

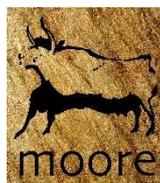
Report for the purposes of Appropriate Assessment Screening

as required under Article 6(3) of the Habitats Directive
(Council Directive 92/43/EEC)

Proposed Residential Development
at Three Trouts, Greystones, County Wicklow

Prepared by: Moore Group – Environmental Services

22nd August 2019



On behalf of Wicklow County Council

Client	Wicklow County Council
Project	Proposed Residential Development at Three Trouts, Greystones, County Wicklow
Title	Report for the purposes of Appropriate Assessment Screening Proposed Residential Development at Three Trouts, Greystones, County Wicklow

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Appendix A – Finding of No Significant Effects Report

Abbreviations

AA	Appropriate Assessment
EEC	European Economic Community
EPA	Environmental Protection Agency
EU	European Union
GIS	Geographical Information System
NHA	Natural Heritage Area
NIS	Natura Impact Statement
NPWS	National Parks and Wildlife Service
OSI	Ordnance Survey Ireland
pNHA	proposed Natural Heritage Area
SAC	Special Area of Conservation
SPA	Special Protection Area

1. Introduction

1.1. General Introduction

This report contains information required for the competent authority to undertake screening for Appropriate Assessment (AA) on the potential for the construction and operation of a residential development at Three Trouts, Greystones, County Wicklow (hereafter referred to as the proposed Project) to significantly affect European sites.

Screening is the process that addresses and records the reasoning and conclusions in relation to the first two tests of Article 6(3) of Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora (as amended) (referred to as the Habitats Directive):

- I). whether a plan or project is directly connected to or necessary for the management of the site, and
- II). whether a plan or project, alone or in combination with other plans and projects, is likely to have significant effects on a Natura 2000 site in view of its conservation objectives.

Also, having regard to the provisions of the Planning and Development Act 2000 (section 177U and 177V). The purpose of a screening exercise under section 177U of the PDA 2000 is to determine whether it is necessary to carry out an “appropriate assessment” of the implications for a European site of the proposed project. The trigger for the requirement for an “appropriate assessment” is that the project, either individually or in combination with other plans or projects, is “likely to have a significant effect” on the European site.

If the effects are deemed to be significant, potentially significant, or uncertain, or the screening process becomes overly complicated, then the process must proceed to Stage 2 (AA). Screening should be undertaken without the inclusion of mitigation. If potential impacts clearly can be avoided through the modification or redesign of the plan or project, then the screening process is repeated on the altered plan or project.

When screening the project, there are two possible outcomes:

- the project poses no risk of a significant effect and as such requires no further assessment; and
- the project has potential to have a significant effect (or this is uncertain) and AA of the project is necessary.

This desktop report has been prepared by Moore Group - Environmental Services for Wicklow County Council and assesses the potential for the proposed Project to impact on sites of European-scale ecological importance in accordance with Articles 6(3) and 6(4) of the Habitats Directive. The report was compiled by Ger O’Donohoe (B.Sc. Applied Aquatic Sciences (GMIT, 1993) & M.Sc. Environmental Sciences (TCD, 1999)) who has 25 years’ experience in environmental impact assessment and has completed numerous Appropriate Assessment Screening Reports and Natura Impact Statements on terrestrial and aquatic habitats.

1.2. Legislative Background - The Habitats and Birds Directives

It is necessary that the proposed Project has regard to Article 6 of the Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora (as amended) (referred to as the Habitats Directive). This is transposed into Irish Law by the European Communities (Birds and Natural Habitats) Regulations, 2011 (S.I. 477) (referred to as the Habitats Regulations).

The Habitats Directive (Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora) is the main legislative instrument for the protection and conservation of biodiversity in the European Union (EU). Under the Directive, Member States are obliged to designate Special Areas of Conservation (SACs) which contain habitats or species considered important for protection and conservation in a EU context.

The Birds Directive (Council Directive 79/409/EEC and Council Directive 2009/147/EC on the Conservation of Wild Birds), is concerned with the long-term protection and management of all wild bird species and their habitats in the EU. Among other things, the Directive requires that Special Protection Areas (SPAs) be established to protect migratory species and species which are rare, vulnerable, in danger of extinction, or otherwise require special attention.

Special Areas of Conservation (SACs) designated under the Habitats Directive and Special Protection Areas, designated under the Birds Directive, form a pan-European network of protected sites known as Natura 2000. The Habitats Directive sets out a unified system for the protection and management of SACs and SPAs. These sites are also referred to as European sites.

Articles 6(3) and 6(4) of the Habitats Directive set out the requirement for an assessment of proposed plans and projects likely to affect Natura 2000 sites.

Article 6(3) establishes the requirement to screen all plans and projects and to carry out a further assessment if required (Appropriate Assessment (AA)):

Article 6(3): *“Any plan or project not directly connected with or necessary to the management of the site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subjected to an appropriate assessment of its implications for the site in view of the site’s conservation objectives. In light of the conclusions of the assessment of the implications for the site and subject to the provisions of paragraph 4, the competent national authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public.”*

Article 6(4): *“If, in spite of a negative assessment of the implications for the site and in the absence of alternative solutions, a plan or project must nevertheless be carried out for imperative reasons of overriding public interest, including those of a social or economic nature, Member States shall take all*

compensatory measures necessary to ensure that the overall coherence of the Natura 2000 is protected. It shall inform the Commission of the compensatory measures adopted. Where the site concerned hosts a priority natural habitat type and/or a priority species the only considerations which may be raised are those relating to human health or public safety, to the beneficial consequences of primary importance for the environment or, further to an opinion from the Commission, to other imperative reasons of overriding public interest.”

