

# **WICKLOW COUNTY DEVELOPMENT PLAN 2010-2016**

## **Draft Greystones Delgany and Kilcoole Local Area Plan 2012 -2019**

### **Proposed Variation 3 to the Wicklow County Development Plan 2010- 2016**

Appropriate Assessment Screening Report of the Proposed  
Amendments to the Draft Greystones Delgany and Kilcoole  
Local Area Plan 2012 -2019 and Proposed Variation 3 to the  
Wicklow County Development Plan 2010- 2016

**March 2013**

**Forward Planning & Heritage Section  
Wicklow County Council  
County Buildings  
Wicklow**



## **SECTION 1: Introduction**

The Draft Greystones-Delgany and Kilcoole Local Area Plan 2013-2019, the Proposed Variation 3 of the Wicklow County Development Plan (CDP), accompanying Appropriate Assessment Screening Report and the Environmental Report (ER) were on public display during the period of the 19<sup>th</sup> December 2012 to the 8<sup>th</sup> of February 2013. During this period members of the public, prescribed bodies and other interested groups were invited to make submissions. A total of 171 submissions were received during this period.

Following the close of this consultation period the Manager has prepared a report on the submissions/observations received during the display period and submitted it to the Elected Members for their consideration along with a series of recommendations on proposed amendments to the draft Plan. The Manager has made no recommended modifications to the proposed CDP variation, but has noted that any amendments made to the draft LAP may necessitate modification to the proposed variation. .

The Proposed Amendments to the Draft Plan constitute a further stage in the plan making process. It is the purpose of this report to screen these proposed amendments for the purposes of identifying whether they would give rise to any significant effects on the integrity of any Natura sites, in accordance with Article 6(3) and 6(4) of the Habitats Directive.

This report firstly responds to issues received in submissions relating directly to the Appropriate Assessment screening of the Draft Plan. In this regard there were two relevant submissions, these were from the Department of Arts, Heritage and the Gaeltacht (DAHG) and the Environmental Protection Agency (EPA).

Secondly, this report sets out a complete set of proposed amendments to the Draft Plan, and includes a statement of significance for each in the context of Appropriate Assessment in accordance with Article 6(3) and 6(4) of the Habitats Directive.

Where supporting text, referred to in objectives, is being amended and where such amendments could potentially change the evaluation provided in the Appropriate Assessment screening, then such amendments are considered in this report. Changes which involve the renumbering of policies/objectives only or minor grammatical or formatting changes are not considered herein.

It should be noted that this report deals only with issues of relevance to the Appropriate Assessment screening of the Plan, issues raised in submissions relating to the Strategic Environmental Assessment process are dealt with separately through the SEA Addendum to the Environmental Report of the Draft Plan / Proposed Variation.

This report should be read in conjunction with the Appropriate Assessment Screening report on the Draft Greystones-Delgany & Kilcoole Local Area Plan 2013-2019 and Proposed Variation 3 of the Wicklow County Development Plan 2010 -2016. The revised / updated version of the Appropriate Assessment Screening report is included in Appendix 1.

**SECTION 2: Issues raised in submissions relating directly to the Appropriate Assessment screening report on the Draft Greystones – Delgany & Kilcoole LAP 2013 – 2019**

**SUBMISSION NUMBER 9: DEPARTMENT OF ARTS, HERITAGE AND THE GAELTACHT**

**Issue raised:**

Erosion protection, the provision of a groyne to create a sandy beach and proposed harbour/marina development have potential to impact on patterns of erosion and deposition and in turn impact on coastal sites such as Bray Head cSAC, Murrough Wetlands cSAC and The Murrough SPA. As outlined in Appendix C of the Draft LAP, this needs to be adequately addressed. AA screening refers to the issue of coastal protection in relation to The Murrough Wetlands cSAC, but not for Bray Head SAC. Need for AA screening to provide more detail on this matter and for additional factors to be assessed. If impact cannot be ruled out, full AA of Draft LAP is required.

**Response:**

The erosion protection measures and the provision of a groyne to create a sandy beach are elements of the overall harbour/marina development, a project granted An Bord Pleanála approval (REF EF2016). Works in relation to coastal protection have already commenced as part of the first phase of the development. As part of the planning process for the project a comprehensive Environmental Impact Assessment was carried out in which the impacts of patterns of erosion and deposition were addressed, and relevant mitigation measures were put in place. The approved Coastal Protection Scheme comprises a groyne revetment (already in place) and a programme of active beach management using shingle beach nourishment over 30 years. The rock groyne provided at the north end of the development area protects a new recreational beach. The rock revetment at the toe of the existing cliff extends for approximately 180m northwards. The revetment will prevent possible erosion of the landfill site and also protect part of the cliff-top walkway. Shingle beach nourishment has been provided during the construction phase to date both within the site and north of the site towards Bray Head. This slowed the rate of erosion during construction. The nourishment will continue at intervals over the next 30 years to compensate for eroding beach material and to control the rate of erosion.

The point is noted that the issue of coastal protection should have been highlighted in the Appropriate Assessment Screening Report on the Draft Plan. It is recommended that the following wording should be added in Table 3.3 of the AA screening report under the 'Assessment' heading:

***Information on the potential impact of coastal protection works on the site was generated as part of the EIA for the Harbour development. The EIS indicates that a direct impact will arise from beach nourishment, which will cause disturbance to the natural shingle formation. However shingle is not a qualifying interest of this site, it is a dynamic habitat and only supports residual vegetation, therefore it is not considered likely that the proposed coastal protection works to have any significant impact on the conservation objectives for this Natura site.***

**Issue raised:**

The potential threat to Bray Head cSAC of the proposed planting on slopes and sides of walkways should be considered in the AA screening report, in particular the potential negative impact of alien/ invasive plants.

**Response:**

Noted; please see proposed amendment number 23 in Appendix 1 of this report.

It is recommended that the AA screening report be amended as follows:

Inclusion of '**Invasive Species**' in Table 3.3 Bray Head SAC under the column "Management issues and threats". Under 'Assessment', add the following wording:

***The threat of invasive species to the site arising out of planting along walkways as part of the Harbour and Marina Action Area plan is mitigated against in the wording of the plan which states that new planting will be of Appropriate Species, using native plants suited to the local environment and using seed of local provenance where possible.***

#### **SUBMISSION NUMBER 12: ENVIRONMENTAL PROTECTION AGENCY**

##### **Issue raised:**

The potential of policies/objectives set out in the Action Plans in the Draft Plan to impact upon Natura sites should be addressed, in particular the potential effects of dredging and construction activities associated with the harbour development and provision of appropriate sea defences should be taken into account the potential impact on coastal erosion/deposition/marine hydrological regimes adjacent to the plan area

##### **Response**

The dredging and construction activities associated with the harbour development and provision of appropriate sea defences are elements of the overall harbour/marina development, a project granted An Bord Pleanála approval under section 226 of the Planning and Development Act 2000 (REF EF2016). Works in relation to coastal protection have already commenced as part of the first phase of the development. As part of the planning process for the project a comprehensive Environmental Impact Assessment was carried out in which the impacts of patterns of erosion and deposition were addressed, and relevant mitigation measures were put in place.

The point is noted that information on the potential impact of coastal protection works on Natura sites should have been highlighted in the Appropriate Assessment Screening Report on the Draft Plan. It is recommended that the following wording should be added in Table 3.3 of the AA screening report under the 'Assessment' heading:

***Information on the potential impact of coastal protection works on the site was generated as part of the EIA for the Harbour development. The EIS indicates that a direct impact will arise from beach nourishment, which will cause disturbance to the natural shingle formation. However shingle is not a qualifying interest of this site, it is a dynamic habitat and only supports residual vegetation, therefore it is not considered likely that the proposed coastal protection works to have any significant impact on the conservation objectives for this Natura site.***

### SECTION 3: Managers Recommendations – Screening

This section assesses the likely effects of the Manager's recommended amendments to the Draft Plan for the purposes of identifying whether they would give rise to any significant effects on the integrity of any Natura sites, in accordance with Article 6(3) and 6(4) of the Habitats Directive.

The full list of the Manager's recommended amendments that arise on foot of the evaluation of submissions received is set out below. For each amendment a statement of significant effects in the context of Appropriate Assessment is included.

## MANAGER'S RECOMMENDED AMENDMENTS TO DRAFT GREYSTONES-DELGANY AND KILCOOLE LOCAL AREA PLAN (LAP) 2013-2019 AND APPROPRIATE ASSESSMENT SCREENING STATEMENT

Manager's recommended amendments to the draft LAP are indicated as follows: new text in **red**, deleted text in ~~blue strikethrough~~. The statement of significance in relation to Appropriate Assessment is set out in underlined text.

### SECTION 3: Population and Housing

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#### PROPOSED AMENDMENT 1

##### Section 3: Population and Housing

##### Sub-section 3.4: Objectives

Amend the plan as follows:

##### *Density*

**RES5** *On undeveloped residentially zoned land, it is an objective of the Council to provide for the development of sustainable residential communities up to a maximum density, as prescribed by the land use zoning objectives indicated on Map A and described in 'Table 11.1: Zoning Matrix'.*

*In existing residential areas, infill development shall **generally** be at a density that respects the established character of the area in which it is located, subject to the protection of the residential amenity of adjoining properties. **However, where previously unsewered, low density housing areas become served by mains sewers, consideration will be given to densities above the prevailing density, (up to 10 / ha, depending on local circumstances), subject to adherence to normal siting and design criteria.***

**AA screening statement:** The amendment allows for consideration to be given for an increase in housing density subject to the availability of required the sewage capacity. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 2

### Section 3: Population and Housing

#### Sub-section 3.4: Objectives

Amend the plan as follows:

##### **Density**

**RES7** *Notwithstanding the zoning objectives set out within this plan, lower density residential developments may be required at certain locations; where by virtue of environmental, topographical and service constraints, including lack of public mains infrastructure, poor road access, steep gradients, flooding issues and significant coverage of natural biodiversity; a lower density of development is preferable. **This objective applies to all land zonings within the plan area.***

~~Having regard to these type of constraints,~~ **In particular,** the planning authority will limit growth in the amount of housing, on lands zoned 'R2.5: Residential (2.5/ha)' and 'R5: Residential (5/ha)' along Blackberry Lane, Delgany and lands zoned RE: Existing Residential at Kindlestown Upper and Bellevue Demesne. In these areas housing shall generally be restricted to the development of low density single housing, subject to all matters being addressed to the satisfaction of the planning authority.

**On land zoned R17/R5/R22 in the Kindlestown Upper/Coolagad vicinity, the design and layout of developments shall be appropriate to the topography of sites and the necessity to ensure that there is a visual transition between these developed lands and the unzoned agricultural lands/Kindlestown Hill to the rear of the site. Regard shall be paid to the protection of the visual amenity of the area, including views of Kindlestown Hill and to the objectives of the Blacklion ACA.**

**AA screening statement:** This amendments seeks to ensure that development has due regard to the local environment, and to visual amenity. No negative impacts on Natura sites are likely to result from this amendment

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## SECTION 4: Retail

## PROPOSED AMENDMENT 3

### Section 4: Retail

#### Sub-section 4.1: Retail Strategy

Amend **Section 4.1 Retail Strategy** as follows:

*A number of centres within the settlement of Greystones-Delgany are designated Level 4 Neighbourhood Centres. Neighbourhood centres usually contain one supermarket ranging in size from 1,000-2,500m<sup>2</sup> with a limited range of supporting shops and retail services and possibly other services such as post offices or community facilities, grouped together to create a focus for the local population. These centres meet the local day-to-day needs of the surrounding residents.*

*The Wicklow County Retail Strategy indicates that there are some sites that are larger than the normal size standards, where larger footstones will be permitted, based on their historic use and the need to service considerable tranches of housing. At these locations, the scale of convenience outlet will be dictated by the overall size of the town, the catchment of the neighbourhood centre and its distance to the town core. It is considered that the Bellevue Road site falls into this category.*

*In undertaking the review of the current LAP, regard has been paid to the role and function that that small local centres provide to local communities and to ensuring that the viability of the town centre is safeguarded. As such, the following centres are considered capable of fulfilling the role of **Neighbourhood Centres**: Blacklion (Lidl), Bellevue Road (Tesco/Donnybrook Fair), Mill Road (spread over 2 sites) and Charlesland (Superquinn). In addition, Delgany village is to provide the role of a Level 4 Neighbourhood Centre, however in recognition of its village identity, the centre is to be called a **Village Centre**.*

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 4

### Section 4: Retail

#### Sub-section 4.2: Objectives

Amend RT3 as follows:

#### **Greystones Town Centre**

**RT3** *To promote the development of retailing in the Core Retail Area of Greystones town centre (as indicated on Map A). A broad range of retail formats shall be promoted in Greystones town centre, including higher, middle and lower order comparison, super-store and super-market retail format. The planning authority shall not permit **large scale** retail development in other locations, unless it is satisfied that there will be no adverse effect on the vitality and viability of the retail core.*

*Development proposals not according with the objective to support the vitality and viability of the Core Retail Area must demonstrate compliance with the sequential approach\*. The order of priority for large scale retail developments shall be:*

- 1. Core Retail Area*
- 2. Other TC zoned sites*
- 3. Zone 1 of the Greystones Harbour and North Beach Action Plan and neighbourhood/village centres*
- 4. Edge of town centre sites*
- 5. Out of centre sites*

*Large scale retail development shall not be permitted on lands zoned 'Small Local Centre'.*

*\* footnote: The sequential approach to the location of retail development shall be in accordance with the principles set out in 'Retail Planning Guidelines for Planning Authorities' (DoECLG, 2012).*

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 5

### Section 4: Retail

#### Sub-section 4.2: Objectives

Amend RT9 as follows:

##### **Neighbourhood Centres**

**RT9** *To provide for the development of a mix of uses within the neighbourhood centres of Blacklion, Bellevue Road, Mill Road (spread over two sites) and Charlesland., which provide for the day-to-day needs of the local community, to a degree that is akin to their designation as a Level 4 Centre.*

*The planning authority may allow for the development of the Bellevue Road neighbourhood centre to a size that exceeds the normal standards as set out in the Wicklow County Retail Strategy (Wicklow CDP 2010-2016), subject to the proper planning and sustainable development of the area. All applications will be considered on a case by case basis, having regard to the Wicklow County Retail Strategy and Retail Strategy for the Greater Dublin Area. Particular attention shall be paid to ensuring that the scale of convenience offer is appropriate to the size of the town, the catchment of the neighbourhood centre and the impact on the viability and vibrancy of the town centre and other neighbourhood centres in the locality.*

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 6

### Section 4: Retail

#### Sub-section 4.2: Objectives

Amend Objective RT12 as follows:

##### **Retail Warehousing**

**RT12** *It is the objective of the Council to generally not permit the development of retail warehousing in the plan area, except where evidence in the form of a Retail Impact Study is provided to demonstrate that there is a proven need for retail warehousing within this area and subject to compliance with the Wicklow County Development Plan 2010-2016, Retail Strategy for the Greater Dublin Area 2008-2016 and the Retail Planning Guidelines for Planning Authorities (DoECLG, 2012). Subject to this objective, retail warehousing shall be not normally permitted but open for consideration within E, E1 and TC zones. It shall not be permitted at any other location.*

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment



## PROPOSED AMENDMENT 7

### Section 4: Retail

#### Sub-section 4.2: Objectives

Amend RT15 as follows:

#### ***Environmental Amenity of the Public Realm***

**RT15** *To preserve and enhance the amenity of the public realm.*

*Development proposals shall **be sustainable and** contribute to the improvement of the environmental amenity of all public areas in the plan area through the following ways:*

- The creation of quality space and an enhanced public realm, through improvements to public spaces including improved paving, signage, lighting, street furnishings, tree planting and landscaping of car parking areas. The palette of paving material, lighting, signage and furniture fittings for use should be chosen with regard to the particular identity of each centre, so that enhancements can, as a whole, be visually coherent.*
- **Improve connectivity between residential areas, the harbour, seafront and town centre areas, as appropriate.***
- Priority of movement for pedestrians, cyclists and public transport should be ensured, so that the impact of the private car is moderated. In particular, the Council will promote the development of wide footpaths throughout the plan area.*
- Promote the development of quality shopfronts, and in particular promote the development of traditional shopfronts which contribute to the distinctive character of the centres.*
- Placing underground of overhead power lines where possible.*
- The protection of natural and built heritage.*
- The development of public toilets and public information boards at appropriate locations, particularly in the vicinity of the Harbour.*
- Appropriate controlling of advertising and signage in the interests of protecting the visual amenity of the area and ensuring the safety of the public.*
- The promotion of high quality urban and architectural design.*

**AA screening statement:** This proposed amendment serves to strengthen the overall protection of the environment, and improve connectivity within the area. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 8

### Section 4: Retail

#### Sub-section 4.3: Opportunity sites

Amend **OP3: La Touche Hotel, Trafalgar Road** as follows:

*OP3: La Touche Hotel, Trafalgar Road*

- To facilitate the redevelopment of the site for a mix of uses, including commercial, tourist, leisure, office and residential uses, in accordance with the TC zoning objective.*

- Any development on the site shall be in accordance with the objective to preserve the character of the Harbour ACA.
- ~~Subject to enabling development that meets modern requirements, it is an objective to retain external facades and internal features of interest, where this is possible.~~
- Protect the amenity of existing residential properties in the area.

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

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## SECTION 6: Tourism

### PROPOSED AMENDMENT 9

#### Section 6: Tourism

##### Sub-section 6.2: Objectives

Amend TOUR1 as follows:

**TOUR1** To promote and facilitate the *sustainable* development of tourism and recreational related development within the overall plan area, *at appropriate locations*. Tourism and recreational related development shall be located on suitably zoned land within the settlement boundaries of Greystones/Delgany and Kilcoole. Applications for tourism and recreational related developments on zoned land (e.g. Greenbelt lands), outside the settlement boundaries shall be determined on the basis of policies that apply to the rural area, as set out in the Wicklow County Development Plan, 2010-2016, and in particular, TR4 of the CDP.

**AA screening statement:** This proposed amendment serves to strengthen the overall protection of the environment. No negative impacts on Natura sites are likely to result from this amendment

### PROPOSED AMENDMENT 10

#### Section 6: Tourism

##### Sub-section 6.2: Objectives

Amend TOUR3 as follows:

**TOUR3** To support and facilitate, in co-operation *and consultation* with the relevant bodies *such as NPWS*, the formalisation of *an appropriate* coastal walkway between Greystones-Delgany and Kilcoole and the development of *an appropriate* coastal cycle route. Any such proposal would be subject to appropriate assessment requirements in accordance with the Habitats Directive. No development shall be permitted that would have adverse impacts (directly, indirectly or cumulatively) on the conservation objectives of Natura 2000 sites.

**AA screening statement:** The proposed amendment serves to strengthen this objective. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 11

### Section 6: Tourism

#### Sub-section 6.2: Objectives

Amend TOUR6 as follows:

**TOUR6** *To provide for the development of an Integrated Tourism/Leisure/Recreational Complex at Druids Glen Golf Course, Woodstock Demesne, in accordance with the objectives set out for ITLRCs in the Wicklow County Development Plan, 2010-2016, and to promote the development of linkages between the settlement of Kilcoole and this tourist facility **in an environmentally sustainable manner.***

**AA screening statement:** This proposed amendment serves to strengthen the overall protection of the environment. No negative impacts on Natura sites are likely to result from this amendment

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## SECTION 8: Transport and service infrastructure

## PROPOSED AMENDMENT 12

### Section 8: Transport and service infrastructure

#### Sub-section 8.1: Infrastructure Strategy

Amend **Section 8.1 Infrastructure Strategy** as follows:

*The strategy for the development of transport and service infrastructure within the plan area shall be as follows:*

- Maximise advantages associated with the area's strategically important location on a key transportation spine along the N/M11 and Dublin-Rosslare train route, and to provide for the development of transport services having regard to relevant higher order strategies including the 'Spatial Planning and National Roads Guidelines' (DoECLG, 2012).*
- Support the development of transportation infrastructure and services in line with the NTA policies and strategies including the 'GDA Draft Transport Strategy 2011-2013' and NTA investment projects for the area.*
- Provide transportation and service infrastructure to provide for the needs of existing and future populations and to provide for the development of zoned lands.*
- Improve the accessibility and safety of roads in the plan area.*
- Promote the development of public transport facilities.*
- Promote walking and cycling throughout the plan area.*
- Address flood risk"*

**AA screening statement:** This proposed amendment serves to clarify that local policy is in line with National strategies. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 13

### Section 8: Transport and service infrastructure

#### Sub-section 8.2: Objectives – Roads & Transportation

Amend RO1 as follows:

**RO1** ~~Provide~~ *Reserve a land corridor to provide for a new road from the R761 at Sea View to lands within AP1:Coolagad Action Plan. The new road shall provide local access to zoned lands within the lifetime of the plan and shall, subject to feasibility, need and design, in the long term provide a northern access route from Greystones to the N11.*

**AA screening statement:** This proposed amendment serves to clarify the wording of this objective. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 14

### Section 8: Transport and service infrastructure

#### Sub-section 8.2: Objectives – Roads & Transportation

##### Objective R07 (Table 7.1)

(a) Omit RO7 as proposed under the Draft LAP and replace with new RO7 objective for the improvement of the R761 from Burnaby Heights to Kilcoole, as appropriate, i.e.

From:

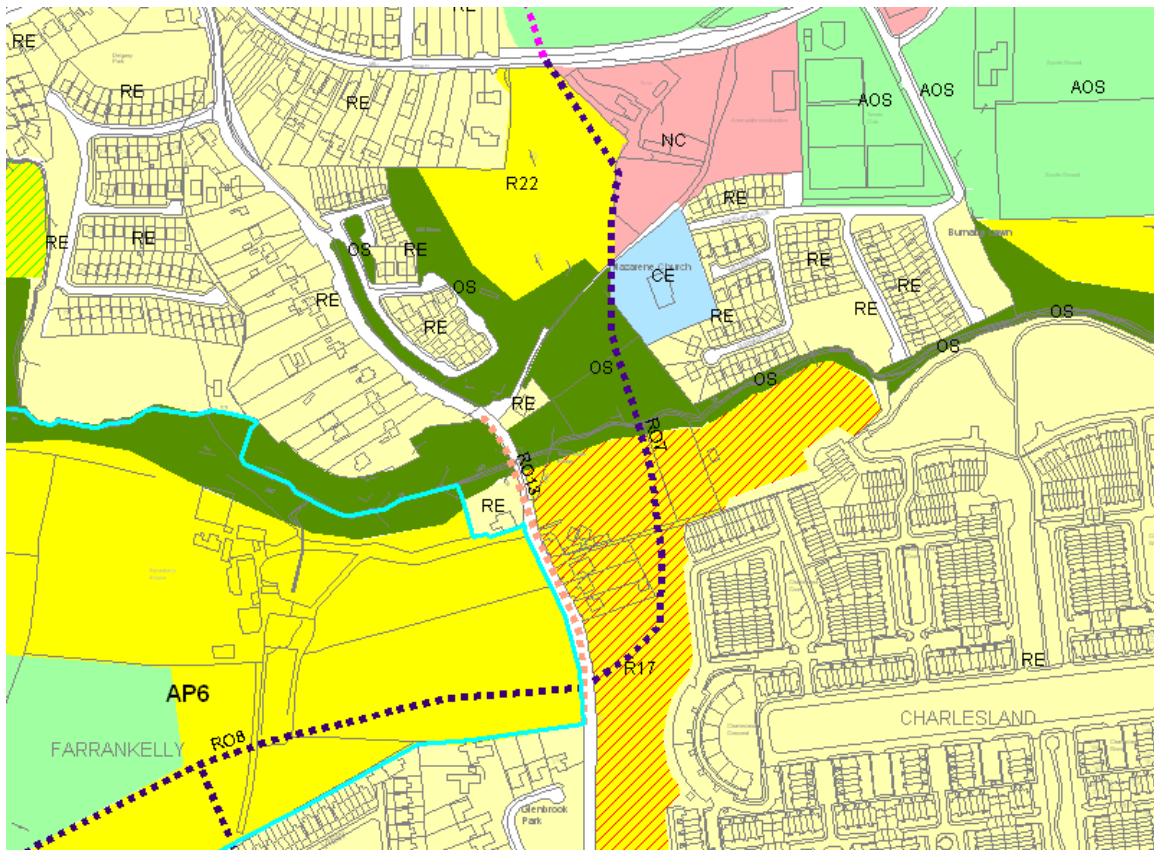
~~RO7: Provide for a local access road to facilitate the development of zoned lands, incorporating the possibility of a future bridge over the Three Trouts Stream to allow for linkage from Mill Road to the R761.~~

To:

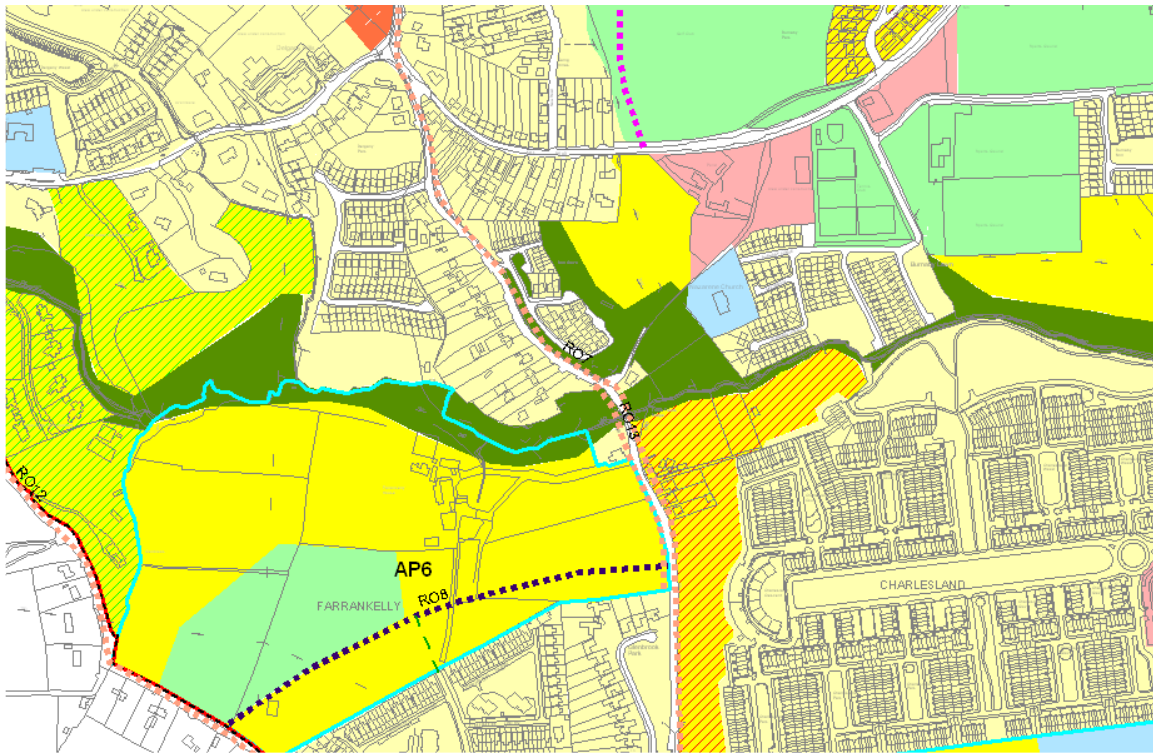
*RO7: Improvement of the R761 from Burnaby Heights to Kilcoole, as appropriate.*

(b) Amend Map A as set out below:

