

## KILBRIDE LOCAL AREA PLAN 2009 - 2015 APPENDICES



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**APPENDIX 1 KILBRIDE LOCAL AREA PLAN  
STRATEGIC ENVIRONMENTAL ASSESSMENT SCREENING**

# **Local Area Plan for Kilbride 2009-2015**

## **Strategic Environmental Assessment**

### **Screening Report**

**Prepared by  
The Forward Planning Department  
Meath County Council**

**May 2009**



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*meath county council*



## **Strategic Environmental Assessment**

### **Report pursuant to Article 14a of the Planning and Development (Strategic Environmental Assessment) Regulations, 2004**

#### **1.0 Introduction**

Meath County Council has prepared a local area plan (LAP) for Kilbride, Co. Meath. As part of the process of preparation of the plan, consideration has been given to the likely environmental effects of implementing the local area plan, having regard to the criteria set out in Schedule 2A of the Planning and Development Regulations 2004.

Section 3.4 of the Strategic Environmental Assessment Guidelines states that screening (i.e. the process for deciding whether a particular plan, other than those for which SEA is mandatory, would be likely to have significant environmental effects, and would thus warrant SEA) is required in the case of local area plans where the population is less than 10,000 persons. As the population of Kilbride is below 10,000 persons, the purpose of this report is to determine if the local area plan requires a Strategic Environmental Assessment i.e. screen the local area plan. In preparing this report reference was made to the Guidelines for the Implementation of SEA Directive as prepared by the Department of the Environment, Heritage and Local Government (2004) and in particular Schedule 2A of SI 436 of 2004.

#### **2.0 Policy Context**

Objective SS OBJ1 of the Meath County Development Plan 2007–2013 states that Local Area Plans shall be prepared for the urban centres contained in Table 7 of the Development Plan, which include Kilbride.

According to the settlement hierarchy for County Meath set out in the County Development Plan, Kilbride is listed as a 'village'. The Development Plan states that settlements designated as 'villages' are intended to act as nodes for distinctive quality driven residential development and essential local commercial and community services. Their future growth should be curtailed and safeguarded so that they do not act as catalysts to facilitate continuing expansion of the outer suburbs of Dublin City in particular, or other designated large or moderate growth towns. The future development of villages will be predicated more closely to local rather than regional growth.

#### **3.0 Location and Physical Context**

Kilbride is located within the Dunshaughlin Electoral Area, to the south east of County Meath. The settlement is situated approximately 1.8 kilometres from the border with Fingal County. The centre point of Kilbride is based around the junction of two county roads and the Church of St. Brigid and the Sacred Heart occupies a prominent site in this location. Development in Kilbride is dispersed and there is no defined streetscape. The building form is rural in nature and building height is modest, generally not exceeding two storeys. The River Ward passes through Kilbride, to the south of the settlement.

Kilbride is part of the Donaghmore Electoral Division which had a population of 8,408 people according to the 2006 Census, an increase of 16% over the corresponding figure for 2002. An Post Geodirectory data indicated that the population of the study area for the local area plan (see Appendix 2) is 136 persons. The LAP development boundary area is more compact than the initial study area with the population within this area being approximately 84 persons as per the Geodirectory data.