2. Methodology

The Commission’s methodological guidance (EC, 2002) promotes a four-stage process to complete the AA and outlines the issues and tests at each stage. An important aspect of the process is that the outcome at each successive stage determines whether a further stage in the process is required.

Stages 1 and 2 deal with the main requirements for assessment under Article 6(3). Stage 3 may be part of Article 6(3) or may be a necessary precursor to Stage 4. Stage 4 is the main derogation step of Article 6(4).

Stage 1 Screening: This stage examines the likely effects of a project either alone or in combination with other projects upon a Natura 2000 site and considers whether it can be objectively concluded that there are not likely to be significant effects on a Natura 2000 site. Mitigation measures (i.e., measures intended to avoid or reduce the harmful effects of the project on the site concerned) cannot be taken into account at this stage.

Stage 2 Appropriate Assessment: In this stage, there is a consideration of the impact of the project with a view to ascertain whether there will be any adverse effect on the integrity of the Natura 2000 site either alone or in combination with other projects or plans, with respect to the site’s structure and function and its conservation objectives. Additionally, where there are predicted impacts, an assessment of the potential mitigation of those impacts is considered.

Stage 3 Assessment of Alternative Solutions: This stage examines alternative ways of implementing the project that, where possible, avoid any adverse impacts on the integrity of the Natura 2000 site.

Stage 4 Assessment where no alternative solutions exist and where adverse impacts remain: Where imperative reasons of overriding public interest (IROPI) exist, an assessment to consider whether compensatory measures will or will not effectively offset the damage to the sites will be necessary.

To ensure that the proposed Project complies fully with the requirements of Article 6 of the Habitats Directive and all relevant Irish transposing legislation, Moore Group compiled this report to inform the screening for AA of the proposed Project to be undertaken by the competent authority to determine if the next stage (Stage 2) of the AA process is required.

2.1. Guidance

This report has been compiled in accordance with guidance contained in the following documents:

- Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities. (Department of Environment, Heritage and Local Government, 2010 rev.).
- Appropriate Assessment under Article 6 of the Habitats Directive: Guidance for Planning Authorities. Circular NPWS 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 Environment Directorate-General, 2001); hereafter referred to as the EC Article Guidance Document.
- Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC (EC Environment Directorate-General, 2000); hereafter referred to as MN2000.
- Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC (EC, 2018).

2.2. Data Sources

Sources of information that were used to collect data on the Natura 2000 network of sites, and the environment within which they are located, are listed below:

- The following mapping and Geographical Information Systems (GIS) data sources, as required:
 - National Parks & Wildlife (NPWS) protected site boundary data;
 - Ordnance Survey of Ireland (OSI) mapping and aerial photography;
 - OSI/Environmental Protection Agency (EPA) rivers and streams, and catchments;
 - Open Street Maps;
 - Digital Elevation Model over Europe (EU-DEM);
 - Google Earth and Bing aerial photography 1995-2019;
- Online data available on Natura 2000 sites as held by the National Parks and Wildlife Service (NPWS) from www.npws.ie including:
 - Natura 2000 - Standard Data Form;
 - Conservation Objectives;
 - Site Synopses;
- National Biodiversity Data Centre records;
 - Online database of rare, threatened and protected species;
 - Publicly accessible biodiversity datasets.
- Status of EU Protected Habitats in Ireland. (National Parks & Wildlife Service, 2013); and
- Relevant Development Plans and Local Area Plans in neighbouring areas;
 - Wicklow County Council Development Plan 2016 -2022

3. Description of the proposed Project

This report presents a screening assessment for the proposed construction and operation of a new residential development at Three Trouts, Greystones, County Wicklow. The proposed Project is to consist of 32 housing units for social housing.

The proposed Project site is a greenfield site that is located to the south of and adjacent to Three Trouts Stream, within the suburban environment of Charlesland to the south of Greystones. The Project includes an access road from the existing Burnaby Court estate to the north. The road will be facilitated by the inclusion of a precast culvert over the Three Trouts Stream which will clear span the stream.

Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems.

Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load, see Annual Environmental Report for Greystones WWTP (2017) available online through the Environmental Protection Agency's (EPA) website. Section 3.2 of the report refers to the existing capacity and reports that the WWTP has the remaining capacity of 15,063 PE.

Figure 1 shows the proposed Project location and Figure 2 shows a detailed view of the proposed Project boundary on recent aerial photography. Figure 3 is a plan of the proposed Project.