**From:**

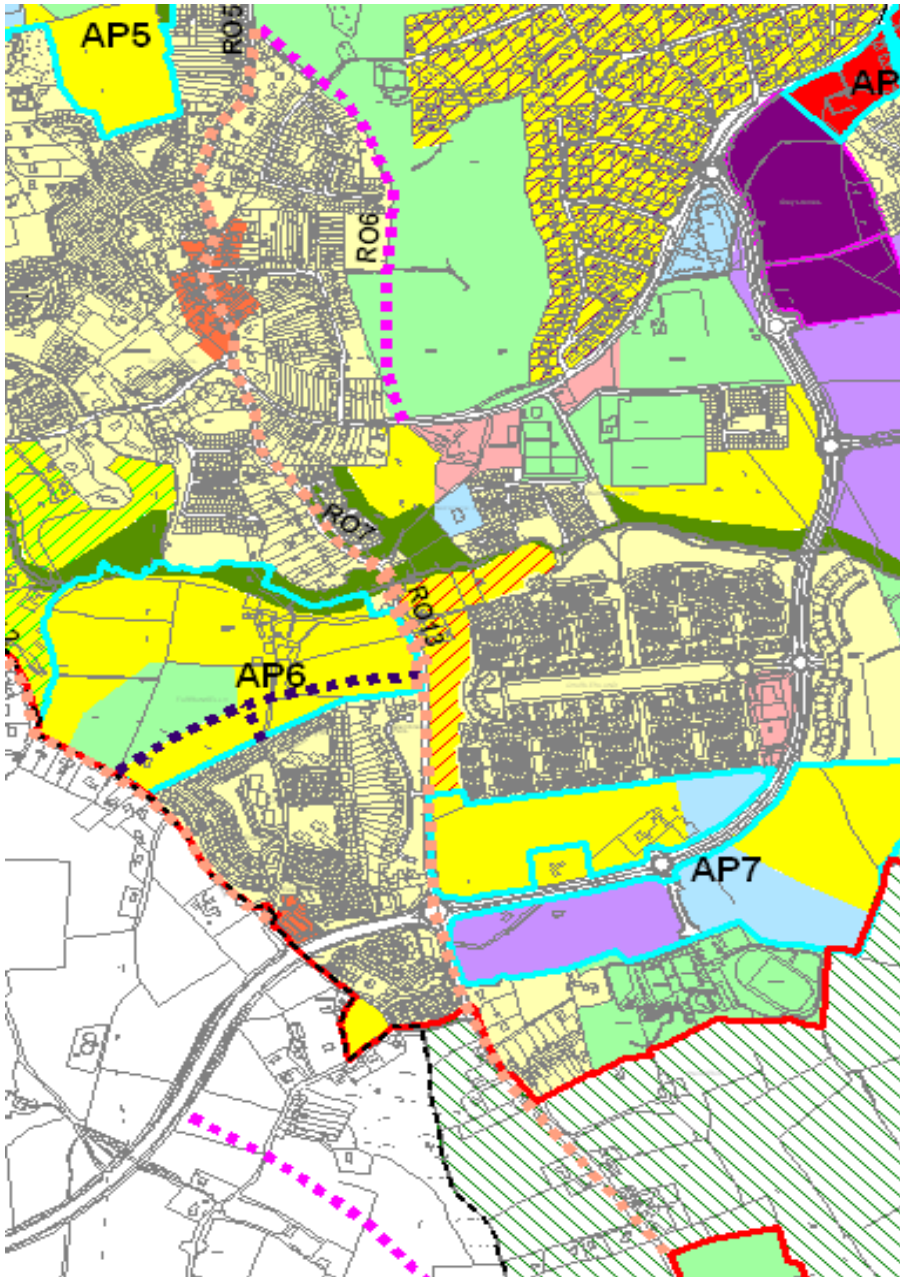


To:



(closer view)





(Wider view)

**AA screening statement:** This proposed amendment seeks to ensure better use of existing infrastructure. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 15

### Section 8: Transport and service infrastructure

#### Sub-section 8.2: Objectives – Roads & Transportation

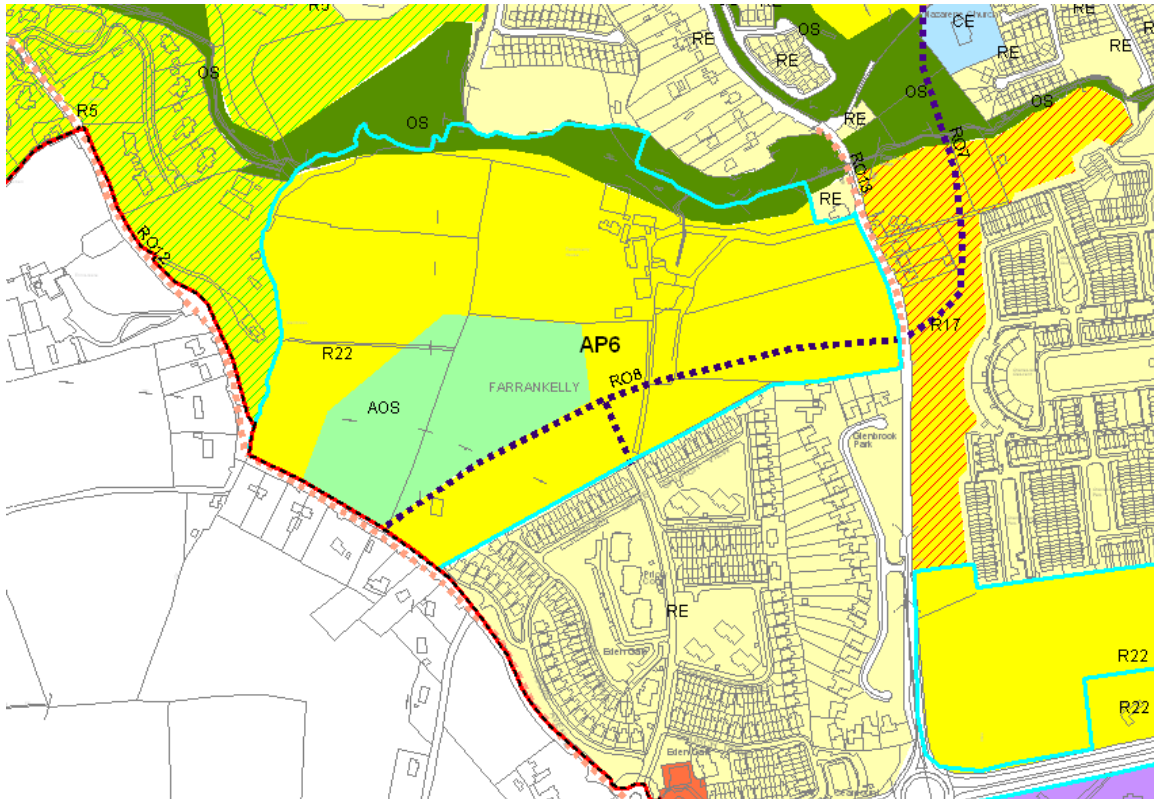
##### Objective R08 (Table 7.1)

(a) Amend RO8 as follows:

**R08** Provide for a local access road to facilitate the development of zoned lands and to provide for the development of a through road from Priory Road to R761 and linkage to Mill Road (R07) ~~and Eden Gate~~".

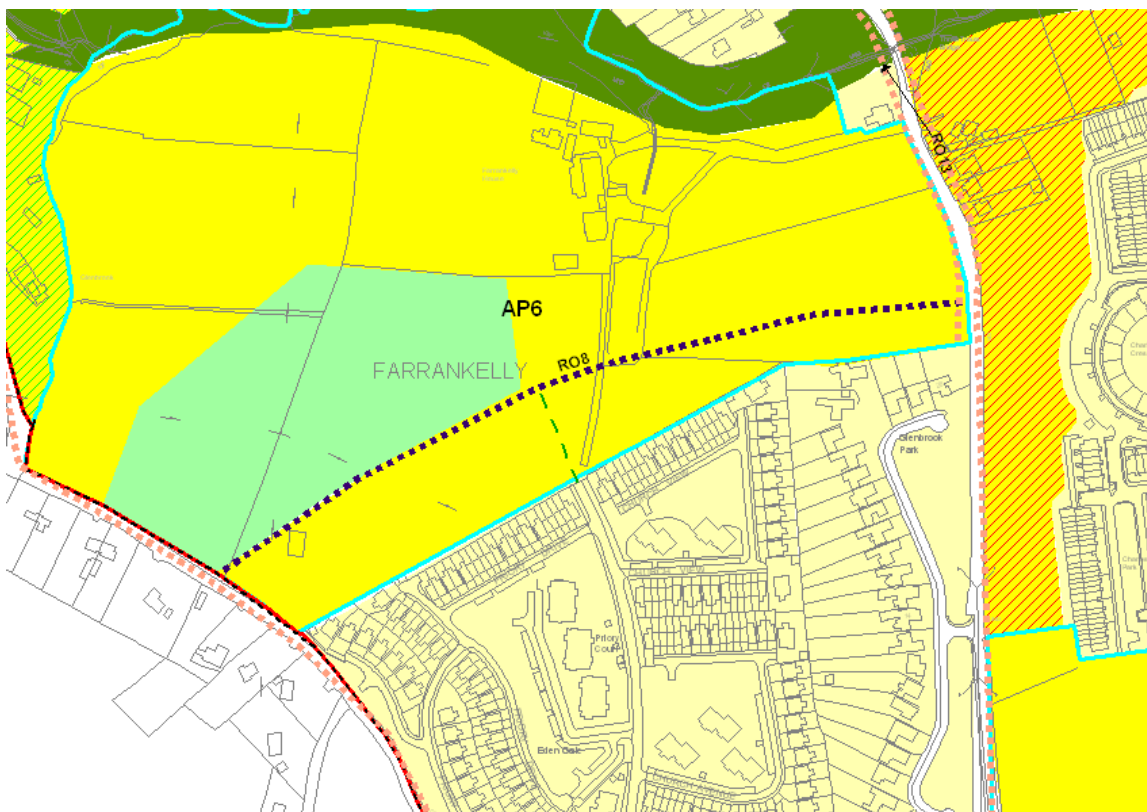
(b) Amend map as follows:

From





To



**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 16

### Section 8: Transport and service infrastructure

#### Sub-section 8.2: Objectives – Roads & Transportation

##### Objective R09 (Table 7.1)

(a) Amend Objective RO9 as follows:

**R09** To provide for the development of a Western Distributor Road to bypass Kilcoole. The southern section of the route shall be developed according to one of the following two options: (i) southern junction of the new road shall be provided at the intersection with Kilcoole Industrial Estate, Creowen and route to extend northwards, or (ii) southern junction of the new road to be provided at the current entrance of Bullford Business Campus and road to extend northwards through the Business Park, including necessary upgrades and widening of the current estate road. As option (ii) poses constraints regarding road alignment and standards of design, option (i) is the preferred option. The development of the road according to option (ii) is subject to the agreement of the planning authority, in conjunction with the Roads Section, pending the preparation of a traffic analysis and design study.

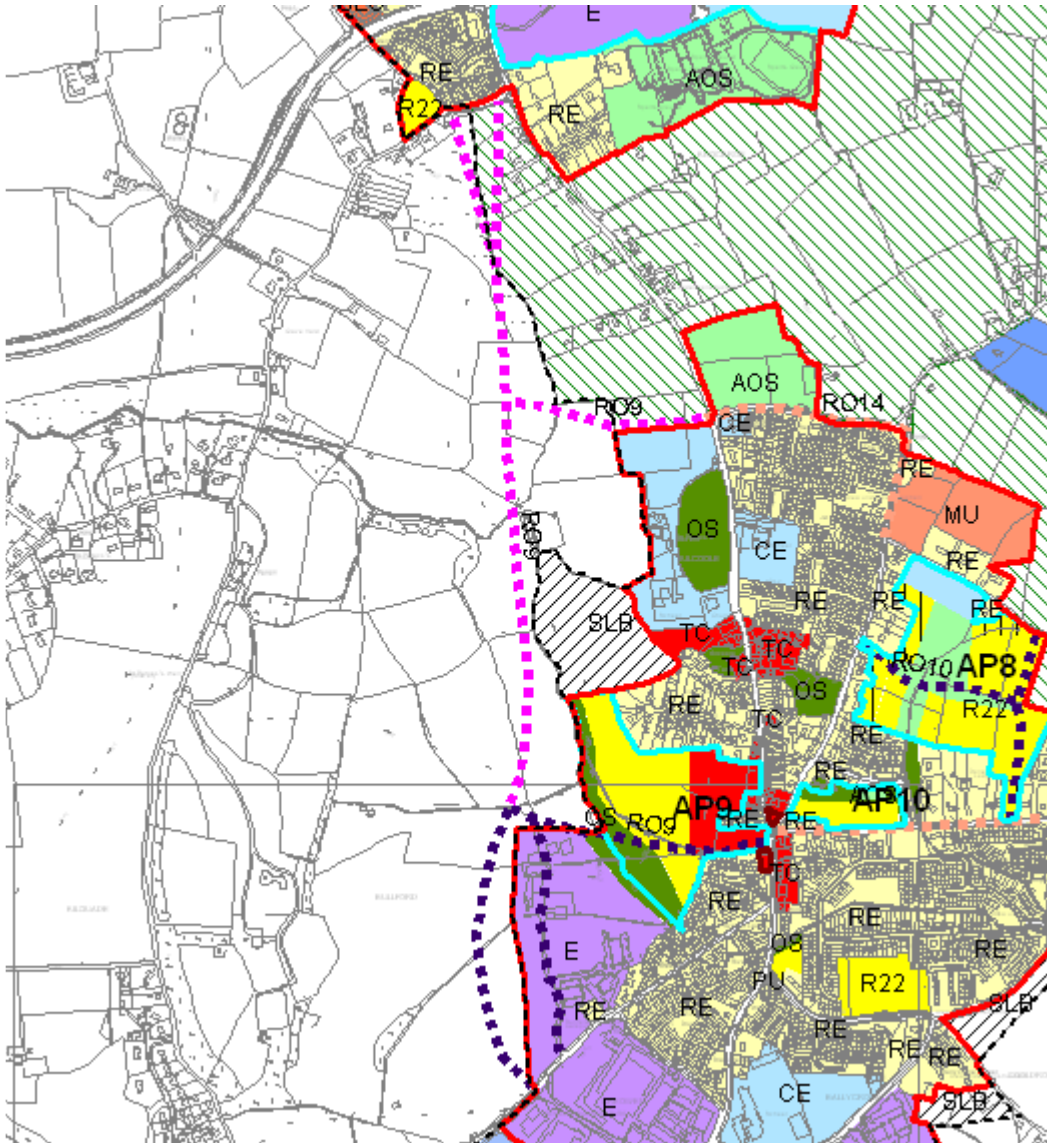
~~The northern section of the route shall be developed, in the long term, according to one of the following two options: (i) linkage to the R761 at Farrankelly, or (ii) linkage to Priory Road to the west of Eden Wood/ Farrankelly Close.~~ The northern section of the route shall be developed in the long term, with linkage to the R774.

*It is a long term objective to develop an additional link between R761 intersection with Lott Lane and the Western Distributor Road.*

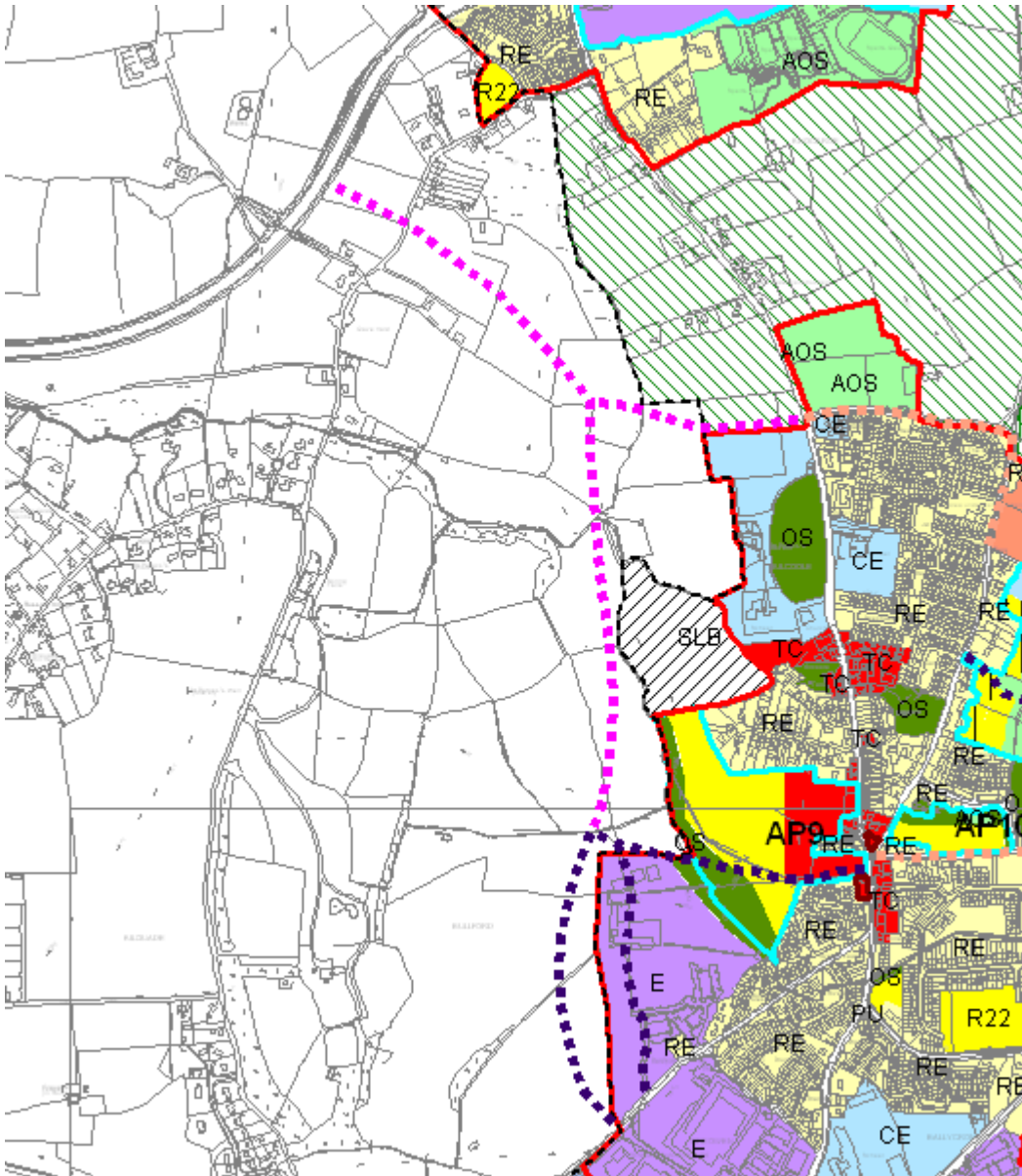
*To provide for the development of a local access road in conjunction with the development of zoned lands at AP9: Bullford Action Plan and to provide for the development of a through link road from Main Street to the Western Distributor Road. This section of the route is necessary for the opening up of zoned lands (AP9 and E lands at Bullford Farm). Only 50% of development on these lands shall be permitted before the southern part of this road is completed.*

(b) Amend Map A as follows:

From:



To:



**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 17

### Section 8: Transport and Service Infrastructure

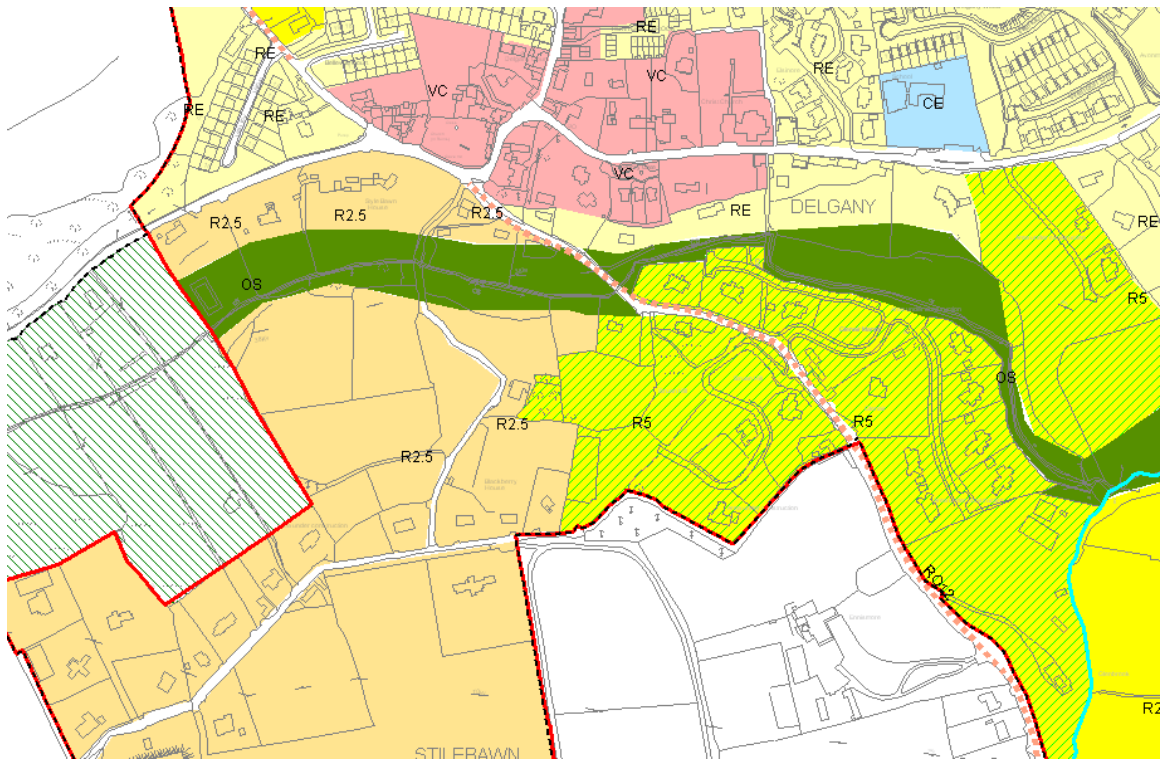
#### Sub-section 8.2: Objectives – Roads & Transportation

(a) Table 7.1: Roads Objectives - include a new road objective in the plan

**RO18** *To provide for improvements to width, alignment, public lighting and pedestrian facilities along Blackberry Lane and provide for improvements to the junction of Blackberry Lane with the R762 at Delgany village.*

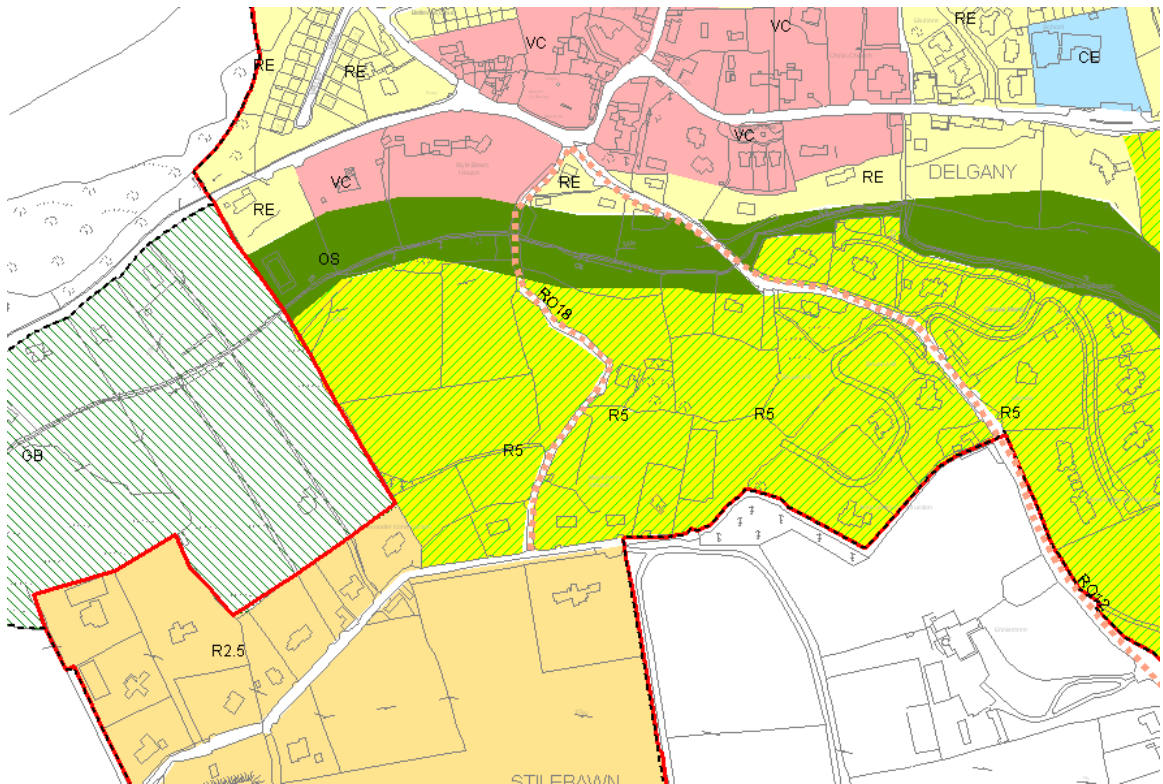
(b) Amend Map A as follows:

**From**





To



**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 18

### Section 8: Transport and service infrastructure

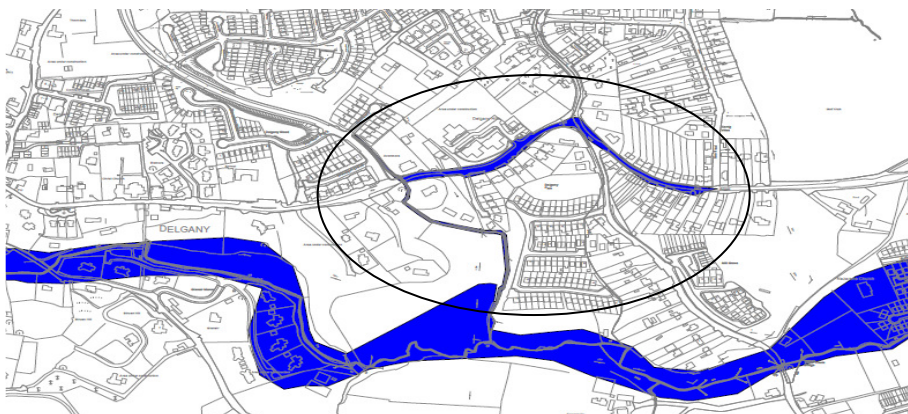
#### Sub-section 8.2: Objectives - Flooding

