount Road or lands composed primarily of artificial surfaces (roads) and spoil / disturbed ground, along the route of the transmission lines. The majority of the consented development lands are therefore not suitable to support ex-situ⁹ populations of QI fauna species associated with any European sites listed in Appendix I. The River Grifeen and adjacent areas of bankside vegetation is an exception to this, which provides suitable foraging and commuting habitat for otter *Lutra lutra*. No evidence of otter was recorded during the ecological survey.
- 69 No SCI bird species were recorded utilising the site or the surrounding lands during the ecological baseline surveys undertaken. The consented development site is within the normal foraging range of SCI bird species of North Bull Island SPA and South Dublin Bay and River Tolka Estuary SPA and North-west Irish Sea SPA. However, it is considered that given the location of the consented development a significant distance from EU sites designated for terrestrial foraging wintering bird species, the numerous, known and potentially suitable ex-situ terrestrial foraging sites around the Greater Dublin Area between the site of the consented development and these European sites, and given that the site comprises an active construction site with negligible value for SCI bird species, that there is no potential for any significant habitat loss or fragmentation effects on SCI bird species to arise as a result of the proposed amendments to the consented development.
- 70 As described above, it is considered that the site of the consented development does not support populations of any fauna species linked with the QI/SCI populations of any European site(s).

⁹ There is a need to consider use of habitat areas outside of an SPA by SCI bird species where they support the SCI populations and the site's conservation objectives (termed ex situ habitat). These habitat areas can comprise alternative roosting sites, foraging areas, staging grounds or migration routes and can, but not necessarily exclusively, be situated within the immediate hinterland of the SPA, or in areas ecologically connected to it.

3.4.2 *Habitat degradation as a result of hydrological impacts*

- 71 The ZoI in relation to habitat degradation as a result of hydrological impacts is anticipated to extend to habitats and species downstream of the consented development site and the associated surface water drainage discharge points, and downstream of offsite wastewater treatment plants.
- 72 Surface water run-off and waste water discharges from the consented development will drain to the existing local surface water drainage network associated with the R120 to the south of the site. Foul waters from the consented development will be discharged to Ringsend WWTP for treatment via the existing foul water drainage network, prior to discharge into the Liffey Estuary/Dublin Bay. Therefore, the Zone of Influence (ZoI) of potential effects on water quality from the site of the proposed amendments to the consented development could extend to habitats that occur below the high tide line as well as fauna that use intertidal and marine habitats within Dublin Bay.

3.4.2.1 Surface Water

- 73 Whilst there are potential source-receptor pathways between the consented development and the European sites located in Dublin Bay (via the surface water network which ultimately discharges into the coastal waters of Dublin Bay) no significant effects are predicted.
- 74 Considering the following, the site of the proposed amendments to the consented development will not have any measurable effects on water quality in Dublin Bay or the Irish Sea:
- The scale and location of the proposed amendments relative to the receiving surface water network;
 - The fact that the proposed amendments to the consented development comprise minor realignment of the consented HDD route of the transmission lines, for which the proposed construction methodologies remain unchanged, and amendments to the permitted GIS substation;
 - The relatively low volume of any surface water run-off or discharge events from the consented development site relative to the receiving surface water and marine environments; and;
 - The level of mixing, dilution and dispersion of any surface water run-off/discharges and the considerable distance (flow path length in kms) from the proposed amendments in the receiving watercourses, Dublin Bay and the Irish Sea.
- 75 It is an objective of the Greater Dublin Strategic Drainage Study, and the Dún Laoghaire-Rathdown County Development Plan 2022-2028, to incorporate Sustainable Urban Drainage Systems (SuDS) within new developments. The SuDS features associated with the consented development were not included within the design to avoid or reduce any potential harmful effects to any European sites.
- 76 Therefore, there is no possibility of the proposed amendments to the consented development undermining the conservation objectives of any of the Qualifying Interests or Special Conservation Interests of the European sites in, or associated with, Dublin Bay as a result of surface water run-off or discharges.

3.4.2.2 Foul Water

- 77 Foul water, comprising sewage and industrial effluent (and some surface water run-off), from the Dublin area has historically been, and will continue to be, treated at Ringsend WwTP prior to discharge to Dublin Bay. The most recent information from Uisce Éireann indicates that the plant has been operating above its

capacity of 2.1 million P.E.,¹⁰ with a current operational loading of c.2.36 million P.E. (Uisce Éireann, 2023)¹¹. Ringsend WwTP operates under a discharge licence from the EPA (D0034-02) and must comply with the licence conditions.

- 78 Despite the capacity issues associated with the Ringsend WwTP, Dublin Bay is currently classified by the EPA as being of “Unpolluted” water quality status¹². The Liffey Estuary Lower is currently classified by the EPA as being of “Intermediate” water quality status and the Tolka Estuary as “Eutrophic”. The pollutant content of future foul water discharges to Dublin Bay is considered likely to decrease in the long-term for the following reasons:
- Uisce Éireann have recently completed a major upgrade of the Ringsend WwTP (complete as of February 2026¹³) to increase the plant's wastewater treatment capacity to a population equivalent of 2.4 million.
 - There is a commitment in the National Development Plan 2021-2030¹⁴ to invest in and progress the Greater Dublin Drainage Project which includes the development of a new regional waste water treatment facility and associated infrastructure to serve Dublin and parts of the surrounding counties of Kildare and Meath. The project will involve the provision of a new regional wastewater treatment plant at a site in the northern part of the Greater Dublin Area and the provision of a new Orbital Drainage Sewer linking the new plant to the existing regional sewer network, which will enable future connections for identified areas of development within the catchment area. The provision of the Greater Dublin Drainage Project will augment the waste water treatment capacity currently provided by Ringsend WwTP across the Greater Dublin Area and alleviate pressure within the existing wider waste water network and help to ensure that the waste water generated is treated safely, in compliance with the EU and national waste water treatment regulations.
- 79 It is also a requirement of the Greater Dublin Strategic Drainage Study, and captured as Objectives and policies of all development plans within the catchment of Ringsend WwTP, to include Sustainable Urban Drainage Systems (SuDS) within new developments. The relevant development plans also have protective policies/objectives in place to protect water quality in the receiving freshwater and marine environments, and to implement the Water Framework Directive in achieving good water quality status for Dublin Bay.
- 80 Considering the above, particularly the current unpolluted status of Dublin Bay, that foul water discharges from the site of the consented development would equate to a very small percentage of the overall discharge volumes sent to Ringsend WwTP for treatment, and that the proposed amendments would not result in any change to the foul water discharges from the development as consented, it is concluded that the proposed amendments to the will not impact on the overall water quality status of Dublin Bay.
- 81 Therefore, there is no possibility of the proposed amendments to the consented development undermining the conservation objectives of any of the qualifying interests or special conservation interests of the European sites in, or associated with, Dublin Bay as a result of foul water discharges.

¹⁰ Whilst the design capacity of Ringsend WWTP, as constructed, was 1.64 million P.E., recently completed upgrade works in 2023 increased the operating capacity to 2.1 million P.E. Recently completed upgrade works have further increased the capacity of the WWTP to 2.4 million P.E. as of February 2026. (<https://www.water.ie/projects/local-projects/ringsend-wastewater-treatment-plant-upgrade-project> (accessed June 2026))

¹¹ *Annual Environmental Report, Ringsend D0034-02* (Uisce Éireann, 2024)

¹² Transitional and Coastal Surface Water Quality data (2018-2020) accessed from the EPA Envision Mapviewer <https://gis.epa.ie/EPAMaps/> (accessed June 2026)

¹³ This is the most up-to-date information from Uisce Éireann, with the status of upgrade works at Ringsend WwTP stated as, “All main upgrade works are completed; capacity now for 2.4m population equivalent”. <https://www.water.ie/projects/local-projects/ringsend-wastewater-treatment-plant-upgrade-project> (accessed June 2026)

¹⁴ Government of Ireland (2021) *Project Ireland 2040, National Development Plan 2021-2030*.

- 82 The proposed amendments to consented development will not involve any amendments to the approved surface water or foul water drainage systems, and the fundamental hydrological considerations that formed the basis of the AA Screening for the consented development remain unchanged.

3.4.3 *Habitat degradation as a result of hydrogeological impacts*

- 83 The Zol in relation to habitat degradation as a result of hydrological impacts is anticipated to extend to groundwater-dependant habitats, and the species those habitats support, in the local area that lie downgradient of the consented development site.
- 84 The site of the proposed amendments to the consented development lies within the Dublin Groundwater Body (Dublin GWB). The only European site within the Dublin GWB that is designated for groundwater dependant habitats and/or species is the Rye Water Valley/Carton SAC. All of the Qualifying Interests of the Rye Water Valley/Carton SAC, the priority Annex I habitat petrifying springs and the two whorl snail species, are dependent upon the existing condition and functioning of the groundwater regime. Based on information published by Geological Survey Ireland (GSI) on the Dublin GWB, 'The general groundwater flow direction in this aquifer is towards the coast and also towards the River Liffey and Dublin City'. As the consented development lies down gradient of the Rye Water Valley/Carton SAC, it cannot influence groundwater conditions within the European site.
- 85 Therefore, there is no possibility of the proposed amendments to the consented development undermining the conservation objectives of any European site as a result of groundwater impacts, either alone or in combination with any other plans or projects, as a result of hydrogeological effects.

3.4.4 *Habitat degradation as a result of introducing/spreading non-native invasive species*

- 86 The anticipated Zol in relation to habitat degradation as a result of introducing/spreading non-native invasive species is anticipated to extend to habitat areas within, adjacent to, and potentially downstream of the consented development site.
- 87 No invasive flora species, including those listed on the Third Schedule of the European Communities (Birds and Natural Habitats) Regulations 2011 (as amended), were recorded within the site of the consented development or the route of the proposed amendments to the transmission line alignment, during ecological baseline surveys. There is therefore no risk of spread of invasive species to downstream European sites as a result of the proposed amendments to the consented development.

3.4.5 *Disturbance and displacement impacts*

- 88 The anticipated Zol in relation to disturbance and displacement impacts is anticipated to extend potentially up to several hundred metres from the consented development boundary, dependent upon the predicted levels of noise, vibration and visual disturbance associated with the consented development, taking into account the sensitivity of the qualifying interest species to disturbance effects.
- 89 Construction-related disturbance and displacement of fauna species could potentially occur within the vicinity of the consented development, although it should be noted that there is no proposed changes to the methodologies or duration of the construction works associated with the proposed amendments to the consented development.
- 90 For QI mammal species such as otter, disturbance effects would not be expected to extend beyond 150m¹⁵. There are no European sites within the disturbance Zol; the nearest European site to the proposed amendments to the consented development is the Rye Water Valley/Carton SAC approximately 4.9km

¹⁵ This is consistent with Transport Infrastructure Ireland (TII) guidance (*Guidelines for the Treatment of Otters prior to the Construction of National Road Schemes* and *Guidelines for the Treatment of Badgers prior to the Construction of National Road Schemes*) documents. This is a precautionary distance, and likely to be moderated by the screening effect provided by surrounding vegetation and buildings, with the actual Zol of construction related disturbance likely to be much less in reality.

away, which is not designated for any highly mobile fauna species. The Lucan Stream and associated drainage network, the Grifteen River and the Grand Canal within the locality may support otter, however any local populations of otter associated with these watercourses do not represent QI SAC populations. The nearest SAC to the consented development for which otter are designated is Wicklow Mountains SAC which is located approximately 10.9km to the southeast, with the hydrological distance being c. 40.5km. The site of the proposed amendments to the consented development is therefore beyond the maximum linear distance for territories i.e. 21km for males via hydrological pathways.

- 91 For birds, disturbance effects would not be expected to extend beyond a distance of approximately 300m, as noise levels associated with general construction activities would attenuate to close to background levels at that distance.¹⁶ There are no European sites within the disturbance Zol; the nearest SPA to the proposed amendments to the consented development being c.13.7km away, the South Dublin and River Tolka Estuary SPA. The site of the proposed amendments to the consented development also does not constitute a potential ex-situ roosting or inland foraging site for the SCI species for the Wicklow Mountains SPA (i.e. merlin and peregrine falcon), or for any SPA within Dublin Bay, including such species as gulls, oystercatcher and brent geese, which may forage on short amenity grasslands due to its developed nature (much of the consented development site comprises an active construction site at the time of writing) as well as the rank unmanaged nature of the grassland that is present.

3.4.6 Air Quality

- 92 The anticipated Zol in relation to air quality impact during the construction phase is considered to be 50 metres from the boundary of a given construction site, or 50 metres from the route(s) used by construction vehicles on a public highway up to 500 metres from the site entrance(s) according to Institute of Air Quality Management (IAQM) guidance¹⁷. There are no operational air quality related impacts associated with the proposed amendments to the consented development.
- 93 The closest European site to the proposed amendments to the consented development is the Rye Water Valley/Carton SAC located approximately 4.9km away. Given the separation distance, there is no potential for likely significant effects in relation to air quality reduction during the construction phase.
- 94 Given the proposed amendments to the consented development constitute the minor re-routing of transmission lines, there is no potential for likely significant effects on European sites in relation to air quality resulting from the proposed amendments during the operational phase of the consented development.

3.4.7 Summary

- 95 The potential impacts associated with the proposed amendments to the consented development do not have the potential to affect the receiving environment and, consequently, do not have the potential to affect the conservation objectives supporting the Qualifying Interest/Special Conservation Interests of any European sites. Therefore, the proposed amendments to the consented development will not result in likely significant effects on any European sites.
- 96 As the proposed amendments to the consented development will not have any effects on the QIs/SCIs or conservation objectives of any European sites, and taking into account the policies and objectives of the

¹⁶ The disturbance zone of influence for waterbirds is based on the relationship between the noise levels generated by general construction traffic/works (BS 5228:2009 Code of Practice for Noise and Vibration Control on Construction and Open Sites – Part 1 Noise) and the proximity of those noise levels to birds – as assessed in Cutts, N. Phelps, A. & Burdon, D. (2009) *Construction and Waterfowl: Defining Sensitivity, Response, Impacts and Guidance*, and Wright, M., Goodman, P & Cameron, T. (2010) Exploring Behavioural Responses of Shorebirds to Impulsive Noise. *Wildfowl* (2010) 60: 150–167. At 300m, noise levels are below 60dB or, in most cases, are approaching the 50dB threshold below which no disturbance or displacement effects would arise.

¹⁷Institute of Air Quality Management (IAQM) (2024). *Guidance on the assessment of dust from demolition and construction*

statutory plans referred to above, it is concluded that there is no potential for any other plan or project to act in combination with the proposed amendments to result in likely significant effects on any European sites.

- 97 The potential impacts of the proposed amendments to the consented development on the receiving environment, their Zol, and the European sites at risk of significant effects are summarised in Table 4 below.
- 98 In assessing the potential for the proposed amendments to the consented development to result in likely significant effects on any European sites, any measures intended to avoid or reduce the harmful effects of the project on European sites are not taken into account.

Table 4: Summary of Analysis of Likely Significant Effects on European sites

Potential Effect and associated Zol	Are there any European sites within the Zol of the proposed amendments to the consented development?
Habitat loss Habitat loss will be confined to the lands within the consented development boundary.	No There are no European sites within the proposed amendments to the consented development.
Habitat degradation as a result of hydrological impacts Habitats and species downstream of the proposed amendments to the consented development, associated surface watercourses and drainage discharge points, and downstream of offsite wastewater treatment plants.	No As per reasons outlined in Section 3.4.2, there are no European sites at risk of hydrological effects associated with the consented development.
Habitat degradation as a result of hydrogeological impacts Groundwater-dependant habitats, and the species those habitats support, in the local area that lie downgradient of the site of the proposed amendments to the consented development.	No There are no European sites at risk of hydrogeological effects associated with the proposed amendments to the consented development.
Habitat degradation as a result of introducing/spreading non-native invasive species Habitat areas within, adjacent to, and potentially downstream of the site of the consented development.	No There are no non-native invasive species recorded within the site of the proposed amendments to the consented development and, therefore, no risk associated with the proposals to any European sites from the spread/introduction of non-native invasive species.
Disturbance and displacement impacts / noise Potentially up to several hundred metres from the site of the proposed amendments to the consented development, dependent upon the predicted levels of noise, vibration and visual disturbance associated with the proposed amendments to the consented development installation, taking into account the sensitivity of the qualifying interest species to disturbance effects	No The site of the proposed amendments to the consented development is located c. 4.7km from the nearest European site which is beyond the potential disturbance Zol. The site and surrounding lands do not support populations of QI / SCI species. There is therefore no risk of likely significant effects resulting from disturbance to any QI/ SCI fauna species during the construction or operation of the consented development.
Air Quality The anticipated Zol in relation to air quality impact during the construction phase is considered to be 50 metres	No

Potential Effect and associated Zol	Are there any European sites within the Zol of the proposed amendments to the consented development?
from the boundary of a given construction site, or 50 metres from the route(s) used by construction vehicles on a public highway up to 500 metres from the site entrance(s) according to Institute of Air Quality Management (IAQM) guidance. There will be no air emissions associated with the proposed amendments to the consented development, and the proposed amendments, which comprise a minor rerouting of the transmission lines associated with the consented development, are therefore considered not to have a zone of influence in this regard.	There will be no perceptible emissions to air resulting from the proposed amendments to the consented development. Therefore, the Zol of operational air emissions from the proposed amendments to the consented development does not extend to any European sites.

4 Potential for In Combination Effects

- 99 This section of the AA Screening report presents the assessment carried out to examine relevant plans or projects (that have either been granted or are awaiting planning permission) that have the potential to act in combination with the proposed amendments to the consented development to produce likely significant effects on European sites that have been identified within the Zol of the consented development.
- 100 As assessed in Section 3.3, none of the potential effects associated with the proposed amendments to the consented development will result in any likely significant effects in relation to the Qualifying Interests/Special Conservation Interests of the European sites within the potential Zol of the consented development.
- 101 The potential effects associated with the proposed amendments to the consented development, whilst not of a magnitude to result in likely significant effects on European sites themselves, were also assessed to consider whether there was the potential for other plans or projects to have low-level effects that could potentially act in combination to result in likely significant effects on any/all of the European sites within the Zol of the consented development.

4.1 Plans and Planned or Committed Projects

- 102 In combination effects can result from individually insignificant but collectively significant actions/developments taking place over a period of time or concentrated in a location. A review of all planning applications, submitted within the last 5 years, within 1km to the site of the proposed amendments to the consented development was undertaken on the 6th March 2026. This captures the relevant not yet existing cumulative development that could give rise to likely significant cumulative effects in combination with the consented development. The 1km distance is judged to be an appropriate distance for consideration of the potential for impacts given the nature and the scale of the proposed amendments to the consented development.
- 103 As assessed in Section 3.3, none of the potential impacts associated with the proposed amendments to the consented development will result in any perceptible residual effect on the receiving environment or on the QIs / SCIs of the European sites assessed and the proposed amendments to the consented development in isolation will not result in likely significant effects on any European sites.
- 104 There is the potential for other pollution sources within the River Liffey catchment to cumulatively affect water quality in the receiving estuarine and marine environments. There is also the potential for other airborne pollution sources to influence ground level concentrations of airborne pollutants at European sites in the zone of influence for airborne emissions (e.g. European sites within 20 km radius of the site of the consented development).

- 105 The potential for in combination effects to arise from any existing or proposed land use plans or developments is regulated and controlled by the environmental protective policies and objectives of the South Dublin County Development Plan 2022-2028 (South Dublin County Council, 2022) and all other land use plans in the River Liffey catchment zone of influence for hydrological impacts and air quality emissions. The aforementioned land use plans include protective policies and objectives in relation to European sites. Any existing/proposed plan or project that could potentially affect European sites in the River Liffey catchment, Dublin Bay or within the zone of influence of airborne emissions associated with the consented development must adhere to these overarching environmental protective policies and objectives. These policies and objectives will ensure the protection of the European sites within the zone of influence of the consented development, and include the requirement for any future plans or projects to undergo Screening for Appropriate Assessment and/or Appropriate Assessment to examine and assess their effects on European sites, alone and in combination with other plans and projects.
- 106 There are specific objectives and policies in the South Dublin County Development Plan 2022-2028 to protect biodiversity, and specifically European sites (see Appendix II). The environmental protective policies and objectives set out in the South Dublin County Development Plan 2022-2028 are mirrored in other land plans in terms of the protection of European sites and the protection of a county's surface water and groundwater resources.
- 107 Land use plans for the other local authorities whose functional areas include surface water features which drain to Dublin Bay, were examined and analysed and those land use plans also include protective environmental policies to protect European sites and the receiving surface water environments.
- 108 The full assessment of the potential in combination effects of the land use plans and projects listed in Section 3.3 are presented in Appendix III, in particular any large projects such as for which emissions to air and potential for surface water degradation.

Table 4: Plans and Projects assessed in combination with the proposed amendments to the consented development

National Plans
National Energy & Climate Plan 2021-2030 Climate Action Plan 2025 – Changing Ireland for Better National Development Plan Ireland 2021-2030 Project Ireland 2040 – National Planning Framework National Hydrogen Strategy 4th National Biodiversity Action Plan 2023-2030 River Basin Management Plan 2022-2027 National Air Pollution Control Programme (NAPCP) 2023
Regional Plans
Regional Spatial & Economic Strategy for the Eastern and Midland Region 2019-2031 Eastern Catchment Flood Risk Assessment and Management (CFRAM) study 2011-2016
County / Local Plans
South Dublin County Development Plan 2022-2028 Dublin City Development Plan 2022-2028 Dún Laoghaire-Rathdown County Development Plan 2022-2028 Fingal Development Plan 2023-2029 Kildare County Development Plan 2023-2029 Wicklow County Development Plan 2022-2028
Projects/Programmes
- SD25A/0298W: Amendments to Unit 7 (K78 V6TY) constructed under Reg. Ref.: SD23A/0301 (as amended by Reg. Ref.: SD24A/0224W and SD25A/0011W) - Change of use from logistics/warehousing to logistics/warehousing/light - industry to accommodate manufacturing use. - SD25A/0251W: Temporary development to provide an access road, including the temporary provision of a security hut, security gate, vehicle set down area, associated fencing, lighting, civils, drainage, and landscaping works, to provide for the construction of a Regional Network Gateway (RNG) facility permitted under South Dublin County Council Reg. Ref. SD25A/0035W. - SD25A/0035W: The development of a Regional Network Gateway (RNG) facility (supporting infrastructure for the MS data centres) - SD25A/0135W: The omission of a permitted above ground installation (AGI) compound under Reg. Ref.: SD20A/0058, the provision of an AGI at an alternate location within the site, and the provision of a Pressure Reduction Metering System (PRMS) and a foul pumping station, along with road upgrades to the public road (R120 Peamount Road), and provision of a foul sewer connection from the site to the northeast, via Peamount Road and Old Nangor Road. - SD25A/0017W: Development at the Microsoft Campus, Grange Castle Business Park, Nangor Road, Clondalkin, Dublin 22 comprising of the temporary provision of 9 No. generators (fuelled with Hydrotreated Vegetable Oil (HVO)) and associated site development works for a period to run concurrently with the lifespan of the permitted development under South Dublin County Council (SDCC) Reg. Ref. SD20A/0283 and SD21A/0203. - SD24A/0224W: Amendments to Units 2, 3 and 4 of previously permitted logistics warehouse units, as permitted under Reg. Ref.: SD23A/0301. - SD24A/0107W: Development at this site on lands that include the Aylmer Road (L6003); Baldonnel Road (L2001); and lands that include a small section to the north, but are primarily to the south, of the Aylmer Road, including part of the Griffin allotments, within the townland of Kilmactawlay and

Milltown, Newcastle, Co. Dublin consisting of the widening, to its south, of the existing Aylmer Road (L6003) from its junction with the Baldonnel Road (L2001) for a distance of c. 520m to the west.

- SD23B/0416: Renovation of existing detached dwelling comprising of single storey peripheral extension.
- SD23A/0301: The construction of five logistics / warehousing units (Units 1 - 5) with associated office accommodation, service yards, ancillary structures/areas, and substations.
- SD23A/0151: Amendments to the permitted data centre development as granted under SDCC Planning Ref. SD19A/0042. These include a reduction in the number of back-up generators, flues and other related plant from 32 to 24 within the permitted generator compound located to the west of the data centre and repositioning of the 24 no. back-up generators, flues and other plant within the permitted generator compound.
- SD23A/0039: The proposals relate to the total quantum of fuel oil to be stored within existing and permitted tanks across the existing and permitted buildings (SD13A/0143 as amended by SD13A/0265, SD14A/0194 as amended by SD15A/0343, SD16A/0088 as amended by AD17A/0318 and SD20A/0283, SD21A/0203 and SD21A/0288, all within an existing campus).
- SD23A/0012: Construction of a new Battery Energy System Storage (BESS) and Power Trunk building and all associated elements;
- SD20A/0058: Demolition of the existing single storey house of 'Little Acre' and its associated garage and other buildings; demolition of the single storey stable building on the overall site; construction of a gas powered Power Plant with all its associated elements.
- SD20A/0121: The development will consist of the demolition of the existing two storey dwelling of Ballybane and associated farm buildings (565sq.m) and the construction of 3 two storey data centres with mezzanine floors at each level of each facility and associated ancillary development that will have a gross floor area of 80,269sq.m on an overall site of 16.5 hectares located within lands in the Grange Castle South Business Park.