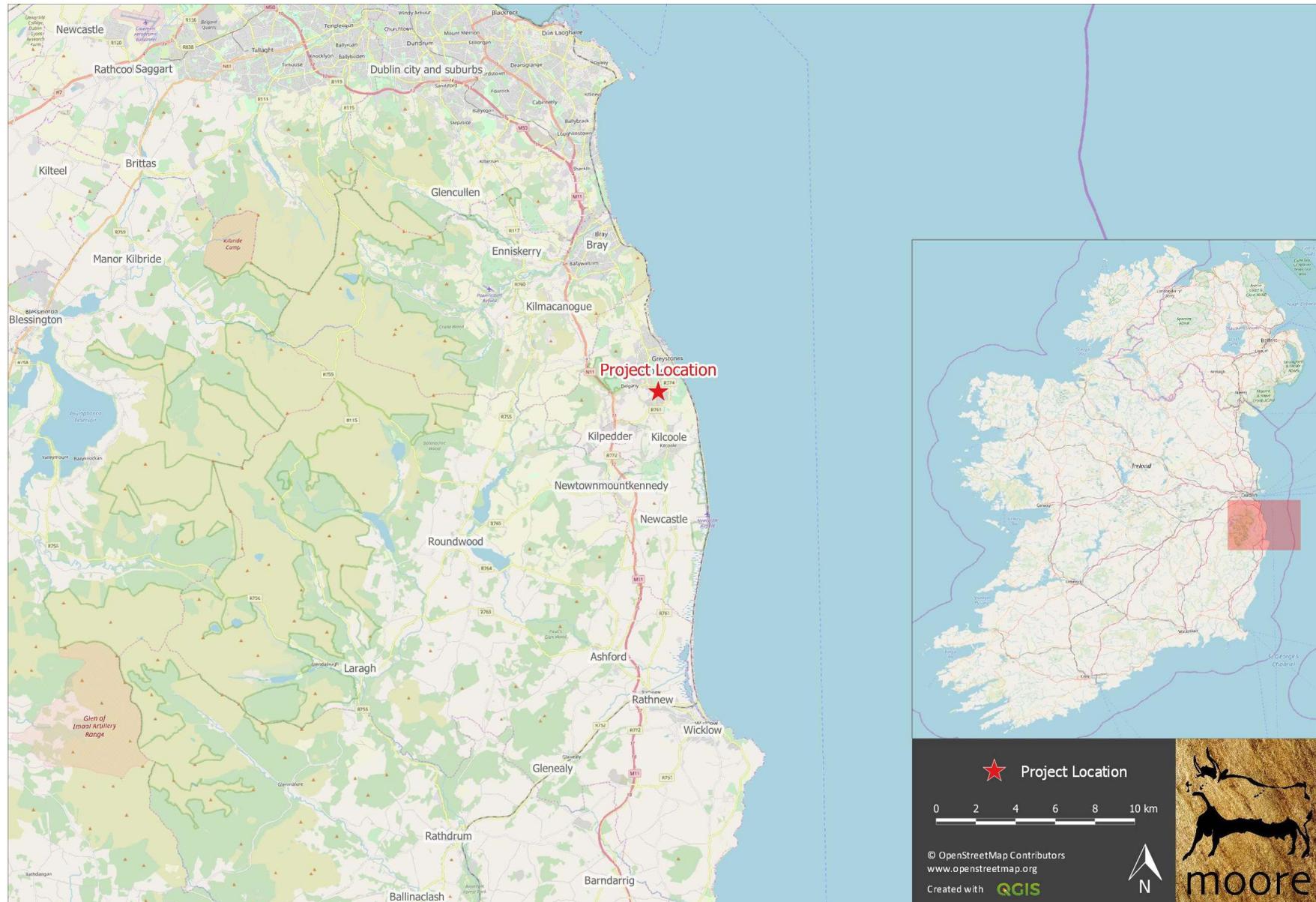


Figure 1. Showing the proposed Project location to the south of Greystones in County Wicklow.



Figure 2. Showing the proposed Project boundary on recent aerial photography.