##### Flood Map C

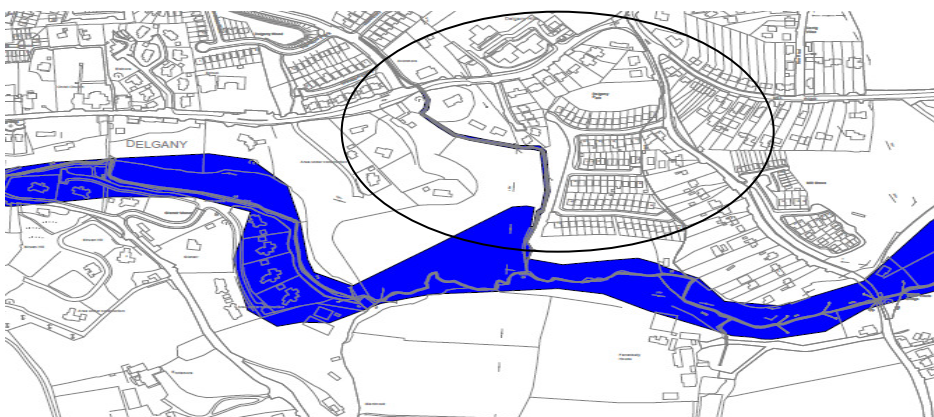
Amend the flood maps as follows

(a) R762 at Delgany Wood

**From:**



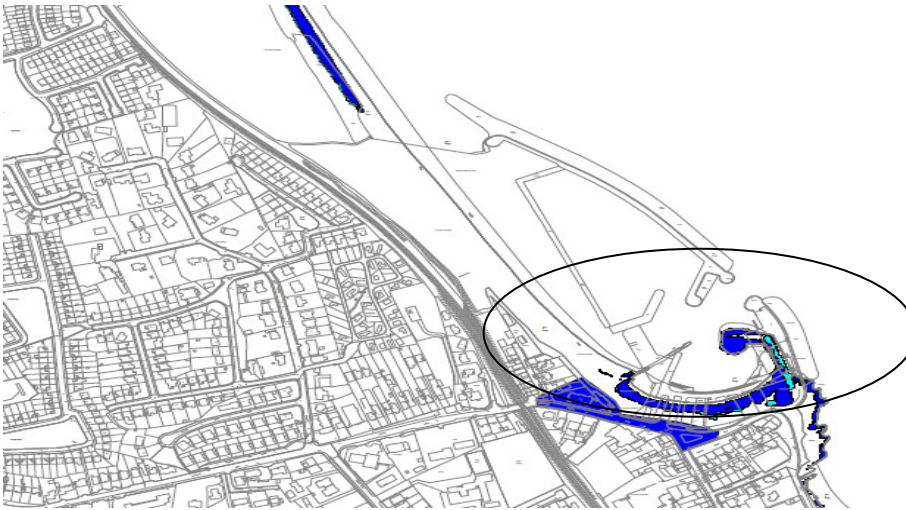
**To:**



**AA screening statement:** This proposed amendment clarifies that this watercourse is not a flood zone, but rather that localised flooding in this area has arisen as a result of blockages in the surface water system. No negative impacts on Natura sites are likely to result from this amendment

(b) Greystones Harbour

**From:**



**To:**

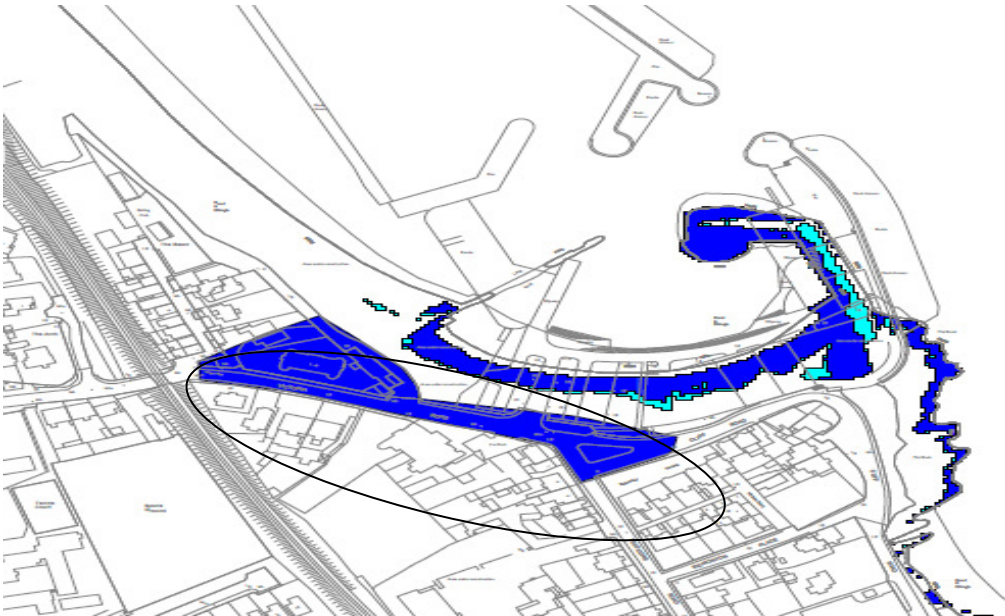


**AA screening statement:** This proposed amendment updates the map to reflect revised flooding information, including the flood zone map contained in Appendix C, Part 10 of the Greystones Harbour Development (2011). No negative impacts on Natura sites are likely to result from this amendment



(c) Victoria Road

**From:**



**To:**



**AA screening statement:** This proposed amendment updates the map to reflect revised flooding information. No negative impacts on Natura sites are likely to result from this amendment

## SECTION 9: Natural and Built Heritage

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### PROPOSED AMENDMENT 19

#### Section 9: Natural and Built Heritage

##### Sub-section 9.2: Objectives

Amend Objective HER 12 as follows:

- HER12** To preserve the character of Architectural Conservation Area's (ACAs), in accordance with Appendix B. The following objectives shall apply to ACAs:
- Development will be controlled in order to protect, safeguard and enhance the special character and environmental quality of ACAs.
  - The buildings, spaces, archaeological sites, trees, views and other aspects of the environment that form an essential part of the character of an ACA will be protected.
  - **Proposals involving the demolition of buildings and other structures that contribute to the special interest of ACAs will not be permitted**
  - The design of any development in an ACA, including any changes of use of an existing building, shall preserve and/or enhance the character and appearance of the ACA as a whole.
  - Schemes for the conservation and enhancement of the character and appearance of an ACA will be promoted.
  - The character and appearance of the urban public domain within an ACA shall be protected and enhanced. The Council will seek to work in partnership with local community and business groups to implement environmental improvements within ACAs.
  - Within the Church Road ACA, alterations to the front boundaries to accommodate off-street car parking, will not normally be permitted.
  - Historic items of street furniture and paving within ACAs shall be retained, restored and repaired.
  - All electricity, telephone and television cables within ACAs shall be placed underground where possible.
  - The placing of satellite dishes, television aerials, solar panels, telecommunications antennae and alarm boxes on front elevations or above the ridge lines of buildings or structures will generally be discouraged within Architectural Conservation Areas, except where the character of the ACA is not compromised.

It should be noted that the designation of an Architectural Conservation Area does not prejudice innovative and contemporary design. The principle of a contemporary and minimalist design style will be encouraged within ACAs, provided it does not detract from the character of the area. It is considered that new buildings should be of their own time in appearance and should not replicate the style and detailing of heritage buildings. The replication of historic architectural styles is considered to be counter productive to heritage conservation in principle as it blurs the distinction between what is historic and what is contemporary and can lead to the emergence of poorly considered and inauthentic buildings.

**AA screening statement:** This amendment seeks to protect built heritage assets. No negative impacts on Natura sites are likely to result from this amendment

## SECTION 10: Action Plans

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### PROPOSED AMENDMENT 20

#### Section 10: Action Plans

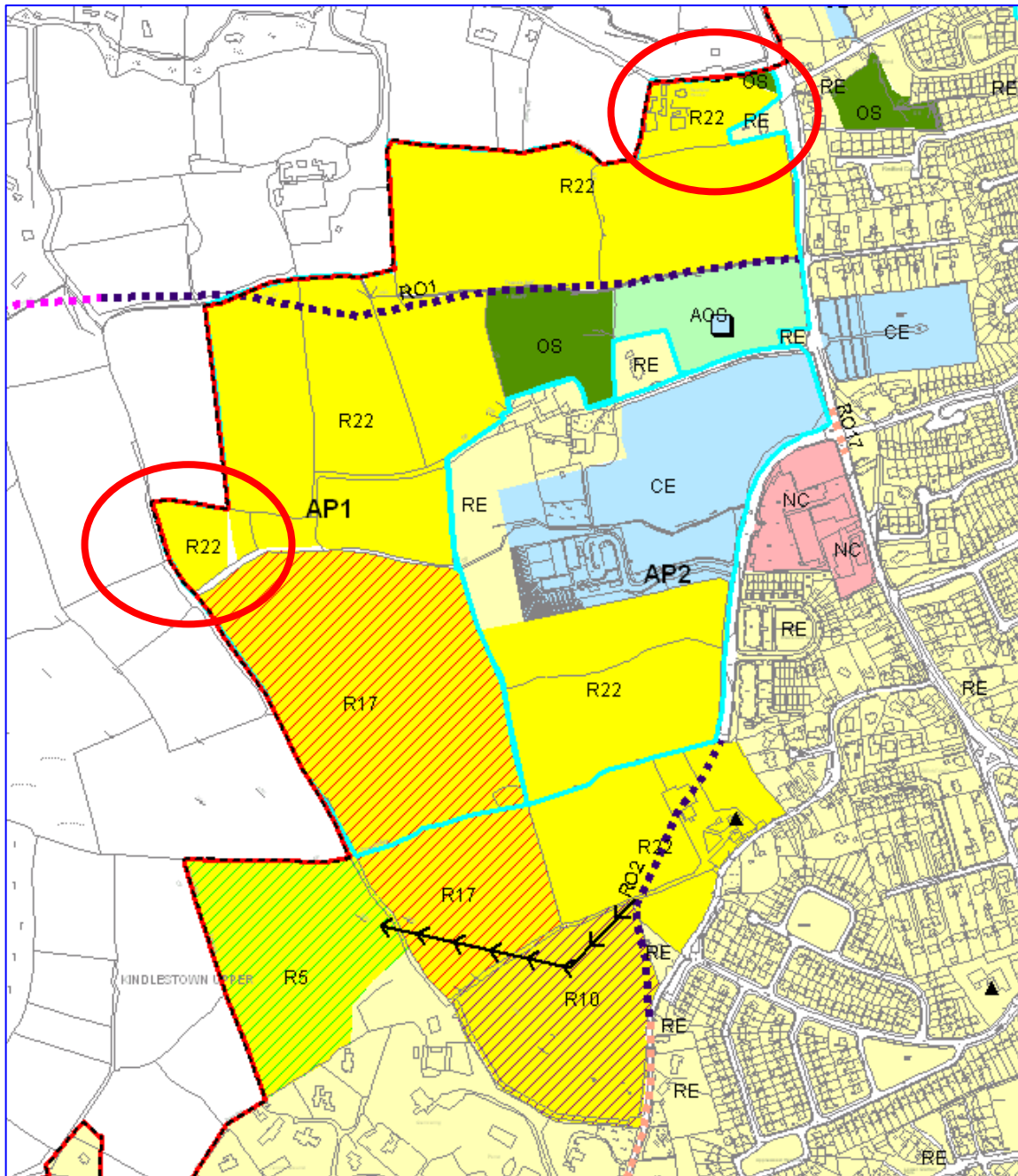
##### Sub-section 10.2: Coolagad Action Plan

(a) Amend text as follows:

This Action Area is located at Templecarrig Lower, Coolagad and Kindlestown Upper, on a site approximately 36ha in size. This area shall be developed for a mix of uses including residential, community and open space, in accordance with the following:

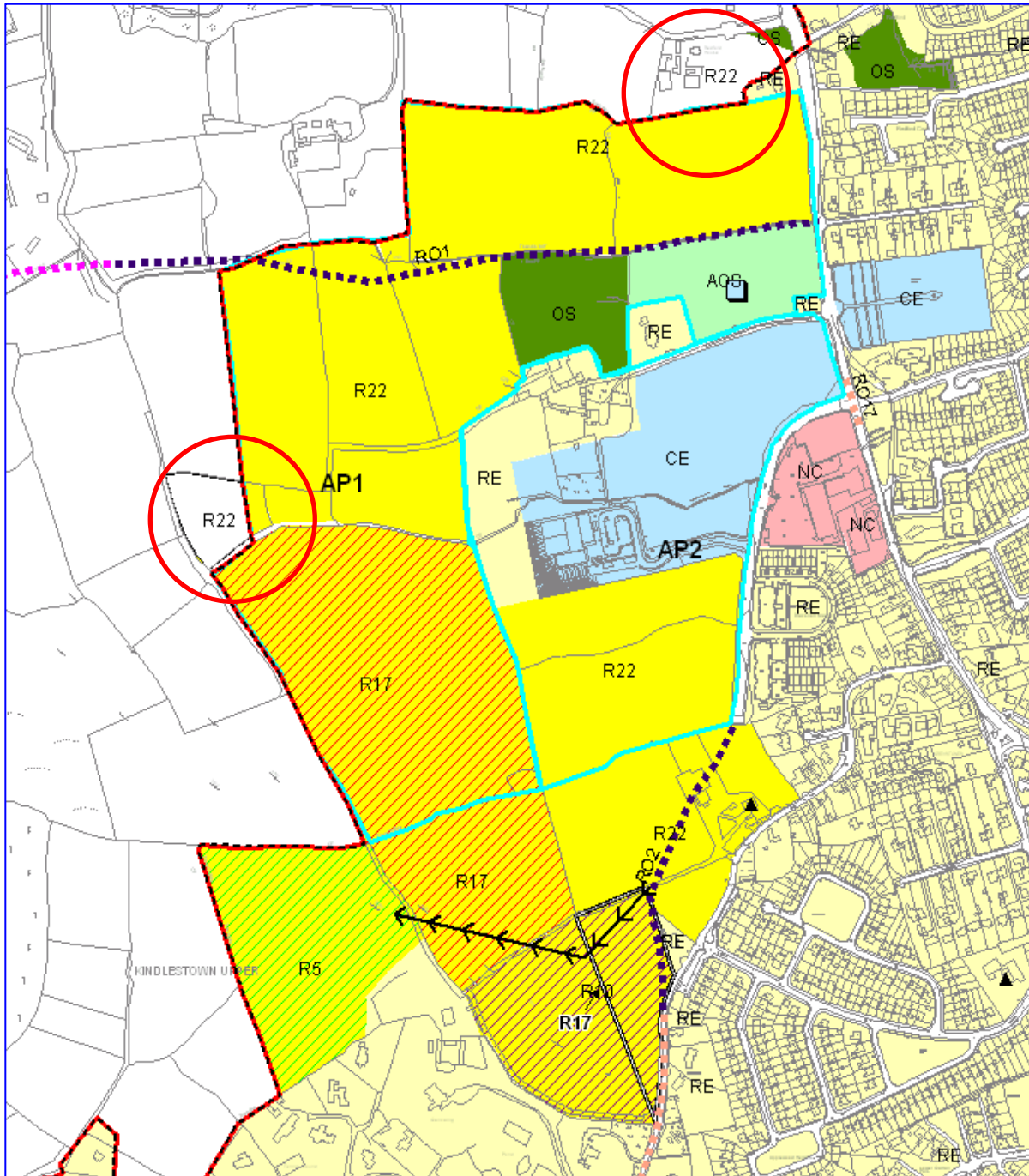
- ~~e. 31ha~~ **c. 29ha** for the development of residential units.
- A minimum of 4ha of land shall be provided for active open space including public park, MUGA and playground, in accordance with the requirements of the Community and Enterprise Section of the Council.
- A community centre and/or other community facility/facilities shall be provided to serve the communities of this area. In determining requirements for community facilities, a community services audit shall be carried out and consultation shall be undertaken with the Community and Enterprise Section of the Council.
- A new road shall be provided for local access to zoned lands and shall be designed to facilitate the achievement of the long term objective to provide a northern access route from Greystones to the N11, in accordance with roads objective RO1, 'Section 7: Transport and Service Infrastructure' of this plan.
- Greenroutes shall be provided throughout the area to link residential areas with community infrastructure, schools, adjoining housing lands and the Blacklion neighbourhood centre.
- The residential amenity of existing and future adjoining properties shall be protected.
- Protection of natural and built heritage, including rivers and trees.
- In designing the development of this area attention shall be paid to reducing the visual impact of the development on views towards Kindlestown Hill, from the R761. In particular, development on lands to the west of the Blacklion Action Plan shall be of a design and layout that is appropriate to the typography of the site and the necessity to ensure there is a visual transition between these developed lands and the unzoned agricultural lands / Kindlestown Hill to the rear of the site.
- Regard shall be paid to ensuring appropriate links and transition of scale, design and layout of housing, with lands adjoining the boundary of the Action Plan, including lands within AP2: Blacklion Action Plan and lands zoned for housing to the south at Kindlestown Upper.
- Phasing shall be as follows:
  - Phase 1: 200 units and completion of road
  - Phase 2: 150 units and provision of open space (AOS and OS)
  - Phase 3: 150 units and community centre/facility
  - Phase 4: remainder of units.

From:



To:





**AA screening statement:** The Plan has adequate safeguards in place to control residential development. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 21

### Section 10: Action Plans

#### Sub-section 10.4: AP3: Greystones Harbour and North Beach Action Plan

Amend as follows:

##### *Zone 2 – Public Park*

*Creation of an attractive linear coastal public park to include:*

- *Provision of new landscaped public park for passive recreation and some appropriate sporting uses, incorporating Wicklow Coastal Walk and access to any future Heritage Park at the site of medieval Rathdown*
- *Appropriate planting (using native plants suited to the local environment and using seed of local provenance where possible), walkways, signage and seating to form a pleasant and successful outdoor public open space*
- *Capping and landscaping of the old landfill dump, with appropriate planting (using native plants suited to the local environment and using seed of local provenance where possible), to form an integral part of the park*
- *Creation of a sandy cove at the north end of the proposed development with good beach access from adjacent public car parking*
- *Provision of road access and public car parking with suitably located toilet and washroom facilities*
- *Provision of coastal protection in the area of the old landfill, together with beach nourishment and management from the harbour/marina to at least 250m past the Gap Bridge. ~~Cliffs to be re-graded and high level and low level walks with occasional access to the beach provided with appropriate planting on the slopes and sides of the walkways.~~*

**AA screening statement:** This amendment seeks to strengthen the protection of Natura sites by eliminating the potential risk posed by the planting of alien / invasive species as part of landscaping works. The amendment in relation to coastal protection works, limits the scope of these to beach nourishment and management in a confined area. This amendment has been informed by the recommendations contained in the EIS for the Greystones Harbour Development (2011) whereby the impacts of the proposals on Natura sites were examined in detail. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 22

### Section 10: Action Plans

#### Sub-section 10.7: Farrankelly Action Plan

(a) Amend text as follows:

##### **10.7 AP6: FARRANKELLY ACTION PLAN**

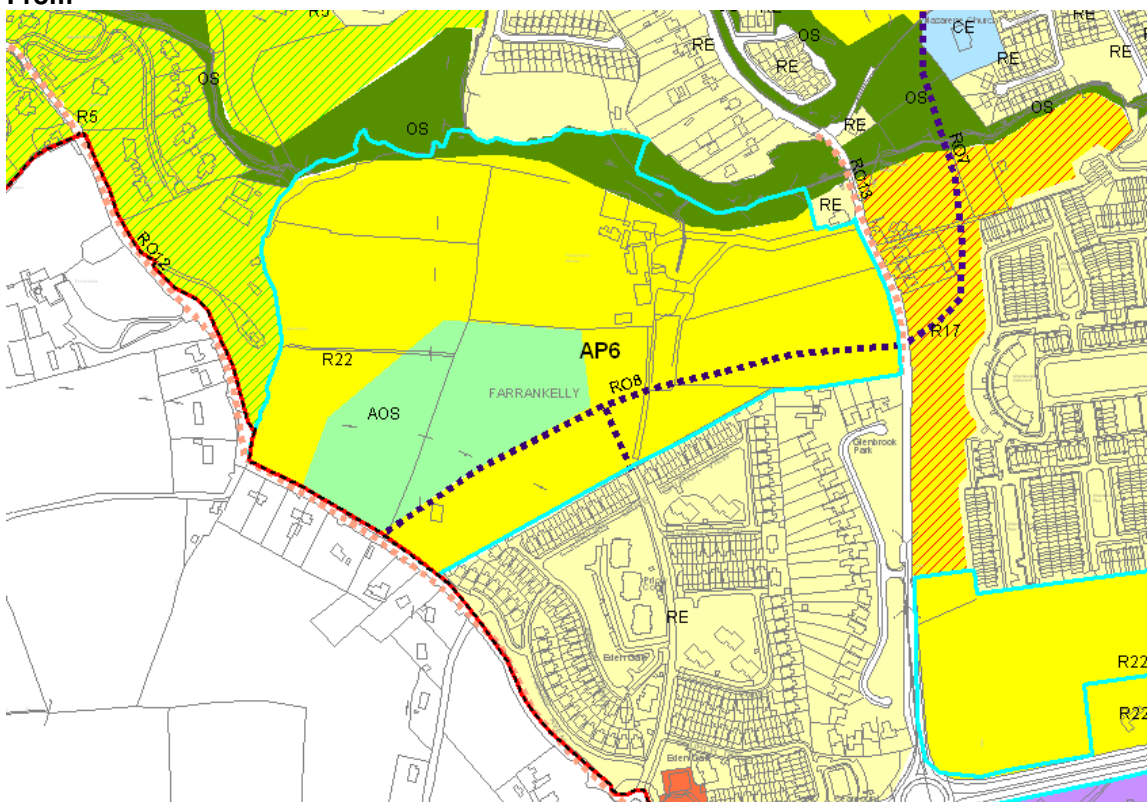
*This action plan is located at Farrankelly, on a site approximately 24ha in size. This are shall be developed for a mix of uses including residential and active open space, in accordance with the following:*

- *Approximately 17ha to be developed for residential use.*
- *Approximately 4.5ha of land shall be provided for active open space.*
- *Lands identified at risk of flooding (under the FRA) shall be reserved as open space.*

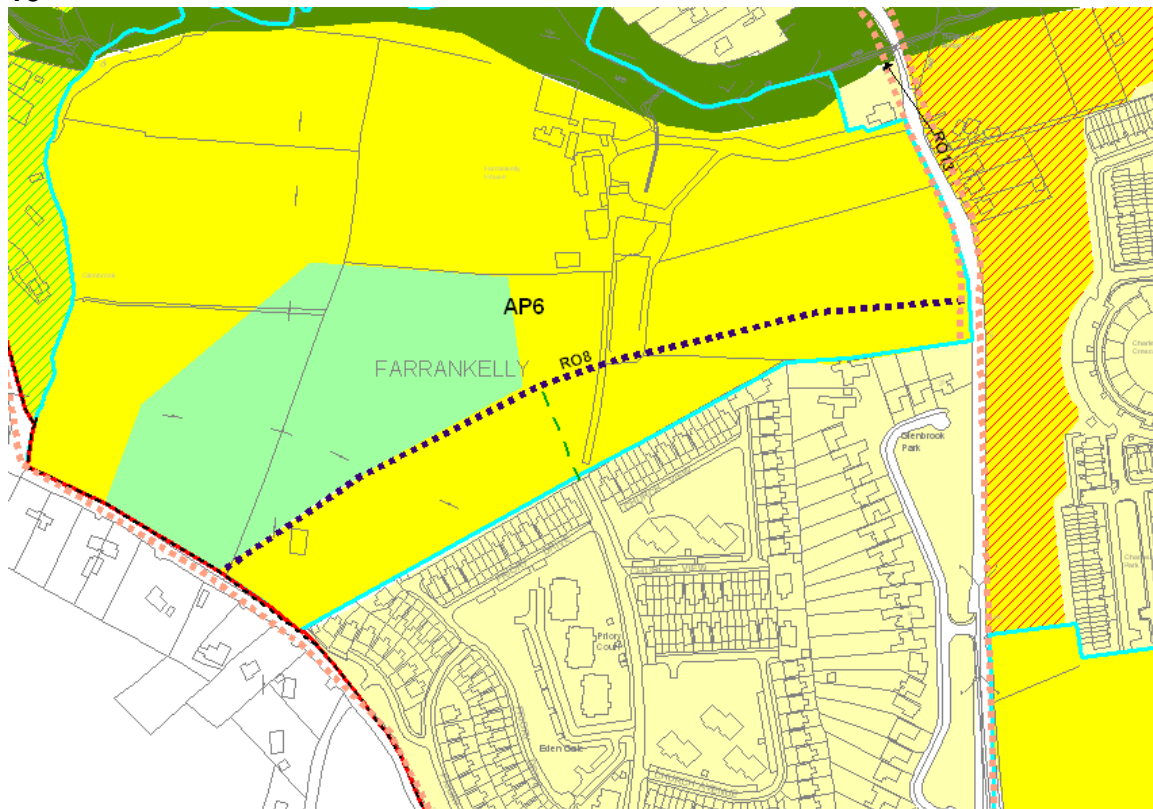
- Roads shall be provided in accordance with RO8, Section 7 of this plan.
- *Provide for the development of a 'greenroute' for the provision of pedestrian and cycling facilities linking the RO8 road objective to Eden Gate. This route shall be a minimum width of 10m, in order to facilitate the development of a possible traffic route, should the need arise in the future.*
- The residential amenity of existing adjoining properties shall be protected.
- Protection of natural and built heritage, including rivers and trees.
- *No more than 50% of houses shall be delivered prior to the provision of the active open space.*

(b) Amend map as follows:

From



To



**AA screening statement:** This amendment seeks to promote cycling and pedestrian networks on to link residentially zoned land and to ensure adequate delivery of open space requirements. No negative impacts on Natura sites are likely to result from this amendment

## SECTION 11: Zoning

### PROPOSED AMENDMENT 23

#### Section 11: Zoning

##### (a) Below Table 11.1 Zoning Matrix (paragraph 3)

Amend the plan as follows:

Uses generally appropriate for **centres** include retail, retail services, health, restaurants, public house, public buildings, hotels, guest houses, nursing/care homes, parking, residential development, commercial, office, ~~some~~ tourism and recreational uses **including sports uses**, community, including provision for religious use, utility installations and ancillary developments for town centre uses in accordance with the CDP.

**AA screening statement:** This amendment involves minor revisions to appropriate uses in the zoning matrix. No negative impacts on Natura sites are likely to result from this amendment



**(b) Below Table 11.1 Zoning Matrix (paragraph 5)**

Amend the plan as follows:

*Uses generally appropriate for **community and educational** zoned land include community, educational and institutional uses include burial grounds, places of worship, schools, training facilities, community hall, sports and recreational facilities, **residential institutions**, utility installations and ancillary developments for community, educational and institutional uses in accordance with the CDP.*

**AA screening statement:** This amendment involves minor revisions to appropriate uses in the zoning matrix. No negative impacts on Natura sites are likely to result from this amendment

**Appendix B: LAP Heritage Features**

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**PROPOSED AMENDMENT 25**

**Appendix B: LAP Heritage Features**

**Section 3: Architectural Conservation Areas**

**(a) Sub-section 3.6: Greystones Harbour Area ACA (proposed)**

Amend as follows:

**Character**

The ACA is characterised by its seaside location and a predominance of well preserved 19<sup>th</sup> century buildings which includes houses, public buildings and a small number of commercial premises. There are fine semi-detached Victorian houses and terraces at Bayswater Terrace, Simonton Place and Marine Terrace. The former Coastguard station, now a Garda Station, is a significant public building occupying a terrace of eight houses, part two-storey and part three-storeys. The La Touche Hotel, although no longer in use, remains a significant local landmark and a reminder of the area's late Victorian / Early Edwardian seaside resort popularity. The **original** building occupies a prominent elevated position and an extensive associated site **and contributes significantly to the special interest of the area**. There are two churches; the Greystones Presbyterian Church on Trafalgar Road and the Church of the Holy Rosary on La Touche Road, the latter occupying a large site which includes a car park to the rear. The two schools; St. Bridget's National School and St. David's Secondary school are both modern buildings with flat roofs. Evidence of Greystones' earlier pre Victorian origins as a small fishing settlement can be found in the single storey vernacular style buildings along the west side of Trafalgar road, while Bethel terrace contains a fine example of Georgian architecture.

Proximity to the coast and the views of the sea to the east and north are key characteristics of this area. There is an extensive and accessible coastal open space along the length of Marine Road and Cliff Road. This area is of high amenity value and is an integral backdrop to the harbour area ACA. Other important open spaces include the hard landscaped triangular area with ship's anchor in front of Bayswater Terrace which contributes greatly to the local seaside character, and the car park on Trafalgar road which is pleasantly screened by trees and vegetation. Many of the houses have small front gardens, with planting and boundary hedging that softens the overall visual appearance of the built environment.