109 The full assessment of the above plans and projects is provided in Appendix III.

4.2 Plan Level Environmental Protection Assessment

110 The overarching plan level environmental protection policies from the following plans: Eastern and Midland Region Assembly, Regional Spatial and Economic Strategy 2019-2023 and the South Dublin County Development Plan 2022-2028 are listed in Appendix II of this AA Screening report.

111 The consented development of which the proposed amendments to the consented development are a part is compliant with all of the plan level biodiversity protection policies and objectives described above, including those within the South Dublin County Development Plan 2022-2028. Furthermore, the proposed amendments to the consented development will not prevent the achievement of any of these plan level biodiversity protection policies and objectives across the identified potential impact pathways.

112 Appendix III of this AA Screening report provides a pairwise assessment of the proposed amendments to the consented development in combination with the identified plans. The assessment found that there is no potential for likely significant effects on any European sites as a consequence of the proposed amendments to the consented development acting in combination with each of these plans.

4.3 In Combination of Projects in the Vicinity

113 Appendix III of this AA Screening report provides a pairwise assessment of the proposed amendments to the consented development in combination with the identified projects in the vicinity of the consented development. The assessment found that there is no potential for likely significant effects on any European sites as a consequence of the proposed amendments to the consented development acting in combination with any of these projects.

4.3.1 In Combination with Respect to Deterioration in Water Quality

- 114 It is necessary to specifically consider any potential for-in-combination effects on water quality in Dublin Bay from any other projects carried out within the functional areas of the South Dublin County Development Plan 2022-2028 (South Dublin County Council, 2022), the Dublin City Development Plan 2022-2028 (Dublin City Council, 2022), the Dún Laoghaire-Rathdown County Development Plan 2022-2028 (Dún Laoghaire-Rathdown County Council, 2022), the Fingal Development Plan 2023-2029 (Fingal County Council, 2023), the Kildare County Development Plan 2023-2029 (Kildare County Council, 2023), the Wicklow County Development Plan 2022-2028 (Wicklow County Council, 2022), or any other land use plans which could influence conditions in Dublin Bay via rivers and other surface water features.
- 115 The Eastern & Midland Regional Assembly, *Regional Spatial & Economic Strategy 2019-2031*¹⁸ (Eastern & Midland Regional Assembly, 2019) includes a range of policy objectives relevant to the protection of European sites and the protection of water quality in Dublin Bay, to which the relevant planning authorities must have regard to in the preparation and adoption of their development plans (included in Appendix II).
- 116 The planning authority for the proposed amendments to the consented development is South Dublin County Council (SDCC). Plans and developments within the administrative area of South Dublin County Council must comply with the following policy objectives of the South Dublin County Council Development Plan 2022-2028 (South Dublin County Council, 2022) relevant to the protection of European sites and the protection of water quality in Dublin Bay:
- NCBH3 Objective 1: To prevent development and activities that would adversely affect the integrity of any Natura 2000 site located within or adjacent to the County and promote the favourable conservation status of the habitats and species integral to these sites.
 - NCBH3 Objective 2: To ensure that plans, including land use plans, will only be adopted, if they either individually or in combination with existing and / or proposed plans or projects, will not have a significant adverse effect on a European Site, or where such a plan is likely or might have such a significant adverse effect (either alone or in combination), South Dublin County Council will, as required by law, carry out an appropriate assessment as per requirements of Article 6(3) of the Habitats Directive 92 / 43 / EEC of the 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, as transposed into Irish legislation. Only after having ascertained that the plan will not adversely affect the integrity of any European site, will South Dublin County Council adopt the plan, incorporating any necessary mitigation measures. A plan which could adversely affect the integrity of a European site may only be adopted in exceptional circumstances, as provided for in Article 6(4) of the Habitats Directive as transposed into Irish legislation.
 - NCBH3 Objective 3: To ensure that planning permission will only be granted for a development proposal that, either individually or in combination with existing and / or proposed plans or projects, will not have a significant adverse effect on a European Site, or where such a development proposal is likely or might have such a significant adverse effect (either alone or in combination), the planning authority will, as required by law, carry out an appropriate assessment as per requirements of Article 6(3) of the Habitats Directive 92 / 43 / EEC of the 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, as transposed into Irish legislation. Only after having ascertained that the development proposal will not adversely affect the integrity of any European site, will the planning authority agree to the development and impose appropriate mitigation measures in the form of planning conditions. A development proposal which could adversely affect the integrity of a European site may only be permitted in exceptional circumstances, as provided for in Article 6(4) of the Habitats Directive as transposed into Irish legislation.

¹⁸ Eastern & Midland Regional Assembly (2019) *Regional Spatial & Economic Strategy 2019-2031*

117 IE Policy 2 Water & Wastewater: It is the policy of the Council to ensure that water supply and wastewater infrastructure is sufficient to meet the growing needs of the population and to support growth in jobs over the lifetime of the Development Plan facilitating environmental protection and sustainable growth.

- IE2 Objective 1: To work in conjunction with Irish Water to protect existing water and drainage infrastructure and to promote the ongoing upgrade and expansion of water supply and wastewater services to meet the future needs of the County and the Region.
- IE2 Objective 2: To support Irish Water in delivering key water service projects in the County including: The Water Supply Project Eastern and Midlands Region; Saggart Reservoir; Upgrade of the 9B foul sewer; Upgrade of the Dodder Valley Sewerage Scheme and work with Irish Water to tackle quickly the problems created by capacity issues regarding the Dodder Valley Sewer and in particular to encourage a pro-active response to surcharging into Dodder Valley Park to resolve the issue and mitigate the impacts on water quality, biodiversity, amenity and public health; Upgrades to regional networks and treatment.

118 IE Policy 3 Surface Water & Groundwater: It is the policy of the Council to manage surface water and to protect and enhance ground and surface water quality to meet the requirements of the EU Water Framework Directive.

- IE3 Objective 1: To maintain, improve and enhance the environmental and ecological quality of our surface waters and groundwater by implementing the programme of measures set out in the Eastern River Basin District River Basin Management Plan.
- IE3 Objective 2: To maintain and enhance existing surface water drainage systems in the County and to require Sustainable Drainage Systems (SuDS) in new development in accordance with objectives set out in section 4.2.2 of this Plan including, where feasible, integrated constructed wetlands, at a local, district and County level, to control surface water outfall and protect water quality.
- IE3 Objective 3: To protect the regionally and locally important aquifers within the County from risk of pollution.
- IE2 Objective 4: To continue efforts to improve water quality under the Local Government (Water Pollution) Act 1977, as amended and by implementing the measures outlined under the Nitrates Directive (91 / 676 / EEC) and the current National Nitrates Action Programme (NAP) and all other relevant legislation.
- IE2 Objective 8: Integrate Surface Water and Groundwater systems as an essential component of all new developments, in accordance with the requirements set out in Chapter 12: Implementation and Monitoring and the policies and objectives of this chapter.

119 Further information on these policy objectives is provided in Appendix II.

120 Plans and developments within the other local authority areas which could influence conditions in Dublin Bay via rivers and other surface water features, also must comply with the policies and objectives relevant to the protection of European sites and water quality. These include the Dún Laoghaire-Rathdown County Development Plan 2022-2028 (Dún Laoghaire-Rathdown County Council, 2022), the Fingal Development Plan 2023-2029 (Fingal County Council, 2023), the Dublin City Development Plan 2022-2028 (Dublin City Council, 2022), the Kildare County Development Plan 2023-2029 (Kildare County Council, 2023) and the Wicklow County Development Plan 2022-2028 (Wicklow County Council, 2022). The relevant policies and objectives in those plans for the protection of European sites and water quality are also included in Appendix II.

121 As noted under the surface water and foul water sections above, Dublin Bay is currently unpolluted and the proposed amendments to the consented development will not result in any measurable effect on water quality in Dublin Bay. There are also protective policies and objectives in place at a strategic planning level to protect water quality in Dublin Bay.

122 Based on the above, the proposed amendments to the consented development that are the subject of the EoD will not add or lead to any potential in combination effects with the consented development. Therefore, and having regard to the policies and objectives referred to under the relevant development plans, it is concluded that the possibility of the consented development, as well as any other plans or projects, acting in combination with the proposed amendments to the consented development that are the subject of the EoD to give rise to likely significant effects on any European site in, or associated with, Dublin Bay can be excluded.

4.4 Conclusion of In Combination Assessment

123 The proposed amendments to the consented development associated with the consented development will not result in likely significant effect on any European sites. It will not result in the loss or fragmentation of any QI habitats, or habitats supporting populations of QI / SCI species, in (or associated with) any European sites, nor will it degrade any such habitats or affect QI / SCI species as a result of disturbance, hydrological or hydrogeological impacts (quality or quantity), air quality impacts or introducing / spreading non-native invasive plant species.

124 The implementation of, and adherence to, the policies and objectives as detailed in Appendix II will ensure the protection of European sites across all identified potential impact pathways, and will include the requirement for any future project to undergo Screening for Appropriate Assessment and / or Stage 2 Appropriate Assessment as appropriate.

125 The in combination assessment of plans and projects (see Appendix III) has concluded that there is no potential for likely significant effects on any European sites to arise as a consequence of the proposed amendments to the consented development in combination with any other plans or projects.

126 Furthermore, for the same reasons, there is no potential for likely significant effects on European sites to arise as a consequence of the proposed amendments to the consented development acting in combination with any, some or indeed all taken together, of these plans or projects.

127 Therefore, the proposed amendments to the consented development will not result in likely significant effects on any European sites, either alone or in combination with any other plans or projects.

5 Conclusions of Screening Assessment Process

128 Following an examination, analysis and evaluation of all relevant information and in view of the best available scientific knowledge available, and applying the precautionary principle, it can be concluded that the possibility of any significant effects on any European sites, in the absence of mitigation measures, whether arising from the proposed amendments to the consented development alone or in combination with other plans and projects, can be excluded, for the reasons set out in Section 3.4 above.

129 In reaching this conclusion, the nature of the proposed amendments to the consented development and its potential relationship with all European sites within the zone of influence, and their conservation objectives, have been fully considered.

130 Therefore, it is the professional opinion of the authors of this report that the proposed amendments to the consented development do not require a Stage Two Appropriate Assessment or the preparation of a Natura Impact Statement (NIS).

Appendix I

The Qualifying Interests (QIs) and Special Conservation Interests (SCIs) of the European sites in the vicinity of the site of the proposed amendments to the consented development

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Site of the site of the proposed amendments to the consented development
Special Area of Conservation (SAC)	
Rye Water Valley/Carton SAC [001398] 7220 Petrifying springs with tufa formation (<i>Cratoneurion</i>)* 1014 Narrow-mouthed Whorl Snail <i>Vertigo angustior</i> 1016 Desmoulin's Whorl Snail <i>Vertigo moulinsiana</i> NPWS (2021) <i>Conservation objectives: Rye Water Valley/Carton SAC 001398</i> . Version 1.0. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage. <i>S.I. No. 494/2018 - European Union Habitats (Rye Water Valley/Carton Special Area of Conservation 001398) Regulations 2018</i>	c. 4.7km north-west of the site of the consented development
Glenasmole Valley SAC [001209] 6210 Semi-natural dry grasslands and scrubland facies on calcareous substrates (<i>Festuco-Brometalia</i>) (* important orchid sites) 6410 <i>Molinia</i> meadows on calcareous, peaty or clayey-silt-laden soils (<i>Molinion caeruleae</i>) 7220 Petrifying springs with tufa formation (<i>Cratoneurion</i>)* NPWS (2021) <i>Conservation objectives: Glenasmole Valley SAC 001209</i> . Version 1.0. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage. <i>S.I. No. 345/2021 - European Union Habitats (Glenasmole Valley Special Area of Conservation 001209) Regulations 2021</i>	c. 8.9km south-east of the site of the consented development
Wicklow Mountains SAC [002122] 3110 Oligotrophic waters containing very few minerals of sandy plains (<i>Littorelletalia uniflorae</i>) 3130 Oligotrophic to mesotrophic standing waters with vegetation of the <i>Littorelletea uniflorae</i> and/or <i>Isoeto-Nanojuncetea</i> ¹⁹ 3160 Natural dystrophic lakes and ponds 4010 Northern Atlantic wet heaths with <i>Erica tetralix</i> 4030 European dry heaths 4060 Alpine and Boreal heaths 6130 <i>Calaminarian</i> grasslands of the <i>Violetalia calaminariae</i> 6230 Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe)*	c. 10.5km south-east of the site of the consented development

¹⁹ Although Listed in the CO document as a QI habitat, there are no attributes or targets set for this habitat

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Site of the site of the proposed amendments to the consented development
7130 Blanket bogs (* if active bog) 8110 Siliceous scree of the montane to snow levels (<i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i>) 8210 Calcareous rocky slopes with chasmophytic vegetation 8220 Siliceous rocky slopes with chasmophytic vegetation 91A0 Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in the British Isles 1355 Otter <i>Lutra lutra</i> NPWS (2017) Conservation Objectives: Wicklow Mountains SAC 002122. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage, Regional, Rural and Gaeltacht Affairs. S.I. No. 465/2023 - European Union Habitats (Wicklow Mountains Special Area of Conservation 002122) Regulations 2023	
Red Bog, Kildare SAC [000397] 7140 Transition mires and quaking bogs NPWS (2019) Conservation Objectives: Red Bog, Kildare SAC 000397. Version 1. National Parks and Wildlife Service, Department of Culture, Heritage and the Gaeltacht. S.I. No. 76/2018 - European Union Habitats (Red Bog, Kildare Special Area of Conservation 000397) Regulations 2018	c. 14km south-west of the site of the consented development
South Dublin Bay SAC [000210] 1140 Mudflats and sandflats not covered by seawater at low tide 1210 Annual vegetation of drift lines 1310 <i>Salicornia</i> and other annuals colonising mud and sand 2110 Embryonic shifting dunes NPWS (2026) Conservation Objectives: South Dublin Bay SAC 000210. Version 2. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage. S.I. No. 525/2019 - European Union Habitats (South Dublin Bay Special Area of Conservation 000210) Regulations 2019	c. 16.2km east of the site of the consented development
North Dublin Bay SAC [000206] 1140 Mudflats and sandflats not covered by seawater at low tide 1210 Annual vegetation of drift lines 1310 <i>Salicornia</i> and other annuals colonising mud and sand 1330 Atlantic salt meadows (<i>Glauco-Puccinellietalia maritima</i>) 1395 Petalwort <i>Petalophyllum ralfsii</i> 1410 Mediterranean salt meadows (<i>Juncetalia maritimi</i>) 2110 Embryonic shifting dunes 2120 Shifting dunes along the shoreline with <i>Ammophila arenaria</i> (white dunes) 2130 Fixed coastal dunes with herbaceous vegetation (grey dunes)*	c. 18.8km east of the site of the consented development

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Site of the site of the proposed amendments to the consented development
2190 Humid dune slacks NPWS (2013) <i>Conservation Objectives: North Dublin Bay SAC 000206</i>. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht. <i>S.I. No. 524/2019 - European Union Habitats (North Dublin Bay Special Area of Conservation 000206) Regulations 2019</i>	
Special Protection Area (SPA)	
Wicklow Mountains SPA [004040] A098 Merlin <i>Falco columbarius</i> A103 Peregrine <i>Falco peregrinus</i> <i>S.I. No. 586/2012 - European Communities (Conservation of Wild Birds (Wicklow Mountains Special Protection Area 004040)) Regulations 2012.</i> NPWS (2024). <i>Conservation Objectives: Wicklow Mountains SPA 004040</i>. Version 1. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage.	c. 13.8km south-east of the site of the consented development
South Dublin Bay and River Tolka Estuary SPA [004024] A046 Light-bellied Brent Goose <i>Branta bernicla hrota</i> A130 Oystercatcher <i>Haematopus ostralegus</i> A137 Ringed Plover <i>Charadrius hiaticula</i> A141 Grey Plover <i>Pluvialis squatarola</i> A143 Knot <i>Calidris canutus</i> A144 Sanderling <i>Calidris alba</i> A149 Dunlin <i>Calidris alpina</i> A157 Bar-tailed Godwit <i>Limosa lapponica</i> A162 Redshank <i>Tringa totanus</i> A179 Black-headed Gull <i>Chroicocephalus ridibundus</i> A192 Roseate Tern <i>Sterna dougallii</i> A193 Common Tern <i>Sterna hirundo</i> A194 Arctic Tern <i>Sterna paradisaea</i> A999 Wetlands NPWS (2015) <i>Conservation Objectives: South Dublin Bay and River Tolka Estuary SPA 004024</i>. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht. <i>S.I. No. 212/2010 - European Communities (Conservation of Wild Birds (South Dublin Bay and River Tolka Estuary Special Protection Area 004024)) Regulations 2010.</i>	c. 15.7km east of the site of the consented development

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Site of the site of the proposed amendments to the consented development
Poulaphouca Reservoir SPA [004063] A043 Greylag Goose <i>Anser anser</i> A183 Lesser Black-backed Gull <i>Larus fuscus</i> <i>S.I. No. 73/2010 - European Communities (Conservation of Wild Birds (Poulaphouca Reservoir Special Protection Area 004063)) Regulations 2010.</i> NPWS (2024) <i>Conservation Objectives: Poulaphouca Reservoir SPA 004063</i>. Version 1. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage.	c. 15.2km south of the site of the consented development
North Bull Island SPA [004006] A046 Light-bellied Brent Goose <i>Branta bernicla hrota</i> A048 Shelduck <i>Tadorna tadorna</i> A052 Teal <i>Anas crecca</i> A054 Pintail <i>Anas acuta</i> A056 Shoveler <i>Anas clypeata</i> A130 Oystercatcher <i>Haematopus ostralegus</i> A140 Golden Plover <i>Pluvialis apricaria</i> A141 Grey Plover <i>Pluvialis squatarola</i> A143 Knot <i>Calidris canutus</i> A144 Sanderling <i>Calidris alba</i> A149 Dunlin <i>Calidris alpina</i> A156 Black-tailed Godwit <i>Limosa limosa</i> A157 Bar-tailed Godwit <i>Limosa lapponica</i> A160 Curlew <i>Numenius arquata</i> A162 Redshank <i>Tringa totanus</i> A169 Turnstone <i>Arenaria interpres</i> A179 Black-headed Gull <i>Chroicocephalus ridibundus</i> A999 Wetlands and Waterbirds <i>S.I. No. 211/2010 - European Communities (Conservation of Wild Birds (North Bull Island Special Protection Area 004006)) Regulations 2010.</i> NPWS (2015) <i>Conservation Objectives: North Bull Island SPA 004006</i>. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.	c. 18.8km east of the site of the consented development
North-West Irish Sea SPA [4236] [A001] Red-throated Diver <i>Gavia stellata</i> [A003] Great Northern Diver <i>Gavia immer</i> [A009] Fulmar <i>Fulmarus glacialis</i> [A013] Manx Shearwater <i>Puffinus puffinus</i> [A018] Shag <i>Phalacrocorax aristotelis</i> [A065] Common Scoter <i>Melanitta nigra</i> [A017] Cormorant <i>Phalacrocorax carbo</i> [A188] Kittiwake <i>Rissa tridactyla</i>	c. 20.6km east of the site of the consented development

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Site of the site of the proposed amendments to the consented development
[A179] Black-headed Gull <i>Chroicocephalus ridibundus</i> [A182] Common Gull <i>Larus canus</i> [A183] Lesser Black-backed Gull <i>Larus fuscus</i> [A184] Herring Gull <i>Larus argentatus</i> [A187] Great Black-backed Gull <i>Larus marinus</i> [A195] Little Tern <i>Sterna albifrons</i> [A192] Roseate Tern <i>Sterna dougallii</i> [A193] Common Tern <i>Sterna hirundo</i> [A194] Arctic Tern <i>Sterna paradisaea</i> [A204] Puffin <i>Fratercula arctica</i> [A200] Razorbill <i>Alca torda</i> [A199] Guillemot <i>Uria aalge</i> [A862] Little Gull <i>Hydrocoleus minutus</i> The North-west Irish Sea SPA was subject to a Regulation 15 notification on 13 July 2023. No Statutory Instrument has been published for the site at the time of publication of this report. NPWS (2023) <i>Conservation Objectives: North-west Irish Sea SPA 004236</i>. Version 1. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage.	

Appendix II

Planning policies/objectives relating to the protection of European sites and water quality

Eastern & Midland Regional Assembly, Regional Spatial & Economic Strategy 2019-2031

Regional Policy Objective 3.4

Ensure that all plans, projects and activities requiring consent arising from the Regional Spatial and Economic Strategy are subject to the relevant environmental assessment requirements including SEA, EIA and AA as appropriate. In addition the future strategic development of settlements throughout the Region will have full cognisance of the legal requirements pertaining to sites of International Nature Conservation Interest.

Regional Policy Objective 7.2

To achieve and maintain 'Good Environmental Status' for marine waters and to ensure the sustainable use of shared marine resources in the Region, and to promote the development of a cross-boundary and cross-border strategic management and stakeholder engagement framework to protect the marine environment.

Regional Policy Objective 7.10

Support the implementation of the Water Framework Directive in achieving and maintaining at least good environmental status for all water bodies in the Region and to ensure alignment between the core objectives of the Water Framework Directive and other relevant Directives, River Basin Management plans and local authority land use plans.

Regional Policy Objective 7.11

For water bodies with 'high ecological status' objectives in the Region, local authorities shall incorporate measures for both their continued protection and to restore those water bodies that have fallen below high ecological status and areas 'At Risk' into the development of local planning policy and decision making any measures for the continued protection of areas with high ecological status in the Region and for mitigation of threats to waterbodies identified as 'At Risk' as part of a catchment based approach in consultation with the relevant agencies. This shall include recognition of the need to deliver efficient wastewater facilities with sufficient capacity and thus contribute to improved water quality in the Region.

Regional Policy Objective 7.12

Future statutory land use plans shall include Strategic Flood Risk Assessment (SFRA) and seek to avoid inappropriate land use zonings and development in areas at risk of flooding and to integrate sustainable water management solutions (such as SuDS, nonporous surfacing and green roofs) to create safe places in accordance with the Planning System and Flood Risk Assessment Guidelines for Local Authorities.

Regional Policy Objective 7.15

Local authorities shall take opportunities to enhance biodiversity and amenities and to ensure the protection of environmentally sensitive sites and habitats, including where flood risk management measures are planned.

Regional Policy Objective 7.16

Support the implementation of the Habitats Directives in achieving an improvement in the conservation status of protected species and habitats in the Region and to ensure alignment between the core objectives of the EU Birds and Habitats Directives and local authority development plans.

Regional Policy Objective 7.22

Local authority development plan and local area plans, shall identify, protect, enhance, provide and manage Green Infrastructure in an integrated and coherent manner and should also have regard to the required targets in relation to the conservation of European sites, other nature conservation sites, ecological networks and protected species.

Regional Policy Objective 10.6

Delivery and phasing of services shall be subject to the required appraisal, planning and environmental assessment processes and shall avoid adverse impacts on the integrity of the Natura 2000 network.

Regional Policy Objective 10.7

Local authority core strategies shall demonstrate compliance with DHPLG Water Services Guidelines for local authorities and demonstrate phased infrastructure – led growth that is commensurate with the carrying

capacity of water services and prevent adverse impacts on the integrity of water dependent habitats and species within the Natura 2000 network.

Regional Policy Objective 10.10

Support Irish Water and the relevant local authorities in the Region to eliminate untreated discharges from settlements in the short term, while planning strategically for long term growth in tandem with Project Ireland 2040 and in increasing compliance with the requirements of the Urban Waste Water Treatment Directive from 39% today to 90% by the end of 2021, to 99% by 2027 and to 100% by 2040.

Regional Policy Objective 10.11

EMRA supports the delivery of the waste water infrastructure set out in Table 10.2, subject to appropriate environmental assessment and the planning process.²⁰

Regional Policy Objective 10.12

Development plans shall support strategic wastewater treatment infrastructure investment and provide for the separation of foul and surface water networks to accommodate the future growth of the Region.

Regional Policy Objective 10.15

Support the relevant local authorities (and Irish Water where relevant) in the Region to improve storm water infrastructure to improve sustainable drainage and reduce the risk of flooding in the urban environment and in the development and provision at a local level of Sustainable Urban Drainage solutions.

Regional Policy Objective 10.16

Implement policies contained in the Greater Dublin Strategic Drainage Study (GDSDS), including SuDS.

Regional Policy Objective 10.18

Local authorities shall ensure adequate surface water drainage systems are in place which meet the requirements of the Water Framework Directive and the associated River Basin Management Plans.

South Dublin County Development Plan 2022-2028

Policy NCBH3 Natura 2000 Sites

Conserve and protect Natura 2000 sites and achieve and maintain favourable conservation status for habitats and species that are considered to be at risk through the protection of the Natura 2000 network from any plans or projects that are likely to have a significant effect on their coherence or integrity

NCBH3 Objective 1

To prevent development and activities that would adversely affect the integrity of any Natura 2000 site located within or adjacent to the County and promote the favourable conservation status of the habitats and species integral to these sites.

NCBH3 Objective 2

To ensure that plans, including land use plans, will only be adopted, if they either individually or in combination with existing and / or proposed plans or projects, will not have a significant adverse effect on a European Site, or where such a plan is likely or might have such a significant adverse effect (either alone or in combination), South Dublin County Council will, as required by law, carry out an appropriate assessment as per requirements of Article 6(3) of the Habitats Directive 92 / 43 / EEC of the 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, as transposed into Irish legislation. Only after having ascertained that the plan will not adversely affect the integrity of any European site, will South Dublin County Council adopt the plan, incorporating any necessary mitigation measures. A plan which could adversely affect the integrity of a European site may only be adopted in exceptional circumstances, as provided for in Article 6(4) of the Habitats Directive as transposed into Irish legislation.