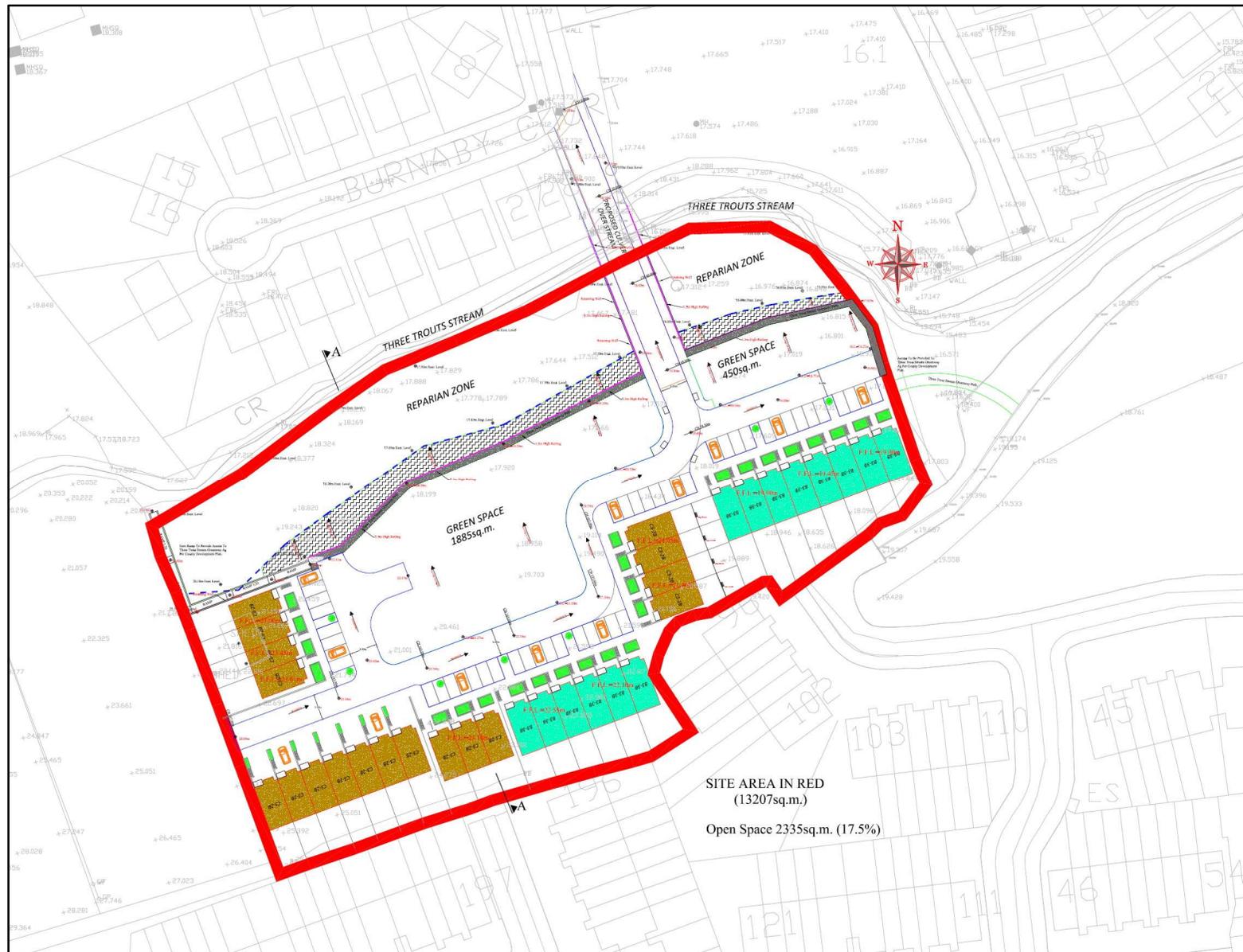


Figure 3. Plan of the proposed Project.

4. Identification of Natura 2000 Sites

4.1. Description of Natura Sites Potentially Affected

Department of Environment, Heritage and Local Government (2009) Guidance on Appropriate Assessment recommends an assessment of European sites within a zone of impact of 15 km. This distance is a guidance only and the zone of impact has been identified taking consideration of the nature and location of the proposed Project to ensure all European sites with connectivity to it are considered in terms of a catchment-based assessment.

The zone of impact may be determined by connectivity to the proposed Project in terms of:

- Nature, scale, timing and duration of works and possible impacts, nature and size of excavations, storage of materials, flat/sloping sites;
- Distance and nature of pathways (dilution and dispersion; intervening 'buffer' lands, roads etc.); and
- Sensitivity and location of ecological features.

The guidance provides that, at the screening stage, it is necessary to identify the sites and compile information on their qualifying interests and conservation objectives. In preparation for this, the potential for source pathway receptor connectivity is firstly identified and detailed information is then provided on sites with connectivity. European sites that are located within 15 km of the Project are listed in Table 1 and presented in Figures 4 and 5, below. Spatial boundary data on the Natura 2000 network was extracted from the NPWS website (www.npws.ie) on the 1st August 2019.

Table 1 European Sites located within 15km or the potential zone of impact¹ of the Project.

Site Code	Site name	Distance (km) ²
000713	Ballyman Glen SAC	9.26
000714	Bray Head SAC	3.13
000716	Carriggower Bog SAC	6.23
000719	Glen of The Downs SAC	1.96
000725	Knocksink Wood SAC	9.77
002122	Wicklow Mountains SAC	9.02
002249	The Murrough Wetlands SAC	2.29
003000	Rockabill to Dalkey Island SAC	13.01
004040	Wicklow Mountains SPA	9.02
004186	The Murrough SPA	3.18

¹ All European sites potentially connected irrespective of the nature or scale of the proposed Project.

² Distances indicated are the closest geographical distance between the proposed Project and the European site boundary, as made available by the NPWS. Connectivity along hydrological pathways may be significantly greater.

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. The Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Project includes an access road from the existing Burnaby Court estate to the north. The road will be facilitated by the inclusion of a precast culvert over the Three Trouts Stream which will clear span the stream.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, 'Old sessile oak woods with Ilex and Blechnum in the British Isles'. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

In light of the above, it is evident that there is no meaningful biological or relevant hydrological connectivity to any European sites.

There are no predicted effects on any European sites given:

- The lack of meaningful biological or relevant hydrological connectivity to any European sites;
- Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems; and
- Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load.

Having considered the above, significant effects on any European sites as a result of the proposed Project can be ruled out and potential significant effects on European sites can be excluded at a preliminary screening stage.