The area is characterised by:

- Predominance of two storey semi detached and terraced house with rendered finishes, moulded quoins and slate roofs.
- The building facades are characterised vertically orientated sash windows, timber panelled doorways and fanlights, many chimneys are rendered with corbelled caps and clay pots.
- Houses generally set back from street and surrounded by low roughcast rendered walls and square rendered gate pillars, with small front gardens.
- Pebble encrusted coping where used on boundary walls adds a local distinctiveness and seaside character.
- There are some well preserved traditional style shopfronts
- The views of the sea and coast with an extensive green open space running along Marine Road and Cliff road and associated hard landscaping, paths and benches
- **The Victorian seaside resort character as represented by the original building of the La Touche Hotel**

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

### **(b) Sub-section 3.8: Architectural Conservation Areas and Development**

Amend as follows:

#### **3.8 ARCHITECTURAL CONSERVATION AREAS AND DEVELOPMENT**

When submitting a planning application for works to a non-protected structure located in an Architectural Conservation Area, additional information may be requested by the Planning Authority, depending on the extent and likely impacts of the development proposed.

In principle, applications for development which are not consistent with the character, policies and objectives for Architectural Conservation Areas will not be granted planning permission.

In consideration of applications for new buildings, alterations and extensions affecting Architectural Conservation Areas, the following principles apply:

- Proposals will only be considered where they positively enhance the character of the Conservation Area.
- **Proposals to demolish buildings and other features which contribute to the special interest of the ACA will not be permitted**
- New buildings should, where appropriate retain the existing street building line.
- The mass of the new buildings should be in scale and harmony with the adjoining buildings and the area as a whole, and the proportions of its parts relate to each other and to the adjoining buildings
- The Council shall actively encourage the reinstatement of historically accurate architectural detailing on buildings of heritage interest in accordance with good conservation practice.
- The introduction of roof-lights to buildings of heritage or historical value should in principle be limited to the rear of the building.
- A high standard of shop front design relating sympathetically to the character of the building and the surrounding area will be required.
- The materials used should be appropriate to the character of the area. Proposals to repair rather than replace original features will be encouraged, and where replacement does occur similar materials and compatible design will be required.

- Planning applications in Architectural Conservation Areas should be in the form of detailed proposals, incorporating drawings of full elevation treatment, colours and materials to be used.

**AA screening statement:** No negative impacts on Natura sites are likely to result from this amendment

## MAP CHANGES

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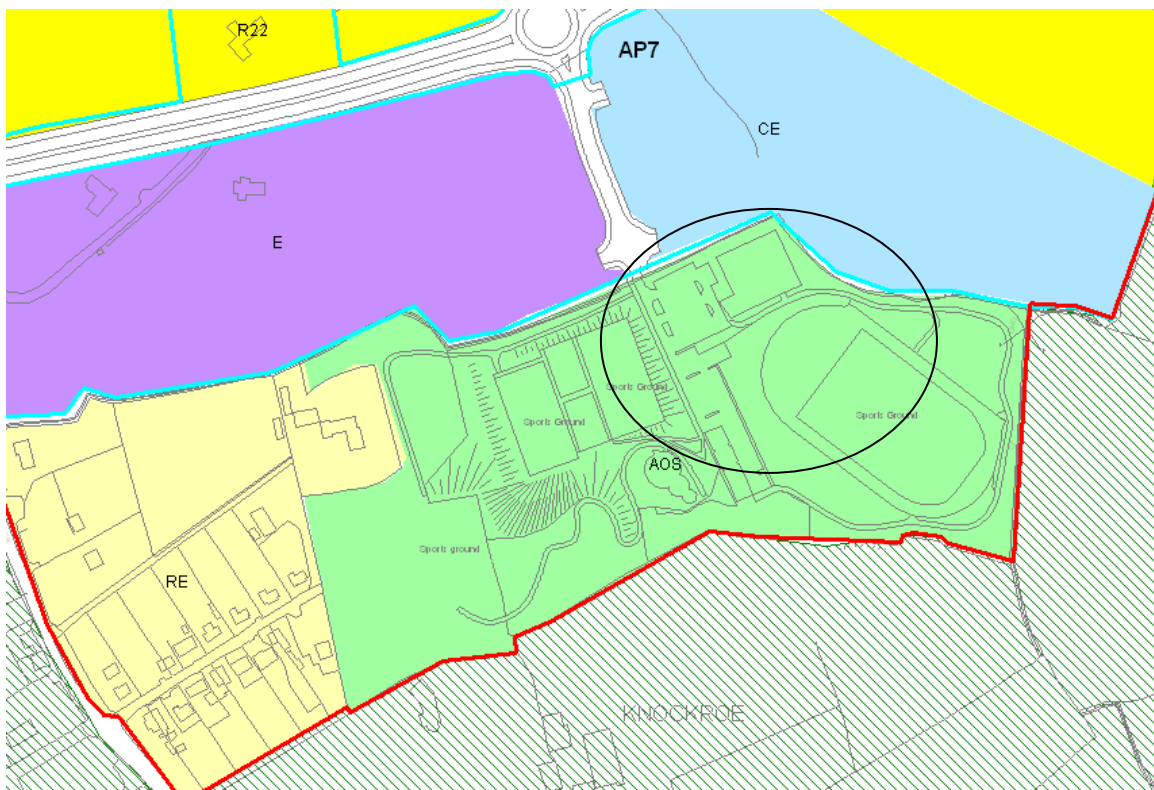
### PROPOSED AMENDMENT 27

#### Map A: Land Use Zoning Objectives

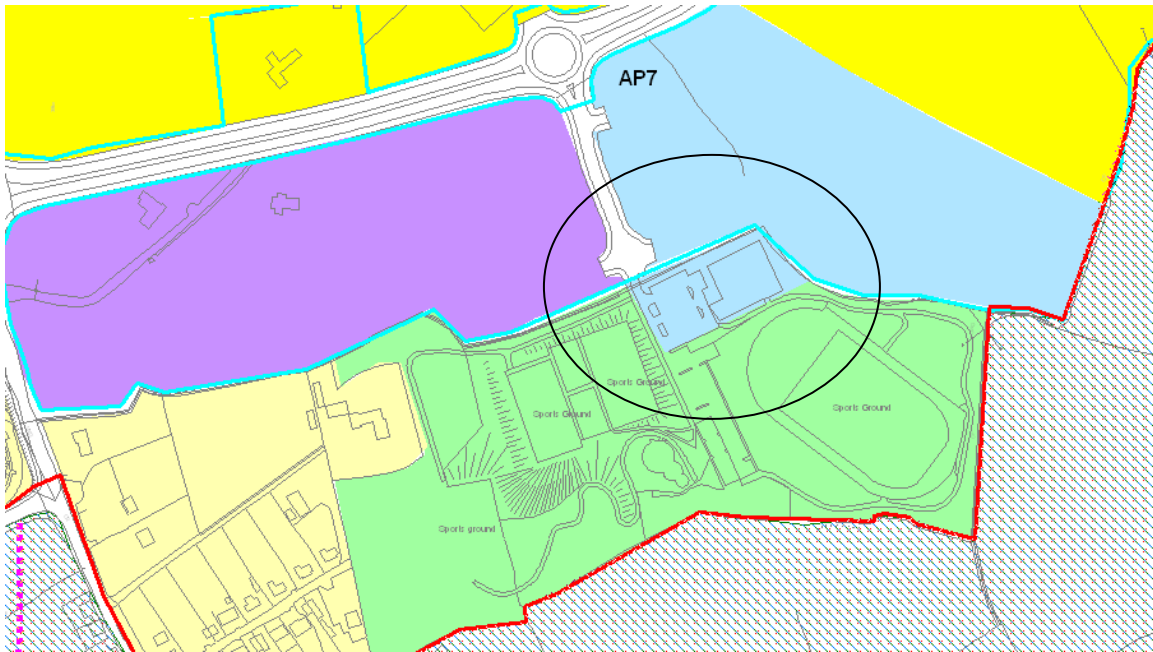
Amend Map A as follows:

Change c. 0.6ha at Charlesland from AOS to CE

**From**



To



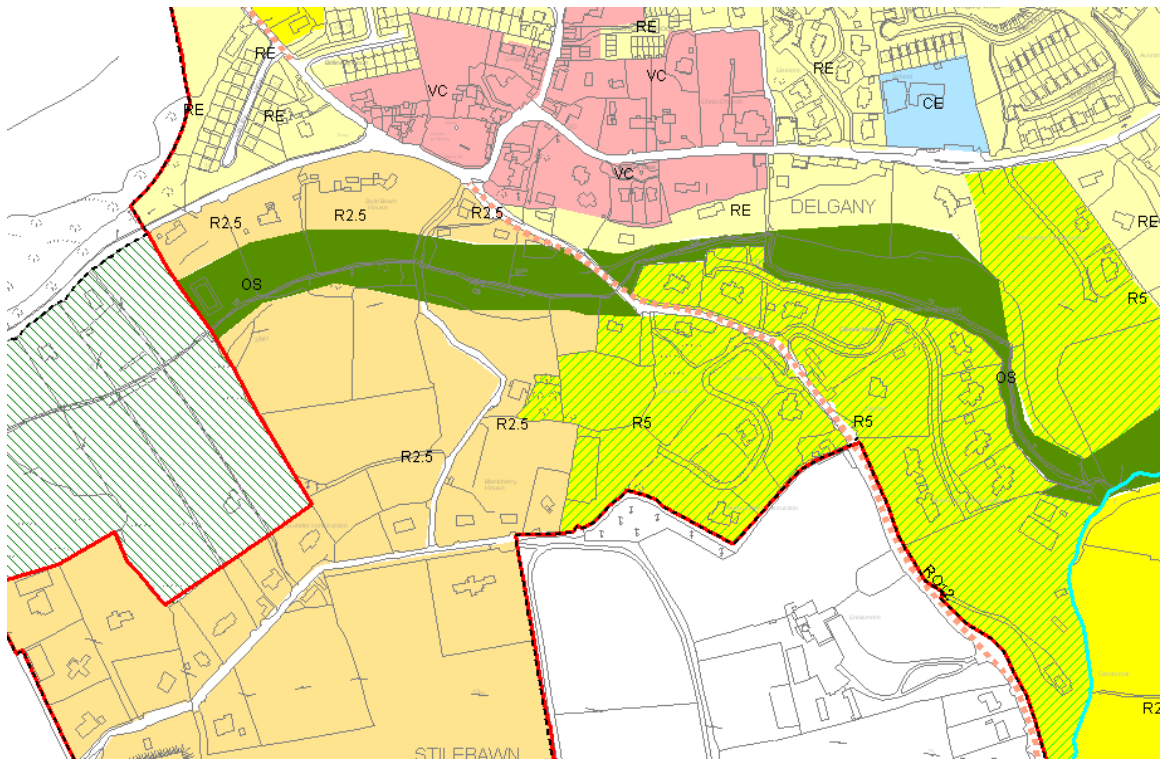
**AA screening statement:** This amendment seeks to alter the existing Active Open Space zoning to Community use. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 28

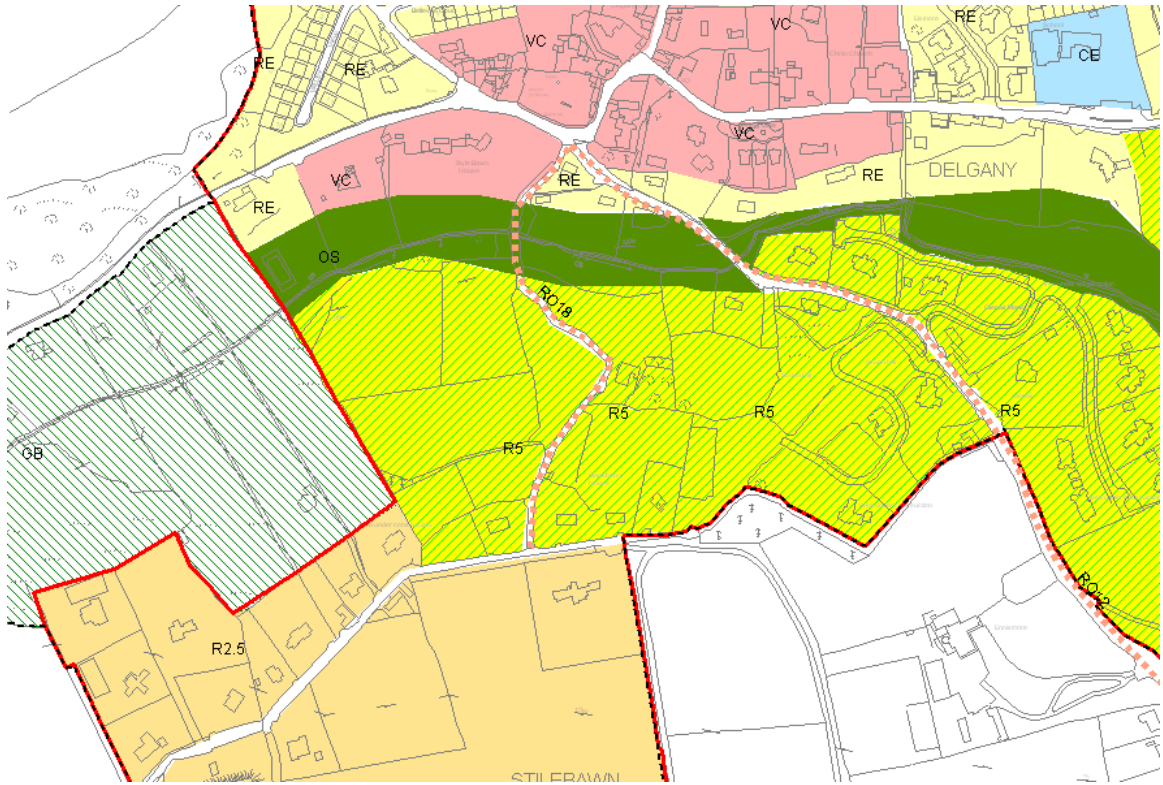
### Map A: Land Use Zoning Objectives

- (a) Amend the RE zoning to the north of the Three Trout's Stream and zone these lands VC Village Centre as set out below.
- (b) Increase density on the remainder to 5/ha
- (c) Rezone existing residential properties to east and west of new VC zoning from R2.5 to RE: Existing Residential (i.e. 'Glenowen', Glen Road and properties at Priory Road/Blackberry Lane intersection)

From



To



**AA screening statement:** The Plan has adequate safeguards in place to control development and mitigate against negative impacts. No negative impacts on Natura sites are likely to result from this amendment

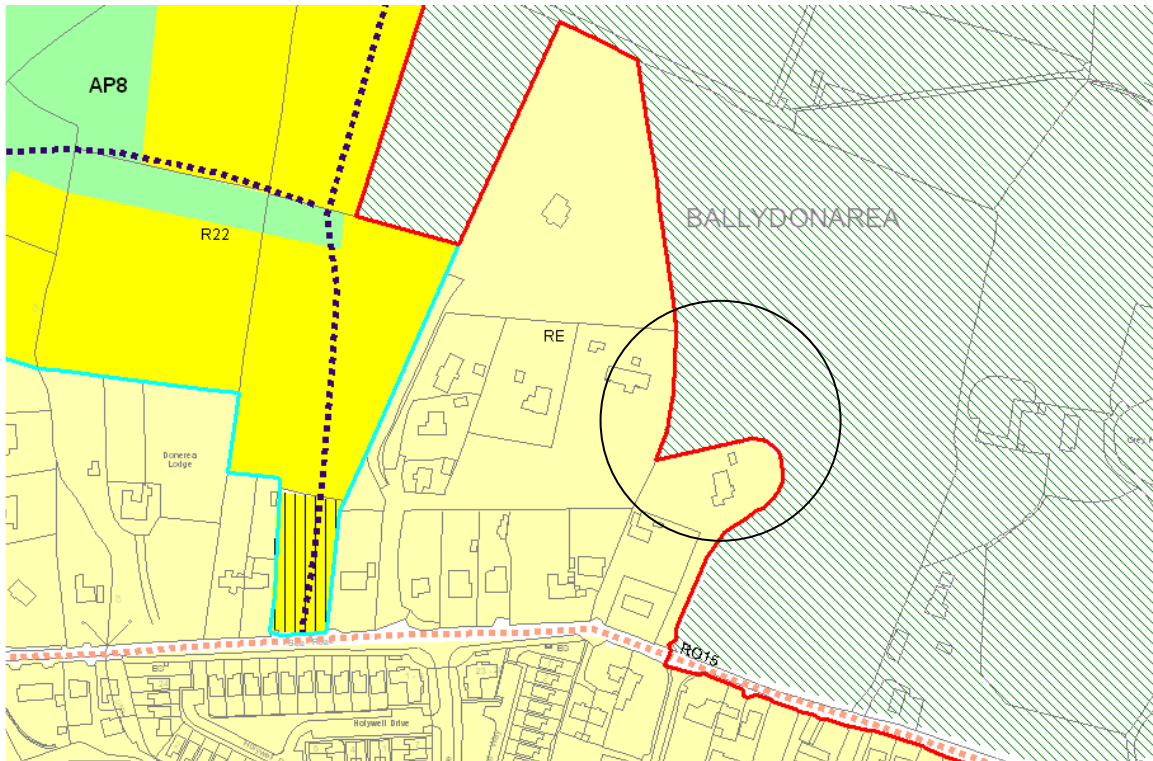


## PROPOSED AMENDMENT 29

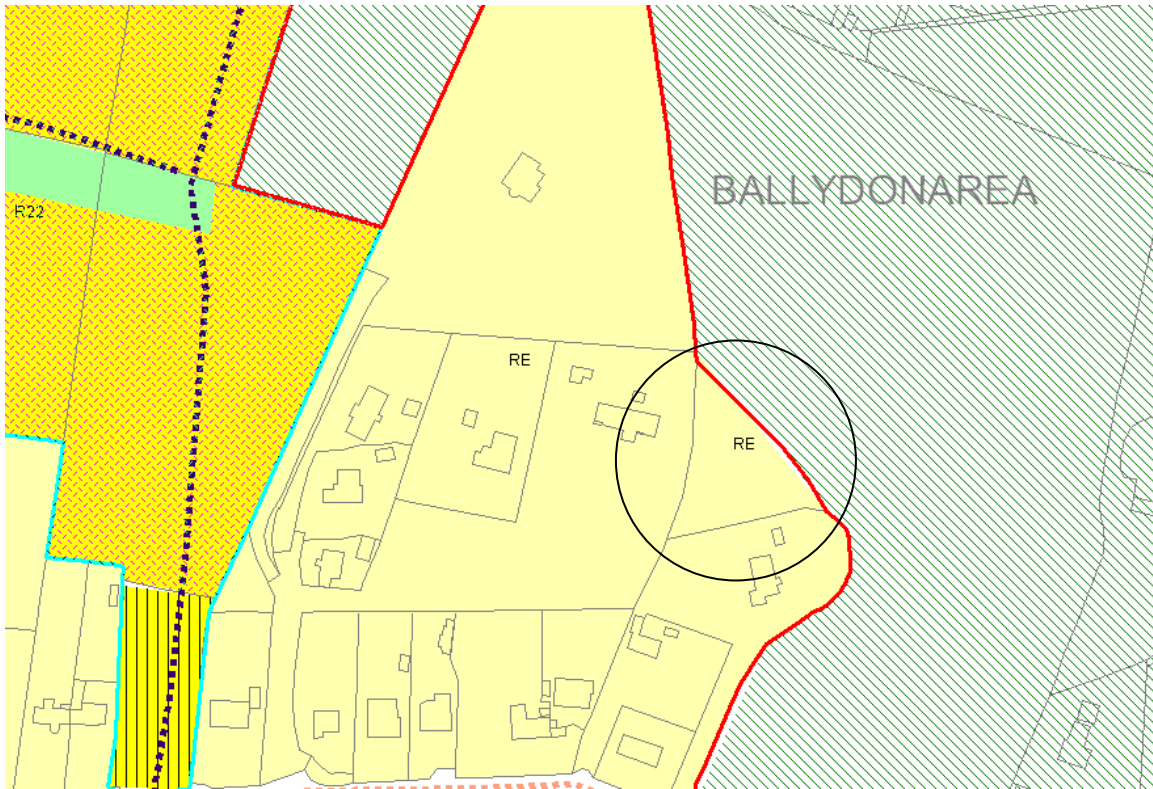
### Map A: Land Use Zoning Objectives

Amend as follows:

**From:**



To:



**AA screening statement:** This amendment involves a revised zoning. Plan has adequate safeguards in place to control development and mitigate against negative impacts. No negative impacts on Natura sites are likely to result from this amendment

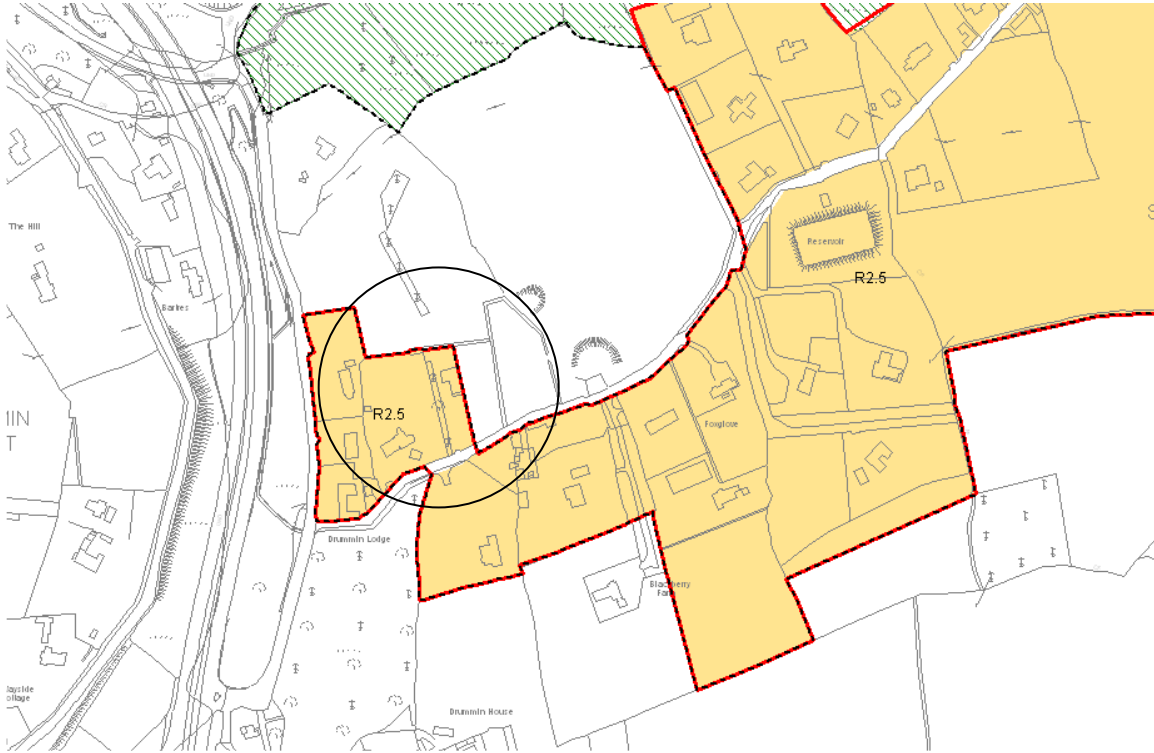


## PROPOSED AMENDMENT 30

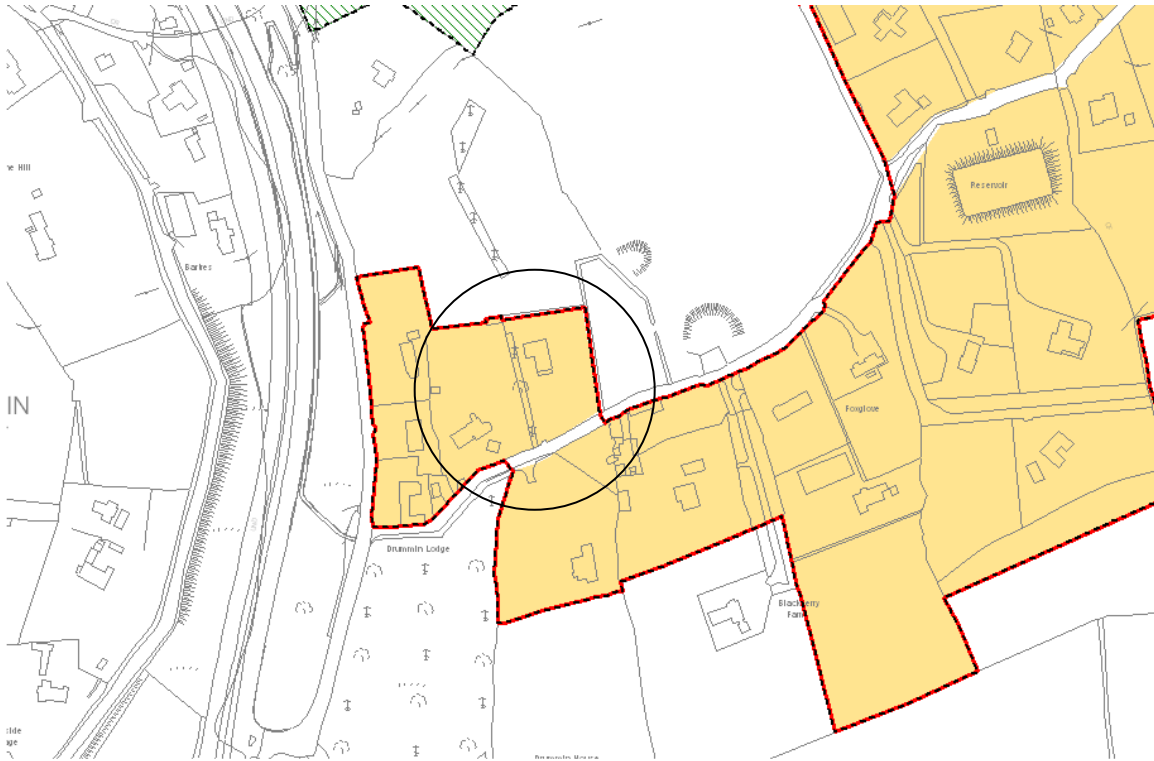
### Map A: Land Use Zoning Objectives

Amend as follows:

**From:**



To:



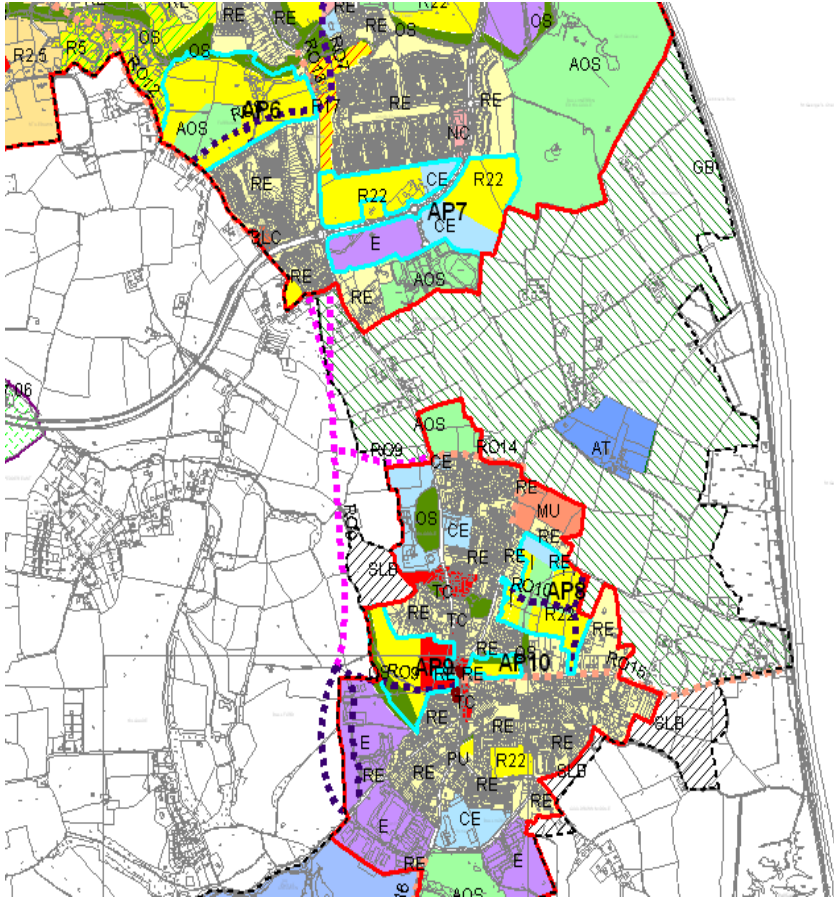
**AA screening statement:** The Plan has adequate safeguards in place to control development and mitigate against negative impacts. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 31