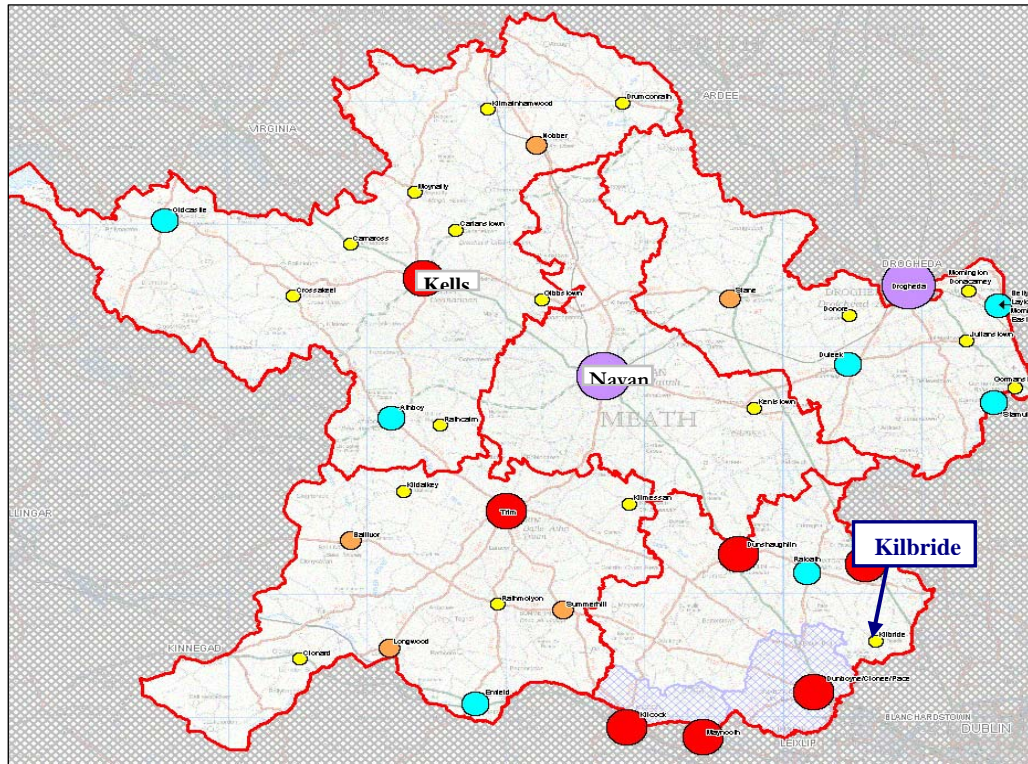


Figure 1: Map indicating the location of Kilbride in Co. Meath

#### 4.0 Criteria for determining the likely significant environmental impacts (Schedule 2(A) of SEA Regulations 2004).

Annex II of the SEA Directive sets out the criteria for determining the likely significant environmental effects. The LAP must be assessed against the criteria set out in Annex II of the SEA Directive. The most relevant considerations are 1) Characteristics of the LAP and 2) Characteristics of the effects and of the area likely to be affected by the LAP.

##### 4.1 Characteristics of the Local Area Plan.

The LAP was prepared in accordance with the requirements of Section 2.1.9 of the Meath County Development Plan 2007-2013 (Objective SS OBJ 1 and Policy SS POL 6 refers). At the time of preparation, there was no existing local area plan or zoning map in place for Kilbride. The development boundary for the settlement was therefore determined during the plan preparation process.

The Meath County Development Plan 2007-2013 adheres to the principles of sustainable development, in accordance with the requirements of Section 10 of the Planning and Development Act 2000-2006. The LAP is consistent with the principles, objectives and policies of the Meath County Development Plan and associated Environmental Report and therefore has a strong emphasis on promoting the sustainable development of the area.

The table below lists the projected number of households indicated in Table 6 of the County Development Plan for Kilbride over the period of the County Development Plan, i.e. 2007-2013.

Urban Centre	Planning Permission Granted – No Construct. Started	Houses Under Construct.	Committed No. of Units	Projected Number of H'holds 2006 - 2009	Projected Number of H'holds 2010 - 2013	Total 2006 - 2013	No. of Units to Meet H'hold Targets	Remain. Undev. Resid. Zoned Land (Ha)	Density per hectare	Yield of Remaining Undev. Resid. Zoned Land
Kilbride	0	0	0	20	95	115	115	0	20	0

It is the policy of the County Development Plan that settlements designated as villages would develop in line with local growth rather than regional growth, providing quality driven residential development and essential local commercial and community services. As per Objective SS OBJ 6, the LAP for Kilbride must address land use zoning objectives, including employment generating uses, and issues such as protection of the rural character of the village, local need/affordability and infrastructural deficits.