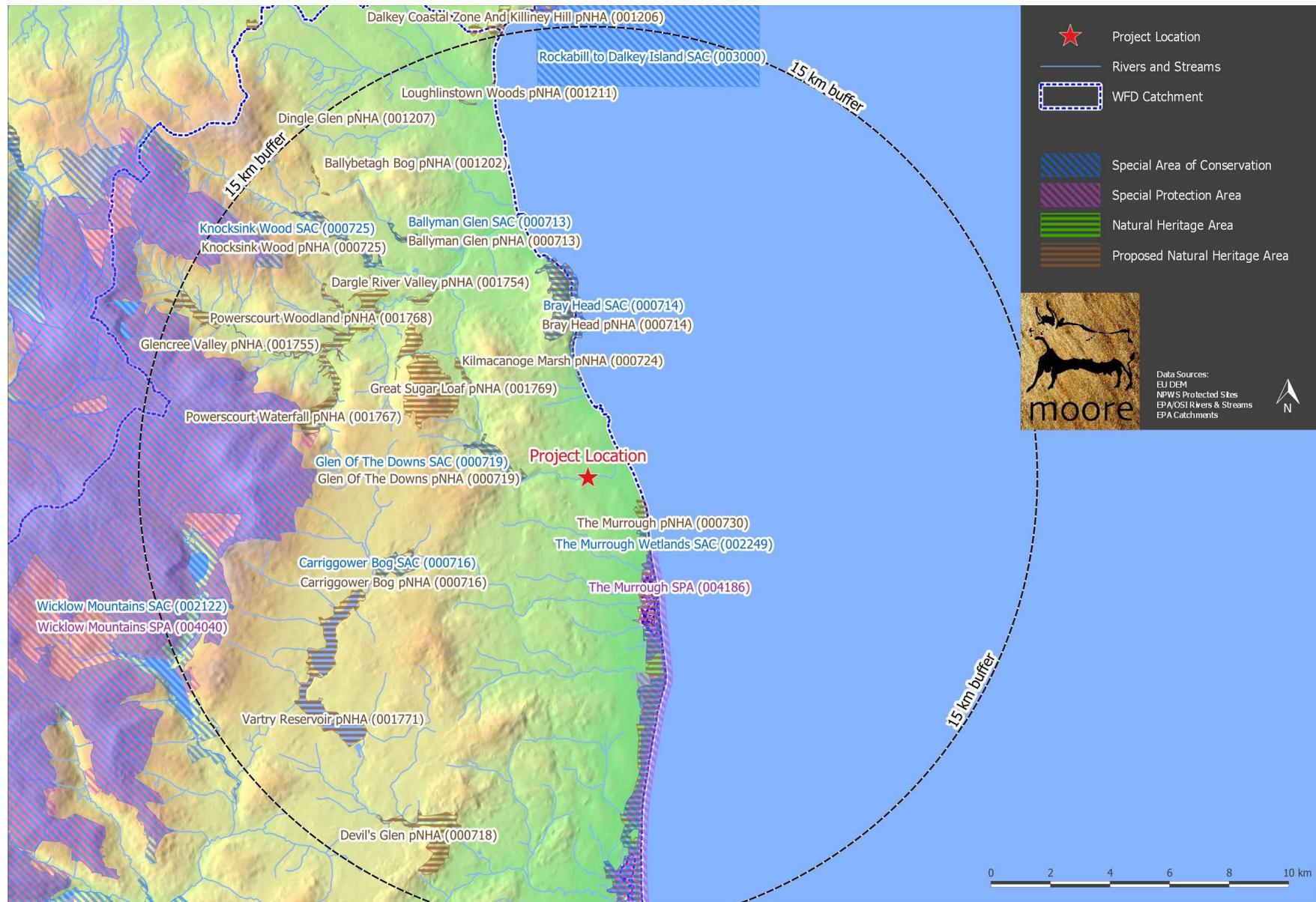


Figure 4. Showing European sites and NHA/pNHAs within 15 km of the proposed Project.