NCBH3 Objective 3

To ensure that planning permission will only be granted for a development proposal that, either individually or in combination with existing and / or proposed plans or projects, will not have a significant adverse effect

²⁰ The Greater Dublin Drainage Project, the Ringsend Wastewater Treatment Plant Project, the Athlone Main Drainage Project and the Upper Liffey Valley Sewerage Scheme

on a European Site, or where such a development proposal is likely or might have such a significant adverse effect (either alone or in combination), the planning authority will, as required by law, carry out an appropriate assessment as per requirements of Article 6(3) of the Habitats Directive 92 / 43 / EEC of the 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, as transposed into Irish legislation. Only after having ascertained that the development proposal will not adversely affect the integrity of any European site, will the planning authority agree to the development and impose appropriate mitigation measures in the form of planning conditions. A development proposal which could adversely affect the integrity of a European site may only be permitted in exceptional circumstances, as provided for in Article 6(4) of the Habitats Directive as transposed into Irish legislation.

GI1 Objective 3

To facilitate the development and enhancement of sensitive access to and connectivity between areas of interest for residents, wildlife and biodiversity, and other distinctive landscapes as focal features for linkages between natural, semi natural and formalised green spaces where feasible and ensuring that there is no adverse impact (directly, indirectly or cumulatively) on the conservation objectives of Natura 2000 sites and protected habitats outside of Natura 2000 sites

IE2 Objective 1

To work in conjunction with Irish Water to protect existing water and drainage infrastructure and to promote the ongoing upgrade and expansion of water supply and wastewater services to meet the future needs of the County and the Region.

Policy IE3 Surface Water and Groundwater

Manage surface water and protect and enhance ground and surface water quality to meet the requirements of the EU Water Framework Directive.

IE3 Objective 1

To maintain, improve and enhance the environmental and ecological quality of our surface waters and groundwater by implementing the relevant programme of measures set out in the River Basin Management Plans.

IE3 Objective 2

To maintain and enhance existing surface water drainage systems in the County and to require Sustainable Drainage Systems (SuDS) in new development in accordance with objectives set out in section 4.2.2 of this Plan including, where feasible, integrated constructed wetlands, at a local, district and County level, to control surface water outfall and protect water quality.

Dublin City Development Plan 2022-2028

S12:

To support and facilitate Irish Water to ensure the upgrading of wastewater infrastructure, in particular the upgrading of the Ringsend Wastewater Treatment Plant, and to support the development of the Greater Dublin Regional Wastewater Treatment Plant, the North Docklands Sewage Scheme, the Marine Outfall and orbital sewer to be located in the northern part of the Greater Dublin Area to serve the Dublin region as part of the Greater Dublin Strategic Drainage Strategy.

S13:

To ensure that development is permitted in tandem with available water supply and wastewater treatment and to manage development, so that new schemes are permitted only where adequate capacity or resources exists or will become available within the life of a planning permission.

S17:

To promote the progressive reduction of pollution of groundwater and prevent its further pollution

S117:

To require an environmental assessment of all proposed flood protection or flood alleviation works

S118:

To require the use of Sustainable Urban Drainage Systems in all new developments, where appropriate, as set out in the Greater Dublin Regional Code of Practice for Drainage Works. The following measures will apply:

- The infiltration into the ground through the development of porous pavement such as permeable paving, swales, and detention basins
- The holding of water in storage areas through the construction of green roofs, rainwater harvesting, detention basins, ponds, and wetlands
- The slow-down of the movement of water.

GI2:

That any plan/project, either individually or in combination with other plans or projects that has the potential to give rise to significant effect on the integrity of any European site(s), shall be subject to an appropriate assessment in accordance with Article 6(3) and 6(4) of the EU Habitats Directives

GI23:

To protect flora, fauna and habitats, which have been identified by Articles 10 and 12 of Habitats Directive, Birds Directive, Wildlife Acts 1976–2012, the Flora (Protection) Order 2015 S.I No. 356 of 2015, European Communities (Birds and Natural Habitats) Regulations 2011 to 2015.

GI23:

To protect flora, fauna and habitats, which have been identified by Articles 10 and 12 of Habitats Directive, Birds Directive, Wildlife Acts 1976–2012, the Flora (Protection) Order 2015 S.I No. 356 of 2015, European Communities (Birds and Natural Habitats) Regulations 2011 to 2015.

GI26:

To have regard to the conservation and enhancement of significant non-designated areas of ecological importance in accordance with development standards set out in this plan

Dún Laoghaire-Rathdown County Development Plan 2022-2028

Policy Objective GIB18: Protection of Natural Heritage and the Environment

It is a Policy Objective to protect and conserve the environment including, in particular, the natural heritage of the County and to conserve and manage Nationally and Internationally important and EU designated sites - such as Special Protection Areas (SPAs), Special Areas of Conservations (SACs), proposed Natural Heritage Areas (pNHAs) and Ramsar sites (wetlands) - as well as non-designated areas of high nature conservation value known as locally important areas which also serve as 'Stepping Stones' for the purposes of Article 10 of the Habitats Directive

Policy Objective GIB19: Habitats Directive

It is a Policy Objective to ensure the protection of natural heritage and biodiversity, including European Sites that form part of the Natura 2000 network, in accordance with relevant EU Environmental Directives and applicable National Legislation, Policies, Plans and Guidelines.

Policy Objective GIB21: Designated Sites

It is a Policy Objective to protect and preserve areas designated as proposed Natural Heritage Areas, Special Areas of Conservation, and Special Protection Areas. It is Council policy to promote the maintenance and as appropriate, delivery of 'favourable' conservation status of habitats and species within these areas.

Policy Objective GIB22: Non-Designated Areas of Biodiversity Importance

It is a Policy Objective to protect and promote the conservation of biodiversity in areas of natural heritage importance outside Designated Areas and to ensure that notable sites, habitats and features of biodiversity importance - including species protected under the Wildlife Acts 1976 and 2000, the Birds Directive 1979, the Habitats Directive 1992, Flora (Protection) Order, 2015, Annex I habitats, local important areas, wildlife corridors and rare species - are adequately protected. Ecological assessments will be carried out for all developments in areas that support, or have potential to support, features of biodiversity importance or rare and protected species and appropriate mitigation/ avoidance measures will be implemented. In implementing this policy, regard shall be had to the Ecological Network, including the forthcoming DLR Wildlife Corridor Plan, and the recommendations and objectives of the Green City Guidelines (2008) and 'Ecological Guidance Notes for Local Authorities and Developers' (Dún Laoghaire-Rathdown Version 2014)

Policy Objective GIB23: County-Wide Ecological Network

It is a Policy Objective to protect the Ecological Network which will be integrated into the updated Green Infrastructure Strategy and will align with the DLR County Biodiversity Action Plan. Creating this network

throughout the County will also improve the ecological coherence of the Natura 2000 network in accordance with Article 10 of the Habitats Directive. The network will also include non-designated sites.

Policy Objective EI7: Water Supply and Wastewater treatment and Appropriate Assessment

It is a Policy Objective to require that all developments relating to water supply and wastewater treatment are subject to screening for Appropriate Assessment to ensure there are no likely significant effects on the integrity, defined by the structure and function, of any European sites and that the requirements of Article 6 of the EU Habitats Directive are met. (Consistent with RPO 10.7 of the RSES).

Policy Objective EI8: Groundwater Protection and Appropriate Assessment

It is a Policy Objective to ensure the protection of the groundwater resources in and around the County and associated habitats and species in accordance with the Groundwater Directive 2006/118/EC and the European Communities Environmental Objectives (Groundwater) Regulations, 2010. In this regard, the Council will support the implementation of Irish Water's Water Safety Plans to protect sources of public water supply and their contributing catchment.

Policy Objective EI2: Irish Water Enabling Policies Irish Water's Plans and Programmes

It is a Policy Objective - in conjunction with the Eastern and Midland Regional Authority, where appropriate - to work with and support Irish Water in the delivery of the strategic objectives and strategic water and wastewater projects and infrastructure as set out in the 'Water Services Strategic Plan' (2015), any subsequent plan, Irish Water's Capital Investment Plan 2020 – 2024, any subsequent Capital Investment Plans and the forthcoming National Water Resources Plan, so as to ensure provision of infrastructure to service settlements in accordance with the Core Strategy of this Plan, and the settlement strategy of the RSES. (Consistent with RPO 10.2, 10.3, 10.11, 10.16 of the RSES).

Policy Objective EI5: River Basin Management Plans (RMBPs)

It is a Policy Objective: To ensure the delivery of the relevant policies and objectives of the River Basin Management Plan for Ireland 2018 – 2021 and any subsequent plan, including those relating to protection of water status, improvement of water status, prevention of deterioration and meeting objectives for designated protected sites. To support Irish Water in its implementation of Water Quality Management Plans for ground, surface, coastal and estuarine waters as part of the implementation of the EU Water Framework Directive. To support Irish Water in the development of Drinking Water Protection Plans.

Policy Objective EI6: Sustainable Drainage Systems

It is a Policy Objective to ensure that all development proposals incorporate Sustainable Drainage Systems (SuDS).

Policy Objective EI17: Water Pollution

It is a Policy Objective to implement the provisions of water pollution abatement measures in accordance with national and EU Directives and other legislative requirements in conjunction with other agencies as appropriate.

Fingal Development Plan 2023-2029

Objective GINHO3 – Biodiversity in Open Space

Make provision for biodiversity within public open space and include water sensitive design and management measures (including SuDS) as part of a sustainable approach to open space design and management.

Policy GINHP12 – Protected Sites

Protect areas designated or proposed to be designated as Natura 2000 sites (i.e. Special Areas of Conservation (SACs) and Special Protection Areas (SPAs), proposed Natural Heritage Areas (pNHAs), Natural Heritage Areas (NHAs), Statutory Nature Reserves, and Refuges for Fauna

Objective GINHO27 – National Parks and Wildlife Service

Support the National Parks and Wildlife Service, in the maintenance and achievement of favourable conservation status for the habitats and species in Fingal by taking full account of the requirements of the Habitats and Birds Directives, in the performance of its functions.

Objective GINHO28 – Protection of Natural Heritage Areas

Ensure that development does not have a significant adverse impact on proposed Natural Heritage Areas (pNHAs), Natural Heritage Areas (NHAs), Statutory Nature Reserves, Refuges for Fauna, Habitat Directive

Annex I sites and Annex II species contained therein, and on rare and threatened species including those protected by law and their habitats.

Policy GINHP17 – Protection of European and National Sites

Strictly protect areas designated or proposed to be designated as Natura 2000 sites (i.e. Special Areas of Conservation (SACs) and Special Protection Areas (SPAs); also known as European sites) including any areas that may be proposed for designation or designated during the lifetime of this Plan.

Objective GINHO33 – Annex I and Annex II

Ensure that development does not have a significant adverse impact on proposed Natural Heritage Areas (pNHAs), Natural Heritage Areas (NHAs), Statutory Nature Reserves, Refuges for Fauna, Habitat Directive Annex I sites and Annex II species contained therein, and on rare and threatened species including those protected by law and their habitats.

Objective GINHO35 – Appropriate Assessment

In accordance with Appropriate Assessment of Plans and Projects in Ireland, Guidance for Planning Authorities 2010, any plans or projects that are likely to have a significant effect on a Natura 2000 site, either individually or in combination with other plans or projects, are subject to a screening for Appropriate Assessment unless they are directly connected with or necessary to the management of a Natura 2000 site.

Kildare County Development Plan 2023-2029

BI P2

Seek to contribute to maintaining or restoring the conservation status of all sites designated for nature conservation or proposed for designation in accordance with European and national legislation and agreements. These include Special Areas of Conservation (SACs), Special Protection Areas (SPAs), Natural Heritage Areas (NHAs), Ramsar Sites and Statutory Nature Reserves.

BI O8

Support the implementation of the National Raised Bog Special Areas of Conservation Management Plan 2017-2022

BI O10

Ensure an Appropriate Assessment Screening, in accordance with Article 6(3) and Article 6(4) of the Habitats Directive, Section 177A of the Planning and Development Act (2001-2022) or any superseding legislation and with DEHLG guidance (2009), is carried out in respect of any plan or project not directly connected with or necessary to the management of a Natura 2000 site to determine the likelihood of the plan or project having a significant effect on a Natura 2000 site, either individually or in combination with other plans or projects and to ensure that projects which may give rise to significant cumulative, direct, indirect or secondary impacts on Natura 2000 sites will not be permitted (either individually or in combination with other plans or projects) unless for reasons of overriding public interest.

BI O11

Support the establishment of conservation measures and the preparation and implementation of management plans for the conservation of Natura 2000 sites by NPWS, as required by Article 6(1) of the Habitats Directive.

BI P3

Ensure that any proposal for development within or adjacent to a Natural Heritage Area (NHA), Ramsar Sites and Nature Reserves is designed and sited to minimise its impact on the biodiversity, ecological, geological and landscape value of the site, particularly plant and animal species listed under the Wildlife Acts and the Habitats and Birds Directive including their habitats.

BI P4

Ensure that any new development proposal does not have a significant adverse impact, incapable of satisfactory mitigation on plant, animal or bird species which are protected by law.

BI O15

Ensure that any new development proposal does not have a significant adverse impact on rare and threatened species, including those protected under the Wildlife Acts 1976 and 2012, the Birds Directive 1979

the Habitats Directive 1992 and the Flora Protection Order species and any species listed under the national red lists or that could be listed on a national red list.

BI O20

Conserve and protect habitats and species listed in the Annexes of the EU Habitats Directive (92/143/EEC) (as amended), the Birds Directive (2009/147/EC), Directive Annex 2, the Wildlife Acts 1976 to 2000, The Wildlife Acts 1976 (as amended) and the Flora Protection Order No 94 of 1999.

BI O22

Identify and protect areas of high nature conservation value (including but not limited to SAC/SPA/pNHA) and support the landscape features which act as ecological corridors/networks and stepping-stones, such as river corridors, hedgerows, and road verges so as to minimise the loss of habitats and features of the wider countryside which are of major importance for wild fauna and flora in accordance with Article 10 of the Habitats Directive

IN P2

Ensure the protection and enhancement of water quality throughout Kildare in accordance with the EU WFD and facilitate the implementation of the associated programme of measures in the River Basin Management Plan 2018-2021 (and subsequent updates)

IN O13

Ensure that adequate wastewater services will be available to service development prior to the granting of planning permission and to require developers to provide evidence of consultation with Irish Water regarding capacity in the network prior to applying for planning permission

IN P4

Ensure adequate surface water drainage systems are in place which meet the requirements of the EU Water Framework Directive and the River Basin Management Plan in order to promote the use of Sustainable Drainage Systems.

IN O21

Facilitate the development of nature based Sustainable Urban Drainage Systems, including the retrofitting of SuDS in established urban areas. Culverting entire drains and streams will generally be prohibited; interference with natural drainage systems is to be minimised and the Council will explore opportunities to remove culverted drainage systems in favour of open, natural drainage systems.

IN O22

Require the implementation of Sustainable Urban Drainage Systems (SuDS) and other nature-based surface water drainage as an integral part of all new development proposals.

Wicklow County Development Plan 2022-2028

CPO13.1

To ensure and support the implementation of the EU Groundwater Directive and the EU Water Framework Directive and associated River Basin and Sub-Basin Management Plans and Blue Dot Catchment Programme, to ensure the protection, improvement and sustainable use of all waters in the County, including rivers, lakes, ground water, coastal and estuarine waters, and to restrict development likely to lead to a deterioration in water quality. The Council will also have cognisance of, where relevant, the EU's Common Implementation Strategy Guidance Document No. 20 and 36 which provide guidance on exemptions to the environmental objectives of the Water Framework Directive.

CPO13.1

To ensure and support the implementation of the EU Groundwater Directive and the EU Water Framework Directive and associated River Basin and Sub-Basin Management Plans and Blue Dot Catchment Programme, to ensure the protection, improvement and sustainable use of all waters in the County, including rivers, lakes, ground water, coastal and estuarine waters, and to restrict development likely to lead to a deterioration in water quality. The Council will also have cognisance of, where relevant, the EU's Common Implementation Strategy Guidance Document No. 20 and 36 which provide guidance on exemptions to the environmental objectives of the Water Framework Directive.

CPO 13.5

To ensure compliance with and to implement the provisions of the Nitrates Directive in so far as it falls within the remit of the Council to do so.

CPO 13.6

To encourage and promote the use of catchment-sensitive farming practices, in order to meet Water Framework Directive targets and comply with the River Basin Management Plan.

CPO 13.6

To encourage and promote the use of catchment-sensitive farming practices, in order to meet Water Framework Directive targets and comply with the River Basin Management Plan.

CPO 13.16

Permission will be considered for private wastewater treatment plants for single rural houses where:

- the specific ground conditions have been shown to be suitable for the construction of a treatment plant and any associated percolation area;
- the system will not give rise to unacceptable adverse impacts on ground waters / aquifers and the type of treatment proposed has been drawn up in accordance with the appropriate groundwater protection response set out in the Wicklow Groundwater Protection Scheme (2003);
- the proposed method of treatment and disposal complies with Wicklow County Council's Policy for Wastewater Treatment & Disposal Systems for Single Houses ($PE \leq 10$) and the Environmental Protection Agency "Waste Water Treatment Manuals"; and
- in all cases the protection of ground and surface water quality shall remain the overriding priority and proposals must definitively demonstrate that the proposed development will not have an adverse impact on water quality standards and requirements set out in EU and national legislation and guidance documents

CPO 13.21

Ensure the implementation of Sustainable Urban Drainage Systems (SUDS) in accordance with the Wicklow County Council SuDS Policy to ensure surface water runoff is managed for maximum benefit. In particular to require proposed developments to meet the design criteria of each of the four pillars of SuDS design; Water Quality, Water Quantity, Amenity and Biodiversity.

CPO 13.21

Ensure the implementation of Sustainable Urban Drainage Systems (SUDS) in accordance with the Wicklow County Council SuDS Policy to ensure surface water runoff is managed for maximum benefit. In particular to require proposed developments to meet the design criteria of each of the four pillars of SuDS design; Water Quality, Water Quantity, Amenity and Biodiversity.

CPO 17.4

To contribute, as appropriate, towards the protection of designated ecological sites including Special Areas of Conservation (SACs) and Special Protection Areas (SPAs); Wildlife Sites (including proposed Natural Heritage Areas); Salmonid Waters; Flora Protection Order sites; Wildfowl Sanctuaries (see S.I. 192 of 1979); Freshwater Pearl Mussel catchments; and Tree Preservation Orders (TPOs). To contribute towards compliance with relevant EU Environmental Directives and applicable National Legislation, Policies, Plans and Guidelines, including but not limited to the following and any updated/superseding documents: 333 Chapter 17 | Natural Heritage & Biodiversity Draft Wicklow County Development Plan 2021-2027

- EU Directives, including the Habitats Directive (92/43/EEC, as amended)⁶, the Birds Directive (2009/147/EC)⁷, the Environmental Liability Directive (2004/35/EC)⁸, the Environmental Impact Assessment Directive (2011/92/EU, as amended), the Water Framework Directive (2000/60/EC), EU Groundwater Directive (2006/118/EC) and the Strategic Environmental Assessment Directive (2001/42/EC); EU 'Guidance on integrating ecosystems and their services into decision-making' (European Commission 2019)
- National legislation, including the Wildlife Acts 1976 and 2010 (as amended)⁹, European Union (Planning and Development) (Environmental Impact Assessment) Regulations 2018, the Wildlife (Amendment) Act 2000, the European Union (Water Policy) Regulations 2003 (as amended), the Planning and Development Act 2000 (as amended), the European Communities (Birds and Natural

Habitats) Regulations 2011 (SI No. 477 of 2011), the European Communities (Environmental Liability) Regulations 2008 (as amended)¹⁰ and the Flora Protection order 2015.

- National policy guidelines (including any clarifying circulars or superseding versions of same), including 'Guidelines for Planning Authorities and An Bord Pleanála on carrying out Environmental Impact Assessment' (2018), 'Guidance for Consent Authorities regarding Sub-Threshold Development' (2003), 'Tree Preservation Guidelines', 'Landscape and Landscape Assessment' (draft 2000), 'Appropriate Assessment Guidance' (2010);
- Catchment and water resource management plans, including the National River Basin Management Plan 2018-2021 (including any superseding versions of same),
- Biodiversity plans and guidelines, including National Biodiversity Action Plan 2017-2021 (including any superseding versions of same) and the County Wicklow Biodiversity Action Plan;
- Ireland's Environment – An Integrated Assessment 2020 (EPA), including any superseding versions of same), and to make provision where appropriate to address the report's goals and challenges

CPO 17.5

Projects giving rise to adverse effects on the integrity of European sites (cumulatively, directly or indirectly) arising from their size or scale, land take, proximity, resource requirements, emissions (disposal to land, water or air), transportation requirements, duration of construction, operation, decommissioning or from any other effects shall not be permitted on the basis of this plan

CPO 17.6

Ensure that development proposals, contribute as appropriate towards the protection and where possible enhancement of the ecological coherence of the European Site network and encourage the retention and management of landscape features that are of major importance for wild fauna and flora as per Article 10 of the EU Habitats directive. All projects and plans arising from this Plan will be screened for the need to undertake Appropriate Assessment under Article 6 of the Habitats Directive.

CPO 17.7

To maintain the conservation value of all proposed and future Natural Heritage Areas (NHAs) and to protect other designated ecological sites in Wicklow.

CPO 17.8

Ensure ecological impact assessment is carried out for any proposed development likely to have a significant impact on proposed Natural Heritage Areas (pNHAs), Natural Heritage Areas (NHAs), Statutory Nature Reserves, Refuges for Fauna, Annex I habitats, or rare and threatened species including those species protected by law and their habitats. Ensure appropriate avoidance and mitigation measures are incorporated into development proposals as part of any ecological impact assessment.

CPO 17.24

- To ensure and support the implementation of the EU Groundwater Directive and the EU Water Framework Directive and associated River Basin and Sub-Basin Management Plans and Blue Dot Catchment Programme, to ensure the protection, improvement and sustainable use of all waters in the County, including rivers, lakes, ground water, coastal and estuarine waters, and to restrict development likely to lead to a deterioration in water quality. The Council will also have cognisance of, where relevant, the EU's Common Implementation Strategy Guidance Document No. 20 and 36 which provide guidance on exemptions to the environmental objectives of the Water Framework Directive.