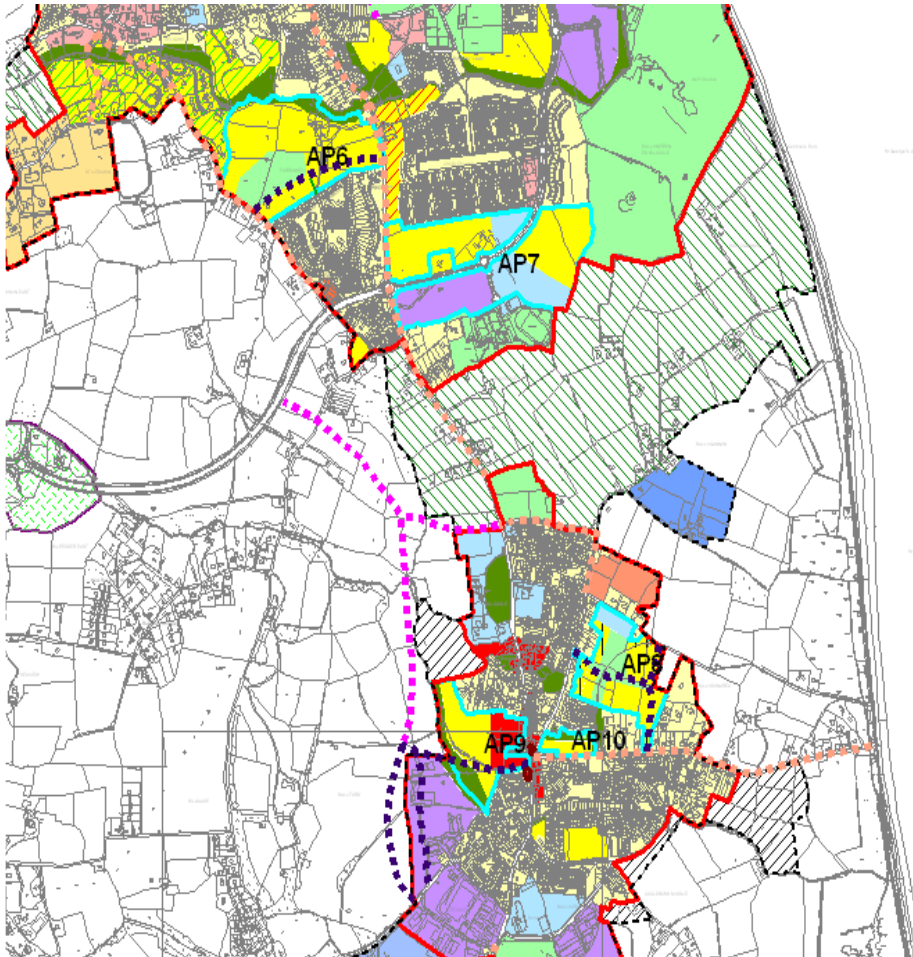
### Map A: Land Use Zoning Objectives

Remove GB zoning on lands zoned to the south of the AT zoning within the Kilcoole Settlement boundary and amend the plan boundary as demonstrated below:

**From:**



To:



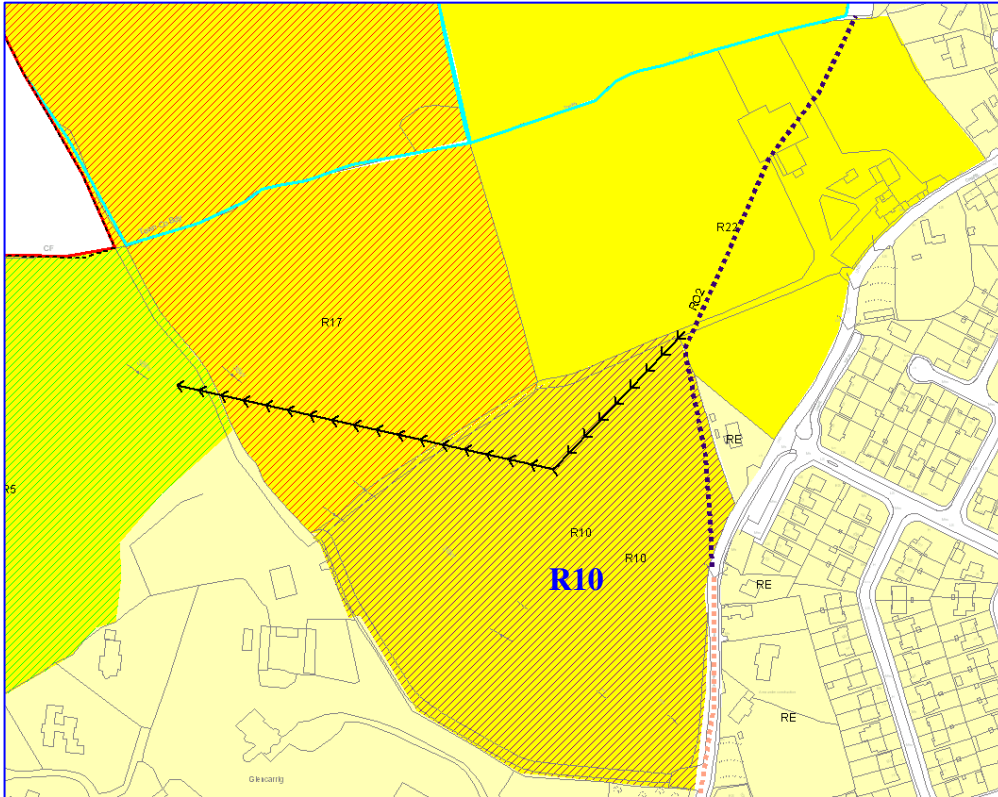
**AA screening statement:** This amendment seeks to remove the Greenbelt zoning, thereby allowing the land in question to revert to 'unzoned' status. The policies and objectives of the CDP in relation to 'Rural Areas' would therefore apply. It is considered that the policies and objectives of the CDP adequately mitigate against potential negative impacts on Natura sites. No negative impacts on Natura sites are likely to result from this amendment.

## PROPOSED AMENDMENT 32

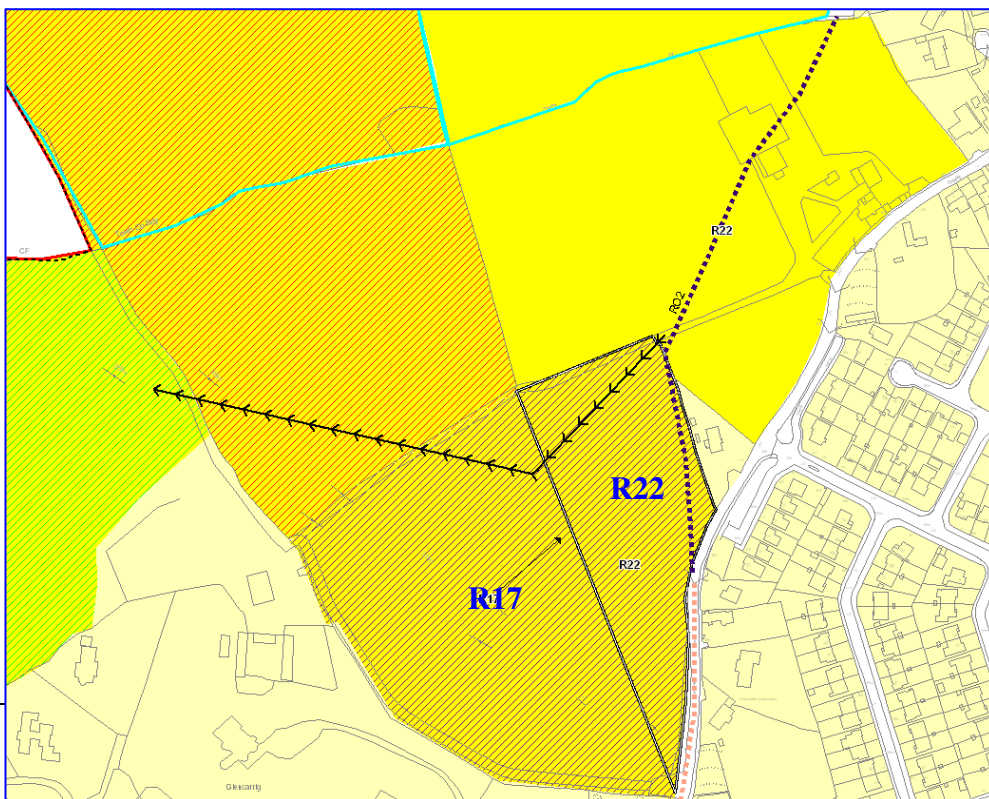
### Map A: Land Use Zoning Objectives

Amend map as follows:

From:



To:



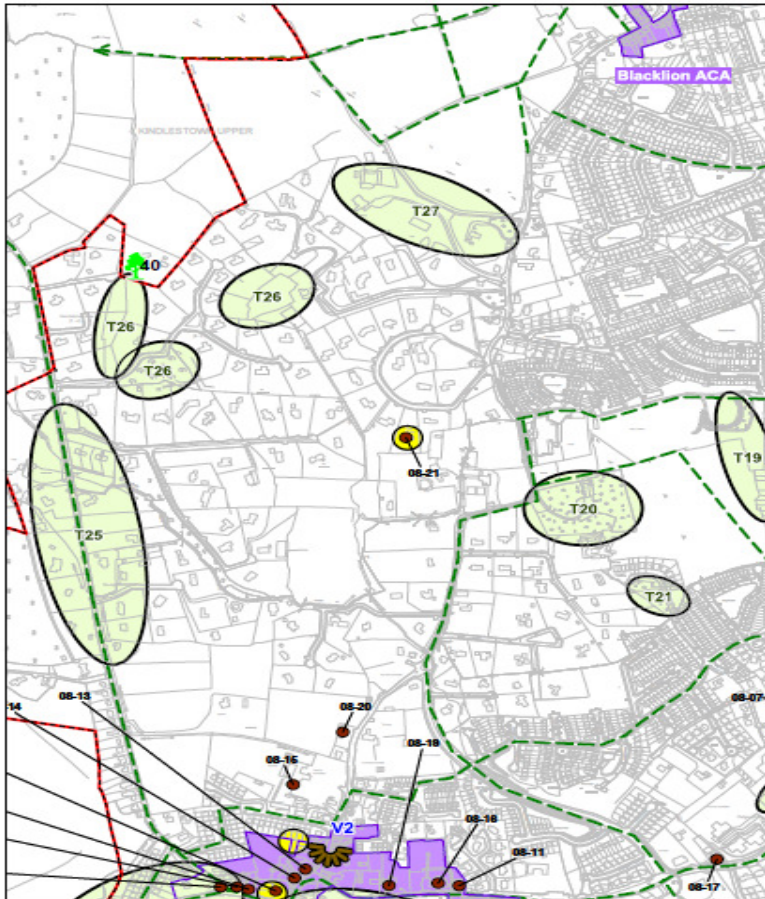


**AA screening statement:** This amendment involves a revised zoning. Plan has adequate safeguards in place to control development and mitigate against negative impacts. No negative impacts on Natura sites are likely to result from this amendment

## PROPOSED AMENDMENT 34

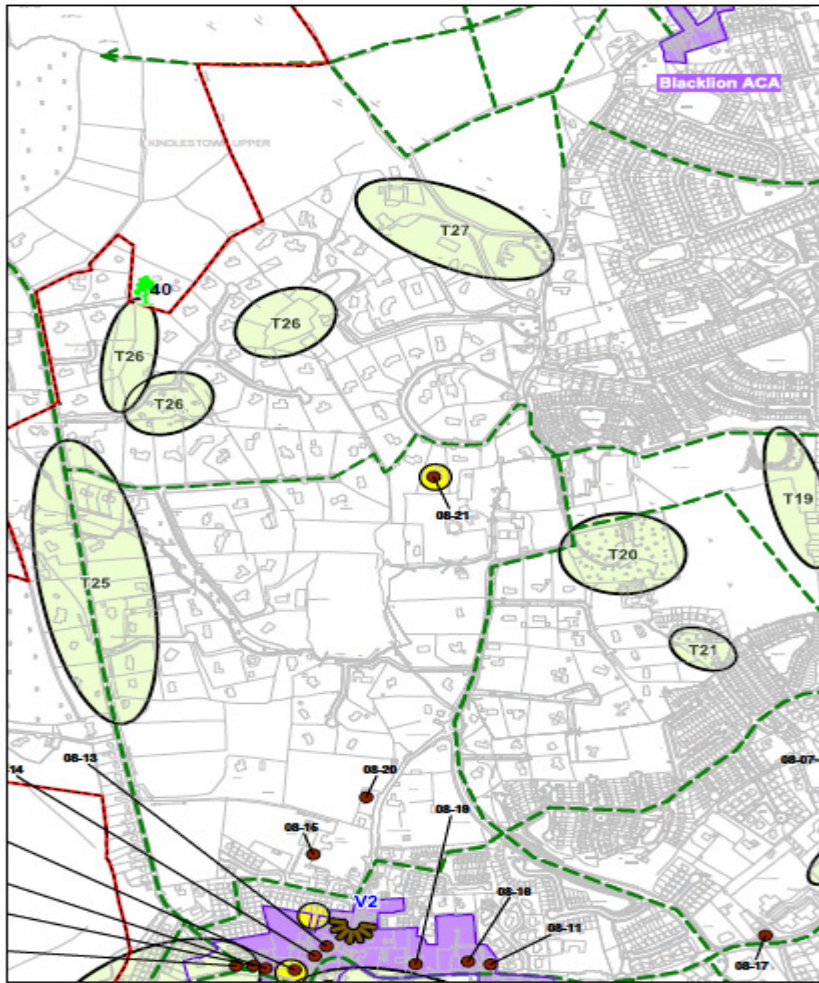
Amend 'Map B: Heritage Map' as follows:

From





To



**AA screening statement:** This amendment seeks to display on a map the route of an existing Right of Way/ Heritage Trail. No negative impacts on Natura sites are likely to result from this amendment

#### **SECTION 4: Screening Conclusions**

The proposed amendments to the Draft Greystones Delgany Kilcoole Local Area Plan have been examined in order to identify whether they would affect the integrity of the Natura 2000 network. It is the conclusion of this screening process that there will be no significant impacts on the integrity of the Natura 2000 network arising from the proposed amendments. There are no proposed amendments to the CDP Variation arising out of the consultation process; therefore the results of the initial Appropriate Assessment screening report apply.

## **APPENDIX 1**

### **AA Screening Report Of the Draft Greystones Delgany and Kilcoole Development Plan 2013 – 2019 and Proposed Variation No. 3 to the Wicklow County Development Plan 2010-2016**

**(Revised in March 2013)**

#### **Section 1 Introduction and Background to Appropriate Assessment**

##### **1.1 Introduction**

This is the appropriate assessment screening report of the Draft Greystones - Delgany and Kilcoole Local Area Plan 2013 – 2019 and The Proposed Variation No. 3 to the Wicklow County Development Plan (CDP) 2010-2016.

This report is being carried out in line with the requirements of Article 6(3) of the EU Habitats Directive (Directive 92/43/EEC). The purpose of this report is to assess the likely effects of the Draft Plan and the proposed variation to the CDP Plan, either separately, together or in combination with other projects or plans, on any Natura 2000 site and to consider whether these impacts are likely to be significant and thus require an appropriate assessment.

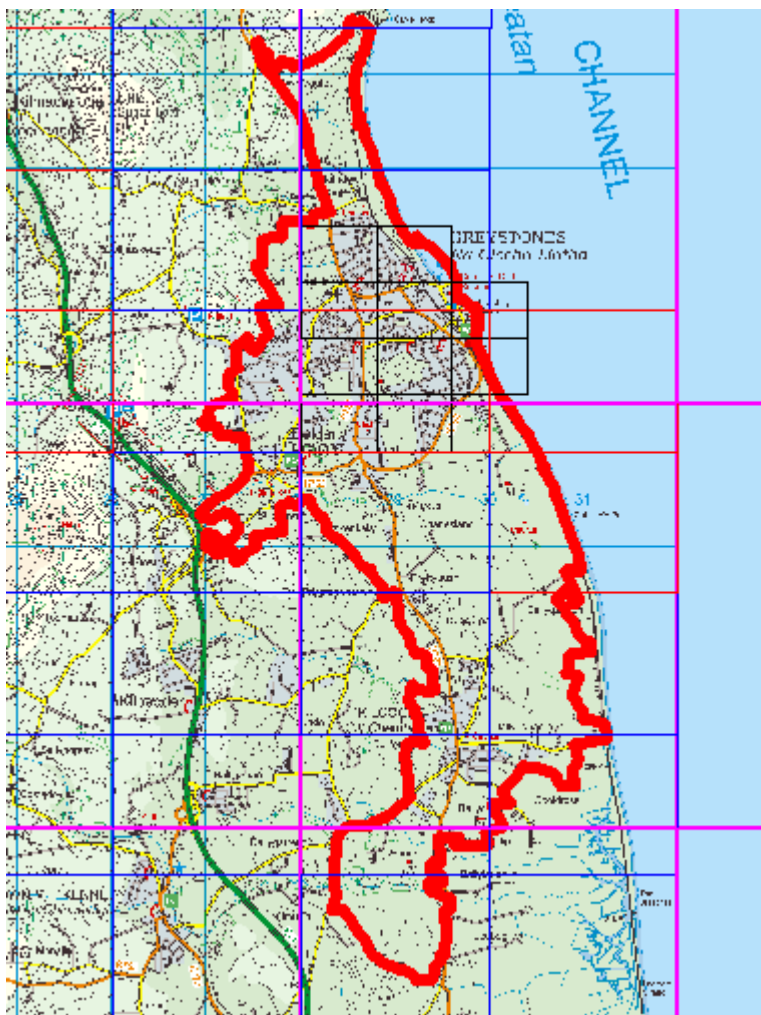
The report has taken into consideration the European Commissions publication- *Assessment of plans and projects significantly affecting Natura 2000 sites - Methodological guidance on the provisions of Articles 6 (3) and (4) of the Habitats Directive 92/43/EEC*, Circular Letter SEA 1/08 & NPWS 1/08 from the Department of the Environment, Heritage and Local Government and *Appropriate Assessment of Plans and Project in Ireland – Guidance for Planning Authorities* (December 2009) from the Department of the Environment, Heritage and Local Government.

##### **1.2 The Greystones - Delgany and Kilcoole Local Area Plan (LAP) and Proposed Variation Number 3 to the CDP**

It is the purpose of the LAP to establish a framework for the planned, co-ordinated and sustainable development of Greystones-Delgany and Kilcoole (as detailed in Map1.1 below) for the period 2013 to 2019. The aim of the plan is to enhance and facilitate the balancing of economic, social and environmental infrastructure in order to maintain and develop a high quality of life without compromising the protection of the environment and the needs of future generations.

The Draft Local Area Plan for the area has a number of knock on effects on the County Development Plan 2010 – 2016. The purpose of the proposed variation Number 3 is to ensure consistency between the LAP and the CDP. For the purposes of clarity, from this point forward “The Plan” will refer to both the Draft Greystones – Delgany & Kilcoole Local Area Plan and the proposed variation number 3 to the CDP.

**Map 1.1 Greystones- Delgany & Kilcoole Draft Local Area Plan Boundary (in red)**



### 1.3 Legislative Context

#### *The EU Habitats Directive*

The assessment of impacts on Designated European Sites i.e. Special Areas of Conservation & Special Protection Areas, finds its origins in the EU Directive on the Conservation of Habitats, Flora and Fauna (92/43/EEC), more commonly known as the “Habitats Directive” which came into force in 1994 and was transposed into Irish law in 1997. “The Habitats Directive” provides legal protection for habitats and species of European importance.

The Habitats Directive was formulated as a direct result of the continuous deterioration of natural habitats and the increasing impacts on wild species arising in the most part as a result of development and agricultural activity. The main aim of the EC Habitats Directive is to promote the maintenance of biodiversity by requiring Member States to take measures to maintain or restore natural habitats and wild species at a favourable conservation status, introducing robust protection for those habitats and species of European importance.

The conservation status of a habitat is defined in Article 1 of the Directive as the sum of the influences acting on a natural habitat and its typical species that may affect its long-term natural distribution, structure and functions, as well as the long-term survival of its typical species. The conservation status of a natural habitat will be taken as favourable when:

- Its natural range and the areas it covers within that range are stable or increasing,
- The specific structure and functions which are necessary for its long-term maintenance exist and are likely to continue to exist for the foreseeable future,
- The conservation status of its typical species is favourable<sup>1</sup>

Articles 3 to 9 provide the legislative means to protect habitats and species of European Community interest through the establishment and conservation of a EU-wide network of sites known as Natura 2000. These are Special Areas of Conservation (SACs), designated under the Habitats Directive and Special Protection Areas (SPAs), designated under the Conservation of Wild Birds Directive (79/409/ECC).

In its implementation the Habitats Directive introduces the 'Precautionary Principle' approach towards proposals whereby projects can only be permitted having ascertained that there is not likely to be any significant impact on the conservation status of the designated site.

As set out in MN2000<sup>2</sup> the conservation of natural habitats and habitats of species forms the most ambitious and far-reaching challenge of the Habitats Directive. This is set out in Article 6 of the Directive, which governs the conservation, and management of Natura 2000 sites. In this context Article 6 is viewed as one of the most important of the 24 articles of the directive being the one which determines the relationship between conservation and land use.

Article 6 of the Directive has three main provisions. This structure provides for a clear distinction between Article 6(1) and (2) which define a general regime while Article 6(3) and (4) define the procedures to be applied to specific circumstances.

- A) Article 6(1) makes provision for the establishment of the necessary conservation measures, and is focused on positive and proactive interventions. This relates to the development of conservation Management Plans specifically designed for designated sites.
- B) Article 6(2) makes provision for avoidance of habitat deterioration and significant species disturbance. Its emphasis is therefore preventive.
- C) Article 6(3) and (4) set out a series of procedural and substantive safeguards governing plans and projects likely to have a significant effect on a Natura 2000 site.

Article 6 is seen to reflect the overall aim of the Habitats Directive "promoting biodiversity by maintaining or restoring certain habitats and species at 'favourable status' within the context of Natura 2000 sites" while taking into account economic, social, cultural and regional requirements as a means to achieving sustainable development

### *The Habitats Directive and the Development Plan*

In accordance with Section 11 of Part II of the Planning and Development Acts 2000 (as amended), Wicklow County Council has carried out its review of the Greystones/Delgany Local Area Plan 2009 – 2012 and Kilcoole Local Area Plan 2008 - 2014.

The Planning and Development Acts 2000 (as amended) under section 10 (2)(c) states that a Development Plan shall include objectives for the "*the conservation and protection of the environment including, in particular, the archaeological and natural heritage and the conservation and protection of European sites and any other sites which may be prescribed for the purposes of this paragraph*".

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<sup>1</sup> Council Directive 92/43/EEC

<sup>2</sup> MANAGING NATURA 2000 SITES, The provisions of Article 6 of the 'Habitats' Directive 92/43/EEC (2000)

The consequences of this piece of legislation ensure that prior to the plan stage, a formal systematic evaluation of the likely significant environmental effects of implementing a plan or programme before a decision is made to adopt the plan or programme are carried out. This process is carried out under the SEA Directive (2001/42/EC).

A strategic Environmental Assessment of the Draft Greystones- Delgany and Kilcoole Local Area Plan has been carried out in accordance with this legislation however in addition to this process and following the EU ruling under case 418/04 EC Commission v Ireland, an appropriate assessment screening of the land use plan must be carried out.

An Appropriate Assessment is an assessment carried out under Article 6(3) of the Habitats Directive. As discussed above Article 6(3) alongside Article 6(4) sets out a series of procedural and substantive safeguards governing plans and projects likely to have a significant effect on a Natura 2000 site. Article 6(3) specifically states that:

*“Any plan or project **not directly connected with** or necessary to the management of the site **but likely to have a significant effect** thereon, either individually or in combination with other plans or projects, shall be subject to appropriate assessment of its implications for the site in view of the site’s conservation objectives. In 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”.* This appropriate assessment screening exercise evaluates, based on scientific knowledge the potential impacts of a plan on the conservation objectives of any Natura 2000 site. The impacts assessed include the indirect and cumulative impacts of the plan, considered with any current or proposed activities, developments or policies impacting on the site.

#### 1.4 Stages of the Appropriate Assessment

This appropriate assessment has been prepared in accordance with the European Commission Environment DG document *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*, referred to as the “EC Article 6 Guidance Document (EC2000)”. The guidance within this document provides a non-mandatory methodology for carrying out assessments required under Article 6(3) and 6(4) of the Habitats Directive, and is viewed as an interpretation of the EU Commission’s document *“Managing Natura 2000 sites. (2002)*. This Assessment has also taken into consideration the Department of the Environment, Heritage and Local Government publication *Appropriate Assessment of Plans and Projects in Ireland – Guidance for Planning Authorities* (December 2009). This guidance is not a legal interpretation, but represents the current situation and understanding, and is regarded as a work in progress.

Stage one of the Methodological Guidance is the screening process, which examines the likely effects of a project, either alone or in combination with other projects or plans upon a Natura 2000 site and considers whether it can be objectively concluded that these effects will not be significant. This stage of the screening process involves four steps, which fall under the following headings:

1. **Management of the site** - *Involves determining whether or not the project or plan is directly connected with or necessary to the management of the site*
2. **Description of the project or plan** - *Describing the project or plan and the description and characterisation of other projects or plans that in combination have the potential for having significant effects on the Natura 2000 site*
3. **Characteristics of the site** - *Identifying the potential affects on the Natura 2000 site(s)*
4. **Assessment of Significance** - *Assessing the significance of any effects on the Natura 2000 site(s).*



Stage 2 of the process “Appropriate Assessment” follows stage 1 where, following an evaluation of the plan it has been established the plan is likely to have a significant affect on any Natura 2000 site. This stage involves the following:

- A description of the Natura 2000 sites that will be considered further in the Appropriate
- Assessment process;
- A description of significant impacts on the conservation feature of these sites likely to occur from the proposed development;
- Recommendations.

The Habitats Directive promotes a hierarchy of avoidance, mitigation and compensatory measures. First, the plan should aim to avoid any negative impacts on European sites by identifying possible impacts early in the plan-making, and writing the plan in order to avoid such impacts. Second, mitigation measures should be applied, if necessary, during the Appropriate Assessment process to the point where no adverse impacts on the site(s) remain. If the plan is still likely to result in adverse effects, and no further practicable mitigation is possible, then it is rejected. If no alternative solutions are identified and the plan is required for imperative reasons of overriding public interest (IROPI) under Article 6(4) of the Habitats Directive, then compensation measures are required for any remaining adverse effect.

## **Section 2      Screening**

### **2.1 Management of the site**

*Determining whether or not the project or plan is directly connected with or necessary to the management of the site.*

Plans or projects that are directly connected with or necessary to the nature conservation and management of a Natura 2000 site are exempt from the need for Stage 2 Appropriate Assessment. For this exemption to apply, management should be interpreted narrowly as nature conservation management in the sense of Article 6(1) of the Habitats Directive, for example the relationship between the proposed plan and the management of the Natura site should be shown to be direct and not a by-product of the plan.