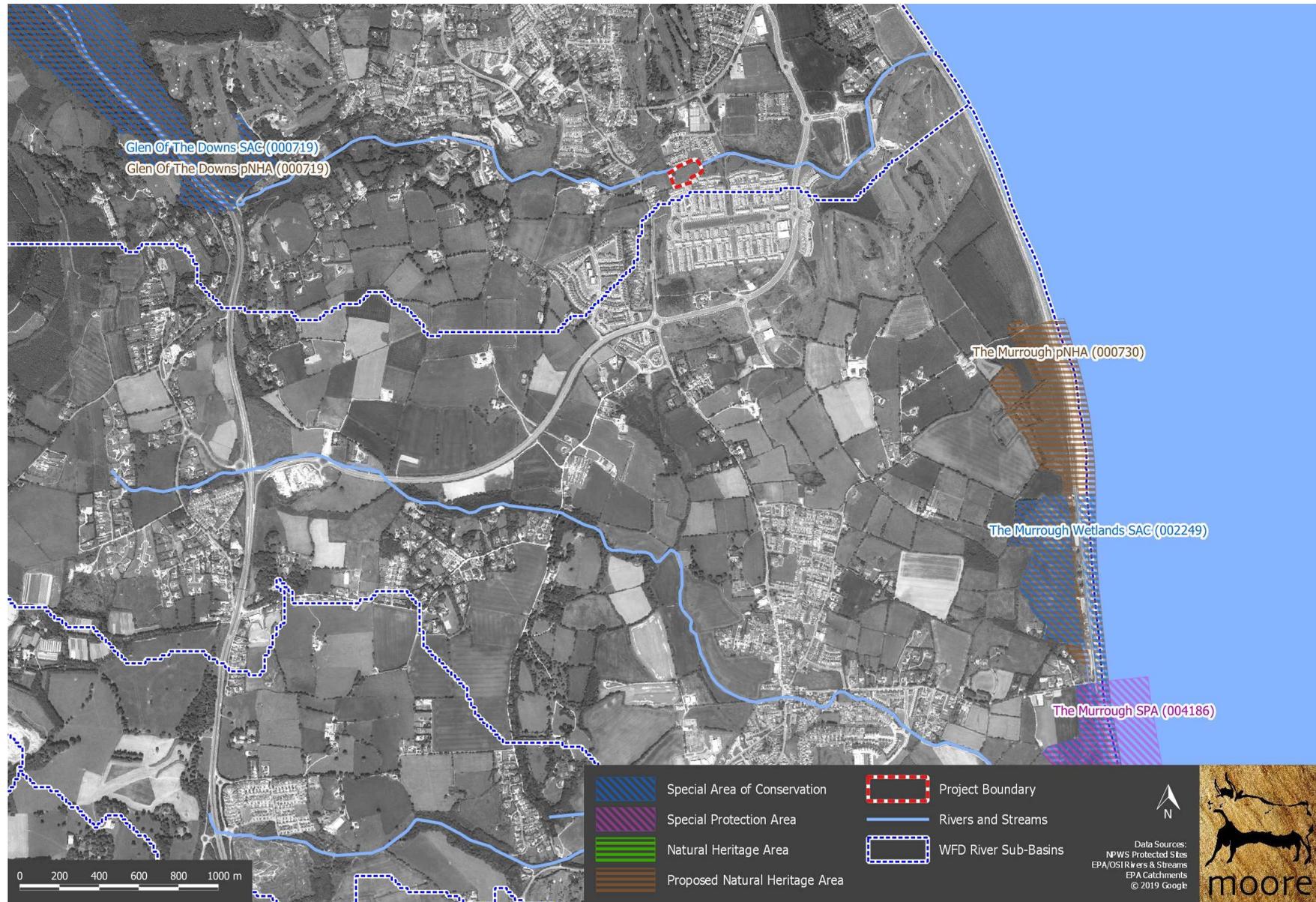


Figure 5. Detailed view of European sites and NHAs/pNHAs in the vicinity of the proposed Project.

4.2. Ecological Network Supporting Natura 2000 Sites

An analysis of the proposed Natural Heritage Areas (pNHA) and designated Natural Heritage Areas (NHA) in terms of their role in supporting the species using Natura 2000 sites was undertaken. It was assumed that these supporting roles mainly related to mobile fauna such as mammals and birds which may use pNHAs and NHAs as “stepping stones” between Natura 2000 sites.

Article 10 of the Habitats Directive and the Habitats Regulations 2011 place a high degree of importance on such non-Natura 2000 areas as features that connect the Natura 2000 network. Features such as ponds, woodlands and important hedgerows were taken into account during the rest of the AA process.

There are no Natural Heritage Areas or proposed Natural Heritage Areas that will be affected by the proposed Project.

5. Identification of Potential Impacts & Assessment of Significance

The proposed Project is not directly connected with or necessary to the management of the sites considered in the assessment and therefore potential impacts must be identified and considered.

5.1. Potential Impacts

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, ‘Old sessile oak woods with Ilex and Blechnum in the British Isles’. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

In line with standard engineering design to comply with the Surface Water Regulations, the construction of the access road and placement of the culvert will be subject to specific construction management measures to avoid direct and indirect impacts on the Three Trouts Steam. These measures are specific to the protection of water

quality in the stream and have no bearing on the European site located on the coast. The distance to the sea is approximately 1.7 river kilometres and the distance to the nearest coastal European site, The Murrrough SAC is over 2.3 km along the coast. The potential for a significant impact to occur in the absence of control measures is unlikely. Thus the control measures are specific to the protection of water quality under Surface Water Regulations.

There are no predicted effects on any European sites given:

- The lack of meaningful biological or relevant hydrological connectivity to any European sites;
- Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems; and
- Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load.

Having considered the above, significant effects on any European sites as a result of the proposed Project have been ruled out and potential significant effects on European sites have been excluded at a preliminary screening stage.

5.2. Assessment of Potential In-Combination Effects

Cumulative impacts or effects are changes in the environment that result from numerous human-induced, small-scale alterations. Cumulative impacts can be thought of as occurring through two main pathways: first, through persistent additions or losses of the same materials or resource, and second, through the compounding effects as a result of the coming together of two or more effects.

As part of the Screening for an Appropriate Assessment, in addition to the proposed Project, other relevant plans and projects in the area must also be considered at this stage. This step aims to identify at this early stage any possible significant in-combination effects of the proposed development with other such plans and projects on European sites.