Appendix III

In Combination Assessment of Plans

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
National Energy & Climate Plan 2021-2030 This National Energy and Climate Plan builds on previous national strategies and sets out in detail objectives regarding the five energy dimensions together with planned policies and measures to ensure that these objectives are achieved. It aims at a fundamental national objective to pursue a trajectory of emissions reduction which is in line with reaching net zero in Ireland by 2050. In relation to transport the plan aims to: – Make growth less transport intensive through better planning, remote and home-working and modal shift to public transport. – Increase the renewable biofuel content of motor fuels – Set targets for the conversion of public transport fleets to zero carbon alternatives.	No potential impact pathways to European sites. There are no specific spatial references in this policy document and therefore, no specific link (in terms of potential impact pathways) between it and European sites within the Zone of Influence (Zoi) of the consented development.	<u>No in combination impact</u> Key to considering the on-going evolution of national climate policy included are the obligations of the State under EU law (e.g. the EU Habitats Directive), and the promotion of sustainable development. Considering that, this policy position poses no identifiable risk of resulting in likely significant effects on any European sites in combination with the proposed amendments to the consented development.
Climate Action Plan 2025 Climate Action Plan 2025 is the third statutory update to the plan since the Climate Action and Low Carbon Development (Amendment) Act 2021 was signed into law, committing Ireland to reducing greenhouse gas emissions by 51% by 2030 (relative to 2018 levels) and achieving climate neutrality by	The Plan, which was subject to AA, provides the Government's third update to the Climate Action Plan 2019, outlines the actions required up to 2035 and beyond and guides the Governments' joint efforts over the coming years at reducing greenhouse gas emissions. The Plan implements the carbon budgets and sectoral emissions ceilings and sets a roadmap for taking decisive	<u>No in combination impact</u> Although lacking full implementation detail, the bulk of the actions require the development of guidance, standards and plans, to positively reduce the greenhouse gas emissions. Any sectoral plans developed on foot of this will themselves be subject to AA and

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
2050. It builds on Climate Action Plan 2024, outlining how Ireland will accelerate the actions required to respond to the climate crisis, putting climate solutions at the centre of Ireland's social and economic development.	action to halve our emissions by 2030 and achieving a climate neutral economy no later than 2050. It is proposed to be updated annually and will be improved and strengthened when required, allowing learnings from experiences in a very significant and complex undertaking. In addition to the Plan, there is a supplementary Annex of Actions - which includes identification of Energy targets including energy security through accelerating renewable energy generation, adoption of electricity storage policy. Thus, there is the potential that plan actions and/or developments implemented under the plan including individual sectoral plans could affect European sites within the Zol of the consented development, as it is a National plan, and has the potential to affect European sites across Ireland.	Strategic Environmental Assessment. Any projects arising out of the Plan or the Sectoral plans required to achieve the objectives of the Plan must comply with the requirements and obligations of EU and Irish planning and environmental law, including those of the relevant land use plans (Development Plans, Local Area Plans etc.). In the context of European sites within the Zol of the consented development, the overarching land use plan is the South Dublin County Development Plan 2022-2028. The land use plan contains objectives and policies to ensure the protection of European sites from any projects proposed within the plan area. These are presented in Appendix II. Considering the environmental protection policies included within the land use plans, and that alone the proposed amendments to the consented development will not result in likely significant effect on any European sites, the Climate Action Plan 2025 Plan poses no identifiable risk of resulting in likely significant effects on any European sites in combination with the proposed amendments to the consented development.
National Development Plan Ireland 2021-2030 As part of Project Ireland 2040 the National Development Plan sets out the Government's overarching investment strategy and budget for the period 2021-2030. The plan that aims to balance demand for public investment	There is the potential that developments implemented under the National Development Plan could affect European sites within the Zol of the consented development. The potential pathways cannot be defined based on the level of detail included in the plan. However, future developments	No in combination impact. Any projects required to achieve the objectives of the National Development Plan must comply with the requirements and obligations of EU and Irish planning and environmental law, including those of the relevant land use plans (Development

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
across all sectors and regions of Ireland with a major focus on the delivery of infrastructure projects.	implemented through the National Development Plan have the potential to lie either within those European sites or be situated in a location where they may be within the Zol of those European sites.	Plans, Local Area Plans etc.). In the context of European sites within the Zol of the consented development, the overarching land use plan is the South Dublin County Development Plan 2022-2028. The land use plan contains objectives and policies to ensure the protection of European sites from any projects proposed within the plan area. These are presented in Appendix II. Considering the environmental protection policies included within the South Dublin County Development Plan 2022-2028 and that alone the proposed amendments to the consented development will not result in likely significant effects on any European sites, the National Development Plan Ireland 2021-2030 poses no identifiable risk of resulting in likely significant effects on any European sites in combination with the proposed amendments to the consented development.
Project Ireland 2040 – National Planning Framework The National Planning Framework is a high-level strategic plan to guide future growth and development in Ireland. The NPF makes reference to integrating climate considerations into Statutory plans; supporting more energy efficient developments; enhance energy security through further reductions in dependence on fossil fuels, moving towards wind, gas with carbon capture and sequestration, biomass and other renewable sources.	There is the potential that developments implemented under Project Ireland 2040 could affect European sites within the Zol of the consented development. The potential pathways cannot be defined based on the level of detail included in the plan. However, future developments implemented through Project Ireland 2040 have the potential to lie either within those European sites or be situated in a location where they may be within the Zol of those European sites.	<u>No in combination impact</u> Any projects required to achieve the objectives of Project Ireland 2040 Plan must comply with the requirements and obligations of EU and Irish planning and environmental law, including those of the relevant land use plans (Development Plans, Local Area Plans etc.). In the context of European sites within the Zol of the consented development, the overarching land use plan is the South Dublin County Development Plan 2022-2028. The land use plan contains objectives and policies to ensure

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
		the protection of European sites from any projects proposed within the plan area. These are presented in Appendix II. Considering the environmental protection policies included within the South Dublin County Development Plan 2022-2028 and that alone the proposed amendments to the consented development will not result in any likely significant effects on European sites, the Project Ireland 2040 – National Planning Framework poses no identifiable risk of resulting in likely significant effects on any European sites in combination with the proposed amendments to the consented development.
4th National Biodiversity Action Plan 2023-2030 The National Biodiversity Action Plan sets out 119 targeted actions, underpinned by seven strategic objectives aimed at ensuring that Ireland's biodiversity and ecosystems are conserved and restored, delivering benefits essential for all sectors of society and that Ireland contributes to efforts to halt the loss of biodiversity and the degradation of ecosystems in the EU and globally. The strategic objectives lay out a clear framework for Ireland's national approach to biodiversity.	The purpose of this action plan is to halt the loss of biodiversity and the degradation of ecosystems therefore, it will contribute towards maintaining or restoring the conservation condition of the European sites within their Zol. Consequently, there are no potential impact pathways by which it could result in likely significant effects on any European sites.	<u>No in combination impact</u> As the National Biodiversity Action Plan aims to halt biodiversity loss, no likely significant in combination effects with the proposed amendments to the consented development are predicted.
River Basin Management Plan 2012-2027 The River Basin Management Plan (RBMP) 2018–2021 sets out Ireland's approach to meeting the requirements of the EU Water Framework Directive. It aims to protect and improve water	The RBMP is designed to protect and enhance water quality, and while it promotes activities (such as upgrades to wastewater infrastructure or agricultural measures) that may involve physical works, any such projects would be subject to separate	<u>No in combination impact</u> The RBMP is a framework for environmental improvement and is subject to SEA and AA. Any future projects arising under the RBMP must comply with planning and environmental legislation, including assessment of potential

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
quality in rivers, lakes, estuaries, and groundwater. The RBMP identifies priority water bodies for action and promotes the implementation of measures to achieve good ecological and chemical status.	environmental assessment. Therefore, the plan does not represent a source of in-combination risk to European sites.	effects on European sites. As such, there is no potential for likely significant in-combination effects with the proposed amendments to the consented development.
National Air Pollution Control Programme (NAPCP) 2023 The National Air Pollution Control Programme (Article 6 of Directive (EU) 2016/2284 – ‘the NEC Directive’) is the main governance instrument by which EU Member States must ensure that the emission reduction commitments for 2020-2029 and 2030 onwards are met.	The purpose of this programme is to reduce emissions and improve air quality in Ireland therefore, it will contribute towards maintaining or restoring the conservation condition of the European sites within its Zol. Consequently, there are no potential impact pathways by which it could result in likely significant effects on any European sites.	<u>No in combination impact</u> No potential for in combination effects with the proposed amendments to the consented development as such a plan is intended to improve the quality of the ecological environment within its Zol.
Regional Spatial & Economic Strategy for the Eastern and Midland Region 2019-2031 The RSES is a strategic plan which identifies regional assets, opportunities and pressures and provides appropriate policy responses in the form of Regional Policy Objectives. One of its main aims is to provide a framework to better manage spatial planning and economic development throughout the Region. In the context of the consented development, this includes the sustainable growth through the provision of services and infrastructure.	There is the potential that developments implemented under the Regional Spatial & Economic Strategy for the Eastern and Midland Region could affect European sites within the Zol of the consented development. The Regional Spatial & Economic Strategy for the Eastern and Midland Region does not propose or support any specific development proposals in identified locations and the potential impact pathways cannot be defined. However, future developments implemented through the Regional Spatial & Economic Strategy for the Eastern and Midland Region have the potential to lie either within those European sites or be situated in a location where they may be within the Zol of those European sites.	<u>No in combination impact.</u> Any projects required to achieve the objectives of the Regional Spatial & Economic Strategy for the Eastern and Midland Region will be implemented locally by the relevant local authority and must comply with the requirements and obligations of EU and Irish planning and environmental law, including those of the relevant land use plans (Development Plans, Local Area Plans etc.). In the context of European sites within the Zol of the Proposed Scheme, the overarching land use plan is the South Dublin County Development Plan 2022-2028 The land use plan contains objectives and policies to ensure the protection of European sites from any projects proposed within the plan area. These are presented in Appendix II. Considering the environmental protection policies included

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
		within the South Dublin County Development Plan 2022-2028 and that alone the proposed amendments to the consented development will not result in likely significant effects on any European sites, the Project Ireland 2040 National Planning Framework poses no identifiable risk of resulting in likely significant effects on any European sites in combination with the proposed amendments to the consented development.
South Dublin County Development Plan 2022-2028 The Plan provides the statutory framework for sustainable development in South Dublin. It places strong emphasis on the protection and enhancement of the natural environment, with specific objectives for the conservation of European sites, designated habitats and species, the protection of water quality under the Water Framework Directive, the promotion of green infrastructure and ecological connectivity, and the integration of climate change adaptation and mitigation into planning policy.	The site of the consented development lies within the functional area of the South Dublin County Development Plan 2022-2028. Many of the objectives and policies of the South Dublin County Development Plan 2022-2028 have the potential to act in combination with the proposed amendments to the consented development, through a variety of potential impact pathways, to affect European sites. As assessed in Section 3.3, the proposed amendments to the consented development will not result in likely significant effects on any European site in isolation. Therefore, the potential for in combination effects to arise are limited to those effects the proposed amendments to the consented development will have on the receiving environment that are measurable in some way, but themselves will not affect the conservation objectives of European sites including: Habitat degradation / effects on QI/SCI species as a result of hydrological impacts (for example reduction in water	<u>No in combination impacts</u> The South Dublin County Development Plan 2022-2028 and variations thereafter was subject to AA, prior to its adoption and therefore, subject to any mitigation identified as being required, there will be no adverse effects on any European sites as a result of implementation of the plan. The South Dublin County Development Plan 2022-2028 contains objectives and policies to ensure the protection of European sites, including surface water quality, from any projects proposed within the plan area. These are presented in Appendix II. Considering the protective environmental policies contained within the South Dublin County Development Plan 2022-2028, and that alone the proposed amendments to the consented development will not result in likely significant effects on European sites, this land use plan will not act in combination with the proposed amendments to the consented development to give

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
	quality in catchments draining to Dublin Bay) affecting the conservation objectives supporting aquatic habitats and species in European sites within Dublin Bay. Habitat degradation/effects on QI/SCI species as a result of air quality impacts affecting the conservation objectives supporting habitats and species of European sites in the vicinity	rise to likely significant effects on any European sites.
South Dublin Biodiversity Action Plan 2020 -2026 The purpose of this action plan is to halt the loss of biodiversity and the degradation of ecosystems. While this plan has now expired, a new draft Biodiversity Action Plan is currently at public consultation stage (status to be confirmed), which will guide future biodiversity objectives and actions in the county once adopted.	The site of the consented development lies within the functional area of the South Dublin Biodiversity Action Plan 2020 -2026. Some of the actions of the South Dublin Biodiversity Action Plan have the potential to act in combination with the proposed amendments to the consented development, through a variety of potential impact pathways, to affect European sites. As assessed in Section 3.3, the proposed amendments to the consented development will not result in likely significant effects on any European site in isolation. Therefore, the potential for in combination effects to arise are limited to those effects the proposed amendments to the consented development will have on the receiving environment that are measurable in some way, but themselves will not affect the conservation objectives of European sites including: Habitat degradation / effects on QI/SCI species as a result of hydrological impacts (for example reduction in water quality in catchments draining	<u>No in combination impact</u> No potential for in combination impacts with the proposed amendments to the consented development, as the South Dublin Biodiversity Action Plan is intended to improve the quality of the ecological environment within its Zol.

Plan Description	Are there potential impact pathways by which the Plan / Programme could act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?	Will the Plan/Programme act in combination with the Proposed Scheme to result in likely significant effects on European sites?
	to Dublin Bay) affecting the conservation objectives supporting aquatic habitats and species in European sites within Dublin Bay. Habitat degradation/effects on QI/SCI species as a result of air quality impacts affecting the conservation objectives supporting habitats and species of European sites in the vicinity	
Eastern Catchment Flood Risk Assessment and Management (CFRAM) study 2011-2016 The Eastern CFRAM Study (2011–2016) was undertaken by the OPW as part of the national flood risk management strategy. The study identified areas of significant flood risk and proposed a range of flood mitigation measures including structural defences, natural flood management, and emergency response planning.	While the CFRAM study proposes physical interventions (e.g. flood defences), these are site-specific projects that must be assessed individually through the planning process, including AA where relevant. The CFRAM Study itself is a strategic, non-project-specific plan, and does not provide direct authorisation for works.	No in combination impact. Any flood defence or mitigation projects identified in the CFRAM will be subject to full environmental and planning assessment, including being subject to the AA process. The CFRAM does not increase the likelihood of likely significant effects arising from the proposed amendments to the consented development and therefore will not contribute to any in combination effects on European sites.

In combination Assessment of Projects

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
SD25A/0298W Location: Site within Mountpark Grange Castle West, Gollierstown Road, Lucan, Dublin	CEL Critical Power Ltd	The proposals will comprise of amendments to Unit 7 (K78 V6TY) constructed under Reg. Ref.: SD23A/0301 (as amended by Reg. Ref.: SD24A/0224W and SD25A/0011W). The proposed amendments will consist of: Change of use from logistics/warehousing to logistics/warehousing/light - industry to accommodate a manufacturing use; Reconfiguration of the layout of the unit resulting a slight increase in the total GFA from 12,650 sqm to 13,333 sqm. The warehouse floor area of the unit will decrease from 11,509 sqm GFA to 10,652 sqm of manufacturing floor area for the new use and the associated office space will increase from 994 sqm to 2,518 sqm; Amendments to the elevations to accommodate the changes to the layout of the unit; Provision of a canopy at the entrance of the building on the southern elevation and a new outdoor terrace (c. 110 sqm) to the south of the unit; Reconfiguration of the car parking spaces to the south of the unit and provision of a new overflow car parking area to the west of the service yard; A total of 213 no. car parking space will be provided to serve the development; New entrance to overflow car park from internal link road to the south; Provision of 10 no. van spaces to the south west corner of the service yard; Installation of a containerised generator within the service yard area; Provision of new tenant signage on south elevation; Relocation of existing signage on the south elevation to the east elevation; Provision of carpark totem to overflow parking; Provision of additional PV panels at roof level and; All associated site development works and landscaping works	Granted (Grant Date: 18/3/2026)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD25A/0298W. The now consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD25A/0251W Location: Lands located at Castlebaggot, in the Townland of Kilmactalway,	Microsoft Ireland Operations Ltd.	The proposed development seeks to provide a temporary construction access road including entrance from Baldonnel Road to provide for the construction of a Regional Network Gateway (RNG) facility permitted under South Dublin County Council Reg. Ref. SD25A/0035W. The works will also involve the temporary provision of a security hut, security gate, vehicle set down area, associated fencing, lighting,	Granted (Grant Date: 21/01/2026)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD25A/0251W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
Newcastle, Co. Dublin		civils, drainage, and landscaping works. The temporary works will be removed and lands reinstated to their former use when the construction of the RNG facility is complete.		impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD25A/0035W Location: Lands located at Castlebaggot, in the townland of Kilmactalway, Newcastle, Co. Dublin	Microsoft Ireland Operations Ltd.	The development of a Regional Network Gateway (RNG) facility (supporting infrastructure for the MS data centres) comprising the following: Construction of a single storey main building (RNG Building - c.1,124.3 sq.m) with air handling units (AHUs). External plant/equipment yards including 3 no. diesel generators; sprinkler tank and pump house; electrical plant rooms, PV panels. MV substation & Stormwater attenuation pond. 12 no. car parking spaces (2 of which are EV parking spaces and with 1 accessible parking space). Bike parking shelter and bin store. New road access provided from adjoining permitted estate road (granted under SDCC Ref. SD24A/0107W) and including bridge over existing watercourse. Internal road and footpath layout, perimeter fencing, security gates and retaining wall. Landscaped and planted areas including riparian corridor and swale. Temporary Construction compound and parking area (including temporary bridging of existing watercourse/field drain). All associated site development works, site lighting, boundary treatments, services/utilities provision (including underground works), and all other ancillary works. Total gross floor area of the development c.1,384.2 sq.m.	Granted (Grant Date: 20/05/2025)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD25A/0035W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD25A/0135W Location: Site within the townland of Gollierstown, (West of Grange Castle Business Park), Newcastle, Co. Dublin.	Microsoft Ireland Operations Ltd.	The development will consist of the omission of a permitted above ground installation (AGI) compound under Reg. Ref.: SD20A/0058, the provision of an AGI at an alternate location within the site, and the provision of a Pressure Reduction Metering System (PRMS) and a foul pumping station, along with road upgrades to the public road (R120 Peamount Road), and provision of a foul sewer connection from the site to the northeast, via Peamount Road and Old Nangor Road. The relocated AGI, PRMS compound, and foul pumping station will be located in the southeastern corner of the site. It is proposed to demolish an existing two storey vacant	Granted (Grant Date: 11/03/2025)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD25A/0135W, which comprises proposed amendments to project SD25A/0035W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects.

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		house (with a gross floor area of 235 sq.m.) to provide for the AGI, PRMS compound, and foul pumping station. The relocated Gas AGI and the PRMS will be located within fenced compounds and will comprise of the following buildings and gas-related infrastructure: - 2 no. AGI buildings comprising AGI Building 1 with a total area of c.18 sq.m and overall height of c. 3.4m and AGI Building 2 with a total area of c. 8 sqm and overall height of c. 3.1m; - A Boiler House Kiosk with a total area of c. 12 sq.m and overall height c. 3.5m and boiler flues with a total height c. 5.4m; - A new E&I Kiosk with a total area of c. 12 sq.m and overall height of c. 2.7m; - A new Control Room with a total area of c. 12 sq.m and overall height of c. 3m; - A new Skid House with a total area of c. 123 sq.m and overall height of c. 3.3m; - The compounds will also accommodate associated valves and pipework. A new foul water pumping station with associated chambers, meters and a 24-hour storage tank will be provided to the east of the AGI and PRMS compounds. The proposed development includes all associated and ancillary works including site lighting, boundary treatments, landscaping, drainage and infrastructure. The proposed development is located within a site subject to an application for an EPA Industrial Emissions (IE) Directive license.		In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD25A/0017W Location: Microsoft Campus, Grange Castle Business Park, Nangor Road, Clondalkin, Dublin 22, D22 F1W8	Microsoft Ireland Operations Limited	Microsoft Ireland Operations Ltd. intend to apply for permission for development at the Microsoft Campus, Grange Castle Business Park, Nangor Road, Clondalkin, Dublin 22. The development will consist of the temporary provision of 9 No. generators (fuelled with Hydrotreated Vegetable Oil (HVO)) and associated site development works for a period to run concurrently with the lifespan of the permitted development under South Dublin County Council (SDCC) Reg. Ref. SD20A/0283 and SD21A/0203. The maximum height of the flue stacks associated with the generators is c. 30.95m. The temporary works will be removed when the permission expires. The application relates to a development which comprises or is for the purposes of an activity requiring an Industrial Emissions	Granted (Grant Date: 06/05/2025)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD25A/0017W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		Licence. The use of the site is an establishment to which the European Communities (Major Accident Hazards Involving Dangerous Substances) Regulations 2006 as amended by the Chemicals Act (Control of Major Accident Hazards Involving Dangerous Substances) Regulations 2015 apply.		
SD24A/0224W Location: Within the townland of Gollierstown, (West of Grange Castle Business Park), Newcastle, Co. Dublin.	MLEU Dublin 4 Limited	The proposals will comprise of amendments to Units 2, 3 and 4, permitted under Reg. Ref.: SD23A/0301. The proposed development will consist of: Unit 2 Reconfiguration of permitted substation; Reconfiguration of car parking layout; Unit 3 Reconfiguration of the layout of the unit resulting in a reduction of floor area from 6,325 sq.m GFA (including 579 sq.m of associated office space) to 4,386 sq.m GFA(including 831 sq.m of associated office space); Reconfiguration of the car park area to provide an increase in the total number of car parking spaces from 50 no. spaces to 68 no. spaces including 14 EV charging spaces. Reconfiguration of the service yard area including: Increasing the service yard area to the east of the Unit 3 building. Relocation of the service yard entrance from east side of plot to south side of plot; Provision of 132 no. delivery van spaces with EV charging for all van spaces. Relocation of external facilities including bin store, water tank, condensers and PV battery area. Relocation of the bicycle parking area and a reduction from 32 no. spaces to 22 no. spaces; The unit will be served by 2 no. dock level loading bays and 1 no. level access loading bay; Amendments to the elevations to accommodate the changes to the layout of the unit and the provision of signage on the elevations; Omission of internal roundabout and revisions to the internal road layout; Provision of a new pedestrian crossing; Relocation of permitted substation; Amendments to the permitted attenuation ponds; Omission of the permitted fire tender access along the western boundary of the plot and; Increase in unit's finished floor level from 67.800m to 68.200m Unit 4 Relocation of permitted substation; Reconfiguration of carpark and bike parking layout (no change to permitted number of parking spaces). All associated infrastructure, road markings, totem	Granted (Grant Date: 11/04/2025)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD24A/0224W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		signs, signage, Corten wayfinding, boundary treatments, landscaping and site development works.		
SD24A/0107W Location: Within the townlands of Kilmactawlay and Milltown, Newcastle, Co. Dublin	Moffash ULC	Development at this site on lands that include the Aylmer Road (L6003); Baldonnel Road (L2001); and lands that include a small section to the north, but are primarily to the south, of the Aylmer Road, including part of the Griffin allotments, within the townland of Kilmactawlay and Milltown, Newcastle, Co. Dublin consisting of the widening, to its south, of the existing Aylmer Road (L6003) from its junction with the Baldonnel Road (L2001) for a distance of c. 520m to the west. The widened road will tie in with the existing road to the west of a proposed new roundabout. The new roundabout will be created by utilising lands to the north and south of Aylmer Road to facilitate access to a new internal estate road (270m in length) to its south-east with a new roundabout at its end that will provide future access to the lands to its north and south. The widening of the Aylmer Road to a 7.5m wide carriageway will be almost entirely to its south and will include a proposed new shared cycle path and pedestrian footpath along its southern side, with the existing hedgerow to be retained for large lengths, and a new hedgerow to be planted where the existing one is to be removed. The proposed new shared cycle and footpath will tie in with a proposed new footpath and cycle path that will be located either side of the new internal estate road. These works will include the provision of 2 new dry attenuation basins on the south side of the widened road. The development will include all ancillary infrastructural works, street lighting, site development and ground works, including fencing, signage, and landscaping.	Granted (Decision Date: 28/11/2024)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD24A/0107W. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD23B/0416 Location: Carrokeel Lodge, Peamount Lane, Newcastle, Co. Dublin, D22EA06	Eric & Nicola Light	Renovation of existing detached dwelling comprising of single storey peripheral extension. Removal of existing roof structure and remodel of internal layout, comprising of 2 no. bedrooms at first floor level and living room, office, WC and utility room at ground floor level. Construction of new one and two storey extension to the side of existing dwelling, comprising of 2 no bedrooms and en suite at first floor and	Granted (Decision Date: 24/4/2024)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD23B/0416. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		open plan kitchen, living and dining space and plant room at ground floor level. Upgrading of effluent treatment system and all associated ground works		impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD23A/0301 Location: Site within the townlands of, Gollierstown and Milltown, (west of Grange Castle Business Park & The Adamstown Road (R120)), Newcastle, Dublin	MLEU Dublin 4 Ltd	The proposed development will consist of: The construction of five logistics / warehousing units (Units 1 - 5) with associated office accommodation, service yards, ancillary structures/areas, and substations. The overall floor area of the proposed logistics / warehousing units is c. 56,932 sq.m (Gross Internal Area (GIA)) with a total of c. 4,336 sq.m of office space. See following breakdown of each unit: Unit 1 will comprise GIA c. 10,432 sq.m (including c. 579 sq.m of associated office space) and measures c. 17.9m from finished floor level (FFL) to roof ridge; Unit 2 will comprise GIA c. 18,065 sq.m (including c. 1,005 sq.m of associated office space) and measures c. 18.4m from FFL to roof ridge; Unit 3 will comprise GIA c. 6,325 sq.m (including c. 579 sq.m of associated office space) and measure c. 17.4m from FFL to roof ridge; Unit 4 will comprise GIA c. 8,762 sq.m (including c. 484 sq.m of associated office space) and measures c. 17.6m from FFL to roof ridge; Unit 5 will comprise GIA c. 13,348 sq.m (including c. 1,689 sq.m of associated office space) and measures c. 17.8m from FFL to roof ridge; Access to the site will be from the existing roundabout to the south of the site; Provision of no. 419 car parking spaces and 172 bicycle spaces to serve the proposed development; Associated works for the diversion of the existing foul sewer within the site; The provision of attenuation basins / wetlands across the site; Associated works for re-routing of the existing ESB overhead wires which traverse the site to underground cables within the site; The formation of plateaus on the site with surplus excavated material to allow for the future Phase 2 development and; All ancillary landscaping, boundary treatments, internal roads and roundabout, cycle /	Granted (Grant Date: 01/03/2024)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD23A/0301. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		pedestrian paths, associated infrastructure, and site development works to support the development		
SD23A/0151 Location: Site within the townland of Ballymakailly, West of Newcastle Road (R120), Lucan, Co. Dublin	EdgeConneX Ireland Limited	Permission for development at this site within the townland of Ballymakailly to the west of the Newcastle Road, Lucan, Co. Dublin. The development will consist of amendments to the permitted development as granted under SDCC Planning Ref. SD19A/0042 that will include: - Reduction in the number of back-up generators, flues and other related plant from 32 to 24 within the permitted generator compound located to the west of the data centre granted under SDCC Planning Ref. SD19A/0042; and - Repositioning of the 24 no. back-up generators, flues and other plant within the permitted generator compound.	Granted (Grant Date: 02/10/2023)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD23A/0151. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD23A/0039 Location: Grange Castle Business Park, Nangor Road, Clondalkin, Dublin 22	Microsoft Operations Ireland Limited	Provision of an establishment to which to European Communities (Major Accident Hazards involving Dangerous Substances) Regulations 2006 as amended by Chemicals Act (Control of Major Accident Hazards involving Dangerous Substances) Regulations 2015 apply, constituting a change of use; The new establishment will include all the existing and permitted buildings (SD13A/0143 as amended by SD13A/0265, SD14A/0194 as amended by SD15A/0343, SD16A/0088 as amended by AD17A/0318 & SD20A/0283, SD21A/0203 & SD21A/0288, all within an existing campus; The proposal relates to the total quantum of fuel oil to be stored within existing and permitted tanks across the existing and permitted buildings; For the avoidance of doubt no works or physical development is proposed and the application relates to an existing development which comprises or is for the purpose of an activity requiring an integrated pollution prevention and control (IE) licence.	Granted (Grant Date: 24/04/2025)	No in combination effect. There is no physical overlap between the site of the proposed amendments to the consented development and project SD23A/0039. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD23A/0012 Location: Within the townland of	Data & Power Hub Services Limited	Construction of a new Battery Energy System Storage (BESS) and Power Trunk building and all associated elements; Demolition of all existing structures on site associated with the current golf centre - including main clubhouse and a	Granted (Grant Date: 07/08/2023)	No in combination effect. Although located adjacent, there is no physical overlap between the site of the proposed amendments to the consented development and project SD23A/0012.