The plan is a land use management plan and is not directly connected with or necessary to the nature conservation management of Natura sites, and as such the exemption does not apply.

### **2.2 Description of the project or plan**

*Describing the project or plan and the description and characterisation of other projects or plans that in combination have the potential for having significant effects on the Natura 2000 site*

#### **2.2.1 The Draft Greystones- Delgany and Kilcoole Local Area Plan & CDP variation**

It is the purpose of the draft LAP is to establish a framework for the planned, co-ordinated and sustainable development of Greystones-Delgany and Kilcoole. The aim of the plan is to enhance and facilitate the balancing of economic, social and environmental infrastructure in order to maintain and develop a high quality of life without compromising the protection of the environment and the needs of future generations. While the plan provides for the development of the plan area for a six year period between 2013 and 2019, it is framed within the nine year period up to 2022. In addition, the plan has been prepared mindful of a long term background context of a further ten years or so beyond 2019, based on CSO long term projections.

The draft LAP is consistent with the core strategy of the Wicklow County Development Plan 2010-2016, and the Regional Planning Guidelines for the Greater Dublin Area 2010-2012. For the most

part the draft LAP is consistent with the objectives of the CDP, however where minor inconsistencies present themselves these are addressed by the proposed variation to the CDP. The draft LAP includes a written statement and maps indicating objectives. These objectives include zoning objectives, objectives for phased development, community facilities and services, infrastructure and amenities, and the protection of built and natural environment, and objectives for the design of developments.

The proposed CDP variation contains written text for each proposed amendment, along with a reason for the amendments and such maps/ tables as are required for illustration purposes.

### 2.2.2 Vision and Strategic Goals

The overarching purpose of the plan is set out under section 2.1 of the plan under 'Vision' as follows:

To build on the dynamism between the settlements of Greystones-Delgany and Kilcoole, so that the area develops in a mutually dependent and complementary manner as a prosperous and growing community. Each settlement shall have a distinct identity and shall perform a function in sustaining its own local community and in providing enhanced opportunities for the creation of new local enterprise. The area shall be a high quality, attractive and sustainable place to live, visit and conduct business. The combined area shall maximise the potential opportunities associated with its strategic location at the edge of the Dublin Metropolitan Area.

The development strategy to achieve this vision is set out as follows:

- The retention of a suitable greenbelt buffer between Greystones-Delgany and Kilcoole.
- Greystones is to develop in a sustainable manner at a relatively large-scale in accordance with its role as a county significant 'growth' town. The town shall provide a high order economic and social function, and shall capitalize on its accessible location with good road, bus and DART/rail links to the Dublin metropolitan area. The town shall provide for the retail needs of its population and its catchment, in the form of a mixture of both comparison and convenience retail offer. The town should aim to attract a concentration of major employment-generating investment and shall target investment from foreign and local sources in a mixture of 'people' and 'product' intensive industries. In accordance with the Settlement Strategy, as set out in the Wicklow CDP 2010-2016, Greystones-Delgany shall accommodate a high level of housing growth, from a current population of approximately 17,208 to a target population of 21,000 by 2016 and 24,000 by 2022.
- The identity of Kilcoole as a separate stand alone entity in the wider area shall be re-enforced by protecting its distinct character and by encouraging its continued growth as a small, locally important commercial town. Kilcoole shall provide for the service and social infrastructure needs of its residents and its local hinterland. Development of social infrastructure is to keep apace with population growth. Kilcoole should aim to be an economically active town, which targets a variety of investment types, primarily local in nature, in the form of 'product intensive' industries with some 'people' emphasis. In accordance with the Settlement Strategy, as set out in the Wicklow CDP 2010-2016, Kilcoole shall accommodate a moderate level of housing growth, from a current population of approximately 4,063 to a target population of 4,500 by 2016 and 5,000 by 2022.
- The role of Delgany as a village, to serve the day-to-day service and social needs of its local population, shall be strengthened. The identity of the village shall be re-enforced by facilitating the development of village services and through protecting the unique character and heritage value of the Delgany ACA. Development at the outskirts of Delgany shall generally remain for low density and rural housing, in reflection of the

- natural heritage of these areas and the environmental and infrastructural shortfalls in these areas.
- To provide for a mix of housing in all areas, in a range of house types, sizes and tenures. In particular, new housing in Greystones-Delgany should focus on increasing the number of affordable private homes for families and increasing housing options for older people. New housing in Kilcoole should focus on ensuring that there is an appropriate balance between the amount of social, affordable and private tenure housing.
  - To support social and community development and in particular, to link the development of new housing to the delivery of necessary community facilities, including schools, playing pitches, health facilities and other community facilities.
  - To promote the development of a sustainable transportation and land use pattern. In particular, throughout all areas, promote the concept of a 'walkable' neighbourhood, whereby all residents are within walking distance of a local service, community facility and public transport option.
  - To capitalize on the tourist potential of the area, and to improve tourist infrastructure for the benefit of the combined area.
  - Protect the natural and built heritage, and scenic quality of the area, and in particular protect features including the 'Breaches' (Murrrough SPA/SAC), Bray Head, the coast, rivers, Architectural Conservation Areas (ACAs), protected structures, monuments and trees, amenity areas and protected views/prospects.
  - Maximise the use of existing infrastructure and target new investment in infrastructure where there is a shortfall in infrastructure provision and where new infrastructure can generate the highest returns to the community.

### 2.2.3 Strategic Environmental Assessment and Appropriate Assessment

As part of the Development Plan process and in accordance with Directive 2001/42/EC a Strategic Environmental Assessment was carried out where potential impacts on Biodiversity, Flora and Fauna have been examined. As part of the SEA process the objectives of the plan were evaluated against Strategic Environmental Objectives such as those relating to biodiversity flora and fauna. Where potential/probable conflicts were found to exist between the policies that make up the plan and the strategic environmental objectives (SEOs), the objectives were in the first instance amended or where this was not possible, appropriate mitigation measures were put in place in order to ensure that impacts were avoided.

### 2.2.4 Features of the Plan that could impact upon Natura 2000 sites

The key aspects of the Plan that could give rise to direct/indirect impacts upon Natura 2000 sites will principally be related to land use zonings in or adjacent to sites.

Human pressure on sites can be manifested in a number of ways either directly in the form of land take, trampling and disturbance by people themselves; or indirectly, for example, in the form of water quality deterioration resulting from a run off of pollutants during construction phases. It is therefore essential that zonings in the Plan take account of these indirect impacts and ensure adequate buffering and other mitigation measures are put in place.

Objectives of the plan that will contribute towards the protection of Natura 2000 sites in accordance with the requirements of the Habitats Directive have been included by the plan makers and as a result of the SEA process.

### 2.2.4 Other Instruments

Numerous other higher-level measures further mitigate potential impacts of the Plan. These measures include EU Directives, national legislation and various guidelines. Principal among these are the following:

*The Habitats Directive* (HD): The European Council Directive on the Conservation of natural habitats and of wild fauna and flora (92/43/EEC) (Habitats Directive)

*The Water Framework Directive* (WFD): The Water Framework Directive 2000/60/EC

*The National Biodiversity Plan* (NBP): UN Convention on Biological Diversity 1992 – National Biodiversity Plan 2010- 2016 is as a result of this.

*The Wildlife Act* (WA): Wildlife Act 1976 and Wildlife (Amendment) Act 2000 (Wildlife Act)

*The Birds Directive* (BD): The 1979 European Council Directive on the Conservation of Wild Birds (79/409/EEC) (Birds Directive)

*The Ramsar Convention* (R): Convention on Wetlands of International Importance (Ramsar)

*The Bathing Water Directive* (BW): Bathing Water Directive (76/160/EEC)

*The Urban Waste Water Treatment Directive* (WW): (91/271/EEC) (amended by Directive 98/15/EEC)

## **Section 3 Description of Natura 2000 Sites**

### **3.1 Natura sites located within 15km. of the Plan area**

This section of the screening process describes the Natura 2000 sites within a 15km radius of the plan area. A 15km buffer zone was chosen as a precautionary measure to ensure that all potentially affected Natura 2000 sites are included in the screening process (Map 2).

There are three Natura sites that occur within or immediately adjacent to the Plan boundaries, these are; The Murrough Wetlands SPA and SAC occurs adjacent to Kilcoole, to the south of the Plan area, The Glen of the Downs SAC lies adjacent to the plan boundary to the west of Delgany, and Bray Head SAC lies within the Plan area to the north of Greystones.

Table 1 (cSACs) and Table 2 (SPAs) list the Natura 2000 sites that are within a 15km range of the plan area. The Qualifying Features for each SAC site, and the Features of Interest and Special Conservation Interests of the SPAs have been obtained through a review of the documentation available on each site from the National Parks and Wildlife Service (NPWS) website [www.npws.ie](http://www.npws.ie). Each qualifying feature also has a standard EU code and these are presented in brackets.

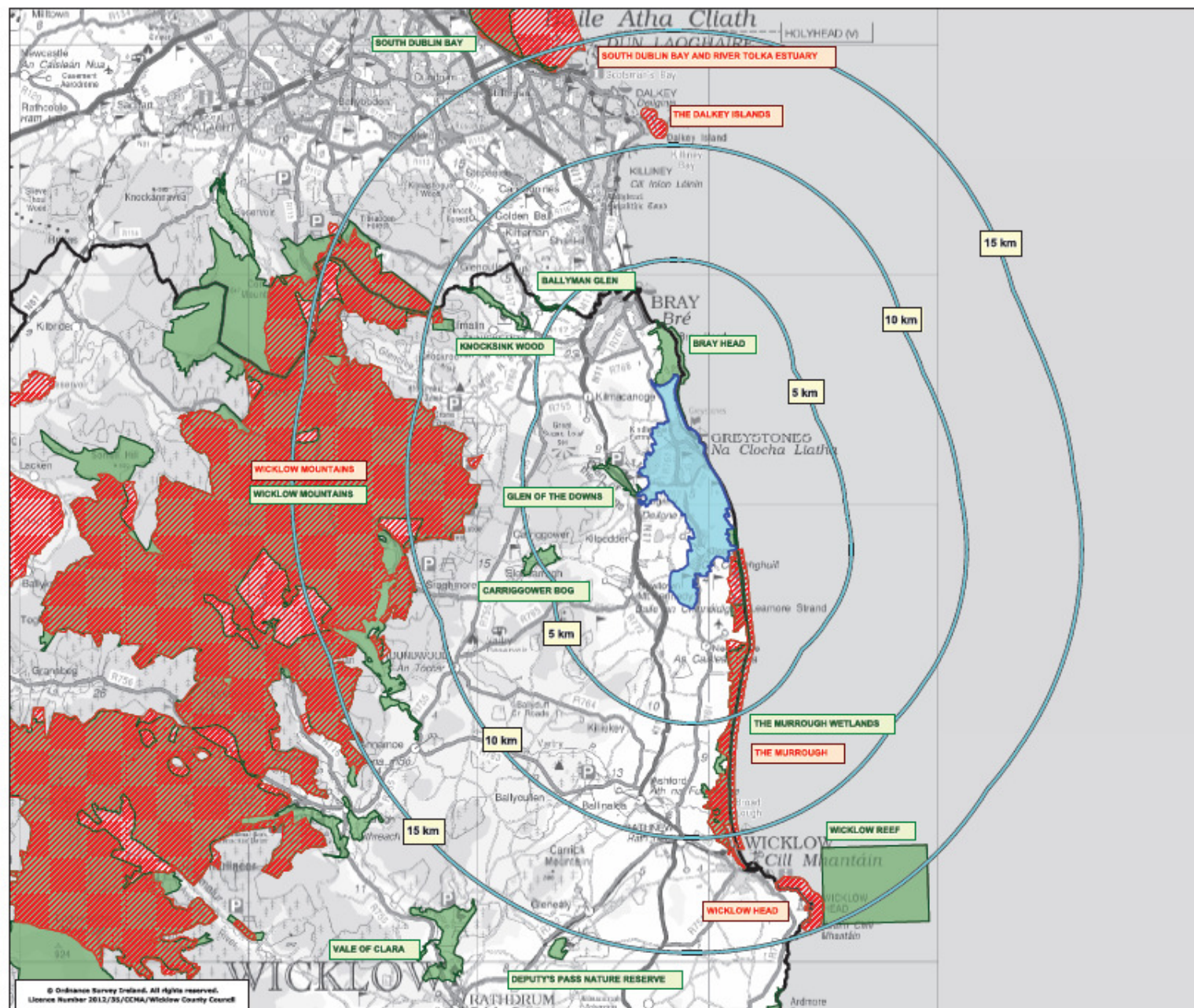
### **3.2 Priority Species and Habitats**

A number of species and habitats are given 'Priority' status in the Habitats Directive by the EU because they are considered to be particularly vulnerable and are mainly, or exclusively, found within the European Union.

There are no 'Priority Species' known from Ireland.

Priority Habitats are present in Ireland and a number of them are present in Wicklow's cSACs. These are prefixed with an asterix in Table 1 (e.g. \*Calcareous fens with *Cladium mariscus* and species of the *Caricion davallianae* [7210]). The importance of Priority habitats is emphasised at several places in the Directive (Articles 4 and 5 and Annex III), not only in terms of the selection of sites, but also in the measures required for site protection (Article 6) and surveillance (Article 11).





06/12/2012

**NATURA 2000 SITES WITHIN 15 KM. OF PROPOSED DRAFT GREYSTONES - DELGANY AND KILCOOLE LOCAL AREA PLAN 2013-2019**

**LEGEND**

- Buffer Boundary
- Special Protection Area
- Special Area of Conservation
- Development Boundary

**Table 1 Special Areas of Conservation (SACs) within 15km of the Plan boundary**

Site Code	Site Name	Qualifying Features	
		Annex 1 Habitat (* Indicates priority habitat)	Annex II Species
002249	The Murrough Wetlands	<ul style="list-style-type: none"> <li>• Annual vegetation of drift lines [1210]</li> <li>• Perennial vegetation of stony banks [1220]</li> <li>• Atlantic salt meadows (Glaucopuccinellietalia maritimae) [1330]</li> <li>• Mediterranean salt meadows (Juncetalia maritimi) [1410]</li> <li>• *Calcareous fens with Cladium mariscus and species of the Caricion davallianae [7210]</li> <li>• Alkaline fens [7230]</li> </ul>	
000719	Glen of the Downs	<ul style="list-style-type: none"> <li>• Old sessile oak woods with Ilex and Blechnum in British Isles [91A0]</li> </ul>	
000714	Bray Head	<ul style="list-style-type: none"> <li>• Vegetated sea cliffs of the Atlantic and Baltic coasts [1230]</li> <li>• Semi-natural dry grasslands and scrubland facies on calcareous substrates (Festuco Brometalia) (*important orchid sites) [6210]</li> </ul>	
000716	Carriggower Bog	<ul style="list-style-type: none"> <li>• Transition mires and quaking bogs [7140]</li> </ul>	
000713	Ballymaan Glen	<ul style="list-style-type: none"> <li>• *Petrifying springs with tufa formation (Cratoneurion) [7220]</li> <li>• Alkaline fens [7230]</li> </ul>	
000725	Knocksink Wood	<ul style="list-style-type: none"> <li>• *Petrifying springs with tufa formation (Cratoneurion) [7220]</li> <li>• *Alluvial forests with Alnus glutinosa and Fraxinus excelsior (Alno-Padion, Alnion incanae, Salicion albae) [91EO]</li> </ul>	
002122	Wicklow Mountains	<ul style="list-style-type: none"> <li>• Oligotrophic to mesotrophic standing waters with vegetation of the Littorelletea uniflorae and/or of the Isoetes-Nanojuncetea [3130]</li> <li>• Natural dystrophic lakes and ponds [3160]</li> <li>• Northern Atlantic wet heaths with Erica tetralix [4010]</li> <li>• European dry heaths [4030]</li> <li>• Alpine and Boreal heaths [4060]</li> <li>• Species-rich Nardus grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe)* [6230]</li> <li>• Blanket bog (*active only) [7130]</li> <li>• Siliceous scree of the montane to snow levels (Androsacetalia alpinae and Galeopsietalia ladani) [8110]</li> <li>• Calcareous rocky slopes with chasmophytic vegetation [8210]</li> <li>• Siliceous rocky slopes with chasmophytic vegetation [8220]</li> </ul>	Otter (Lutra lutra) [1355]



		<ul style="list-style-type: none"> <li>• Old sessile oak woods with Ilex and Blechnum in British Isles [91A0]</li> </ul>	
002274	Wicklow Reef	<ul style="list-style-type: none"> <li>• Reefs [1170]</li> </ul>	

**Table 2 Special Protection Areas (SPAs) within 15km. of the Plan boundary**

Site Code	Site Name	Special Conservation Interests & Features of Interest
004186	The Murrough	<ul style="list-style-type: none"> <li>• Red-throated Diver (<i>Gavia stellata</i>) [A001]</li> <li>• Greylag Goose (<i>Anser anser</i>) [A043]</li> <li>• Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046]</li> <li>• Wigeon (<i>Anas penelope</i>) [A050]</li> <li>• Teal (<i>Anas crecca</i>) [A052]</li> <li>• Black-headed Gull (<i>Larus ridibundus</i>) [A179]</li> <li>• Herring Gull (<i>Larus argentatus</i>) [A184]</li> <li>• Little Tern (<i>Sterna albifrons</i>) [A195]</li> <li>• Wetlands &amp; Waterbirds [A999]</li> </ul>
004040	Wicklow Mountains National Park	<ul style="list-style-type: none"> <li>• Merlin (<i>Falco columbarius</i>) [A098]</li> <li>• Peregrine (<i>Falco peregrinus</i>) [A103]</li> </ul>
004127	Wicklow Head	<ul style="list-style-type: none"> <li>• Kittiwake (<i>Rissa tridactyla</i>) [A188]</li> </ul>
004172	Dalkey Islands	<ul style="list-style-type: none"> <li>• Roseate Tern (<i>Sterna dougallii</i>) [A192]</li> <li>• Common Tern (<i>Sterna hirundo</i>) [A193]</li> <li>• Arctic Tern (<i>Sterna paradisaea</i>) [A194]</li> </ul>
004024	South Dublin Bay and River Tolka Estuary	<ul style="list-style-type: none"> <li>• Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046]</li> <li>• Oystercatcher (<i>Haematopus ostralegus</i>) [A130]</li> <li>• Ringed Plover (<i>Charadrius hiaticula</i>) [A137]</li> <li>• Grey Plover (<i>Pluvialis squatarola</i>) [A140]</li> <li>• Knot (<i>Calidris canutus</i>) [A143]</li> <li>• Sanderling (<i>Calidris alba</i>) [A144]</li> <li>• Dunlin (<i>Calidris alpina</i>) [A149]</li> <li>• Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]</li> <li>• Redshank (<i>Tringa totanus</i>) [A162]</li> <li>• Black-headed Gull (<i>Croicocephalus ridibundus</i>) [A179]</li> <li>• Roseate Tern (<i>Sterna dougallii</i>) [A192]</li> <li>• Common Tern (<i>Sterna hirundo</i>) [A193]</li> <li>• Arctic Tern (<i>Sterna paradisaea</i>) [A194]</li> <li>• Wetlands &amp; Waterbirds [A999]</li> </ul>

### 3.3 Conservation objectives

The Habitats Directive aims, *inter alia*, to maintain or restore the favourable conservation status of habitats and species which have been identified as the qualifying features of sites designated as Special Areas of Conservation (SACs) and the Special Conservation Interests of Special Protection Areas (SPAs). These two designations are collectively known as the Natura 2000 network.

A Natura 2000 site's Conservation Objectives are defined by NPWS and are "intended to ensure that the relevant Annex 1 habitats and Annex II species present on a site are maintained in a favourable condition" (Guidelines produced by the DEHLG on Appropriate Assessment 2010).

The DOEHLG Guidelines state that, "The conservation objectives derive from the qualifying interests, the Natura 2000 standard data form, and the management plan for the site, with summary information contained in the site synopsis". Conservation management plans have not been prepared for Natura sites in the Plan area, therefore information has been sourced from the site synopsis. Conservation Statements, listing the relevant management issues and threats are available for Bray Head and Carrigower Bog. A Management Plan is available for the Wicklow Mountains National Park which encompasses the Wicklow Mountains SAC and SPA and provides a source of information on management issues and threats.

The process is underway by NPWS for setting detailed site-specific conservation objectives for habitats and species, however as of yet these have not been identified for Natura sites within the scope of the Plan area. Generic conservation objectives have been compiled for the SAC and SPAs within the Plan area. These are based on maintaining/restoring the favourable conservation condition of the habitats and species for which sites are selected.

Favourable conservation status of a habitat is achieved when:

- its natural range, and area it covers within that range, are stable or increasing, and
- the specific structure and functions which are necessary for its long-term maintenance exist and are likely to continue to exist for the foreseeable future, and
- the conservation status of its typical species is favourable.

The favourable conservation status of a species is achieved when:

- population dynamics data on the species concerned indicate that it is maintaining itself on a long-term basis as a viable component of its natural habitats, and
- the natural range of the species is neither being reduced nor is likely to be reduced for the foreseeable future, and
- there is, and will probably continue to be, a sufficiently large habitat to maintain its populations on a long-term basis.

The NPWS has identified the following as the Conservation Objective for the SACs in County Wicklow: *To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected* (see Table 1)

For all the SPAs in Wicklow the NPWS has identified the following as the Conservation Objective: *To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA* (See Table 2)

The qualifying features and special conservation interests of the Natura sites are listed in tables 1 and 2. Further descriptive detail of site characteristics, quality and importance, and vulnerability of these features, are available on the Natura 2000 standard data forms for each site on [www.npws.ie](http://www.npws.ie). These have been collated and are included in the individual site descriptions in Appendix 1.

## Section 4      **Assessment of Impacts**

### 4.1 Introduction

Assessment is the process of evaluating the importance or significance of project/plan impacts (whether adverse or beneficial). This is essentially a judgment, built up from the collation of available information and the use of objective criteria and standards.

### 4.2 Assessment of Likely impacts on Natura 2000 sites

This Assessment will examine and evaluate the significance on impact, if any of the Greystones Delgany and Kilcoole Development Plan on each of the Natura 2000 sites located within 15 km of the Plan area. Table 3 provides details of each Natura site's conservation objectives and its management issues and threats. These are largely derived from available data in the form of site synopsis and/or conservation statements. Additional threats have been identified, based on documented threats to Habitats Directive Annex 1 habitats and Annex II species in Ireland as set out in *"The Status of EU Protected Habitats and Species in Ireland". NPWS 2008*. Not all of these threats will apply to all SACs in which these species and habitats are present; however gathering this information on the perceived threats to the qualifying features of the sites is an important prerequisite for assessing what are the 'likely significant effects' on the sites resulting from the Plan.

The possible impacts that might arise from the Plan have been examined in the context of a number of factors that could potentially affect the integrity of the Natura 2000 sites. These factors are as follows; Reduction in Habitat area; Disturbance to Key Species; Habitat or Species Fragmentation; Reduction in Species Density; changes in Key Indicators of Conservation Value (Water Quality etc). The assessment of significance is based on Direct<sup>1</sup>, Indirect<sup>2</sup> and Cumulative<sup>3</sup> Impact assessment criteria.

The Assessment of Significance table also references and discusses as relevant, specific objectives within the plan that may have an impact on the designated sites in accordance with their individual conservation objectives.

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<sup>1</sup> Direct Impacts of the plan on the designated site are those impacts which arise directly from the objectives of the plan i.e. land take, excavation works etc.

<sup>2</sup> Indirect Impacts of the plan on the designated site relate to those impacts of the plan which have a knock on effect on the designated site i.e. the provision of a new water supply scheme serving the plan area may not be located within a designated site however the abstraction of such water may indirectly impact on the habitat itself.

<sup>3</sup> Cumulative= Individual affects from disparate projects may add up or interact to cause additional effects not apparent when looking at the individual effect at one time or in isolation.



Table 3.1 **The Murrough Wetlands SAC**

**Natura 2000 Site**

The Murrough Wetlands SAC comprises a coastal wetland complex that stretches for 13 km from Kilcoole Station, east of Kilcoole village in the north, to Wicklow town in the south, and extends inland for up to 1 km. The site includes area of marine water to a distance of 200 m from low water mark. There is a railway on top of the beach and much agricultural reclamation of the marshes/ salt marshes.

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>Annual vegetation of drift lines [1210]</p> <p>Perennial vegetation of stony banks [1220]</p> <p>Atlantic salt meadows (Glauco-Puccinellietalia maritimae) [1330]</p> <p>Mediterranean salt meadows (Juncetalia maritimi) [1410]</p> <p>*Calcareous fens with</p>	<p>Human disturbance</p> <p>Development pressure</p> <p>Water pollution risk</p> <p>Nutrient enrichment from surrounding farmland</p> <p>Access and recreational pressure</p> <p>The inclusion of the BirdWatch reserve</p>	<p>To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected</p>	None	None	None	<p>HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10</p> <p>TS1, TS2, TS4, TS5, TS6, TS7</p> <p>RES3, RES7</p> <p>TOUR2, TOUR3</p> <p>RO15</p>	None

Cladium mariscus and species of the Caricion davallianae [7210] Alkaline fens [7230]	and the state-owned foreshore in the site gives additional protection.  Grazing  Sand and Gravel extraction  Sea defence or coastal protection works Infilling and reclamation  Invasive species						
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#### Assessment

The Plan puts in place a number of provisions to ensure that there are no direct adverse impacts of the Plan on this site. Where land in the Plan lies adjacent to the site this has been zoned as Greenbelt. The Greenbelt zoning seeks to protect the open nature and landscape quality of lands, to protect and enhance local biodiversity, and to maintain the primary use of the land for agricultural purposes. Furthermore, rural development objectives of the County Development Plan apply to Greenbelt areas, and there is a stated commitment to protecting the integrity of Natura 2000 sites. This zoning mitigates against surrounding landuses that would have an adverse impact on the site, and against habitat fragmentation.

The boundary of the Plan to the south of Sea Road retains a buffer between the Plan and the Natura site which is beneficial to the site. The inclusion of a Strategic Land Bank zoning in this area of the Plan identifies that this area may be open for consideration for development at a future stage, beyond the lifetime of the Plan however this would subject to further detailed consideration of appropriateness. The objectives HER1 and HER2 safeguard against potential negative impacts on the site at a future stage. This protection is further strengthened through HER 3 which affords protection to areas of biodiversity lying outside of Natura sites in keeping with Article 10 of the Habitats directive.

Human disturbance and recreational pressures are key management issues for this site which is currently heavily used for recreation. The Plan strives to promote tourism and recreation in a sustainable manner at suitable locations (TOUR2) and formalise existing recreational use (TOUR3). The existence of Birdwatch Ireland's reserve is identified by NPWS as giving additional protection to the site; this too is recognised in the Plan whereby a commitment is given to increasing awareness of, and connectivity with the East Coast Nature Reserve (TOUR2). These provisions should help to address recreational issues and contribute positively to the conservation of the site.

The objective in the Plan of improving Sea Road and developing a footpath along the road as far as the train station (RO15) is aimed at managing existing commuter use. Given that the objective will not increase parking capacity, it is considered unlikely that there will be any significant impact on the integrity of the site as a result of increased visitor recreation.

The site is water dependant, and therefore vulnerable to land use changes which could in turn effect changes in water quality or hydrology. This issue is addressed through the Greenbelt zone and also through the Flood Management objectives, derived through the Flood Risk Management Assessment carried out for the CDP. Objectives TS 5, TS6 and TS7 ensure that development is restricted in Flood zones A and B in accordance with Flood Risk Management guidelines (DOEHLG / OPW 2009) and that Flood Risk Assessments can be required for developments outside known flood areas at the discretion of the local authority in response to



local site conditions. The Plan has undergone a Strategic Environmental Assessment, with both the SEA and plan-making processes being informed from an early stage, by the requirements of the Habitats Directive and Floods Directive, in terms of ensuring protection of Natura 2000 sites and ensuring that flood risk is appropriately addressed in plan making decisions.