A review of data made available through the planning section of the Wicklow County Council website indicates that, within the last three years, there have been 385 applications for planning permission in the vicinity of the proposed Project. This is based on a search for planning applications that contain the following terms in their address details: 'Greystones'.

There are no predicted in-combination effects given that it is predicted that the proposed Project will have no effect on any European sites.

The Wicklow County Development Plan in complying with the requirements of the Habitats Directive requires that all Projects and Plans that could affect the Natura 2000 sites in the same zone of impact of the Project site

would be initially screened for Appropriate Assessment and if requiring Stage 2 AA, that appropriate employable mitigation measures would be put in place to avoid, reduce or ameliorate negative impacts. In this way any, in-combination impacts with Plans or Projects for the development area and surrounding townlands in which the development site is located, would be avoided.

Any new applications for the Project area will be assessed on a case by case basis by Wicklow County Council which will determine the requirement for AA Screening as per the requirements of Article 6(3) of the Habitats Directive.

6. Conclusion

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, 'Old sessile oak woods with Ilex and Blechnum in the British Isles'. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

In line with standard engineering design to comply with the Surface Water Regulations, the construction of the access road and placement of the culvert will be subject to specific construction management measures to avoid direct and indirect impacts on the Three Trouts Steam. These measures are specific to the protection of water quality in the stream and have no bearing on the European site located on the coast. The distance to the sea is approximately 1.7 river kilometres and the distance to the nearest coastal European site, The Murrough SAC is over 2.3 km along the coast. The potential for a significant impact to occur in the absence of control measures is unlikely. Thus the control measures are specific to the protection of water quality under Surface Water Regulations.

There are no predicted effects on any European sites given:

- The lack of meaningful biological or relevant hydrological connectivity to any European sites;

- Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems; and
- Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load.

Having considered the above, significant effects on any European sites as a result of the proposed Project have been ruled out and potential significant effects on European sites have been excluded at a preliminary screening stage.

It has been objectively concluded by Moore Group Environmental Services that:

1. The proposed Project is not directly connected with, or necessary to the conservation management of the European sites considered in this assessment.
2. The proposed Project is unlikely to indirectly significantly affect the Qualifying interests or Conservation Objectives of the European sites considered in this assessment.
3. The proposed Project, alone or in combination with other projects, is not likely to have significant effects on the European sites considered in this assessment in view of their conservation objectives.
4. It is possible to conclude that significant effects can be excluded at the screening stage.

It is the view of Moore Group Environmental Services that it is not necessary to undertake any further stage of the Appropriate Assessment process.

A finding of no significant effects report is presented in Appendix A in accordance with the EU Commission's methodological guidance (European Commission, 2002).

7. References

Department of the Environment, Heritage and Local Government (2010) Guidance on Appropriate Assessment of Plans and Projects in Ireland (as amended February 2010).

European Commission (2000) Managing Natura 2000 sites: the provisions of Article 6 of the 'Habitats' Directive 92/43/EEC.

European Commission Environment DG (2002) 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, Brussels.

European Commission (2007) Guidance document on Article 6(4) of the 'Habitats Directive '92/43/EEC: Clarification of the concepts of: alternative solutions, imperative reasons of overriding public interests, compensatory measures, overall coherence and opinion of the Commission. European Commission, Brussels.

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

NPWS (2013) The Status of EU Protected Habitats and Species in Ireland. National Parks and Wildlife Service, Department of the Environment, Heritage and Local Government, Dublin.

NPWS (2018) National Parks and Wildlife Service Metadata available online at <https://www.npws.ie/maps-and-data>

Appendix A

FINDING OF NO SIGNIFICANT EFFECTS REPORT

Finding no significant effects report matrix

Name of project or plan

Proposed Residential Development At Three Trouts, Greystones, County Wicklow.

Name and location of the Natura 2000 site(s)

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. The Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Project includes an access road from the existing Burnaby Court estate to the north. The road will be facilitated by the inclusion of a precast culvert over the Three Trouts Stream which will clear span the stream.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, 'Old sessile oak woods with Ilex and Blechnum in the British Isles'. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

Description of the project or plan

This report presents a screening assessment for the proposed construction and operation of a new residential development at Three Trouts, Greystones, County Wicklow. The proposed Project is to consist of 32 housing units for social housing.

The proposed Project site is a greenfield site that is located to the south of and adjacent to Three Trouts Stream, within the suburban environment of Charlesland to the south of Greystones. The Project includes an access road from the existing Burnaby Court estate to the north. The road will be facilitated by the inclusion of a precast culvert over the Three Trouts Stream which will clear span the stream.

Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems.

Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load, see Annual Environmental Report for Greystones WWTP (2017) available online through the Environmental Protection Agency's (EPA) website. Section 3.2 of the report refers to the existing capacity and reports that the WWTP has the remaining capacity of 15,063 PE.

Is the project or plan directly connected with or necessary to the management of the site(s)

No

Are there other projects or plans that together with the projects or plan being assessed could affect the site

A review of data made available through the planning section of the Wicklow County Council website indicates that, within the last three years, there have been 385 applications for planning permission in the vicinity of the proposed Project. This is based on a search for planning applications that contain the following terms in their address details: 'Greystones'.