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
Milltown, located to the north of Peamount Road (R120) & Peamount Lane, Newcastle, Co. Dublin		number of ancillary structures (total 1,009.84sq.m); Construction of a two storey power trunk building (maximum height 10.3m) over basement of 1,982.61sq.m containing MV switchgear; Construction of a BESS to reach a total capacity of 186.3 MWe; The facility will be within an open three storey structure (maximum height of 17.3m), totalling 18,560.9sq.m in area, containing 63 battery containers, & 63 no containers containing power invertors, step up transformers and electrical switchgear and roof level array of 1384 PV panels; 1 two storey administrative welfare buildings (298.26sq.m) associated with the BESS facility; It will be provided with a pre-cast wastewater treatment plant (up to 6 P.E.) discharging to percolation area with polishing filter for foul effluent; 1 single storey Fire Pump and Water Service Plantroom of 174.1sq.m, with associated water tank associated with the BESS facility; 1 underground rainwater harvesting tank (volume 125 cubic meters - associated with the BESS facility of 35sq.m; 9 car parking spaces (including 3 disabled and 2 electric vehicle charging parking spaces) and 8 cycle spaces; The removal of an existing 15m high telecommunication support structure; Internal road network and new servicing access road from an entrance on Peamount Lane - with amendments to the existing entrance, comprising widening the entrance, provision of new security checkpoint, setting back of the boundary to achieve sufficient visibility splays, and reinstatement of appropriate boundary treatment along the Peamount Lane frontage; Site landscaping, planting, berms and retaining walls along site boundaries and security fencing; and all associated site services, lighting, infrastructural works and attenuation (SUDS features, underground storage and an above ground pond).		The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD20A/0058 Location: Within the townland of Milltown, located to the north of Peamount Road	Data & Power Hub Services Ltd.	Demolition of the existing single storey house of 'Little Acre' and its associated garage and other buildings; demolition of the single storey stable building on the overall site; construction of a gas powered Power Plant with all its associated elements; the part single and part two storey property of Bulmer and an agricultural building to the east	Granted (Grant Date: 17/12/2020)	No in combination effect. Project SD20A/0058 is a separate consent stream to the consented development (SD20A/0324), but is located partially within the same lands. This consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to

Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
(R120), Newcastle, Co. Dublin		of the overall site will not be demolished; The Power Plant compound of 14,475sq.m will contain 2 Power Units each with 1 25m height stack (2 overall), transformers, air intakes and electrical modules; the Power Plant compound will also contain a two storey administration and workshop building (427sq.m) and LV switchgear building (140sq.m) (567sq.m in total) plus an AGI connection, gas compressor, water tank, water treatment, firewater tank and pumps, fuel skids, fuel tank and 1 emergency diesel generator; the proposal also includes a battery energy storage system compound of 3,300sq.m containing 15 battery containers and 15 inverters that will be linked to the Power Plant; the development will be accessed from a new vehicular entrance from Peamount Road that will provide access to the Power Plant at the rear of the site; all ancillary site development works, including attenuation pond and dry swales to connect to existing infrastructural services and network as well as fencing, signage, services road entrance gate and 8 car parking spaces; the development will be enclosed with landscaping to all frontages; an EPA-Industrial Emissions Directive (IED) licence will be applied for to facilitate the operation of the proposed development for a period of 10 years on a site of 8.2 hectares on lands that contain the 2 residential properties of 'Little Acre' and 'Bulmer'.		determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.
SD20A/0121 Location: Townlands within Grange Castle South Business Park, Baldonnel, Dublin 22	UBC Properties LLC	Permission for a period of ten years for development at this site of 16.5 hectares that is located within lands in the Grange Castle South Business Park and includes the residential property of Ballybane, Old Nangor Road on land within the townlands of Milltown; Ballybane and; Aungierstown and Ballybane; and bounding Baldonnel Road to the west; both the Old and New Nangor Road to the north; and Grange Castle South Access Road to the South, Baldonnel, Dublin 22. The development will consist of the following: (1) The demolition of the existing two storey dwelling of Ballybane and associated farm buildings (565sq.m) and the construction of 3 two storey data centres with mezzanine floors at each level of each facility and associated ancillary development that will have a gross floor	Decision (Decision due January 2026)	No in combination effect. Although located adjacent, there is no physical overlap between the site of the proposed amendments to the consented development and project SD20A/0121. The consented project was subject to planning consent and to the AA process by the competent authority. In granting permission for this consented project, it would have been necessary to determine that the project will not result in likely significant effects on / adverse impacts on the integrity of, any European sites either alone or in combination with other plans or projects. In addition, no potential for additive or new impacts with the project has been identified which could result in the potential for likely significant in combination effects with the proposed amendments to the consented development.

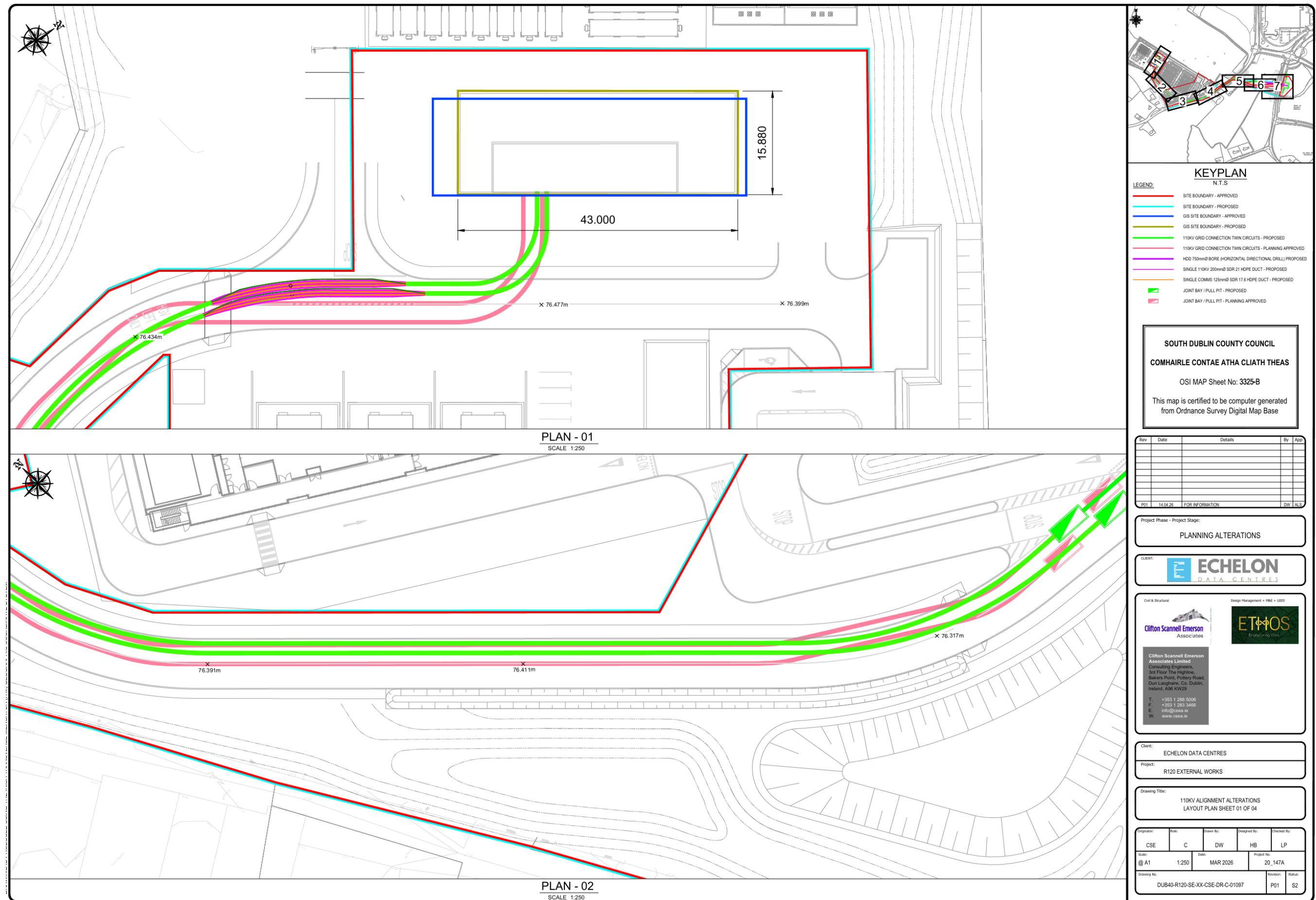
Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		area of 80,269sq.m on an overall site of 16.5hectares. (2) 1 two storey data centre (Building A) that will be located to the south-west of the site and will have a gross floor area of 28,573sq.m. and will include 26 emergency generators located at ground floor level within a compound to the northern side of the data centre with associated flues that will be 25m in height. The facility will also include 26 ventilation shafts which will be located above the northern end of each emergency generator that will measure 20m in height. (3) 1 two storey data centre (Building B) which will be located to the north-west of the site, and to the immediate north of Building A and will have a gross floor area of 21,725sq.m and which will include 18 emergency generators located at ground floor level within a compound to the northern side of the data centre with associated flues that will be 25m in height. The facility will also include 18 ventilation shafts which will be located above the southern end of each emergency generator that will measure 20m in height. (4) 1 two storey data centre (Building C) which will be constructed last, will be located to the eastern part of the site on a north-south axis and will have a gross floor area of 28,573sq.m. It will include 26 emergency generators located at ground floor level within a compound to the western side of the data centre with associated flues that will be 25m in height. The facility will also include 26 ventilation shafts that will be located above the western end of each emergency generator that will measure 20m in height. (5) Each of the three data centres will include data storage rooms, associated electrical and mechanical plant rooms, loading bays, maintenance and storage spaces, office administration areas, and plant including PV panels at roof level as well as a separate house generator for each facility which will provide emergency power to the admin and ancillary spaces. Each data centre will also include a diesel tank and a refuelling area to serve the proposed emergency generators. (6) The overall height of each data centre apart from the flues and plant at roof level is c. 19.85m above the finished floor level. (7) 1 temporary and single storey substation (29sq.m). (8) 3 single storey MV buildings (each 249sq.m - 747sq.m in total)		

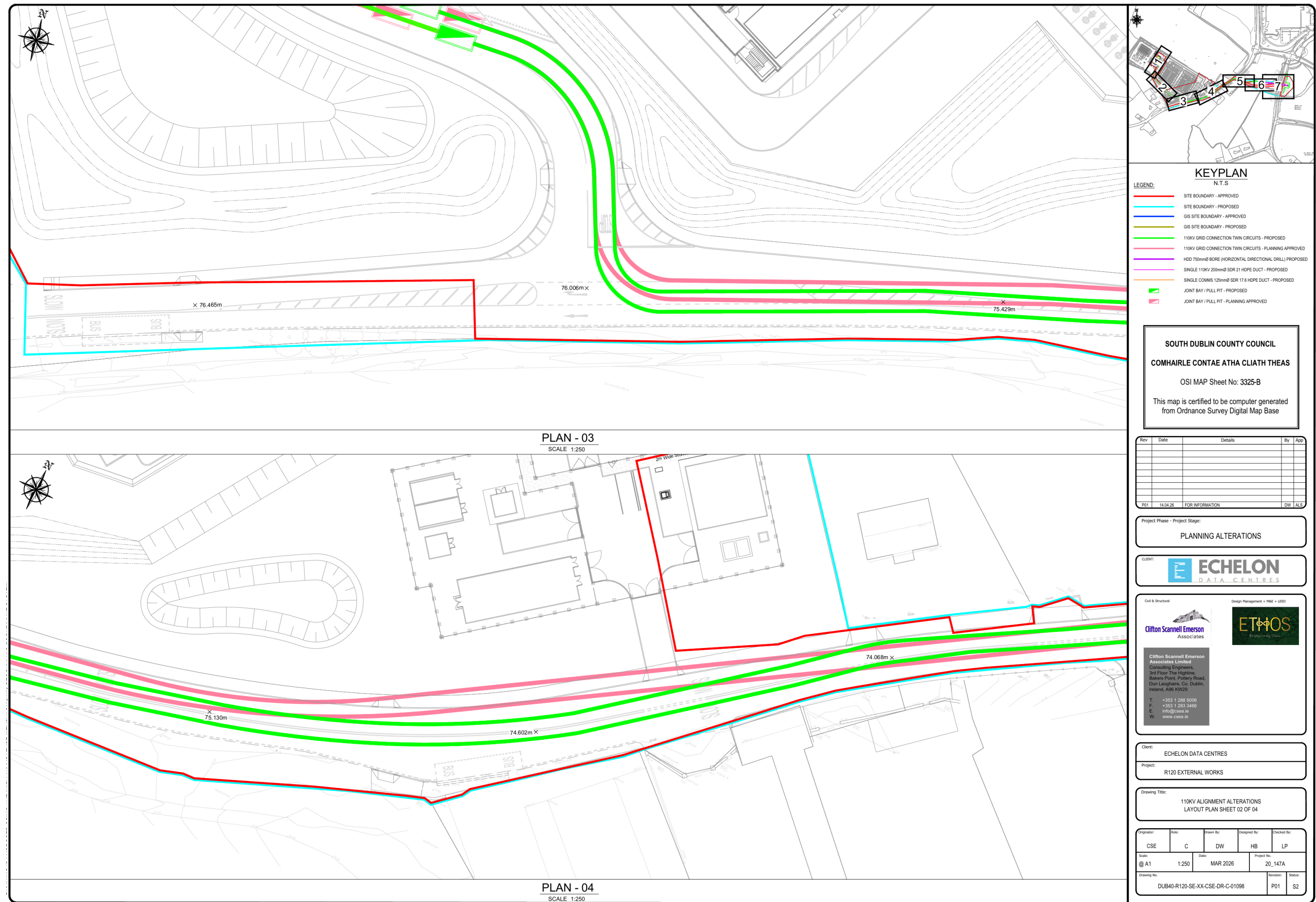
Application Reference and Location	Applicant Name	Project Description	Decision / Status	Conclusion regarding In combination effect Will the project act in combination with the proposed amendments to the consented development to result in likely significant effects on European sites?
		which manage the supply of electricity from the substations to each data centre and are located to the immediate west of the generator compound within buildings A and B, and to the south of the generator compound withing building C. (9) 8 prefabricated containerised electrical rooms (65sq.m each and 520sq.m overall) that are stacked in pairs to the immediate south of the temporary substation. (10) Ancillary site development works, which will include attenuation ponds and the installation and connection to the underground foul and storm water drainage network and installation of utility ducts and cables which will include the drilling and laying of ducts and cables under Baldonnel stream. Other ancillary site development works will include hard and soft landscaping, lighting, fencing, signage, service road, entrance gate, sprinkler tank house (72sq.m), security hut (30sq.m) and 150 car parking spaces and 78 sheltered bicycle parking spaces. The development will be enclosed with landscaping to all frontages including a wetland to the west. The development will be accessed from the Grange Castle South Access Road from the south via the Baldonnel Road. An Environmental Impact Assessment Report (EIAR) has been submitted with this application.		

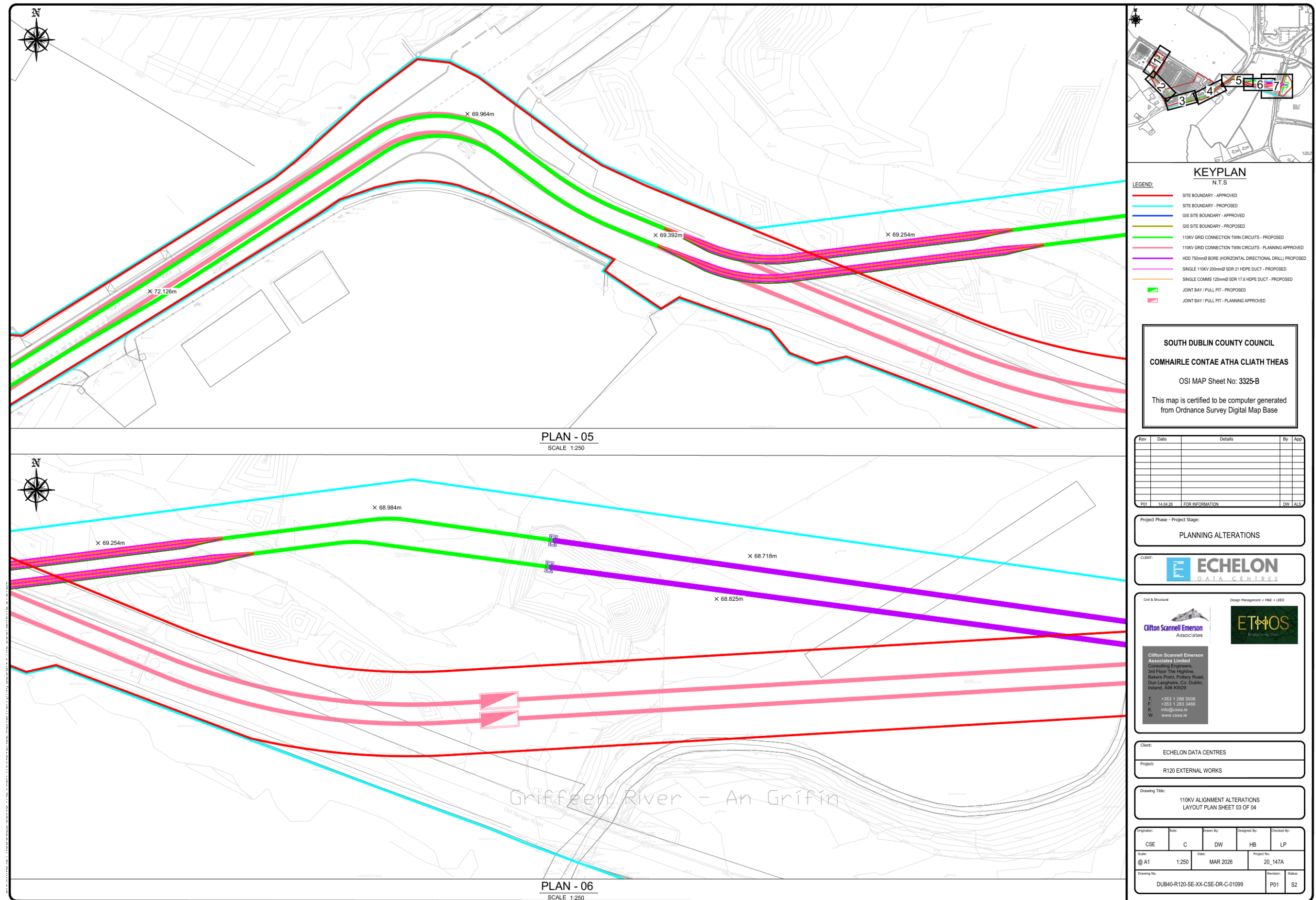
Appendix IV

Alignment Alteration Layout Plans











Appendix V

AA Screening report that accompanied the original planning application for the consented development



**Appropriate Assessment Screening Report
for Proposed Strategic Infrastructure Development
(Proposed Electricity Transmission Development)
at Grange Castle West, Milltown, Co. Dublin**

prepared for Marston Planning Consultancy

on behalf of Data and Power Hub Services Ltd.

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Document Control

Project Title		Proposed Electricity Transmission Development at Grange Castle West, Milltown, Co. Dublin			Project No.	200160
Document Title		Appropriate Assessment Screening Report			Status	Final
Revision	Issue Date	Author	Reviewed By	Approved By		
I1	26/02/2021	CK	MMW	MMW		
I2	18/03/2021	CK	AS	AS		

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This report has been prepared by Scott Cawley Ltd. in accordance with the particular instructions and requirements of our agreement with the Client, the project's budgetary and time constraints and in line with best industry standards. The methodology adopted and the sources of information used by Scott Cawley Ltd. in providing its services are outlined in this report. The scope of this report and the services are defined by these circumstances.

Where the conclusions and recommendations contained within this document are based upon information provided by others than Scott Cawley Ltd., no liability is accepted on the validity or accuracy of that information. It is assumed that all relevant information has been provided by those parties from whom it has been requested and that the information is true and accurate. No independent verification of any documentation or information supplied by others has been made.

The conclusions presented in this report represent Scott Cawley Ltd.'s best professional judgement based on review of site conditions observed during the site visit (if applicable) and the relevant information available at the time of writing. Scott Cawley Ltd. has used reasonable skill, care and diligence in compiling this report and no warranty is provided as to the report's accuracy.

Table of Contents

1	Introduction	1
2	Methodology	1
2.1	Guidance	1
2.2	Assessment Methodology.....	2
2.3	Desktop Data Review	3
2.4	Baseline Surveys.....	4
3	Provision of Information for Screening for Appropriate Assessment	5
3.1	Description of the Proposed Development.....	6
3.2	Overview of the Receiving Environment.....	8
3.3	Assessment of Effects on European Sites	12
4	Conclusions of Screening Assessment Process.....	19

Appendix I

The Qualifying Interests (QIs) and Special Conservation Interests (SCIs) of the European sites in the vicinity of the Proposed Development site (see Figure 2)

Appendix II

Land use plan policies/objectives relating to the protection of European sites and water quality

1 Introduction

- 1 This report, which contains information required for the competent authority (in this instance An Bord Pleanála) to undertake a screening for Appropriate Assessment (AA), has been prepared by Scott Cawley Ltd. on behalf of the applicant. It provides information on, and assesses the potential for, the Proposed Development to impact on the Natura 2000 network (hereafter referred to as European sites)¹. The Proposed Development primarily comprises the provision of two no. 110kV transmission lines and a 110kV Gas Insulated Switchgear (GIS) substation compound and Transformers/ MV switch room compound along with associated and ancillary works on an overall site of c. 4.6 hectares at Milltown, Newcastle, Co. Dublin, Central Grid Reference: O 02240, 30915.
- 2 An AA is required if significant effects on European sites arising from a Proposed Development cannot be ruled out at the screening stage, either alone or in combination with other plans or projects. It is the responsibility of the competent authority to make a decision as to whether or not the Proposed Development is likely to have significant effects on European sites, either individually or in combination with other plans or projects.

For the reasons set out in detail in this AA Screening Report, an **Appropriate Assessment of the Proposed Development is not required in this instance** as it can be concluded, on the basis of objective information, that the Proposed Development, either individually or in combination with other plans or projects, will not have a significant effect on any European sites.