The waste water treatment capacity of the Plan area is adequate to meet current and future needs and adequate mitigation measures are in place regarding water services provision, drainage waste management, energy recycling and communications infrastructure (TS1, TS2 and TS4). It is not considered that the Plan will give rise to any changes in water quality or hydrology at the site.

Existing sea defence and/or coastal protection works are identified as management issues for the site. While HER9 in the Plan facilitates the undertaking of works to protect the coastline from erosion these would be in accordance with the Coastal Zone management Plan set out in the CDP (which has previously been screened for Appropriate Assessment in accordance with the Habitats Directive) .

The Plan sets out a framework for the proper planning and sustainable development of the plan area and includes numerous objectives designed to mitigate against flood risk and to safeguard the natural environment generally, all of which should have positive impacts on the conservation objectives of the site.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site

**Table 3.2 Glen of the Downs SAC**

**Natura 2000 Site**

Glen of the Downs SAC is situated in a glacial overflow channel cut in a NW-SE direction through Cambrian quartzite. In the valley bottom there is a narrow band of alluvium associated with a small stream, but the steep slopes are covered with a thin, sandy brown-earth/brown podzolic soil which becomes progressively thinner up the slopes. This is reflected in the trees which become shorter and more stunted up the slopes. The soil is very dry over much of the site, particularly so on the NE side.

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
Old sessile oak woods with Ilex and Blechnum in British Isles [91A0]	Future Road Widening  Invasive and alien species	To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected	None	None	None	RES3, RES7,  TS1, TS2, TS4 TS5, TS6, TS7 TOUR2  HER1, HER2, HER3, HER4, HER5, HER10	None

**Assessment**

The southern part of the Natura site lies adjacent to the Plan boundary. The zoning in this area is Greenbelt. The Greenbelt zoning seeks to protect the open nature and landscape quality of lands, to protect and enhance local biodiversity, and to maintain the primary use of the land for agricultural purposes. Furthermore, rural development objectives of the County Development Plan apply to Greenbelt areas, and there is a stated commitment to protecting the integrity of Natura 2000 sites. This zoning mitigates against surrounding landuses that would have an adverse impact on the site, and against habitat fragmentation. Residential objectives in the Plan (RES 3 and RES7) will ensure that development in the surrounding area is of low density and is for infill.

The waste water treatment capacity of the Plan area is adequate to meet current and future needs and adequate mitigation measures are in place regarding water services provision, drainage waste management, energy recycling and communications infrastructure (TS1, TS2 and TS4). It is not considered that the Plan will give rise to any changes in water quality or hydrology at the site. Objectives TS 5, TS6 and TS7 ensure that development is restricted in Flood zones A and B in accordance with Flood Risk Management guidelines (DOEHLG / OPW 2009) and that Flood Risk Assessments can be required for developments outside known flood areas at the discretion of the local authority in response to local site conditions. The Plan has undergone a Strategic Environmental Assessment, with both the SEA and plan-making processes being informed from an early stage, by the requirements of the Habitats Directive and Floods Directive, in terms of ensuring protection of Natura 2000 sites and ensuring that flood risk is appropriately addressed in plan making decisions.

There is an objective (TOUR2) to promote the development of tourism and recreational related developments in a sustainable manner at suitable locations that are of an appropriate scale and design. As part of this it is a stated objective to link Kindlestown Wood with the site through a recreational trail. Objective HER2 however mitigates against potential negative impact of this proposed route, as those the ownership of the site, whereby, as a state owned property there is a structure in place to deal with management issues and threats, including accessibility and regulation of uses.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and includes numerous objectives designed to mitigate against flood risk and to safeguard the natural environment generally, all of which should have positive impacts on the conservation objectives of the site.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The site in question falls within the jurisdiction of the Wicklow County Development Plan where a number of policies and objectives are set out in order to protect and preserve such sites.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site.

**Table 3.3 Bray Head SAC**

**Natura 2000 Site**

Site is situated in the north-east of Co. Wicklow between the towns of Bray and Greystones. Bedrock geology is Cambrian quartzites and shales (with mudstones and greywackes). Bray Head consists of a plateau of high ground, with five prominent quartzite knolls and a maximum height of 241 m. The more exposed higher ground has a covering of shallow acidic soils, with protruding bedrock and scree. Elsewhere, deeper soils are formed by drift deposits, calcareous in character. In addition to heath and cliff habitats, the site supports calcareous grassland, some native woodland and scrub, and a sandy/shingle beach. An area of shallow marine water is included for ornithological reasons. Main landuse within site is recreation, especially walking.

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
[1230] Vegetated sea cliffs of the Atlantic and Baltic coasts [4030] European dry heaths	Burning Development Erosion Grazing Reclamation Spread of Bracken Trampling damage Invasive Species	To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected	None	None	None	HER1, HER2, HER3, HER4, HER5, HER6, HER7, HER8, HER9, HER10 TS11 TS1, TS2, TS4 TS5, TS6, TS7 RES1, RES2 Tour2, tour3 AP3	None

## Assessment

The southern part of the site is included within the Plan area and is included in a Greenbelt zoning. The Greenbelt zoning seeks to protect the open nature and landscape quality of lands, to protect and enhance local biodiversity, and to maintain the primary use of the land for agricultural purposes. Furthermore, rural development objectives of the County Development Plan apply to Greenbelt areas, and there is a stated commitment to protecting the integrity of Natura 2000 sites. This zoning mitigates against surrounding land uses that would have an adverse impact on the site, and against habitat fragmentation.

The Plan area to the immediate south of the site is included in the 'Greystones Harbour and North Beach Action Plan' (AP3). This action plan sets out a planning framework for the area extending from the Harbour, north as far as the Natura site.

Information on the potential impact of coastal protection works on the site was generated as part of the EIA for the Harbour development. The EIS indicates that a direct impact will arise from beach nourishment, which will cause disturbance to the natural shingle formation. However shingle is not a qualifying interest of this site, it is a dynamic habitat and only supports residual vegetation, therefore it is not considered likely that the proposed coastal protection works to have any significant impact on the conservation objectives for this Natura site.

The action plan area is divided into 3 zones, with zone 3 lying adjacent to the Natura site. The vision for zone 3 is to preserve the land and natural landscape for future development of a Heritage Park at the site of medieval Rathdown. This objective is compatible with tourism objectives in the Plan to promote the coastal amenity and to enhance the existing coastal walkway and develop a cycle route (TOUR 2 and TOUR3). Furthermore there is an objective (HER7) to support the implementation of the Bray Head SAAO. The retention of this land for recreational purposes, coupled with mitigating objective HER2 should provide the opportunity to increase the recreational management of the area, which in turn will be positive for the conservation of the Natura site. The relevant Natura data form for the site refers to its potential educational importance, owing to its proximity to urban areas.

South of zone3, the vision in zone 2 is to create a public park which would allow for more active recreational use, while the vision for zone 1 is the development of the integrated Harbour and marina. This phased approach, whereby recreational use is directed away from the Natura site is to be welcomed. All developments are subject to HER2 and it is not considered that there will be any significant impacts on the conservation objectives of the site arising from these objectives in the Plan.

The threat of invasive species to the site arising out of planting along walkways as part of the Harbour and Marina Action Area plan is mitigated against in the wording of the plan which states that new planting will be of Appropriate Species, using native plants suited to the local environment and using seed of local provenance where possible.

The waste water treatment capacity of the Plan area is adequate to meet current and future needs and adequate mitigation measures are in place regarding water services provision, drainage waste management, energy recycling and communications infrastructure (TS1, TS2 and TS4). It is not considered that the Plan will give rise to any changes in water quality or hydrology at the site. Objectives TS 5, TS6 and TS7 ensure that development is restricted in Flood zones A and B in accordance with Flood Risk Management guidelines (DOEHLG / OPW 2009) and that Flood Risk Assessments can be required for developments outside known flood areas at the discretion of the local authority in response to local site conditions. TS11 specifically prohibits the development of a road on the lower slopes of Bray Head, with the exception of minor access roads. The plan clarifies that any potential minor access roads will be subject to a screening in line with the requirements of the Habitats Directive.

Residential objectives in the Plan ensures that development in the surrounding area is for infill, and will avoid encroachment into undeveloped residential areas, this is positive for the conservation of the site.

The Plan has undergone a Strategic Environmental Assessment, with both the SEA and plan-making processes being informed from an early stage, by the requirements of the Habitats Directive and Floods Directive, in terms of ensuring protection of Natura 2000 sites and ensuring that flood risk is appropriately addressed in plan making decisions.



The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site.

**Table 3.4 Carrigower Bog SAC**

**Natura 2000 Site**

Carrigower Bog SAC is an upland valley bog complex on the Calary plateau on the eastern side of the Wicklow Mountains. It comprises a mosaic of wet blanket bog and poor fen vegetation, along with such related habitats as heath, wet grassland and Betula-Salix scrub. There is no open water other than pools. The Vartry River skirts the western side of site. The bog was exploited for peat up to about 100 years ago but now old cuttings are well revegetated. An area of conifer plantation is included. Surrounding landuse is mostly semi-improved grassland and forestry.

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
Transition mires and quaking bogs [7140]	Dumping Forestry Grazing Run-off Water management level Drainage Reclamation Pollution	To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected	None	None	None	TS1, TS2, TS4 TS5, TS6, TS7  RES1, RES2, RES7  HER1, HER2, HER3, HER4, HER5, HER10	None

**Assessment**

It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density, given the distance of this site at over 5kms from the Plan boundary.

The site is vulnerable to changes in hydrology, the main threat being a lowering of the water table due to drainage attempts in the locality. Part of the site is semi-improved grassland and any intensification of grazing could be damaging. Forestry is widespread in the area and is a general threat. The site falls within the jurisdiction of the Wicklow County Development Plan where a number of policies and objectives are set out in order to protect and preserve such sites.

It is not considered that the Plan will give rise to any changes in water quality, hydrology or air quality at the site. While drinking water to the Plan area is provided from the Vartry Reservoir at Roundwood, the protection, improvement and sustainable use of all waters in the Plan area is in accordance with the EU Water Framework Directive, the River Basin Management Plans and associated Programme of Measures. (The Eastern Region River Basin Management Plan itself has undergone an appropriate assessment to ensure that it does not give rise to adverse effects on Natura sites.) The Plan sets out a framework for the proper planning and sustainable development of the plan area and includes numerous objectives designed to mitigate against flood risk and to safeguard the natural

environment generally, all of which may give rise to indirect positive impacts on the conservation objectives of the site.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The Development Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site

Table 3.5 Ballyman Glen SAC							
Natura 2000 Site							
A small glen cut through calcareous sands and gravels, with a tributary stream of the Dargle river flowing west to east through it. The site supports a strip of wet woodland, a small area of alkaline fen fed by petrifying springs, and grades to scrub and dry calcareous grassland on the upper edges of the valley sides.							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>*Petrifying springs with tufa formation (Cratoneurion) [7220]</p> <p>Alkaline fens [7230]</p>	<p>Nutrient run-off from surrounding agricultural land</p> <p>Over extraction of water locally</p>	<p>To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected</p>	None	None	None	<p>TS1, TS2, TS4 TS5, TS6, TS7</p> <p>RES1, RES2, RES7</p> <p>HER1, HER2, HER3, HER4, HER5, HER10</p>	None
Assessment							
<p>It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density.</p> <p>The site is vulnerable to changes in water quality and water levels. The site falls within the jurisdiction of the Wicklow County Development Plan where a number of policies and objectives are in place to control adjacent land uses to ensure prevention of pollution. The site is not linked hydrologically to the Plan area, and it is therefore not considered that the Plan will give rise to any changes in water quality or hydrology at the site.</p> <p>The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives. Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site</p>							

Table 3.6 Knocksink Wood SAC							
<p><b>Natura 2000 Site</b></p> <p>A wooded valley cut through calcareous glacial drift, with the fast flowing Glencullen river flowing west to east through it. Vegetation types include broadleaf deciduous woods, including wet woodland near the river, heath and a number of tufa – forming springs and seepage areas.</p>							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>*Petrifying springs with tufa formation (Cratoneurion) [7220]</p> <p>*Alluvial forests with Alnus glutinosa and Fraxinus excelsior (Alno-Padion, Alnion incanae, Salicion albae) [91EO]</p>	<p>Disturbance</p> <p>Littering</p>	<p>To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected</p>	None	None	None	<p>TS1, TS2, TS4 TS5, TS6, TS7</p> <p>RES1, RES2, RES7</p> <p>HER1, HER2, HER3, HER4, HER5, HER10</p>	None
<p><b>Assessment</b></p> <p>It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density.</p> <p>The site is a popular amenity area and is thus vulnerable to human disturbance. The site falls within the jurisdiction of the Wicklow County Development Plan where a number of policies and objectives are in place to control adjacent land uses and recreational amenity. The site is not linked hydrologically to the Plan area, and it is therefore not considered that the Plan will give rise to any changes in water quality or hydrology at the site.</p> <p>The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.</p> <p>Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site</p>							

The Development Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives. Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site



<p><b>Table 3.7 Wicklow Mountains SAC</b>  <b>Natura 2000 Site</b></p> <p>Wicklow Mountains SAC is an extensive upland site comprising much of the Wicklow Mountains and extending into Co. Dublin. The solid geology is mainly Leinster granites, flanked by Ordovician schists, mudstones and volcanics. The area has been glaciated and features fine examples of high corrie lakes, deep valleys and moraines. Most of the site is over 300m, with much ground over 600m and the highest peak of Lugnaquilla at 925m. The site includes the headwaters of several major rivers, including the Liffey, the Dargle and the Slaney. The substrate over much of the site is peat, with poor mineral soil on the slopes and lower ground. Exposed rock and scree is a feature. The dominant habitats on the site are blanket bog, heaths and upland grassland.</p>							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>Oligotrophic to mesotrophic standing waters with vegetation of the Littorelletea uniflorae and/or of the Isoetes-Nanojuncetea [3130]</p> <p>Natural dystrophic lakes and ponds [3160]</p>	<p>Overgrazing</p> <p>Peat extraction</p> <p>Burning</p> <p>Invasive and alien species</p>	<p>To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been</p>	None	None	None	<p>TS1, TS2, TS4 TS5, TS6, TS7</p> <p>RES1, RES2, RES7</p> <p>HER1, HER2, HER3, HER4, HER5, HER10</p>	

Northern Atlantic wet heaths with <i>Erica tetralix</i> [4010]	Recreational activities	selected					
	Erosion						
European dry heaths [4030]	Water quality						
Alpine and Boreal heaths [4060]	Afforestation						
	Water pollution						
Species-rich <i>Nardus</i> grasslands, on siliceous substrates in mountain areas (and submountain areas, in Continental Europe)* [6230]	Clearance of riparian vegetation.						
Blanket bog (*active only) [7130]							
Siliceous scree of the montane to snow levels ( <i>Androsacetalia alpinae</i> and <i>Galeopsietalia ladani</i> ) [8110]							
Calcareous rocky slopes with chasmophytic vegetation [8210]							
Siliceous rocky slopes with chasmophytic vegetation [8220]							
Old sessile oak woods with <i>Ilex</i> and <i>Blechnum</i> in British Isles [91A0]							
Otter ( <i>Lutra lutra</i> ) [1355]							

#### Assessment

Given the distance of this site at over 10km from the plan boundary it is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density.

The site is in state ownership. The main management issues for the site are identified in the National Park Management Plan and are addressed through that

structure. Management of the site is addressed through the regulation of access, grazing, peat extraction, recreation and other uses.

Indirectly, it is not considered that the Plan will give rise to any changes in water quality, hydrology or air quality at the site, given the distance from the Plan area combined with the fact that the waste water treatment capacity of the Plan area is adequate to meet current and future needs, and adequate mitigation measures are in place regarding air and water pollution.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The site in question falls within the jurisdiction of the Wicklow County Development Plan and the Laragh Glendalough Settlement and Tourism Plan, where a number of policies and objectives are set out in order to protect and preserve such sites.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site.

<b>3.8 Wicklow Reef SAC</b> Natura 2000 Site							
<p>Wicklow Reef SAC is located on the mid-east coast of Ireland and is just offshore from Wicklow Head, Co. Wicklow. There are strong tidal streams in the area. The substrate is a mixture of cobbles, bedrock and sand that is subject to the strong tidal streams of the east coast. The reef is a biogenic reef constructed by the polychaete <i>Sabellaria alveolata</i></p>							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
Reefs [1170]	Extent of impact of offshore fisheries on this habitat has not been documented	To maintain or restore the favourable conservation condition of the Annex I habitat(s) and/or the Annex II species for which the SAC has been selected	None	None	None	TS1, TS2, TS4 TS5, TS6, TS7  RES1, RES2, RES7  HER1, HER2, HER3, HER4, HER5, HER10	None
<b>Assessment</b> <p>Given the distance of this site at over 10kms from the plan boundary, plus the fact that the site lies offshore, it is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density.</p> <p>There is a scarcity of information about documented threats or management issues for this site with offshore fisheries activity identified as the only potential threat. The Plan is a land use plan that will have no impact on the nature or extent of offshore fisheries activity. It is also considered unlikely that the Plan will give rise to any other impacts indirectly on the site, given that it sets out a framework for the proper planning and sustainable development of the plan area and puts in place adequate mitigation measures regarding environmental protection, water and air quality and the avoidance and mitigation of coastal flood risk, offshore wind energy and coastal erosion measures.</p> <p>The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives. Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site</p>							

<p><b>Table 3.9 The Murrough SPA</b>  <b>Natura 2000 Site</b></p> <p>The Murrough SPA comprises a coastal wetland complex that stretches for 13 km from Kilcoole Station, east of Kilcoole village in the north, to Wicklow town in the south, and extends inland for up to 1 km. The site includes area of marine water to a distance of 200 m from low water mark. There is a railway on top of the beach and much agricultural reclamation of the marshes/saltmarshes.</p>							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>Red-throated Diver (Gavia stellata) [A001]</p> <p>Greylag Goose (Anser anser) [A043]</p> <p>Light-bellied Brent Goose (Branta bernicla hrota) [A046]</p> <p>Wigeon (Anas penelope) [A050]</p> <p>Teal (Anas crecca) [A052]</p> <p>Black-headed Gull (Larus ridibundus) [A179]</p> <p>Herring Gull (Larus argentatus) [A184]</p> <p>Little Tern (Sterna albifrons ) [A195]</p> <p>Wetlands &amp; Waterbirds [A999]</p>	<p>Human disturbance</p> <p>Development pressure</p> <p>Water pollution risk</p> <p>Nutrient enrichment from surrounding farmland</p> <p>Access and recreational pressure is affecting the vegetation of the shingle shore which, in turn, causes disturbance to birds.</p> <p>The inclusion of the BirdWatch reserve and the state-owned foreshore in the site gives additional protection</p>	<p>To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA</p>	<p>None</p>	<p>None</p>	<p>None</p>	<p>HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10</p> <p>TS1, TS2, TS4, TS5, TS6, TS7</p> <p>RES3, RES7</p> <p>TOUR2, TOUR3</p> <p>RO15</p>	<p>None</p>

## Assessment

The Plan puts in place a number of provisions to ensure that there are no direct adverse impacts of the Plan on this site. Where land in the Plan lies adjacent to the site this has been zoned as Greenbelt. The Greenbelt zoning seeks to protect the open nature and landscape quality of lands, to protect and enhance local biodiversity, and to maintain the primary use of the land for agricultural purposes. Furthermore, rural development objectives of the County Development Plan apply to Greenbelt areas, and there is a stated commitment to protecting the integrity of Natura 2000 sites. This zoning mitigates against surrounding land uses that would have an adverse impact on the site, and against habitat fragmentation.

The boundary of the Plan to the south of Sea Road retains a buffer between the Plan and the Natura site which is beneficial to the site. The inclusion of a Strategic Land Bank zoning in this area of the Plan identifies that this area may be open for consideration for development at a future stage, beyond the lifetime of the Plan however this would be subject to further detailed consideration of appropriateness. The objectives HER1 and HER2 safeguard against potential negative impacts on the site at a future stage. This protection is further strengthened through HER 3 which affords protection to areas of biodiversity lying outside of Natura sites in keeping with Article 10 of the Habitats directive.

Human disturbance and recreational pressures are key management issues for this site which is currently heavily used for recreation. The Plan strives to promote tourism and recreation in a sustainable manner at suitable locations (TOUR2) and formalise existing recreational use (TOUR3). The existence of Birdwatch Ireland's reserve is identified by NPWS as giving additional protection to the site; this too is recognised in the Plan whereby a commitment is given to increasing awareness of, and connectivity with the East Coast Nature Reserve (TOUR2). These provisions should help to address recreational issues and contribute positively to the conservation of the site.

The objective in the Plan of improving Sea Road and developing a footpath along the road as far as the train station (RO15) is aimed at managing existing commuter use. Given that the objective will not increase parking capacity, it is considered unlikely that there will be any significant impact on the integrity of the site as a result of increased visitor recreation.

The site is water dependant, and therefore vulnerable to land use changes which could in turn effect changes in water quality or hydrology. This issue is addressed through the Greenbelt zone and also through the Flood Management objectives, derived through the Flood Risk Management Assessment carried out for the CDP. Objectives TS 5, TS6 and TS7 ensure that development is restricted in Flood zones A and B in accordance with Flood Risk Management guidelines (DOEHLG / OPW 2009) and that Flood Risk Assessments can be required for developments outside known flood areas at the discretion of the local authority in response to local site conditions. The Plan has undergone a Strategic Environmental Assessment, with both the SEA and plan-making processes being informed from an early stage, by the requirements of the Habitats Directive and Floods Directive, in terms of ensuring protection of Natura 2000 sites and ensuring that flood risk is appropriately addressed in plan making decisions.

The waste water treatment capacity of the Plan area is adequate to meet current and future needs and adequate mitigation measures are in place regarding water services provision, drainage waste management, energy recycling and communications infrastructure (TS1, TS2 and TS4). It is not considered that the Plan will give rise to any changes in water quality or hydrology at the site.

Existing sea defence and/or coastal protection works are identified as management issues for the site. While HER9 in the Plan facilitates the undertaking of works to protect the coastline from erosion these would be in accordance with the Coastal Zone management Plan set out in the CDP (which has previously been screened for Appropriate Assessment in accordance with the Habitats Directive) .

The Plan sets out a framework for the proper planning and sustainable development of the plan area and includes numerous objectives designed to mitigate against flood risk and to safeguard the natural environment generally, all of which should have positive impacts on the conservation objectives of the site.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.



Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site

<p><b>Table 3.10 Wicklow Head SPA</b></p> <p><b>Natura 2000 Site</b></p> <p>Wicklow Head is a rocky headland with extensive exposures of mica-schist. It is situated approximately 3 km south of Wicklow town. A lighthouse is located near the base of the cliffs. The cliffs, which extend for about 3 km, are highest immediately south of the lighthouse where they rise to about 60 m and it is here that most of the seabirds breed. The site comprises the cliffs and cliff-top vegetation, as well as some heath vegetation. The marine area to a distance of 500 m from the base of the cliffs, where seabirds forage, bathe and socialise, is included in the site.</p>							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
Kittiwake ( <i>Rissa tridactyla</i> ) [A188]	Recreation Overfishing	To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA	None	None	None	HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10  TS1, TS2, TS4, TS5, TS6, TS7  RES3, RES7  TOUR2, TOUR3  RO15	None

### Assessment

It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density, due to the distance of over 10kms of the site from the Plan area.

Overfishing and recreation are the two potential management issues identified for this site. The Plan is a land use plan that will have no impact on the nature or extent of offshore fisheries activity.

Regarding recreation, the Plan strives to promote tourism and recreation in a sustainable manner at suitable locations (TOUR2) and formalise existing recreational use (TOUR3). These provisions may result in indirect benefits to the site by public awareness raising generally about coastal heritage.

It is considered unlikely that the Plan will give rise to any other impacts indirectly on the site, given that it sets out a framework for the proper planning and sustainable development of the plan area and puts in place adequate mitigation measures regarding environmental protection, water and air quality and the avoidance and mitigation of coastal flood risk, offshore wind energy and coastal erosion measures.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site

Table 3.11 <b>Wicklow Mountains SPA</b>							
Natura 2000 Site							
Wicklow Mountains SPA is an extensive upland site, comprising a substantial part of the Wicklow Mountains. The underlying geology of the site is mainly of Leinster granites, flanked by Ordovician schists, mudstones and volcanics. The area was subject to glaciation and features fine examples of glacial lakes, deep valleys and moraines. Most of site is over 300 m, with much ground over 600 m and the highest peak of Lugnaquilla at 925 m. The substrate over much of site is peat, with poor mineral soil occurring on the slopes and lower ground. Exposed rock and scree are features of the site. The dominant habitats present are blanket bog, heaths and upland grassland. Fine examples of native Oak woodlands are found in the Glendalough area. The site, which is within the Wicklow Mountains National Park, is fragmented into about 20 separate parcels of land							
Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
Merlin (Falco columbarius) [A098] Peregrine (Falco peregrinus) [A103]	Overgrazing Peat extraction Burning Non-native species Recreational activities Erosion Water quality	To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA	None	None	None	HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10  TS1, TS2, TS4, TS5, TS6, TS7  RES3, RES7  TOUR2, TOUR3  RO15	None
Assessment							
<p>Given the distance of this site at over 10km from the plan boundary it is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density.</p> <p>The site is in state ownership. The main management issues for the site are identified in the National Park Management Plan and are addressed through that structure. Management of the site is addressed through the regulation of access, grazing, peat extraction, recreation and other uses.</p> <p>Indirectly, it is not considered that the Plan will give rise to any changes in water quality, hydrology or air quality at the site, given the distance from the Plan area combined with the fact that the waste water treatment capacity of the Plan area is adequate to meet current and future needs, and adequate mitigation measures are in place regarding air and water pollution.</p>							

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The site in question falls within the jurisdiction of the Wicklow County Development Plan and the Laragh Glendalough Settlement and Tourism Plan, where a number of policies and objectives are set out in order to protect and preserve such sites.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site.

Table 3.12 Dalkey Islands SPA

Nature 2000 site

Site comprises Dalkey Island, Lamb Island, Maiden Rock, the intervening rocks and reefs between Dalkey Island, Lamb Island and Clare Rock, and the sea area around Maiden Rock to a distance of 100 m. Dalkey Island, which is the largest in the group, lies ca.400m off Sorrento Point and is separated by a deep channel. The island is low-lying, the highest point at c.15m is marked by a Martello Tower. Soil cover consists mainly of thin peaty layers, though in a few places there are boulder clay deposits. Vegetation cover is low, consisting mainly of grasses. Lamb Island lies to the north of Dalkey Island, attached at low-tide by a rocky reef. It has thin soil cover and a sparse vegetation cover. Further north lies Maidens Rock, a bare angular granite rock up to 5m high. There is no vegetation cover. Dalkey Island is grazed by a herd of feral goats.

Natura 2000 Site

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>Roseate Tern (<i>Sterna dougallii</i>) [A192]</p> <p>Common Tern (<i>Sterna hirundo</i>) [A193]</p> <p>Arctic Tern (<i>Sterna paradisaea</i>) [A194]</p>	<p>Predation</p> <p>Disturbance</p>	<p>To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA</p>	None	None	None	<p>HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10</p> <p>TS1, TS2, TS4, TS5, TS6, TS7</p> <p>RES3, RES7</p> <p>TOUR2, TOUR3</p> <p>RO15</p>	None

Assessment

It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density, given that there is a distance of over 10kms between the site and the Plan area.

Predation and disturbance are the two potential management issues identified for this site. It is unlikely that the Plan will have any impact on these issues directly, indirectly or cumulatively. The Plan strives to promote tourism and recreation in a sustainable manner at suitable locations (TOUR2) and formalise existing recreational use (TOUR3). These provisions may result in indirect benefits to the site by raising public awareness generally about coastal heritage.