There are no predicted in-combination effects given that it is predicted that the proposed Project will have no effect on any European sites.

The Wicklow County Development Plan in complying with the requirements of the Habitats Directive requires that all Projects and Plans that could affect the Natura 2000 sites in the same zone of impact of the Project site

would be initially screened for Appropriate Assessment and if requiring Stage 2 AA, that appropriate employable mitigation measures would be put in place to avoid, reduce or ameliorate negative impacts. In this way any, in-combination impacts with Plans or Projects for the development area and surrounding townlands in which the development site is located, would be avoided.

Any new applications for the Project area will be assessed on a case by case basis by Wicklow County Council which will determine the requirement for AA Screening as per the requirements of Article 6(3) of the Habitats Directive.

THE ASSESSMENT OF SIGNIFICANCE OF EFFECTS

Describe how the project or plan (alone or in combination) is likely to affect the Natura 2000 site.

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, 'Old sessile oak woods with Ilex and Blechnum in the British Isles'. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

In line with standard engineering design to comply with the Surface Water Regulations, the construction of the access road and placement of the culvert will be subject to specific construction management measures to avoid direct and indirect impacts on the Three Trouts Stream. These measures are specific to the protection of water quality in the stream and have no bearing on the European site located on the coast. The distance to the sea is approximately 1.7 river kilometres and the distance to the nearest coastal European site, The Murrough SAC is over 2.3 km along the coast. The potential for a significant impact to occur in the absence of control measures is unlikely. Thus the control measures are specific to the protection of water quality under Surface Water Regulations.

There are no predicted effects on any European sites given:

- The lack of meaningful biological or relevant hydrological connectivity to any European sites;
- Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems; and
- Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load.

Having considered the above, significant effects on any European sites as a result of the proposed Project have been ruled out and potential significant effects on European sites have been excluded at a preliminary screening stage.

Explain why these effects are not considered significant.

See above

List of agencies consulted: provide contact name and telephone or e-mail address

The requirement for Appropriate Assessment Screening was determined by Wicklow County Council.

Response to consultation

N/A.

DATA COLLECTED TO CARRY OUT THE ASSESSMENT

Who carried out the assessment

Moore Group Environmental Services.

Sources of data

NPWS database of designated sites at www.npws.ie

National Biodiversity Data Centre database <http://maps.biodiversityireland.ie>

Level of assessment completed

Desktop Assessment.

Where can the full results of the assessment be accessed and viewed

Wicklow County Council Planning Section.

OVERALL CONCLUSIONS

The proposed Project site is a greenfield site located to the south of Greystones and to the south of and adjacent to Three Trouts Stream. Three Trouts Stream discharges into the Irish Sea approximately 1.29 km to the east of the proposed Project.

The Glen of The Downs SAC (Site Code 000719) is located approximately 2.22 km upstream from the proposed Project site. Given its upstream location there is no potential for hydrological connectivity to this European site. A review of the Qualify Interests for this site indicates that it has been selected for the following habitat, 'Old sessile oak woods with Ilex and Blechnum in the British Isles'. In light of this, there is no potential for meaningful biological connectivity between this European site and the proposed Project.

North along the coast is the Bray Head SAC (Site Code 000714) and to south is The Murrough Wetlands SAC (Site Code 002249); these sites are located over 2 km from the proposed Project. There is no potential for meaningful biological or relevant hydrological connectivity to these sites, which are in different catchments to the proposed Project and are only linked via the Irish Sea.

In line with standard engineering design to comply with the Surface Water Regulations, the construction of the access road and placement of the culvert will be subject to specific construction management measures to avoid direct and indirect impacts on the Three Trouts Steam. These measures are specific to the protection of water quality in the stream and have no bearing on the European site located on the coast. The distance to the sea is approximately 1.7 river kilometres and the distance to the nearest coastal European site, The Murrough SAC is over 2.3 km along the coast. The potential for a significant impact to occur in the absence of control measures is unlikely. Thus the control measures are specific to the protection of water quality under Surface Water Regulations.

There are no predicted effects on any European sites given:

- The lack of meaningful biological or relevant hydrological connectivity to any European sites;
- Storm water disposal shall be in accordance with Wicklow County Council policy on storm water, the Greater Dublin Regional Code of Practice for Drainage Works and best practice for Sustainable Urban Drainage Systems; and
- Wastewater from the proposed development will be directed to the Greystones WWTP which has the capacity to assimilate the additional load.

Having considered the above, significant effects on any European sites as a result of the proposed Project have been ruled out and potential significant effects on European sites have been excluded at a preliminary screening stage.

It has been objectively concluded by Moore Group Environmental Services that:

1. The proposed Project is not directly connected with, or necessary to the conservation management of the European sites considered in this assessment.
2. The proposed Project is unlikely to indirectly significantly affect the Qualifying interests or Conservation Objectives of the European sites considered in this assessment.
3. The proposed Project, alone or in combination with other projects, is not likely to have significant effects on the European sites considered in this assessment in view of their conservation objectives.

4. It is possible to conclude that significant effects can be excluded at the screening stage.

It is the view of Moore Group Environmental Services that it is not necessary to undertake any further stage of the Appropriate Assessment process.