2 Methodology

2.1 Guidance

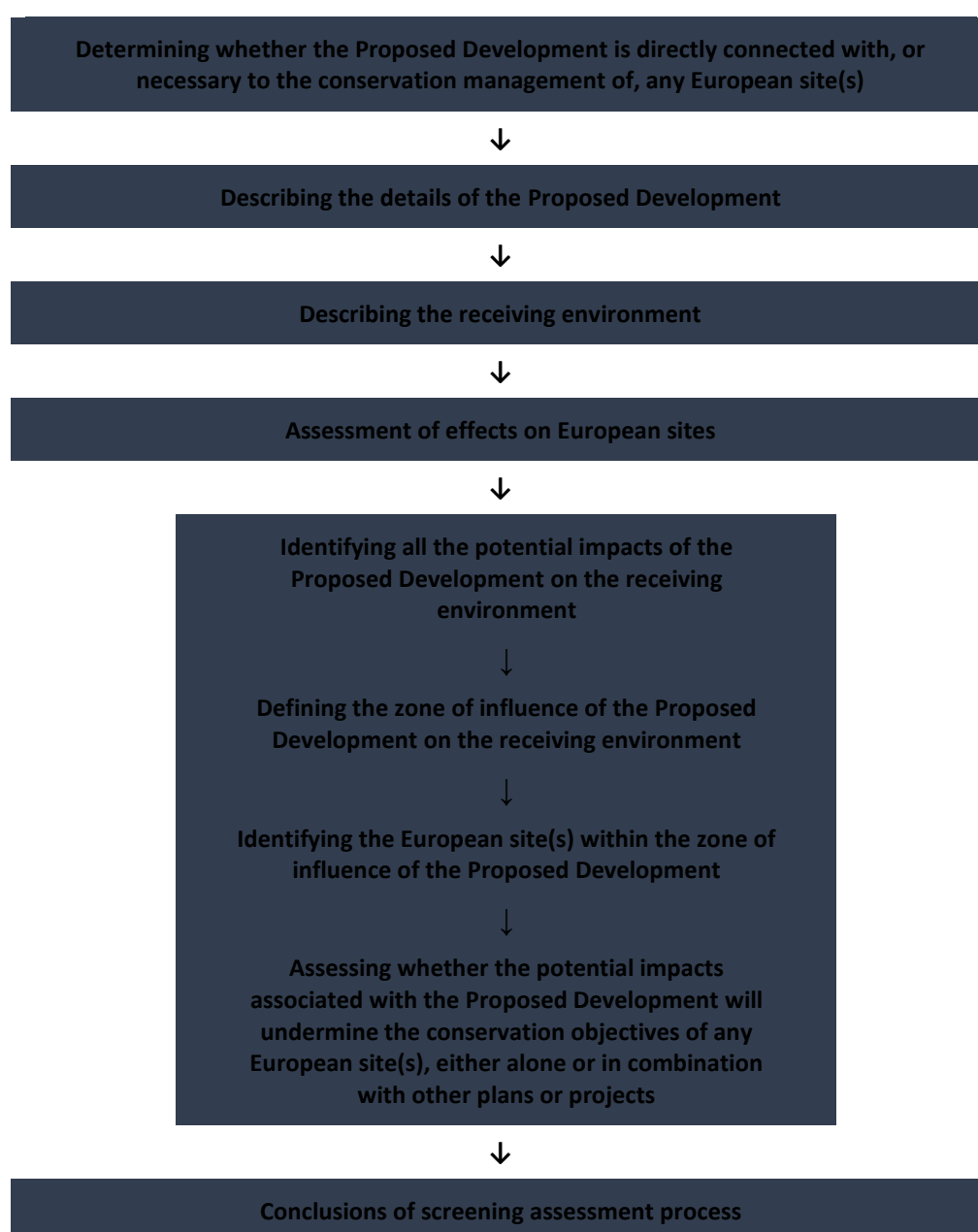
- 3 This Appropriate Assessment Screening Report has been prepared with regard to the following guidance documents, as relevant:
 - *Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities*. (Department of Environment, Heritage and Local Government, 2010 revision)
 - *Appropriate Assessment under Article 6 of the Habitats Directive: Guidance for Planning Authorities*. Circular NPW 1/10 & PSSP 2/10
 - *Assessment of Plans and Projects Significantly Affecting Natura 2000 sites: Methodological Guidance on the Provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC* (European Commission, 2001)
 - *Communication from the Commission on the precautionary principle* (European Commission, 2000), and
 - *Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC* (European Commission, 2019)

¹ The Natura 2000 network is a European network of important ecological sites, as defined under Article 3 of the Habitats Directive 92/43/EEC, which comprises both special areas of conservation and special protection areas. Special conservation areas are sites hosting the natural habitat types listed in Annex I, and habitats of the species listed in Annex II, of the Habitats Directive, and are established under the Habitats Directive itself. Special protection areas are established under Article 4 of the Birds Directive 2009/147/EC for the protection of endangered species of wild birds. The aim of the network is to aid the long-term survival of Europe's most valuable and threatened species and habitats.

In Ireland these sites are designed as European sites - defined under the Planning Acts and/or the Birds and Habitats Regulations as (a) a candidate site of Community importance, (b) a site of Community importance, (c) a candidate special area of conservation, (d) a special area of conservation, (e) a candidate special protection area, or (f) a special protection area. They are commonly referred to in Ireland as Special Areas of Conservation (SACs) and Special Protection Areas (SPAs).

2.2 Assessment Methodology

- 4 The above referenced guidance sets out a staged process for carrying out Appropriate Assessment. To determine if an Appropriate Assessment is required, documented screening is required. Screening identifies the potential for effects on the conservation objectives of European sites, if any, which would arise from a proposed plan or project, either alone or in combination with other plans and projects (i.e. likely significant effects).
- 5 Significant effects on a European site are those that would undermine the conservation objectives supporting the favourable conservation condition of the Qualifying Interest (QI) habitats and/or the QI/Special Conservation Interest (SCI) species of a European site(s).
- 6 Screening for Appropriate Assessment involves the following steps:



- 7 If the conclusions at the end of screening are that there is no likelihood of significant effects occurring on any European sites as a result of the proposed plan or project, either alone or in combination with other plans and projects, then there is no requirement to undertake an Appropriate Assessment.
- 8 In establishing which European sites are potentially at risk (in the absence of mitigation) from the Proposed Development, a source-pathway-receptor approach was applied. In order for an impact to occur, there must be a risk enabled by having a source (e.g. water abstraction or construction works), a receptor (e.g. a European site or its QI(s) or SCI(s)²), and a pathway between the source and the receptor (e.g. pathway by air for airborne pollution, or a pathway by a watercourse for mobilisation of pollution). For an impact to occur, all three elements must exist; the absence or removal of one of the elements means there is no possibility for the impact to occur.
- 9 The identification of source-pathway-receptor connection(s) between the Proposed Development and European sites essentially is the process of identifying which European sites are within the Zone of Influence (Zoi) of the Proposed Development, and therefore potentially at risk of significant effects. The Zoi is the area over which the Proposed Development could affect the receiving environment such that it could potentially have significant effects on the QI habitats or QI/SCI species of a European site, or on the achievement of their conservation objectives³.
- 10 The identification of a source-pathway-receptor link does not automatically mean that significant effects will arise. The likelihood for significant effects will depend upon the characteristics of the source (e.g. extent and duration of construction works), the characteristics of the pathway (e.g. direction and strength of prevailing winds for airborne pollution) and the characteristics of the receptor (e.g. the sensitivities of the European site and its QIs/SCIs). Where uncertainty exists, the precautionary principle⁴ is applied.

2.3 Desktop Data Review

- 11 The desktop data sources used to inform the assessment presented in this report are as follows (accessed on the 15 February 2021):
 - Online data available on European sites and protected habitats/species as held by the National Parks and Wildlife Service (NPWS) from www.npws.ie⁵, including conservation objectives documents

² The term qualifying interest is used when referring to the habitats or species for which an SAC is designated; the term special conservation interest is used when referring to the bird species (or wetland habitats) for which an SPA is designated.

³ As defined in the *Guidelines for Ecological Impact Assessment in the UK and Ireland* (CIEEM, 2018)

⁴ The precautionary principle is a guiding principle that derives from Article 191 of the Treaty on the Functioning of the European Union and has been developed in the case law of the European Court of Justice (e.g. ECJ case C-127/02 – Waddenzee, Netherlands).

The guidance document *Communication from the Commission on the Precautionary Principle* (European Commission, 2000) notes that the precautionary principle “covers those specific circumstances where scientific evidence is insufficient, inconclusive or uncertain and there are indications through preliminary objective scientific evaluation that there are reasonable grounds for concern that the potentially dangerous effects on the environment, human, animal or plant health may be inconsistent with the chosen level of protection”.

Applying the precautionary principle in the context of screening for appropriate assessment requires that where there is uncertainty or doubt about the risk of significant effects on a European site(s), it should be assumed that significant effects are possible and AA must be carried out.

⁵ The following SAC and SPA GIS boundary datasets are the most recently available at the time of writing: SAC_ITM_2019_12 and SPA_ITM_2019_12.

- Online data available on protected species as held by the National Biodiversity Data Centre (NBDC) from www.biodiversityireland.ie
- Information on the surface water network and surface water quality in the area available from www.epa.ie
- Information on groundwater resources and groundwater quality in the area available from www.epa.ie and www.gsi.ie
- Ordnance Survey of Ireland mapping and aerial photography available from www.osi.ie
- Information on the location, nature and design of the Proposed Development supplied by the applicant's design team
- The Appropriate Assessment Screening Report and the Biodiversity Chapter of the Environmental Impact Assessment Report (EIAR) submitted for the proposed information communication technology facilities, under SDCC Planning Reg. Ref. SD20A/0324, for which a request for additional information was issued by the Planning Authority on the 11 February 2021
 - Scott Cawley Ltd. (2020). Appropriate Assessment Screening Report for Proposed Information Communication Technology Facilities at Grange Castle West, Milltown, Co. Dublin
 - Marston Planning Consultancy (2020). Environmental Impact Assessment: Information Communication Technology Development, Grange Castle West. December 2020 – Chapter 6. Biodiversity

2.4 Baseline Surveys

- 12 This section describes the ecological surveys carried out to inform the assessment of likely significant effects on European sites.

2.4.1 Habitats and Flora Survey

- 13 A habitat survey was undertaken of the Proposed Development site on the 10 February 2021 by Alexis Fitzgerald of Scott Cawley Ltd. following the methodology described in *Best Practice Guidance for Habitat Survey and Mapping*⁶. All habitat types were classified using the *Guide to Habitats in Ireland*⁷, recording the indicator species and abundance using the DAFOR scale⁸ and recording any species of conservation interest. Vascular and bryophyte plant nomenclature generally follow that of *The National Vegetation Database*⁹, having regard to more recent taxonomic changes to species names after the *New Flora of the British Isles*¹⁰ and the British Bryological Society's *Mosses and Liverworts of Britain and Ireland: A Field Guide*¹¹. Annex I habitat types were classified after the *Interpretation manual of European Union Habitats*

⁶ Smith, G.F., O'Donoghue, P., O'Hara, K. & Delaney, E. (2011) *Best Practice Guidance for Habitat Survey and Mapping*. The Heritage Council Church Lane, Kilkenny, Ireland.

⁷ Fossitt, J.A. (2000) *A Guide to Habitats in Ireland*. Heritage Council, Kilkenny.

⁸ The DAFOR scale is an ordinal or semi-quantitative scale for recording the relative abundance of plant species. The name DAFOR is an acronym for the abundance levels recorded: Dominant, Abundant, Frequent, Occasional and Rare.

⁹ Weekes, L.C. & FitzPatrick, Ú. (2010) *The National Vegetation Database: Guidelines and Standards for the Collection and Storage of Vegetation Data in Ireland*. Version 1.0. Irish Wildlife Manuals, No. 49. National Parks and Wildlife Service, Department of Environment, Heritage and Local Government, Dublin, Ireland.

¹⁰ Stace, C. (2019) *New Flora of the British Isles*. 4th Edition. C&M Floristics.

¹¹ Atherton, I., Bosanquet, S. & Lawley, M. (2010) *Mosses and Liverworts of Britain and Ireland: A Field Guide*. Latimer Trend & Co., Plymouth.

EUR28¹² with reference to the corresponding national habitat survey reports and NPWS wildlife manuals, as applicable. The nomenclature for Annex I habitats follows that of the *Interpretation manual of European Union Habitats EUR28* with abbreviated names after those used in *The Status of EU Protected Habitats and Species in Ireland. Volume 1: Summary Overview*¹³. Following a slight change in the red line boundary provided, a second habitat survey was carried out by Kristie Watkin-Bourne of Scott Cawley Ltd. on 24 February 2021, to cover an additional small area not previously surveyed.

2.4.2 Fauna Surveys

2.4.2.1 Terrestrial Mammals (excl. Bats)

- 14 A terrestrial fauna survey (excluding bats) was undertaken on the 10 February 2021 by Alexis Fitzgerald of Scott Cawley Ltd. The presence/absence of terrestrial fauna species were surveyed through the detection of field signs such as tracks, markings, feeding signs, and droppings, as well as by direct observation and identification of breeding/ resting places such as badger setts and otter holts, if present. The habitats on site were assessed for signs of usage by protected/red-listed fauna species, and their potential to support these species. Following a slight change in the red line boundary provided, a second terrestrial fauna survey was carried out by Kristie Watkin-Bourne of Scott Cawley Ltd. on 24 February 2021, to cover an additional small area around the Griffeen River not previously surveyed.

2.4.2.2 Breeding Birds

- 15 No dedicated breeding bird surveys were undertaken for this application. However, during the habitat survey conducted on the 10 February 2021, ad-hoc observations of birds on, or in close proximity to, the site were made.

2.4.2.3 Wintering Birds

- 16 No dedicated wintering bird surveys were undertaken for this application. However, wintering bird surveys were carried out on the 8 October and 9 November 2019 to inform the ecological impact assessment for the now permitted Power Generation Facility, which is located in the immediate vicinity of the Proposed Development site. The results of these 2019 surveys have been used to inform this ecological impact assessment with respect to potential impacts on local populations of wintering birds. In addition, any wintering birds which occurred within the subject lands during habitat surveys undertaken on 10 and 24 February were recorded.

3 Provision of Information for Screening for Appropriate Assessment

- 17 The following sections provide information to facilitate the Appropriate Assessment screening of the Proposed Development to be undertaken by the competent authority.
- 18 A description of the Proposed Development and the receiving environment is provided to identify the potential ecological impacts. The environmental baseline conditions are discussed, as relevant to the assessment of ecological impacts where they may highlight potential pathways for impacts associated with the Proposed Development to affect the receiving ecological environment (e.g. geological, hydrogeological and hydrological data).
- 19 The potential impacts are examined in order to define the potential zone of influence of the Proposed Development on the receiving environment. This then informs the assessment of whether the Proposed

¹² CEC. (Commission of the European Communities) (2013) *Interpretation manual of European Union Habitats EUR28*. European Commission, DG Environment.

¹³ NPWS (2019). *The Status of EU Protected Habitats and Species in Ireland. Volume 1: Summary Overview*. Unpublished NPWS report.

Development will result in significant effects on any European sites; i.e. affect the conservation objectives supporting the favourable conservation condition of the European site's QIs or SCIs.

3.1 Description of the Proposed Development

Proposed Development

- 20 In brief, Data and Power Hub Services Ltd. are applying for permission for the provision of two no. 110kV transmission lines and a 110kV Gas Insulated Switchgear (GIS) substation compound and Transformers / MV switch room compound, along with associated and ancillary works, on lands to the south of the Power Generation Facility that was permitted under SDCC Reg. Ref. SD20A/0058 and to the north of the concurrent application for 2 no. two storey Information Communication Technology (ICT) facilities under SDCC Reg. Ref. SD20A/0324, and within an overall landholding bound to the south by the Peamount Road (R120); and on lands that contain the 2 no. residential properties of Little Acre and Bulmer as well as agricultural lands and buildings within the townland of Milltown, Newcastle, Co. Dublin.
- 21 The Proposed Development also includes for the demolition of the existing two storey dwelling of Bulmer and associated outbuildings and stable building. The existing Little Acre dwelling and associated buildings are permitted to be demolished under SDCC Reg. Ref. SD20A/0058.
- 22 The proposed 110kV Gas Insulated Switchgear (GIS) Substation Compound includes the provision of a two storey GIS Substation building (with a gross floor area of 1,430sqm) (known as the Peamount Substation), car parking, lighting, associated underground services and roads within a 3.0m high fenced compound, and all associated construction and ancillary works. The Transformers / MV switch room compound includes three transformers plus MV switch room (200sqm), lighting and lightning masts, car parking, associated underground services and roads within a 3.0m high fenced and separate compound, and all associated construction and ancillary works.
- 23 Two proposed underground single circuit 110kV transmission lines will connect the proposed Peamount 110kV GIS Substation to the existing 2 no. single 110kV underground circuits within the Castlebaggot-Kilmahud circuit to the east. The proposed transmission lines cover a distance of approximately 940m within the townlands of Milltown and Clutterland. They will pass outside of the site underneath the R120, the former Nangor Road, Griffeen River and the newly realigned Baldonnel Road. The installation of these underground cables will require horizontal directional drilling of approximately 150m beneath the Baldonnel Road – former Nangor Road and Griffeen Road (please refer to report by Geo Drilling Solutions (2021)¹⁴ for further details).
- 24 The development includes the connections to the proposed Peamount substation as well as to the Castlebaggot-Kilmahud circuit, as well as changes to the attenuation pond and landscaping permitted under SDCC Reg. Ref. SD20A/0058 and all associated construction and ancillary works.
- 25 The duration of the construction activities is expected to last 20 months.

Proposed Drainage

Surface Water

- 26 Proposed Sustainable Urban Drainage Systems (SuDS) for the Proposed Development include
 - Swales running parallel to road carriageways/ footpaths;
 - Attenuation/ Detention pond, with effective storage volume of 2,903m³; and;
 - Silt and Hydrocarbon interceptors for road carriageways/ carpark areas.

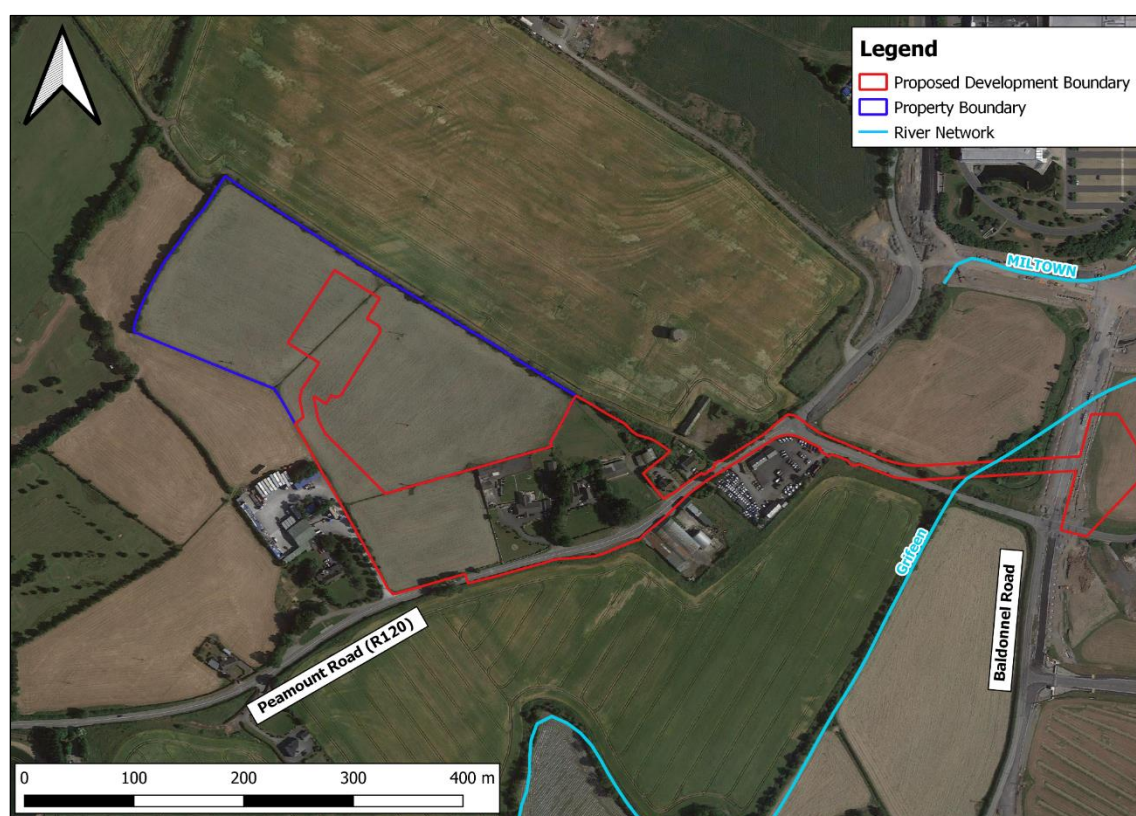
¹⁴ Geo Drilling Solutions (2021). *Grange Castle 110kV ESB Trenchless Crossing: Feasibility assessment for the undergrounding of a 110kV cables using Horizontal Directional Drilling beneath the Baldonnel Road & Griffeen River, Clutterland, Lucan, County Dublin*. 9 February 2021.

- 27 Controlled surface water flow at circa 56.3 Litres/sec will drain to the public surface water network via SuDS devices described above. Surface water will drain off site to the existing public surface water network to the east of the site, approximately 550m away. This will necessitate laying a 225mm outfall pipe through the public roads, the R120 and the R134. The surface water will drain to the surface water system within Grange Castle Business Park.

Foul Water

- 28 Foul drainage will discharge via a 225mm sewer to the existing 375mm public sewer to the east of the site, approximately 550m away. During operation, foul water generated by the Proposed Development comprising 0.5m³ a day will ultimately be discharged to the Grange Castle Waste Water Treatment Plant and then Ringsend Wastewater Treatment Plant (WWTP).

Figure 1: Proposed Development site outlined in red in the context of its surroundings

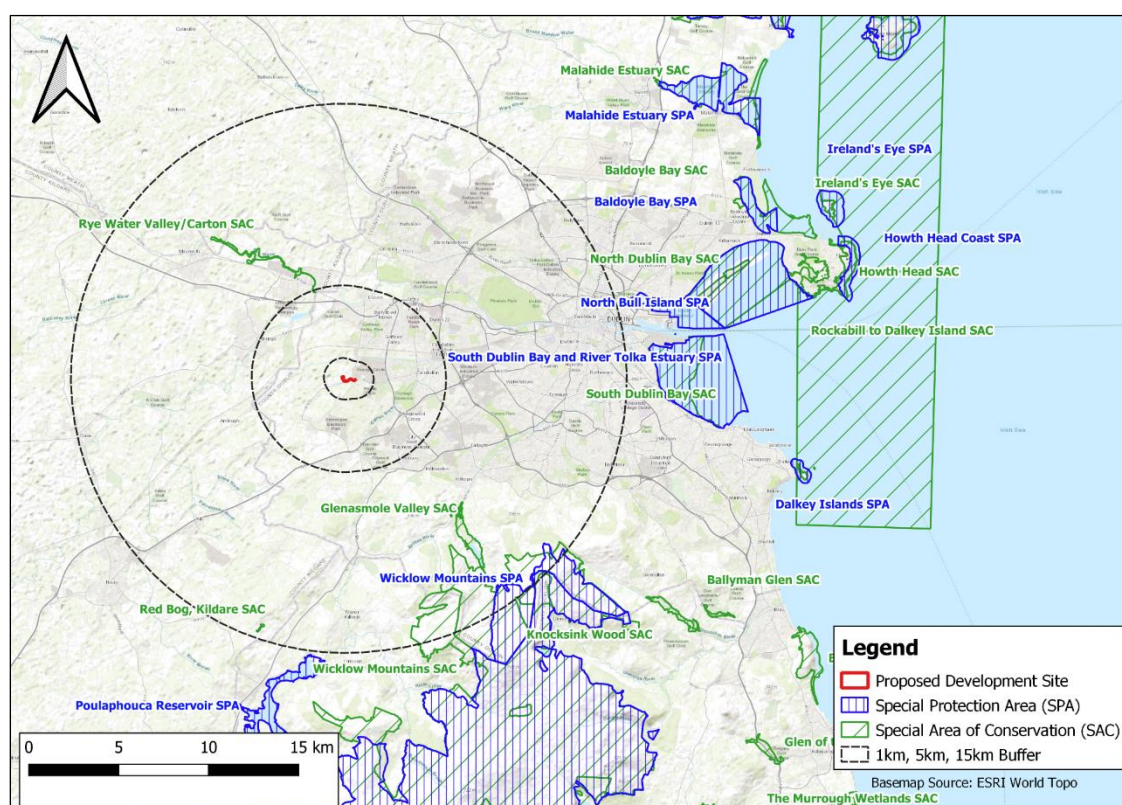


3.2 Overview of the Receiving Environment

3.2.1 European sites

- 29 The Proposed Development site is not located within or immediately adjacent to any European site. The nearest European site to the Proposed Development is the Rye Valley/Carton SAC; c. 4.9km to the north-west. The Proposed Development site is within the Liffey and Dublin Bay catchment, and Liffey sub-catchment. The Griffeen River is partially located within the proposed site boundary, flowing under the former Nangor Road. This river outfalls to the River Liffey c. 5.2km north of the Proposed Development site, which in turn discharges to the Liffey Estuary c. 17km east and to Dublin Bay and c. 27km downstream of the Proposed Development site. Therefore the Proposed Development is hydrologically connected to the following European sites in Dublin Bay: North Dublin Bay SAC, South Dublin Bay SAC, North Bull Island SPA and South Dublin Bay and River Tolka Estuary SPA.
- 30 All of the European sites present in the vicinity of the Proposed Development are shown on Figure 2 below. The QIs/SCIs of the European sites in the vicinity of the Proposed Development are provided in Appendix I.

Figure 2: European sites in the vicinity of the Proposed Development



3.2.2 Habitats

- 31 The following habitat types (following Fossitt 2000) were identified within the Proposed Development site (see Figure 3 below for habitat map).
- Buildings and artificial surfaces (BL3);
 - Improved agricultural grassland (GA1);
 - Amenity grassland (GA2);
 - Dry meadows and grassy verges (GS2);
 - Exposed sand, gravel or till (ED1);
 - Spoil and bare ground (ED2);
 - Recolonising bare ground (ED3);
 - Hedgerows (WL1);
 - Treelines (WL2);
 - Depositing/ lowland rivers (FW2);
 - Drainage ditches (FW4);
 - Immature woodland (WS2); and;
 - Scrub (WS1).
- 32 No Annex I habitats, for which European sites listed in Appendix 1 have been designated, were recorded within the Proposed Development site.

Figure 3: Map showing the habitat types identified within the Proposed Development site



3.2.3 Flora and Fauna Species

- 33 The National Biodiversity Data Centre (NBDC) database search did not return any records of protected and/or rare plant species, within c. 2km of the Proposed Development site.
- 34 In addition, the NBDC database search did not return any records of any non-native invasive species listed on the Third Schedule of the European Communities (Birds and Natural Habitats) Regulations 2011 (as amended).
- 35 No non-native invasive species listed on the Third Schedule of the European Communities (Birds and Natural Habitats) Regulations 2011 as amended, were recorded during the habitat surveys carried out by Alexis Fitzgerald of Scott Cawley Ltd. on 10 February 2021, within the Proposed Development site.
- 36 The National Biodiversity Data Centre (NBDC) database search returned the following records of Annex II/Annex IV fauna species listed below with year of record, within the 2km grid square (O03F) in which the Proposed Development site is located:
 - Brown long-eared bat *Plecotus auratus* in 2002
 - Daubenton's bat *Myotis daubentonii* in 2013
 - Leisler's bat *Nyctalus leisleri* in 2002
 - Pipistrelle species *Pipistrellus pipistrellus sensu lato* in 2002
 - Soprano pipistrelle *Pipistrellus pygmaeus* in 2013
- 37 None of these bat species are listed as a QI of any European site in Ireland.
- 38 The Griffeen River, which flows under the former Nangor Road, would provide suitable habitat for otter. No signs of otter were detected during the field survey conducted by Alexis Fitzgerald of Scott Cawley Ltd. on 10 February 2021.