It is considered unlikely that the Plan will give rise to any other impacts indirectly on the site, given that it sets out a framework for the proper planning and sustainable development of the plan area and puts in place adequate mitigation measures regarding environmental protection, water and air quality and the avoidance and mitigation of coastal flood risk, offshore wind energy and coastal erosion measures.

The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site

**Table 3.13 South Dublin Bay and River Tolka Estuary SPA**

This site comprises a substantial part of Dublin Bay. It includes virtually all of the intertidal area in the south bay, as well as much of the Tolka Estuary to the north of the River Liffey. A portion of the shallow bay waters is also included. In the south bay, the intertidal flats extend for almost 3 km at their widest. The sediments are predominantly well-aerated sands. The sands support the largest stand of *Zostera noltii* on the East Coast. Several permanent channels exist, the largest being Cockle Lake. A small sandy beach occurs at Merrion Gates, while some bedrock shore occurs near Dun Laoghaire. The landward boundary is now almost entirely artificially embanked. Sediments in the Tolka Estuary vary from soft thixotrophic muds with a high organic content in the inner estuary to exposed, well aerated sands off the Bull Wall. The proximity of the site to Dublin City results in it being a very popular recreational area. It is also important for educational and research purposes.

**Natura 2000 Site**

Qualifying interests	Management issues and threats	Conservation objectives	Direct Impact(s) of Plan	Indirect Impact(s) of Plan	Cumulative impact(s) of Plan	Relevant objectives included in the Plan	Residual Impacts
<p>Light-bellied Brent Goose (<i>Branta bernicla hrota</i>) [A046]</p> <p>Oystercatcher (<i>Haematopus ostralegus</i>) [A130]</p> <p>Ringed Plover (<i>Charadrius hiaticula</i>) [A137]</p> <p>Grey Plover (<i>Pluvialis squatarola</i>) [A140]</p> <p>Knot (<i>Calidris canutus</i>) [A143]</p> <p>Sanderling (<i>Calidris alba</i>) [A144]</p> <p>Dunlin (<i>Calidris alpina</i>) [A149]</p> <p>Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]</p>	<p>Reclamation</p> <p>Disturbance</p> <p>Pollution</p> <p>Commercial baiting</p>	<p>To maintain or restore the favourable conservation condition of the bird species listed as Special Conservation Interests for this SPA</p>	None	None	None	<p>HER1, HER2, HER 3, HER 4, HER 5, HER 6, HER 9, HER 10</p> <p>TS1, TS2, TS4, TS5, TS6, TS7</p> <p>RES3, RES7</p> <p>TOUR2, TOUR3</p> <p>RO15</p>	None

Redshank ( <i>Tringa totanus</i> ) [A162]							
Black-headed Gull ( <i>Croicocephalus ridibundus</i> ) [A179]							
Roseate Tern ( <i>Sterna dougallii</i> ) [A192]							
Common Tern ( <i>Sterna hirundo</i> ) [A193]							
Arctic Tern ( <i>Sterna paradisaea</i> ) [A194]							
Wetlands & Waterbirds [A999]							
<p><b>Assessment</b></p> <p>It is not considered that the provisions set out in the Plan will cause any direct impacts on this site in terms of reduction in habitat area, disturbance to key species, habitat or species fragmentation or reduction in species density, given that there is a distance of approx 15kms between the site and the Plan area.</p> <p>Pollution, reclamation and disturbance are the main potential management issues identified for this site. It is unlikely that the Plan will have any impact on these issues directly, indirectly or cumulatively. The Plan strives to promote tourism and recreation in a sustainable manner at suitable locations (TOUR2) and formalise existing recreational use (TOUR3). These provisions may result in indirect benefits to the site by raising public awareness generally about coastal heritage.</p> <p>It is considered unlikely that the Plan will give rise to any other impacts indirectly on the site, given that it sets out a framework for the proper planning and sustainable development of the plan area and puts in place adequate mitigation measures regarding environmental protection, water and air quality and the avoidance and mitigation of coastal flood risk, offshore wind energy and coastal erosion measures.</p> <p>The Plan sets out a framework for the proper planning and sustainable development of the plan area and does not relate to lands outside the plan boundary. The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.</p> <p>Having regard to the purpose and provisions of the Development Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of this Natura 2000 site</p>							

### 4.3 Summary of Assessment of significance

Tables 3.1 to 3.13 assess the potential impact of the Greystones- Delgany & Kilcoole Local Area Plan 2013-2019 and Proposed Number 3 Variation to the Wicklow County Development Plan 2010-2016 on Natura 2000 sites situated within 15 km. of the Plan boundary. This assessment has taken in direct, indirect and cumulative potential impacts arising from the provisions and objectives of the Plan.

The assessment of each of the 12 Natura 2000 sites indicates that the Plan will not cause any significant adverse impacts on the conservation interests of any of these sites.

Each of the four Natura 2000 sites (The Murrough Wetlands SAC, The Murrough SPA, Glen of the Downs SAC and Bray Head SAC) that are located either in, or at proximity to the Plan boundary are potentially the most vulnerable to impacts from the Plan.

Land adjoining each of these sites has been given a 'Greenbelt' (GB) zoning. The objective associated with this zoning is "To generally protect the open nature and landscape quality of lands, to protect and enhance local biodiversity, and to maintain the primary use of the land for agricultural purposes". This land use is compatible with the conservation of the sites, in that it mitigates against surrounding land uses that would have an adverse impact on the sites, and against habitat fragmentation.

The inclusion of Action Plan 3 to the south of and adjacent to Bray Head SAC boundary is also considered compatible with protecting the conservation interests of the site. The land in question is Zone 3 of the Action Plan, where there is a stated intention of preserving the land and natural landscape for future archaeological study and for the development of a Heritage Park. The retention of this land for recreational purposes, coupled with mitigating objective HER2 should provide the opportunity to increase the overall management and formalisation of recreational in the area, which in turn will be positive for the conservation of the Natura site.

The boundary of the Plan to the south of Sea Road, Kilcoole retains a buffer between the Plan and the Natura sites which is beneficial to the sites. The inclusion of a Strategic Land Bank (SLB) zoning beyond this buffer indicates that this land will not be developed within the lifetime of the Plan, but that, given its proximity and accessibility to infrastructure; it is open to consideration at a future time. It is clarified in the Plan that such consideration would be subject to further detailed analysis of appropriateness. For the purposes of planning this SLB land is part of the rural area, and standards and objectives of the Wicklow County Development Plan (CDP) currently apply. It should be noted that, following its own screening process the CDP is in compliance with the terms of the Habitats directive. Given, the above, coupled with mitigating objective HER2 it is not considered likely that the land use zoning in this area is likely to give rise to any significant impacts on the conservation interests of the Natura site.

Overall there is a commitment in the Plan in objectives HER1 and HER2 to protecting Natura sites. It is stated that this is to be achieved through; assessing potential impacts of proposed developments on Natura sites in accordance with Part XAB of the Planning and Development Act 2000 (as amended) and Article 6 of the Habitats Directive; avoiding encroachment on Natura sites and implementing appropriate buffer zones on adjacent lands; and by directing recreational use away from sensitive areas within Natura sites in consultation with NPWS. This protection is further strengthened through HER 3 which affords protection to areas of biodiversity lying outside of Natura sites in keeping with Article 10 of the Habitats directive.

The Plan sets out objectives to restrict types of development in the Plan area to uses that are appropriate as per the Guidelines for Flood Risk Management (DoEHLG/OPW, 2009) and in accordance with the CDP.

Furthermore it is an objective of the Plan to look for flood risk assessments to be carried out (even in areas identified as low or no risk of flooding) where deemed necessary, as part of the planning process. These objectives set out to ensure that flood risk has been reduced and mitigated throughout the plan area. It is therefore not considered that the Plan will lead to changes in water level or hydrology at any Natura site.

Water Quality: Overall the Plan sets out to achieve the targets of the CDP and the Eastern River Basin District Management Plan 2009-2015. Objectives of the Plan specifically seek to protect waterbodies and associated

habitats, and the Open Space zoning along the Three Trouts River and the other water bodies serves to strengthen this objective.

Objectives for the promotion of tourism and recreation activities in the Plan area are primarily based upon consolidating and improving the existing tourism assets in the Plan area, improving recreational connectivity in the Plan area, and improving management of existing recreational trails and activities to help alleviate existing threats and pressures. This approach should bring positive benefits for the conservation objectives of those sites within or close to the Plan area.

The Plan has been prepared in accordance with the European, National and Regional legislation which set the framework for the achievement of the optimal balance of social, economic and physical development within the plan area. The effects of higher-level strategies and plans are considered insofar as they inform the Plan. Subsidiary plans and projects will be subject to separate assessment procedures in accordance with all applicable regulations and directives.

Having regard to the purpose and provisions of the Plan it is considered that the Plan (either individually or in combination with other plans or projects) shall not give rise to significant adverse impacts on the integrity of any Natura 2000 sites.

#### 4.4 Conclusions and Recommendations

The likely impacts that will arise from the Draft Greystones – Delgany & Kilcoole Local Area Plan 2013-2019 and Proposed Number 3 Variation to the Wicklow County Development Plan 2010-2016 have been examined in the context of a number of factors that could potentially affect the integrity of Natura 2000 sites and have been presented in Tables 3.1-3.13. It is the conclusion of this screening statement that there will be no adverse impacts on the integrity of any Natura 2000 sites located within 15km of the Plan area and that a Stage 2 Appropriate Assessment is not required.

## Appendix 2 Natura Site Descriptions

Derived from [www.npws.ie](http://www.npws.ie)

### The Murrough Wetlands SAC

#### *Site characteristics*

The Murrough SPA comprises a coastal wetland complex that stretches for 13 km from Kilcoole Station, east of Kilcoole village in the north, to Wicklow town in the south, and extends inland for up to 1 km. The site includes area of marine water to a distance of 200 m from low water mark. There is a railway on top of the beach and much agricultural reclamation of the marshes/ salt marshes.

#### *Quality and importance*

The site is of high importance for the good numbers and wide variety of waterfowl species that it holds in winter and on passage. The improved grassland provides feeding for Greylag Geese (*Anser anser*). This is one of a handful of sites around the south and east coasts at which Reed Warbler (*Acrocephalus scirpaceus*) has in recent years proved to be a regular breeding species. For some years in the 1980s, Bearded Tit (*Panurus biarmicus*) bred here at its only site in Ireland, emphasizing the potential of this site to hold the community of reedswamp species present in Great Britain, but largely absent in Ireland. The shingle beach is a breeding site for the country's largest colony of Little Tern (*Sterna albifrons*), and supports 19% of the all-Ireland population.

#### *Vulnerability*

The proximity of the site to Wicklow town and Kilcoole village is a threat in that there is pressure on the area for housing and increased disturbance. From that flows the risk of water pollution. It is suspected that the system is receiving high nutrient loading from the surrounding farmland. Access and recreational pressure is affecting the vegetation of the shingle shore which, in turn, causes disturbance to birds. The inclusion of the BirdWatch reserve and the state-owned foreshore in the site gives additional protection.

### The Murrough SPA

#### *Site characteristics*

The Murrough SPA comprises a coastal wetland complex that stretches for 13 km from Kilcoole Station, east of Kilcoole village in the north, to Wicklow town in the south, and extends inland for up to 1 km. The site includes area of marine water to a distance of 200 m from low water mark. There is a railway on top of the beach and much agricultural reclamation of the marshes/saltmarshes.

#### *Quality and importance*

The site is of high importance for the good numbers and wide variety of waterfowl species that it holds in winter and on passage. The improved grassland provides feeding for Greylag Geese (*Anser anser*). This is one of a handful of sites around the south and east coasts at which Reed Warbler (*Acrocephalus scirpaceus*) has in recent years proved to be a regular breeding species. For some years in the 1980s, Bearded Tit (*Panurus biarmicus*) bred here at its only site in Ireland, emphasizing the potential of this site to hold the community of reedswamp species present in Great Britain, but largely absent in Ireland. The shingle beach is a breeding site for the country's largest colony of Little Tern (*Sterna albifrons*), and supports 19% of the all-Ireland population.

#### *Vulnerability*

The proximity of the site to Wicklow town and Kilcoole village is a threat in that there is pressure on the area for housing and increased disturbance. From that flows the risk of water pollution. It is suspected that the system is receiving high nutrient loading from the surrounding farmland. Access and recreational pressure is affecting the vegetation of the shingle shore which, in turn, causes disturbance to birds. The inclusion of the BirdWatch reserve and the state-owned foreshore in the site gives additional protection.



## Glen of the Downs SAC

### *Site characteristics*

This site is situated in a glacial overflow channel cut in a NW-SE direction through Cambrian quartzite. In the valley bottom there is a narrow band of alluvium associated with a small stream, but the steep slopes are covered with a thin, sandy brown-earth/brown podzolic soil which becomes progressively thinner up the slopes. This is reflected in the trees which become shorter and more stunted up the slopes. The soil is very dry over much of the site, particularly so on the NE side.

### *Quality and importance*

This wood, situated in an impressive glacial overflow channel, is a good example of the *Blechno-quercetum petraeae* association which is characteristic of the dry valleys of the Wicklow mountains. Oak is dominant over about half the site, the remainder being mostly mixed deciduous woodland. There is a range of habitats from the very dry oak dominated upper slopes to ash-hazel woodland on the valley floor and wet areas beside the stream. The juxtaposition of habitats on the valley floor is particularly valuable for invertebrates, some of those found being very rare in Ireland. Of particular note is the occurrence of *Mycetobia obscura*, known from only one other site in Britain and Ireland. The avifauna of the site is characteristic of Irish woodlands. This wood is the most easterly in a series of oakwoods in Co. Wicklow which extend to the Glendalough area.

### *Vulnerability*

Further road widening is planned which will reduce and modify the habitats on the valley floor.

## Bray Head

### *Site Characteristics*

Site is situated in the north-east of Co. Wicklow between the towns of Bray and Greystones. Bedrock geology is Cambrian quartzites and shales (with mudstones and greywackes). Bray Head consists of a plateau of high ground, with five prominent quartzite knolls and a maximum height of 241 m. The more exposed higher ground has a covering of shallow acidic soils, with protruding bedrock and scree. Elsewhere, deeper soils are formed by drift deposits, calcareous in character. In addition to heath and cliff habitats, the site supports calcareous grassland, some native woodland and scrub, and a sandy/shingle beach. An area of shallow marine water is included for ornithological reasons. Main landuse within site is recreation, especially walking.

### *Quality and importance*

Site supports a fine diversity of maritime habitats and is particularly important for vegetated sea cliffs and dry heath. Both of these are good representatives of the types which occur in eastern Ireland, and are generally of good quality. Four Red Data Book plant species occur within site. Has breeding *Falco peregrinus* and a significant seabird colony, especially for *Rissa tridactyla* and *Cephus grylle* (both nationally important). Site is noted for the presence of the fossil *Oldhamia radiata* which is of Cambrian age. Owing to its proximity to urban areas, site has important educational potential.

### *Vulnerability*

The main threats to this site are reclamation of heath and grassland habitats, burning and recreational pressures. Reclamation for agriculture has occurred in the past and continues to be a threat. Burning of heath is a regular event and may be occurring too frequently. The site is a popular area for recreational activities, especially walking. Recreational pressures are likely to increase in the future owing to a growing population in surrounding areas.

## Ballyman Glen SAC

### *Site Characteristics*

A small glen cut through calcareous sands and gravels, with a tributary stream of the Dargle River flowing west to east through it. The site supports a strip of wet woodland, a small area of alkaline fen fed by petrifying springs, and grades to scrub and dry calcareous grassland on the upper edges of the valley sides.

#### *Quality and importance*

A small, but extremely species-rich site, with a high diversity of habitats in a predominantly agricultural area. The site is notable for the presence of many petrifying springs, for alkaline fen and for wet woodland.

#### *Vulnerability*

Ballyman Glen is surrounded by intensively managed agricultural grassland and is vulnerable to nutrient run-off from this source.

### **Knocksink Wood SAC**

#### *Site Characteristics*

A wooded valley cut through calcareous glacial drift, with the fast-flowing Glencullen river flowing west to east through it. Vegetation types include broadleaf deciduous woods, including wet woodland near the river, heath and a number of tufa-forming springs and seepage areas.

#### *Quality and importance*

A relatively small, but diverse wooded valley, notable for the occurrence of good examples of tufa-forming springs and associated alluvial forest. The site is also important for a number of rare plants, including *Erigeron acer*, *Lamium galeobdolon* and *Wahlenbergia hederacea*, and a particularly diverse woodland invertebrate fauna. Its proximity to Dublin adds to its value as an educational and amenity resource.

#### *Vulnerability*

As a popular amenity area the site is vulnerable to disturbance and littering.

### **Wicklow Reef**

#### *Site characteristics*

The site is located on the mid-east coast of Ireland and is just offshore from Wicklow Head, Co. Wicklow. There are strong tidal streams in the area. The substrate is a mixture of cobbles, bedrock and sand that is subject to the strong tidal streams of the east coast. The reef is a biogenic reef constructed by the polychaete *Sabellaria alveolata*.

#### *Quality and Importance*

This biogenic reef is well developed with sections of reef up to 0.6 m thick. It is the only documented example in Ireland making this a site of very high importance.

#### *Vulnerability*

This reef is vulnerable to any mechanical disturbance by pots and in particular fishing gear being dragged across the surface of the reef. If only a small part of the reef is disturbed, and this disturbance is not repeated with any frequency, the reef should be able to repair itself.

### **Wicklow Mountains SAC**

#### *Site characteristics*

An extensive upland site comprising much of the Wicklow Mountains and extending into Co. Dublin. The solid geology is mainly Leinster granites, flanked by Ordovician schists, mudstones and volcanics. The area has been glaciated and features fine examples of high corrie lakes, deep valleys and moraines. Most of the site is over 300m, with much ground over 600m and the highest peak of Lugnaquilla at 925m. The site includes the headwaters of several major rivers, including the Liffey, the Dargle and the Slaney. The substrate over much of the site is peat, with poor mineral soil on the slopes and lower ground. Exposed rock and scree is a feature. The dominant habitats on the site are blanket bog, heaths and upland grassland.

#### *Quality and importance*

The site comprises the largest complex of upland habitats in eastern Ireland, with important examples of blanket bog, wet heath and dry heath, extensive in area and mostly of good quality. Alpine heath occurs at

high levels, along with calcareous and siliceous rocky habitats harbouring an arctic-alpine flora. A fine series of upland oligotrophic lakes occur and some have *Salvelinus alpinus*. Several oakwoods of moderate quality, typical of the dry acidic woods of eastern Ireland, are found. Seven Red Data Book plant species occur, including the rare *Alchemilla alpina* and *Nitella gracilis* at its only Irish station. The site supports significant populations of breeding *Falco columbarius* and *Falco peregrinus*. The site is important for rare breeding passerines of oakwoods, notably *Phoenicurus phoenicurus* and *Phylloscopus sibilatrix*. The site also has breeding *Turdus torquatus* and *Lagopus lagopus*. *Lutra lutra* occurs on several of the riverine systems.

#### *Vulnerability*

The main threat to the quality of habitats on the site is overgrazing by sheep, affecting the bog, heath and rocky habitats and both deer and sheep affecting the woodlands. Localised peat extraction and heavy burning is a threat to the blanket bog. The spread of non-native species is a threat to the quality of the woodlands. Many recreational activities occur within the site and some, such as hill walking and climbing, have potential for disturbance to habitats and species. Peat erosion is frequent on the peaks - this may be a natural process but is likely to be accelerated by activities such as grazing.

## **Carriggower Bog SAC**

#### *Other site characteristics*

The site is an upland valley bog complex on the Calary plateau on the eastern side of the Wicklow Mountains. It comprises a mosaic of wet blanket bog and poor fen vegetation, along with such related habitats as heath, wet grassland and *Betula-Salix* scrub. There is no open water other than pools. The Vartry River skirts the western side of site. The bog was exploited for peat up to about 100 years ago but now old cuttings are well revegetated. An area of conifer plantation is included. Surrounding landuse is mostly semi-improved grassland and forestry.

#### *Quality and importance*

Transition mires are well represented at this site and likely to be one of the larger examples of the habitat in eastern Ireland. A range of characteristic species occur. The bryophyte flora is probably well developed (though not fully investigated). It supports a suite of invertebrate species of international importance. It also supports important wintering concentrations of *Gallinago gallinago* and *Lymnocyrtus minimus*, and is actually the top site in the country for *Lymnocyrtus minimus*. The site is partly owned by State (NPW).

#### *Vulnerability*

A main threat to this site is lowering of the water table due to drainage attempts. A drainage channel has already been dug at the eastern end of site though its impact on the bog is not known. Part of the site is semi-improved grassland and any intensification of grazing could be damaging. Forestry is widespread in the area and is a general threat.

## **Wicklow Head SPA**

#### *Site characteristics*

Wicklow Head is a rocky headland with extensive exposures of mica-schist. It is situated approximately 3 km south of Wicklow town. A lighthouse is located near the base of the cliffs. The cliffs, which extend for about 3 km, are highest immediately south of the lighthouse where they rise to about 60 m and it is here that most of the seabirds breed. The site comprises the cliffs and cliff-top vegetation, as well as some heath vegetation. The marine area to a distance of 500 m from the base of the cliffs, where seabirds forage, bathe and socialise, is included in the site.

#### *Quality and importance*

Wicklow Head SPA has a good diversity of breeding seabirds, with nationally important populations of *Rissa tridactyla* and *Cephus grylle*, and regionally important numbers of *Fulmarus glacialis*, *Uria aalge* and *Alca torda*. This seabird colony has developed mostly since the 1970s and has been monitored regularly since. The site also supports a pair of breeding *Falco peregrinus*, and has some typical heathland species, including *Sylvia communis*.

#### *Vulnerability*

There are no known significant threats to the seabird colony at present. Casual visitors to the site could cause disturbance though most of the seabirds are on an inaccessible cliff face. Over-fishing in local waters could put pressure on food supplies for the birds. Interference is caused to the nesting peregrines in some years.

### **Wicklow Mountains SPA**

#### *Site characteristics*

This is an extensive upland site, comprising a substantial part of the Wicklow Mountains. The underlying geology of the site is mainly of Leinster granites, flanked by Ordovician schists, mudstones and volcanics. The area was subject to glaciation and features fine examples of glacial lakes, deep valleys and moraines. Most of site is over 300 m, with much ground over 600 m and the highest peak of Lugnaquilla at 925 m. The substrate over much of site is peat, with poor mineral soil occurring on the slopes and lower ground. Exposed rock and scree are features of the site. The dominant habitats present are blanket bog, heaths and upland grassland. Fine examples of native Oak woodlands are found in the Glendalough area. The site, which is within the Wicklow Mountains National Park, is fragmented into about 20 separate parcels of land.

#### *Quality and importance*

The site supports good examples of both upland and woodland bird communities. It has breeding *Falco columbarius* and *Falco peregrinus*, as well as *Turdus torquatus* and *Lagopus lagopus*, both of the latter being Red-listed in Ireland. It is the only site in Ireland where *Mergus merganser* breeds regularly. It is important for rare breeding passerines of oakwoods, notably *Phoenicurus phoenicurus* and *Phylloscopus sibilatrix*. It also has *Sylvia borin* and *Sylvia atricapilla*.

#### *Vulnerability*

As the site is largely State-owned and within a National Park, there are no significant threats to the bird populations. Some of the peatland habitats are affected by overgrazing by sheep, whilst both deer and sheep reduce regeneration within the woodlands. Localised peat extraction and burning is a threat to the blanket bog and heath habitats. Many recreational activities occur within the site and some, such as hill walking and climbing, could have potential for disturbance to habitats and species if not properly controlled.

### **Dalkey Islands SPA**

#### *Site characteristics*

Site comprises Dalkey Island, Lamb Island, Maiden Rock, the intervening rocks and reefs between Dalkey Island, Lamb Island and Clare Rock, and the sea area around Maiden Rock to a distance of 100 m. Dalkey Island, which is the largest in the group, lies ca.400m off Sorrento Point and is separated by a deep channel. The island is low-lying, the highest point at c.15m is marked by a Martello Tower. Soil cover consists mainly of thin peaty layers, though in a few places there are boulder clay deposits. Vegetation cover is low, consisting mainly of grasses. Lamb Island lies to the north of Dalkey Island, attached at low-tide by a rocky reef. It has thin soil cover and a sparse vegetation cover. Further north lies Maidens Rock, a bare angular granite rock up to 5m high. There is no vegetation cover. Dalkey Island is grazed by a herd of feral goats.

#### *Quality and importance*

Site is of importance for both breeding and staging *Sterna* terns. There is a well established colony of *Sterna hirundo* and smaller numbers of *Sterna paradisaea*. *Sterna dougallii* bred in 2003 and 2004, one of only three known sites in the country - this came about after several years of conservation management aimed at attracting the species. The site along with other parts of south Dublin Bay is used by the three *Sterna* tern species as a major post-breeding/pre-migration autumn roost area. The origin of the birds is likely to be the Co. Dublin breeding sites though numbers also suggest birds from other sites, perhaps outside the state. The site also has breeding *Larus marinus*, *Tadorna tadorna* and *Haematopus ostralegus*. The site is known to be frequented in winter by significant numbers of *Arenaria interpres* and *Calidris maritima* but recent count data is unavailable.

#### *Vulnerability*

Traditionally, the nesting terns are vulnerable to severe weather, predation and disturbance and breeding success has often been low. Since 1995 a conservation programme, co-ordinated by BirdWatch Ireland /

National Parks and Wildlife Service, has aimed at improving conditions for the terns with the provision of nest boxes and shelters, some wardening and monitoring of productivity. This has led to more successful breeding and is likely to have been responsible for attracting *Sterna dougallii* to breed.

## **South Dublin Bay and River Tolka Estuary SPA**

### *Site characteristics*

This site comprises a substantial part of Dublin Bay. It includes virtually all of the intertidal area in the south bay, as well as much of the Tolka Estuary to the north of the River Liffey. A portion of the shallow bay waters is also included. In the south bay, the intertidal flats extend for almost 3 km at their widest. The sediments are predominantly well-aerated sands. The sands support the largest stand of *Zostera noltii* on the East Coast. Several permanent channels exist, the largest being Cockle Lake. A small sandy beach occurs at Merrion Gates, while some bedrock shore occurs near Dun Laoghaire. The landward boundary is now almost entirely artificially embanked. Sediments in the Tolka Estuary vary from soft thixotropic muds with a high organic content in the inner estuary to exposed, well aerated sands off the Bull Wall. The proximity of the site to Dublin City results in it being a very popular recreational area. It is also important for educational and research purposes.

### *Quality and importance*

The site possesses extensive intertidal flats which support wintering waterfowl which are part of the overall Dublin Bay population. It regularly has an internationally important population of *Branta bernicla hrota*, which feeds on *Zostera noltii* in the autumn. It has nationally important numbers of a further 6 species: *Haematopus ostralegus*, *Charadrius hiaticula*, *Calidris canutus*, *Calidris alba*, *Calidris alpina* and *Limosa lapponica*. It is an important site for wintering gulls, especially *Larus ridibundus* and *Larus canus*. South Dublin Bay is the premier site in Ireland for *Larus melanocephalus*, with up to 20 birds present at times. Is a regular autumn roosting ground for significant numbers of terns, including *Sterna dougallii*, *S. hirundo* and *S. paradisaea*.

### *Vulnerability*

The main threat to this site is further reclamation for industrial and/or infrastructural purposes. The intertidal areas receive water that is somewhat polluted though there are no apparent impacts on the associated flora and fauna. Owing to its location in Dublin Bay, pollution such as oil spillages from Dublin Port and shipping is a threat. Commercial bait digging may be a problem and can cause disturbance to wintering birds. Disturbance to birds is also caused by walkers and dogs.