- 39 No records of Annex I bird species were returned following a review of records held by the NBDC within 2km of the Proposed Development site.
- 40 No winter birds of interest, e.g. Amber or Red-listed species such as gulls, snipe, lapwing, other waders or waterbirds that are known to use inland wintering grounds were recorded using the grassland habitat within the Proposed Development site, and *ad-hoc* observations of birds recorded on site during the habitat surveys conducted on the 10 and 24 February 2021 are common sub-urban species which are likely to be present throughout the year. Species recorded included magpie *Pica pica*, woodpigeon *Columba palumbus*, starling *Sturnus vulgaris*, tree sparrow *Passer montanus*, wren *Troglodytes troglodytes*, blackbird *Turdus merula*, hooded crow *Corvus cornix*, pheasant *Phasianus colchicus*, buzzard *Buteo buteo* and blue tit *Parus caeruleus*.

3.2.4 Hydrology

- 41 The Proposed Development site is located within the Liffey and Dublin Bay catchment and Liffey sub-catchment. The Griffeen River is partially located within the proposed site boundary, flowing under the former Nangor Road. This river outfalls to the River Liffey c. 5.2km north of the Proposed Development site, which in turn discharges to the Liffey Estuary c. 17km east and to Dublin Bay c. 27km downstream of the Proposed Development site. The Lucan stream is located c. 370m north-west of the Proposed Development site. This stream outfalls to the River Liffey c. 5km north of the Proposed Development site, which in turn discharges to the Liffey Estuary and to Dublin Bay.
- 42 According to EPA online Envision Maps, the water quality of the surface, transitional and coastal water is as follows:
- River Griffeen is classified as of “Poor” water quality status (i.e. Q3) at the EPA’s nearest monitoring station on the former Nangor Road;
 - The Water Framework Directive (WFD) water quality status for the Lucan stream is “Good”
 - The River Liffey is classified as of “Moderate” water quality status (i.e. Q3-4) c. 405m downstream of the Griffeen River confluence and c. 1.15km downstream of the Lucan stream confluence
 - The Upper Liffey Estuary is classified as “Eutrophic” transitional water;
 - The Lower Liffey Estuary is classified as “Unpolluted” transitional water; and,
 - Dublin Bay is classified as “Unpolluted” coastal water.
- 43 The WFD surface water ecological status of the Liffey Estuary is “Good” and the WFD risk status of this waterbody is as “at risk of not achieving good status”. Surface waters ultimately discharge into Dublin Bay. The most recent surface water quality information for Dublin Bay coastal waterbody indicates that it is “Unpolluted”. The water quality of Dublin Bay is considered to be ‘Good’ and “Not at risk” of not achieving good status under the Water Framework Directive.

3.2.5 Hydrogeology

- 44 Geological Survey of Ireland (GSI) data indicates that the site is underlain by a “locally important aquifer – bedrock which is moderately productive only in local zones”. The Groundwater Body (GWB) underlying the proposed site is the Dublin GWB which is a “poorly productive bedrock”. The site is located in an area of “Extreme Vulnerability” with regards to the ease with which groundwater may be contaminated by human activities.
- 45 Dublin GWB WFD is currently classified as having “Good” status. The only European sites designated for groundwater dependent habitats/species, and which occur within the same GWB as the proposed site is the Rye Water Valley/Carton SAC [001398].

3.2.6 Soils & Geology

- 46 According to the GSI's online bedrock map viewer¹⁵, the Proposed Development site is underlain by bedrock derived from the Lucan Formation, which is described as "dark limestone and shale (calp)". Site-specific ground investigations were undertaken by Site Investigations Ltd. between July and September 2019. The investigations included 2 no. exploratory holes at the proposed entry and exist locations of the proposed horizontal directional drill. The report prepared by Geo Drilling Ireland (2021), comprises a feasibility assessment of using horizontal directional drilling (HDD) to lay the underground cables beneath the Baldonnel Road, former Nangor Road and Griffeen River. This report states that "*based on our current knowledge of operations at the site, it is not expected that there would be an unusual or exceptional risk of contaminated ground*". Furthermore, the report concludes that "*based on a review of the local information and historical and present-day knowledge on the ground conditions near the site, it is not anticipated that any exceptional or unusual risks are posed by the ground conditions or land usages which would cause difficulties during HDD operations at the site*".

3.2.7 Air Quality

- 47 The Air and Climate chapter of the EIAR accompanying this report found the existing baseline levels of nitrogen dioxide (NO₂), and particulate matter (PM₁₀ / PM_{2.5}) in the region of the Proposed Development (as defined in Chapter 2 of the EIAR accompanying this report) by an assessment of EPA monitoring data.

NO₂

- 48 Current levels of NO₂ are below both the annual and 1-hour limit values, with annual average levels ranging from 13 – 22 µg/m³ over the period 2015 – 2019.

PM₁₀

Annual mean concentrations for PM₁₀ range from 9 to 16 µg/m³. Based on this EPA data, an estimate of the background PM₁₀ concentration in the region of the development is 14 µg/m³.

PM_{2.5}

- 49 Continuous PM_{2.5} monitoring indicated an average PM_{2.5}/PM₁₀ ratio ranging from 0.53 – 0.68. Based on this information, a conservative ratio of 0.70 was used to generate a background PM_{2.5} concentration of 9.8 µg/m³.

3.3 Assessment of Effects on European Sites

- 50 This section identifies all the potential impacts associated with the Proposed Development, examines whether there are any European sites within the ZOI of effects from the Proposed Development, and assesses whether there is any risk of the Proposed Development resulting in a significant effect on any European site, either alone or in combination with other plans or projects.
- 51 In assessing the potential for the Proposed Development to result in a significant effect on any European sites, any measures intended to avoid or reduce the harmful effects of the project on European sites are not taken into account.

3.3.1 Habitat loss and fragmentation

- 52 The Proposed Development does not overlap with the boundary of any European site. Therefore, there are no European sites at risk of direct habitat loss impacts.

¹⁵ GSI Bedrock Map Viewer. Available online at: <https://dcenr.maps.arcgis.com/apps/webappviewer/index.html?id=de7012a99d2748ea9106e7ee1b6ab8d5&scale=0> [Accessed 17/02/2021]

- 53 As the Proposed Development does not traverse any European sites there is no potential for habitat fragmentation to occur.
- 54 Habitats within the Proposed Development site, namely agricultural grassland are suitable to support wader and gull species for which European sites are designated. The closest SPA for which these species are designated are located is South Dublin Bay SAC, located c. 16.4km east of the Proposed Development site. No sightings of SCI bird species were recorded during dedicated winter bird surveys conducted by Scott Cawley Ltd. in October and November 2019 as part of the power plant application, under SDCC Planning Reg. Ref. SD20A/0058, which has since received a Final Grant of Permission on the 17th December 2020. No signs of usage by SCI bird species such as droppings were noted either. Furthermore, during habitat surveys conducted to inform this application in February 2021, no signs of wintering birds were recorded within the Proposed Development site. Considering the above and the significant distance between the Proposed Development site and European sites, it can be concluded that the Proposed Development site does not support populations of any fauna species linked with the QI/SCI populations of any European site(s).
- 55 As detailed above, the Proposed Development will not result in habitat loss or habitat fragmentation within any European site. Therefore, there is no potential for any in combination effects to occur in that regard.

3.3.2 *Habitat degradation as a result of hydrological impacts*

- 56 Surface water run-off and discharges from the Proposed Development will drain to the existing local surface water drainage network on Peamount Road (R120) and the former Nangor Road (R134). Foul waters from the Proposed Development will be discharged to Ringsend WWTP for treatment, via the existing foul water drainage network, prior to discharge into the Liffey Estuary/Dublin Bay. Therefore, the Zone of Influence (Zoi) of potential effects on water quality from the Proposed Development could extend to habitats that occur below the high tide line and fauna that use intertidal and marine habitats within Dublin Bay.

Surface Water

- 57 Surface water run-off and discharges from the Proposed Development will enter the downstream receiving environment via the existing surface water drainage network and will ultimately drain to Dublin Bay.
- 58 Considering the following, the Proposed Development will not have any measurable effects on water quality in Dublin Bay or the Irish Sea:
- The scale and location of the Proposed Development relative to the receiving surface water network
 - The substantial distance between the Proposed Development site and downstream European sites and potential for pollution to be dissipated in the drainage network
 - The relatively low volume of any surface water run-off or discharge events from the Proposed Development site relative to the receiving surface water and marine environments, and
 - The level of mixing, dilution and dispersion of any surface water run-off/discharges from the Proposed Development site in the receiving watercourses, Dublin Bay and the Irish Sea
- 59 It is an objective of the Greater Dublin Strategic Drainage Study, and the South Dublin County Council Development Plan 2016-2022, to incorporate Sustainable Urban Drainage Systems (SUDS) within new developments. The SUDS features associated with the Proposed Development are not included within the design to avoid or reduce any potential harmful effects to any European sites.
- 60 Therefore, there is no possibility of the Proposed Development undermining the conservation objectives of any of the qualifying interests or special conservation interests of the European sites in, or associated with, Dublin Bay as a result of surface water run-off or discharges.

Foul Water

- 61 The Proposed Development is expected to result in minimal foul water discharges (P.E. approximately <1), considering the predicted low usage. Foul water, comprising sewage and industrial effluent (and some surface water run-off), from the Dublin area has historically been, and will continue to be, treated at Ringsend WWTP prior to discharge to Dublin Bay. The most recent information from Irish Water indicates that the plant is operating above its capacity of 1.64 million P.E. (Irish Water, 2017), with a current operational loading of c.2.2 million P.E. Ringsend WWTP operates under a discharge licence from the EPA (D0034-01) and must comply with the licence conditions.
- 62 Despite the capacity issues associated with the Ringsend WWTP, the Liffey Estuary Lower and Dublin Bay are currently classified by the EPA as being of “Unpolluted” water quality status¹⁶. The Tolka Estuary is currently classified by the EPA as being “Potentially Eutrophic”. The pollutant content of future foul water discharges to Dublin Bay is considered likely to decrease in the long-term for the following reasons:
- An Bord Pleanála granted planning permission for an upgrade to the Ringsend WWTP in April 2019¹⁷, which will increase capacity at the plant, and
 - There is a commitment in the National Development Plan 2018-2027¹⁸ to invest in and progress the Greater Dublin Drainage Project which will involve the provision of a new regional wastewater treatment plant at a site in the northern part of the Greater Dublin Area and the provision of a new Orbital Drainage Sewer linking the new plant to the existing regional sewer network, which will enable future connections for identified areas of development within the catchment area. The provision of the Greater Dublin Drainage Project will augment the waste water treatment capacity currently provided by Ringsend WWTP across the Greater Dublin Area.
- 63 It is also an objective of the Greater Dublin Strategic Drainage Study, and all development plans within the catchment of Ringsend WWTP, to include Sustainable Urban Drainage Systems (SUDS) within new developments. The relevant development plans also have protective policies/objectives in place to protect water quality in the receiving freshwater and marine environments, and to implement the Water Framework Directive in achieving good water quality status for Dublin Bay.
- 64 Considering the above, particularly the current unpolluted status of Dublin Bay, and that the predicted very minimal foul water discharges (P.E. approximately <1, considering predicted low usage), arising from the Proposed Development, would equate to a very small percentage of the overall discharge volumes sent to Ringsend WWTP for treatment, it is concluded that the Proposed Development will not impact on the overall water quality status of Dublin Bay.
- 65 Therefore, there is no possibility of the Proposed Development undermining the conservation objectives of any of the qualifying interests or special conservation interests of the European sites in, or associated with, Dublin Bay as a result of foul water discharges.

In Combination

- 66 There is potential for “in-combination” effects on water quality in Dublin Bay from any other projects carried out within the functional areas of the *Dublin City Development Plan 2016-2022* (Dublin City Council, 2016), the *Dún Laoghaire-Rathdown County Development Plan 2016-2022* (Dún Laoghaire-Rathdown County Council, 2016), the *Fingal Development Plan 2017-2023* (Fingal County Council, 2017), *South Dublin*

¹⁶ Transitional and Coastal Surface Water Quality data (2010-2012) accessed from the EPA Envision Mapviewer www.gis.epa.ie/Envision (accessed May 2019)

¹⁷ An Bord Pleanála Case Reference PL29S.301798 – *10-year permission for development of the Ringsend wastewater treatment plant upgrade project including a regional bio solids storage facility*, Available online at www.pleanala.ie/casenum/301798.htm.

¹⁸ Government of Ireland (2018) *Project Ireland 2040, National Development Plan 2018-2027*.

County Council Development Plan 2016-2022 (South Dublin County Council, 2016), or any other land use plans which could influence conditions in Dublin Bay via rivers and other surface water features.

- 67 The Eastern & Midland Regional Assembly, *Regional Spatial & Economic Strategy 2019-2031*¹⁹ (Eastern & Midland Regional Assembly, 2019) includes a range of policy objectives relevant to the protection of European sites and the protection of water quality in Dublin Bay, to which the relevant planning authorities must have regard to in the preparation and adoption of their development plans (included in Appendix II).
- 68 The competent authority for the Proposed Development is An Bord Pleanála. The Proposed Development site lies within the administrative area of South Dublin County Council (SDCC). Plans and developments within the South Dublin area must comply with the following policy objectives of the *South Dublin County Council Development Plan 2016-2022* relevant to the protection of European sites and the protection of water quality in Dublin Bay:

HCL12 Objective 1- To prevent development that would adversely affect the integrity of any Natura 2000 site located within and immediately adjacent to the County and promote favourable conservation status of habitats and protected species including those listed under the Birds Directive, the Wildlife Acts and the Habitats Directive.

HCL12 Objective 2-To ensure that projects that give rise to significant direct, indirect or secondary impacts on Natura 2000 sites, either individually or in combination with other plans or projects, will not be permitted unless the following is robustly demonstrated in accordance with Article 6(4) of the Habitats Directive and S.177AA of the Planning and Development Act (2000 – 2010) or any superseding legislation:

1. There are no less damaging alternative solutions available; and
2. There are imperative reasons of overriding public interest (as defined in the Habitats Directive) requiring the project to proceed; and
3. Adequate compensatory measures have been identified that can be put in place.

IE Policy 1 Water & Wastewater - It is the policy of the Council to work in conjunction with Irish Water to protect existing water and drainage infrastructure and to promote investment in the water and drainage network to support environmental protection and facilitate the sustainable growth of the County.

IE1 Objective 1-To work in conjunction with Irish Water to protect, manage and optimise water supply and foul drainage networks in the County.

IE1 Objective 2-To work in conjunction with Irish Water to facilitate the timely delivery of ongoing upgrades and the expansion of water supply and wastewater services to meet the future needs of the County and the Region.

IE Policy 2 Surface Water & Groundwater -It is the policy of the Council to manage surface water and to protect and enhance ground and surface water quality to meet the requirements of the EU Water Framework Directive.

IE2 Objective 1-To maintain, improve and enhance the environmental and ecological quality of our surface waters and groundwater by implementing the programme of measures set out in the Eastern River Basin District River Basin Management Plan.

IE2 Objective 3-To maintain and enhance existing surface water drainage systems in the County and promote and facilitate the development of Sustainable Urban Drainage Systems (SUDS), including integrated constructed wetlands, at a local, district and County level, to control surface water outfall and protect water quality.

¹⁹ Eastern & Midland Regional Assembly (2019) *Regional Spatial & Economic Strategy 2019-2031*

IE2 Objective 4-To incorporate Sustainable Urban Drainage Systems (SUDS) as part of Local Area Plans, Planning Schemes, Framework Plans and Design Statements to address the potential for Sustainable Urban Drainage at a site and/or district scale, including the potential for wetland facilities.

IE2 Objective 5-To limit surface water run-off from new developments through the use of Sustainable Urban Drainage Systems (SUDS) and avoid the use of underground attenuation and storage tanks.

IE2 Objective 6-To promote and support the retrofitting of Sustainable Urban Drainage Systems (SUDS) in established urban areas, including integrated constructed wetlands.

- 69 Plans and developments within the other local authority areas which could influence conditions in Dublin Bay via rivers and other surface water features, also must comply with the policies and objectives relevant to the protection of European sites and water quality. These include the *Dún Laoghaire-Rathdown County Development Plan 2016-2022*, the *Fingal Development Plan 2017-2023*, the *Dublin City Development Plan 2016 – 2022*, the *Kildare County Development Plan 2017-2023* (Kildare County Council, 2017) and the *Wicklow County Development Plan 2016-2022* (Wicklow County Council, 2016). The relevant policies and objectives in those plans for the protection of European sites and water quality are included in Appendix II.
- 70 In conclusion, there are a number of projects referred to above which will upgrade the capacity of Ringsend WWTP which will, over time, address the capacity issues at Ringsend WWTP referred to above.
- 71 As noted under the surface water and foul water sections above, Dublin Bay is currently unpolluted and the Proposed Development will not result in any measurable effect on water quality in Dublin Bay. There are also protective policies and objectives in place at a strategic planning level to protect water quality in Dublin Bay.
- 72 Therefore, and having regard to the policies and objectives referred to under the relevant development plans, it is concluded that the possibility of any other plans or projects acting in combination with the Proposed Development to give rise to significant effects on any European site in, or associated with, Dublin Bay can be excluded.

3.3.3 *Habitat degradation as a result of hydrogeological impacts*

- 73 The Proposed Development lies within the Dublin Groundwater Body (Dublin GWB). The only European site within the Dublin GWB that is designated for groundwater dependant habitats and/or species is the Rye Water Valley/Carton SAC. All of the qualifying interests of the Rye Water Valley/Carton SAC, the priority Annex I habitat Petrifying springs and the two whorl snail species, are dependent upon the existing condition and functioning of the groundwater regime. Based on information published by Geological Survey Ireland (GSI) on the Dublin GWB²⁰, “The general groundwater flow direction in this aquifer is towards the coast and also towards the River Liffey and Dublin City”. As the Proposed Development will not interact directly with the underlying groundwater body, and lies down gradient of the Rye Water Valley/Carton SAC, it cannot influence groundwater conditions in the European site.
- 74 Therefore, there is no possibility of the Proposed Development undermining the conservation objectives of any of the qualifying interests or special conservation interests of any European sites, either alone or in combination with any other plans or projects, as a result of hydrogeological effects.

3.3.4 *Habitat degradation as a result of introducing/spreading non-native invasive species*

- 75 The Proposed Development site does not support any non-native invasive species which could be accidentally spread or introduced to habitats within European sites. No invasive plant species which are

²⁰ https://secure.dccae.gov.ie/GSI_DOWNLOAD/Groundwater/Reports/GWB/DublinGWB.pdf

listed on the Third Schedule of the European Communities (Birds and Natural Habitats) Regulations 2011, and therefor subject to restrictions in Irish Law, were recorded within the Proposed Development site.

3.3.5 Disturbance and displacement impacts

- 76 Construction-related disturbance and displacement of fauna species could potentially occur within the vicinity of the Proposed Development. For mammal species such as otter, disturbance effects would not be expected to extend beyond 150m²¹. For birds, disturbance effects would not be expected to extend beyond a distance of c.300m, as noise levels associated with general construction activities would attenuate to close to background levels at that distance. There are no European sites within the disturbance Zol; the next nearest European site to the Proposed Development is c. 4.9km away. The Proposed Development site was not found to support populations of any QI/SCI species associated with European sites. Therefore, the Proposed Development will not result in the disturbance/ displacement of the QI/SCI species of any European site.
- 77 As the Proposed Development will not result in the disturbance/displacement during the construction phase of the qualifying/special conservation interest species of any European site, there is no potential for any in combination effects to occur in that regard.
- 78 During the operational phase of the Proposed Development (see from paragraph 9.90 of the Noise & Vibration Chapter of the EIAR), the Noise Vibration chapter of the accompanying Environmental Impact Assessment Report found there is no source of vibration associated with the day to day operation of the development that will give rise to impacts at nearby sensitive locations.
- 79 The chapter found the existing soundscapes that are encountered at the nearest noise sensitive locations are predicted to remain unchanged in terms of ambient noise levels with the development of the Proposed Development introducing a low level of plant noise from the transformers which will increase the background noise environment. Operational phases of both daytime, evening periods and night time periods associated impacts were stated as 'Imperceptible'.

3.3.6 Habitat degradation as a result of contaminated land

- 80 As there is no contamination across the site and the site is suitable for this development, there is no potential for contaminated soil to be accidentally spread or introduced to habitats within European sites.

3.3.7 Habitat degradation as a result of air pollution impacts

- 81 The greatest potential impact on air quality during the construction phase of the Proposed Development is from construction dust emissions and the potential for nuisance dust. While construction dust tends to be deposited within 350m of a construction site, the majority of the deposition occurs within the first 50m. The closest European site is the Rye Water Valley/ Carton SAC which is 4.9km north of the site at its closest point. This site is outside of the screening distance. Therefore, there are no ecological receptors which require consideration in this assessment
- 82 As per the findings of the Air Quality & Climate Chapter of the EIAR (please refer to paragraph 10.53 of the Air Quality & Climate Chapter), during operation, there is no potential for impacts on air quality which could in turn lead to habitat degradation effects in nearby European sites.

²¹ This is consistent with Transport Infrastructure Ireland (TII) guidance (Guidelines for the Treatment of Otters prior to the Construction of National Road Schemes and Guidelines for the Treatment of Badgers prior to the Construction of National Road Schemes) documents. This is a precautionary distance, and likely to be moderated by the screening effect provided by surrounding vegetation and buildings, with the actual Zol of construction related disturbance likely to be much less in reality.

3.3.8 Summary

- 83 The potential impacts associated with the Proposed Development do not have the potential to affect the receiving environment and, consequently, do not have the potential to affect the conservation objectives supporting the qualifying interest/special conservation interests of any European sites. Therefore, the Proposed Development is not likely to have significant effects on any European sites.
- 84 As the Proposed Development itself will not have any effects on the QIs/SCIs or conservation objectives of any European sites, and taking into account the policies and objectives of the statutory plans referred to above, it is concluded that there is no potential for any other plan or project to act in combination with it to result in significant effects on any European sites.
- 85 The potential impacts of the Proposed Development on the receiving environment, their ZOI, and the European sites at risk of significant effects are summarised in Table 1 below. In assessing the potential for the Proposed Development to result in a significant effect on any European sites, any measures intended to avoid or reduce the harmful effects of the project on European sites are not taken into account.

Table 1 *Summary of Analysis of Likely Significant Effects on European sites*

Potential Direct, Indirect In Combination Effects and the Zol of the Potential Effects	Are there any European sites within the Zol of the Proposed Development?
Habitat loss Habitat loss will be confined to the lands within the Proposed Development boundary.	No There are no European sites within the Proposed Development boundary
Habitat degradation as a result of hydrological impacts Habitats and species downstream of the Proposed Development site and the associated surface water drainage discharge points, and downstream of offsite wastewater treatment plants.	No There are no European sites at risk of hydrological effects associated with the Proposed Development
Habitat degradation as a result of hydrogeological impacts Groundwater-dependant habitats, and the species those habitats support, in the local area that lie downgradient of the Proposed Development site.	No There are no European sites at risk of hydrogeological effects associated with the Proposed Development
Habitat degradation as a result of introducing/spreading non-native invasive species Habitat areas within, adjacent to, and potentially downstream of the Proposed Development site.	No There are no non-native invasive species present on the Proposed Development site and, therefore, no risk associated with the Proposed Development to any European sites from the spread/introduction of non-native invasive species
Disturbance and displacement impacts Potentially up to several hundred metres from the Proposed Development boundary, dependent upon the predicted levels of noise, vibration and visual disturbance associated with the Proposed Development, taking into account the sensitivity of the qualifying interest species to disturbance effects	No There are no European sites within the potential zone of influence of disturbance effects associated with the construction or operation of the Proposed Development and the Proposed Development site does not have a supporting role as an ex-situ habitat for SCI birds.
Habitat degradation as a result of contaminated land Habitat areas within, adjacent to, and potentially downstream of the Proposed Development site.	No Site investigations concluded that there is no evidence of contamination across the site and that the site is suitable for this development
Habitat degradation as a result of air pollution impacts. The effects of air borne emissions/pollutants derived from anthropogenic activities can have negative impacts on the environment, for example by causing vegetation die-back, or indirectly by affecting the acidity and nutrient status of soils and waters.	No The Proposed Development does not have the potential to impact upon European sites through air borne emissions/pollutants for the reason described above under Section 3.3.7.

4 Conclusions of Screening Assessment Process

- 86 Following an examination, analysis and evaluation of the best available information, and applying the precautionary principle, it can be concluded that the possibility of any significant effects on any European sites, whether arising from the project alone or in combination with other plans and projects, can be excluded, for the reasons set out in Section 3.3 above. In reaching this conclusion, the nature of the project and its potential relationship with all European sites within the zone of influence, and their conservation objectives, have been fully considered.

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- 87 Therefore, it is the professional opinion of the authors of this report that the application for consent for the Proposed Development does not require an Appropriate Assessment or the preparation of a Natura Impact Statement (NIS).

Appendix I

The Qualifying Interests (QIs) and Special Conservation Interests (SCIs) of the European sites in the vicinity of the Proposed Development site (see Figure 2)

European Site Name [Code] and its Qualifying interest(s) / Special Conservation Interest(s) (*Priority Annex I Habitats)	Location Relative to the Proposed Development Site
Special Area of Conservation (SAC)	
Rye Water Valley/ Carton SAC [001398] [7220] Petrifying springs with tufa formation (<i>Cratoneurion</i>)* [1014] Narrow-mouthed Whorl Snail <i>Vertigo angustior</i> [1016] Desmoulin's Whorl Snail <i>Vertigo moulinsiana</i> NPWS (2020) <i>Conservation objectives for Rye Water Valley/Carton SAC [001398]</i> . Generic Version 7.0. Department of Culture, Heritage and the Gaeltacht	Located c. 4.9km north-east of the Proposed Development site
Glenasmole Valley SAC [001209] [6210] Semi-natural dry grasslands and scrubland facies on calcareous substrates (<i>Festuco-Brometalia</i>) (* important orchid sites) [6410] <i>Molinia</i> meadows on calcareous, peaty or clayey-silt-laden soils (<i>Molinion caeruleae</i>) [7220] Petrifying springs with tufa formation (<i>Cratoneurion</i>) NPWS (2020) <i>Conservation objectives for Glenasmole Valley SAC [001209]</i> . Generic Version 7.0. Department of Culture, Heritage and the Gaeltacht.	Located c. 8.9km south-east of the Proposed Development site
Wicklow Mountains SAC [002122] [3110] Oligotrophic waters containing very few minerals of sandy plains (<i>Littorelletalia uniflorae</i>) [3160] Natural dystrophic lakes and ponds [4010] Northern Atlantic wet heaths with <i>Erica tetralix</i> [4030] European dry heaths [4060] Alpine and Boreal heaths [6130] <i>Calaminarian</i> grasslands of the <i>Violetalia calaminariae</i> [6230] Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe) [7130] Blanket bogs (* if active bog) [8110] Siliceous scree of the montane to snow levels (<i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i>) [8210] Calcareous rocky slopes with chasmophytic vegetation [8220] Siliceous rocky slopes with chasmophytic vegetation [91A0] Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in the British Isles [1355] <i>Lutra lutra</i> (Otter) NPWS (2017) <i>Conservation Objectives: Wicklow Mountains SAC 002122. Version 1</i> . National Parks and Wildlife Service, Department of Arts, Heritage, Regional, Rural and Gaeltacht Affairs.	Located c. 10.5km south-east of the Proposed Development site
Red Bog, Kildare SAC [000397] [7140] Transition mires and quaking bogs	Located c. 14.2km south-west of the Proposed Development site

NPWS (2019) <i>Conservation Objectives: Red Bog, Kildare SAC 000397</i> . Version 1. National Parks and Wildlife Service, Department of Culture, Heritage and the Gaeltacht.	
South Dublin Bay SAC [000210] [1140] Mudflats and sandflats not covered by seawater at low tide [1210] Annual vegetation of drift lines [1310] <i>Salicornia</i> and other annuals colonising mud and sand [2110] Embryonic shifting dunes NPWS (2013) <i>Conservation Objectives: South Dublin Bay SAC 000210</i> . Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.	Located c. 16.3km east of the Proposed Development site
North Dublin Bay SAC [000206] [1140] Mudflats and sandflats not covered by seawater at low tide [1210] Annual vegetation of drift lines [1310] <i>Salicornia</i> and other annuals colonising mud and sand [1330] Atlantic salt meadows (<i>Glauco-Puccinellietalia maritimae</i>) [1395] Petalwort <i>Petalophyllum ralfsii</i> [1410] Mediterranean salt meadows (<i>Juncetalia maritimi</i>) [2110] Embryonic shifting dunes [2120] Shifting dunes along the shoreline with <i>Ammophila arenaria</i> (white dunes) [2130] Fixed coastal dunes with herbaceous vegetation (grey dunes) [2190] Humid dune slacks NPWS (2013) <i>Conservation Objectives: North Dublin Bay SAC 000206</i> . Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.	Located c. 19km north-east of the Proposed Development site
Special Protection Area (SPA)	
Wicklow Mountains SPA [004040] [A098] Merlin <i>Falco columbarius</i> [A103] Peregrine <i>Falco peregrinus</i> NPWS (2020) <i>Conservation objectives for Wicklow Mountains SPA [004040]</i> . Generic Version 7.0. Department of Culture, Heritage and the Gaeltacht	Located c. 13.8km south-east of the Proposed Development site
Poulaphouca Reservoir SPA [004063] [A043] Greylag Goose <i>Anser anser</i> [A183] Lesser Black-backed Gull <i>Larus fuscus</i> NPWS (2020) <i>Conservation objectives for Poulaphouca Reservoir SPA [004063]</i> . Generic Version 7.0. Department of Culture, Heritage and the Gaeltacht.	Located c. 15.3km south of the Proposed Development site
South Dublin Bay and River Tolka Estuary SPA [004024] [A046] Light-bellied Brent Goose <i>Branta bernicla hrota</i> [A130] Oystercatcher <i>Haematopus ostralegus</i> [A137] Ringed Plover <i>Charadrius hiaticula</i> [A141] Grey Plover <i>Pluvialis squatarola</i> [A143] Knot <i>Calidris canutus</i> [A144] Sanderling <i>Calidris alba</i> [A149] Dunlin <i>Calidris alpina</i>	Located c. 15.8km north-east of the Proposed Development site

[A157] Bar-tailed Godwit <i>Limosa lapponica</i> [A162] Redshank <i>Tringa totanus</i> [A179] Black-headed Gull <i>Croicocephalus ridibundus</i> [A192] Roseate Tern <i>Sterna dougallii</i> [A193] Common Tern <i>Sterna hirundo</i> [A194] Arctic Tern <i>Sterna paradisaea</i> [A999] Wetland and Waterbirds NPWS (2015) <i>Conservation Objectives: South Dublin Bay and River Tolka Estuary SPA 004024</i>. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.	
North Bull Island SPA [004006] [A046] Light-bellied Brent Goose <i>Branta bernicla hrota</i> [A048] Shelduck <i>Tadorna tadorna</i> [A052] Teal <i>Anas crecca</i> [A054] Pintail <i>Anas acuta</i> [A056] Shoveler <i>Anas clypeata</i> [A130] Oystercatcher <i>Haematopus ostralegus</i> [A140] Golden Plover <i>Pluvialis apricaria</i> [A141] Grey Plover <i>Pluvialis squatarola</i> [A143] Knot <i>Calidris canutus</i> [A144] Sanderling <i>Calidris alba</i> [A149] Dunlin <i>Calidris alpina</i> [A156] Black-tailed Godwit <i>Limosa limosa</i> [A157] Bar-tailed Godwit <i>Limosa lapponica</i> [A160] Curlew <i>Numenius arquata</i> [A162] Redshank <i>Tringa totanus</i> [A169] Turnstone <i>Arenaria interpres</i> [A179] Black-headed Gull <i>Croicocephalus ridibundus</i> [A999] Wetlands & Waterbirds NPWS (2015) <i>Conservation Objectives: North Bull Island SPA 004006</i>. Version 1. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.	Located c. 19km north-east of the Proposed Development site

Appendix II

Planning policies/objectives relating to the protection of European sites and water quality

Eastern & Midland Regional Assembly, Regional Spatial & Economic Strategy 2019-2031

Regional Policy Objective 3.4

Ensure that all plans, projects and activities requiring consent arising from the Regional Spatial and Economic Strategy are subject to the relevant environmental assessment requirements including SEA, EIA and AA as appropriate. In addition the future strategic development of settlements throughout the Region will have full cognisance of the legal requirements pertaining to sites of International Nature Conservation Interest.

Regional Policy Objective 7.2

To achieve and maintain 'Good Environmental Status' for marine waters and to ensure the sustainable use of shared marine resources in the Region, and to promote the development of a cross-boundary and cross-border strategic management and stakeholder engagement framework to protect the marine environment.

Regional Policy Objective 7.10

Support the implementation of the Water Framework Directive in achieving and maintaining at least good environmental status for all water bodies in the Region and to ensure alignment between the core objectives of the Water Framework Directive and other relevant Directives, River Basin Management plans and local authority land use plans.

Regional Policy Objective 7.11

For water bodies with 'high ecological status' objectives in the Region, local authorities shall incorporate measures for both their continued protection and to restore those water bodies that have fallen below high ecological status and areas 'At Risk' into the development of local planning policy and decision making any measures for the continued protection of areas with high ecological status in the Region and for mitigation of threats to waterbodies identified as 'At Risk' as part of a catchment based approach in consultation with the relevant agencies. This shall include recognition of the need to deliver efficient wastewater facilities with sufficient capacity and thus contribute to improved water quality in the Region.

Regional Policy Objective 7.12

Future statutory land use plans shall include Strategic Flood Risk Assessment (SFRA) and seek to avoid inappropriate land use zonings and development in areas at risk of flooding and to integrate sustainable water management solutions (such as SuDS, nonporous surfacing and green roofs) to create safe places in accordance with the Planning System and Flood Risk Assessment Guidelines for Local Authorities.

Regional Policy Objective 7.15

Local authorities shall take opportunities to enhance biodiversity and amenities and to ensure the protection of environmentally sensitive sites and habitats, including where flood risk management measures are planned.

Regional Policy Objective 7.16

Support the implementation of the Habitats Directives in achieving an improvement in the conservation status of protected species and habitats in the Region and to ensure alignment between the core objectives of the EU Birds and Habitats Directives and local authority development plans.

Regional Policy Objective 7.22

Local authority development plan and local area plans, shall identify, protect, enhance, provide and manage Green Infrastructure in an integrated and coherent manner and should also have regard to the required targets in relation to the conservation of European sites, other nature conservation sites, ecological networks and protected species.

Regional Policy Objective 10.6

Delivery and phasing of services shall be subject to the required appraisal, planning and environmental assessment processes and shall avoid adverse impacts on the integrity of the Natura 2000 network.

Regional Policy Objective 10.7

Local authority core strategies shall demonstrate compliance with DHPLG Water Services Guidelines for local authorities and demonstrate phased infrastructure – led growth that is commensurate with the carrying

capacity of water services and prevent adverse impacts on the integrity of water dependent habitats and species within the Natura 2000 network.

Regional Policy Objective 10.10

Support Irish Water and the relevant local authorities in the Region to eliminate untreated discharges from settlements in the short term, while planning strategically for long term growth in tandem with Project Ireland 2040 and in increasing compliance with the requirements of the Urban Waste Water Treatment Directive from 39% today to 90% by the end of 2021, to 99% by 2027 and to 100% by 2040.

Regional Policy Objective 10.11

EMRA supports the delivery of the waste water infrastructure set out in Table 10.2, subject to appropriate environmental assessment and the planning process.²²

Regional Policy Objective 10.12

Development plans shall support strategic wastewater treatment infrastructure investment and provide for the separation of foul and surface water networks to accommodate the future growth of the Region.

Regional Policy Objective 10.15

Support the relevant local authorities (and Irish Water where relevant) in the Region to improve storm water infrastructure to improve sustainable drainage and reduce the risk of flooding in the urban environment and in the development and provision at a local level of Sustainable Urban Drainage solutions.

Regional Policy Objective 10.16

Implement policies contained in the Greater Dublin Strategic Drainage Study (GDSDS), including SuDS.

Regional Policy Objective 10.18

Local authorities shall ensure adequate surface water drainage systems are in place which meet the requirements of the Water Framework Directive and the associated River Basin Management Plans.

Dún Laoghaire-Rathdown County Development Plan 2016-2022

Policy LHB19: Protection of Natural Heritage and the Environment

It is Council policy to protect and conserve the environment including, in particular, the natural heritage of the County and to conserve and manage Nationally and Internationally important and EU designated sites - such as Special Protection Areas, candidate Special Areas of Conservation, proposed Natural Heritage Areas and Ramsar sites - as well as non-designated areas of high nature conservation value which serve as 'Stepping Stones' for the purposes of Article 10 of the Habitats Directive.

Policy LHB20: Habitats Directive

It is Council policy to ensure the protection of natural heritage and biodiversity, including European sites that form part of the Natura 2000 network, in accordance with relevant EU Environmental Directives and applicable National Legislation, Policies, Plans and Guidelines.

Policy LHB22: Designated Sites

It is Council policy to protect and preserve areas designated as proposed Natural Heritage Areas, candidate Special Areas of Conservation, and Special Protection Areas. It is Council policy to promote the maintenance and as appropriate, delivery of 'favourable' conservation status of habitats and species within these areas.

Policy EI2: Wastewater Treatment and Appropriate Assessment

It is Council policy to provide adequate wastewater treatment facilities to serve the existing and future population of the County, subject to complying with the Water Framework Directive and the associated River Basin Management Plan or any updated version of this document, 'Water Quality in Ireland 2007-2009' (EPA 2011) or any updated version of the document, Pollution Reduction Programmes for Designated Shellfish Areas, the Urban Waste Water Treatment Directive and the Habitats Directive.

Policy EI3: Surface Water Drainage and Appropriate Assessment

²² The Greater Dublin Drainage Project, the Ringsend Wastewater Treatment Plant Project, the Athlone Main Drainage Project and the Upper Liffey Valley Sewerage Scheme

It is Council policy to require that a Sustainable Drainage System (SuDS) is applied to any development and that site specific solutions to surface water drainage systems are developed, which meet the requirements of the Water Framework Directive and the associated River Basin Management Plans and 'Water Quality in Ireland 2007-2009' (EPA 2011) or any updated version of the document.

Fingal Development Plan 2017-2023

Objective NH10

Ensure that the Council takes full account of the requirements of the Habitats and Birds Directives, as they apply both within and without European Sites in the performance of its functions.

Objective NH11

Ensure that the Council, in the performance of its functions, takes full account of the objectives and management practices proposed in any management or related plans for European Sites in and adjacent to Fingal published by the Department of Arts, Heritage, Regional, Rural and Gaeltacht Affairs.

Objective NH15

Strictly protect areas designated or proposed to be designated as Natura 2000 sites (i.e. Special Areas of Conservation (SACs) and Special Protection Areas (SPAs); also known as European sites) including any areas that may be proposed for designation or designated during the period of this Plan.

Objective SW04

Require the use of sustainable drainage systems (SuDS) to minimise and limit the extent of hard surfacing and paving and require the use of sustainable drainage techniques where appropriate, for new development or for extensions to existing developments, in order to reduce the potential impact of existing and predicted flooding risks.

Objective WQ01

Strive to achieve 'good status' in all waterbodies in compliance with the Water Framework Directive, the Eastern River Basin District Management Plan 2009-2015 and the associated Programme of Measures (first cycle) and to cooperate with the development and implementation of the second cycle national River Basin Management Plan 2017-2021.

Objective WQ04

Protect existing riverine wetland and coastal habitats and where possible create new habitats to maintain naturally functioning ecosystems whilst ensuring they do not impact negatively on the conservation objectives of any European Sites.

Objective WT01

Liaise with and work in conjunction with Irish Water during the lifetime of the plan for the provision, extension and upgrading of waste water collection and treatment systems in all towns and villages of the County to serve existing populations and facilitate sustainable development of the County, in accordance with the requirements of the Settlement Strategy and associated Core Strategy.

Objective WT02

Liaise with Irish Water to ensure the provision of wastewater treatment systems in order to ensure compliance with existing licences, EU Water Framework Directive, River Basin Management Plans, the Urban Waste Water Directive and the EU Habitats Directive.

Dublin City Development Plan 2016 – 2022

GI23: To protect flora, fauna and habitats, which have been identified by Articles 10 and 12 of Habitats Directive, Birds Directive, Wildlife Acts 1976–2012, the Flora (Protection) Order 2015 S.I. No. 356 of 2015, European Communities (Birds and Natural Habitats) Regulations 2011 to 2015.

GI24: To conserve and manage all Natural Heritage Areas, Special Areas of Conservation and Special Protection Areas designated, or proposed to be designated, by the Department of Arts, Heritage, Regional, Rural and Gaeltacht Affairs.

GIO17: To seek the continued improvement of water quality, bathing facilities and other recreational opportunities in the coastal, estuarine and surface waters in the city and to protect the ecology and wildlife of Dublin Bay.

GI20: To seek continued improvement in water quality, bathing facilities and other recreational opportunities in the coastal, estuarine and surface waters in the city, having regard to the sensitivities of Dublin Bay and to protect the ecology and wildlife of Dublin Bay.

SI18: To require the use of Sustainable Urban Drainage Systems in all new developments, where appropriate, as set out in the Greater Dublin Regional Code of Practice for Drainage Works. The following measures will apply:

- The infiltration into the ground through the development of porous pavement such as permeable paving, swales, and detention basins
- The holding of water in storage areas through the construction of green roofs, rainwater harvesting, detention basins, ponds, and wetlands
- The slow-down of the movement of water.

Kildare County Development Plan 2017-2023

NH 4

Support the conservation and enhancement of Natura 2000 Sites including any additional sites that may be proposed for designation during the period of this Plan and to protect the Natura 2000 network from any plans and projects that are likely to have a significant effect on the coherence or integrity of a Natura 2000 Site.

NH 5

Prevent development that would adversely affect the integrity of any Natura 2000 site located within and immediately adjacent to the county and promote favourable conservation status of habitats and protected species including those listed under the Birds Directive, the Wildlife Acts and the Habitats Directive.

NH 6

Ensure an Appropriate Assessment, in accordance with Article 6(3) and Article 6(4) of the Habitats Directive and with DEHLG guidance (2009), is carried out in respect of any plan or project not directly connected with or necessary to the management of a Natura 2000 site to determine the likelihood of the plan or project having a significant effect on a Natura 2000 site, either individually or in combination with other plans or projects and to ensure that projects which may give rise to significant cumulative, direct, indirect or secondary impacts on Natura 2000 sites will not be permitted (either individually or in combination with other plans or projects) unless for reasons of overriding public interest.

WQ 1

Co-operate with the EPA and other authorities in the continued implementation of the EU Water Framework Directive and assist and co-operate with the lead authority for the River Basin Management Plan(s).

WQ 2

Ensure, through the implementation of the River Basin Management Plan(s) and the associated Programmes of Measures and any other associated legislation, the protection and improvement of all drinking water, surface water and ground waters throughout the county.

WQ 6

Protect recognised salmonid water courses in conjunction with Inland Fisheries Ireland such as the Liffey catchment, which are recognised to be exceptional in supporting salmonid fish species.

WW 4

Ensure that adequate wastewater services will be available to service development prior to the granting of planning permission. Applicants who are proposing to connect to the public wastewater network should consult with Irish Water regarding available capacity prior to applying for planning permission.

WW 12

Ensure that existing and permitted private wastewater treatment plants are operated in compliance with their wastewater discharge license, in order to protect water quality.

Wicklow County Development Plan 2016-2022

NH2

No projects giving rise to significant cumulative, direct, indirect or secondary impacts on Natura 2000 sites arising from their size or scale, land take, proximity, resource requirements, emissions (disposal to land, water or air), transportation requirements, duration of construction, operation, decommissioning or from any other effects shall be permitted on the basis of this plan (either individually or in combination with other plans or projects).

Except as provided for in Section 6(4) of the Habitats Directive, viz. There must be: a) no alternative solution available, b) imperative reasons of overriding public interest for the project to proceed; and c) Adequate compensatory measures in place.

NH3

To contribute, as appropriate, towards the protection of designated ecological sites including candidate Special Areas of Conservation (cSACs) and Special Protection Areas (SPAs); Wildlife Sites (including proposed Natural Heritage Areas); Salmonid Waters; Flora Protection Order sites; Wildfowl Sanctuaries (see S.I. 192 of 1979); Freshwater Pearl Mussel catchments; and Tree Preservation Orders (TPOs). To contribute towards compliance with relevant EU Environmental Directives and applicable National Legislation, Policies, Plans and Guidelines, including the following and any updated/superseding documents:

- EU Directives, including the Habitats Directive (92/43/EEC, as amended)⁷, the Birds Directive (2009/147/EC)⁸, the Environmental Liability Directive (2004/35/EC)⁹, the Environmental Impact Assessment Directive (85/337/EEC, as amended), the Water Framework Directive (2000/60/EC) and the Strategic Environmental Assessment Directive (2001/42/EC).
- National legislation, including the Wildlife Act 1976¹⁰, the European Communities (Environmental Impact Assessment) Regulations 1989 (SI No. 349 of 1989) (as amended), the Wildlife (Amendment) Act 2000, the European Union (Water Policy) Regulations 2003 (as amended), the Planning and Development Act 2000 (as amended), the European Communities (Birds and Natural Habitats) Regulations 2011 (SI No. 477 of 2011) and the European Communities (Environmental Liability) Regulations 2008¹¹.
- National policy guidelines (including any clarifying Circulars or superseding versions of same), including the Landscape and Landscape Assessment Draft Guidelines 2000, the Environmental Impact Assessment Sub-Threshold Development Guidelines 2003, Strategic Environmental Assessment Guidelines 2004 and the Appropriate Assessment Guidance 2010.
- Catchment and water resource management Plans, including Eastern and South Eastern River Basin Management Plan 2009-2015 (including any superseding versions of same).
- Biodiversity Plans and guidelines, including Actions for Biodiversity 2011-2016: Ireland's 2nd National Biodiversity Plan (including any superseding version of same).
- Ireland's Environment 2014 (EPA, 2014, including any superseding versions of same), and to make provision where appropriate to address the report's goals and challenges.

NH4

All projects and plans arising from this plan¹² (including any associated improvement works or associated infrastructure) will be screened for the need to undertake Appropriate Assessment under Article 6 of the Habitats Directive. A plan or project will only be authorised after the competent authority has ascertained, based on scientific evidence, Screening for Appropriate Assessment, and a Stage 2 Appropriate Assessment where necessary, that:

- 1) The Plan or project will not give rise to significant adverse direct, indirect or secondary effects on the integrity of any European site (either individually or in combination with other plans or projects); or
- 2) The Plan or project will have significant adverse effects on the integrity of any European site (that does not host a priority natural habitat type and / or a priority species) but there are no alternative solutions and the plan or project must nevertheless be carried out for imperative reasons of overriding public interest, including those of a social or economic nature. In this case, it will be a requirement to follow procedures set out in legislation and agree and undertake all compensatory measures necessary to ensure the protection of the overall coherence of Natura 2000; or
- 3) The Plan or project will have a significant adverse effect on the integrity of any European site (that hosts a natural habitat type and/or a priority species) but there are no alternative solutions and the plan

or project must nevertheless be carried out for imperative reasons for overriding public interest, restricted to reasons of human health or public safety, to beneficial consequences of primary importance for the environment or, further to an opinion from the Commission, to other imperative reasons of overriding public interest. In this case, it will be a requirement to follow procedures set out in legislation and agree and undertake all compensatory measures necessary to ensure the protection of the overall coherence of Natura 2000.

NH5

To maintain the conservation value of all proposed and future Natural Heritage Areas (NHAs) and to protect other designated ecological sites in Wicklow.

Along with cSACs, SPAs and pNHA these include Salmonid Waters; Flora Protection Order sites; Wildfowl Sanctuaries (see S.I. 192 of 1979); Freshwater Pearl Mussel catchments; and Tree Preservation Orders (TPOs).

WI2

To protect existing and potential water resources of the County, in accordance with the EU Water Framework Directive, the River Basin Management Plans, the Groundwater Protection Scheme and source protection plans for public water supplies.

WI12

Ensure the implementation of Sustainable Urban Drainage Systems (SUDS) and in particular, to ensure that all surface water generated in a new development is disposed of on-site or is attenuated and treated prior to discharge to an approved surface water system.

WI6

In order to fulfil the objectives of the Core Strategy, Wicklow County Council will work alongside and facilitate the delivery of Irish Water's Water Services Investment Programme, to ensure that all lands zoned for development are serviced by an adequate wastewater collection and treatment system and in particular, to endeavour to secure the delivery of regional and strategic wastewater schemes. In particular, to support and facilitate the development of a WWTP in Arklow, at an optimal location following detailed technical and environmental assessment and public consultation.

WI7

Permission will be considered for private wastewater treatment plants for single rural houses where: • the specific ground conditions have been shown to be suitable for the construction of a treatment plant and any associated percolation area;

- the system will not give rise to unacceptable adverse impacts on ground waters / aquifers and the type of treatment proposed has been drawn up in accordance with the appropriate groundwater protection response set out in the Wicklow Groundwater Protection Scheme (2003);
- the proposed method of treatment and disposal complies with Wicklow County Council's Policy for Wastewater Treatment & Disposal Systems for Single Houses ($PE \leq 10$) and the Environmental Protection Agency "Waste Water Treatment Manuals"; and
- in all cases the protection of ground and surface water quality shall remain the overriding priority and proposals must definitively demonstrate that the Proposed Development will not have an adverse impact on water quality standards and requirements set out in EU and national legislation and guidance documents.

WI9

Private wastewater treatment plants for commercial / employment generating development will only be considered where:

- Irish Water has confirmed the site is due to be connected to a future public system in the area or Irish Water have confirmed there are no plans for a public system in the area;
- it can clearly demonstrated that the proposed system can meet all EPA / Local Authority environmental criteria; and
- an annually renewed contract for the management and maintenance of the system is contracted with a reputable company / person, details of which shall be provided to the Local Authority.