#### 4.1.1 Environmental considerations relevant to the Plan Area

##### 4.1.1.1 Conservation and Heritage

###### Protected structures

There are no protected structures within the Kilbride LAP development boundary.

###### Architectural Conservation Area

There is no Architectural Conservation Area designated in Kilbride.

###### Protected Views and Prospects:

According to the landscape classification included in the Meath County Development Plan 2007 – 2013, Kilbride is situated within the Ward Lowlands landscape area which mainly comprises of pasture and arable farmland. This character area is considered to be of 'low value', 'high' sensitivity and of 'regional' importance.

There are no protected views or prospects which affect Kilbride.

###### National Monuments:

There was one historical site/monument within the study area for the LAP. A number of sites/monuments are also located close to Kilbride. These are detailed below with a description where available. The development boundary for the LAP was more compact than the initial study area and does not include any recorded monuments.

Monument Number	National Grid Reference	Classification	Townland	Description <sup>1</sup>
MH051-001	E306,706 N246,380	Earthwork	Priestown	Circular mound (diam. 15m, H 6m) surrounded by bank. Since destroyed.

<sup>1</sup> Descriptions taken from Michael J. Moore (1986) 'Archaeological Inventory of County Meath' OPW

Monument Number	National Grid Reference	Classification	Townland	Description <sup>2</sup>
ME045-025	E307,025 N246,671	Church	Baytown	Undifferentiated nave and chancel (int. L 17m, int. W 5.2m) with opposing doors towards W end of nave.
ME051-009	E307,347 N246,023	Enclosure possible	Baytown	
ME051-005	E307,210 N244,490	Field system	Court	Cropmark of small rectangular enclosures (dims. c. 30m by 20m) covering c. 12 acres.

#### Natural Heritage Areas

There are no Natural Heritage Areas (NHAs) within the LAP area.

#### Natura Sites

DoEHLG Circular Letter SEA 1/08 and NPWS 1/08 relates to the requirement to screen land use plans for potential impacts on designated Natura 2000 sites (Special Areas of Conservation (SACs) or Special Protection Areas (SPAs)). An appropriate assessment of the plan (and SEA) is then required if the screening process finds that a plan may have an impact on the conservation objectives of a Natura 2000 site or that such an impact cannot be ruled out, adopting a precautionary approach. The circular states that an appropriate assessment means an assessment, based on best scientific knowledge, by a person with ecological expertise, of the potential impacts of the plan on the conservation objectives of any Natura 2000 site (including Natura 2000 sites not situated in the area encompassed by the draft plan or scheme) and the development, where necessary, of mitigation or avoidance measures to preclude negative effects. The potential impacts of policies outside Natura 2000 sites, but potentially impacting upon them (known as 'ex site' impacts) must also be included in the assessment according to the Circular.

<sup>2</sup> Descriptions taken from Michael J. Moore (1986) 'Archaeological Inventory of County Meath' OPW



There are no SACs or SPAs in Kilbride or adjoining or in close proximity to the settlement. It is not considered that the local area plan would have any potential impacts on the conservation objectives of any Natura 2000 site and as a result, it is considered that no further assessment of this type is required.

## **4.2 Characteristics of the effects and of the area likely to be affected by the LAP**

### 4.2.1 The value and vulnerability of the area likely to be affected.

#### a) Special natural characteristics or cultural heritage

As noted above, there is a limited extent of designated cultural heritage sites in and adjoining Kilbride. There are no protected structures within or immediately adjoining the LAP area. There are a number of recorded monuments/sites adjacent to the plan area but none within the plan area. Detailed policies and objectives are prescribed in the County Development Plan 2007-2013 which relate to the protection of the built and natural heritage. These objectives are fully adhered to in the LAP.

With respect to development near recorded monuments, detailed archaeological investigation will be required at application stage to determine the extent of resource areas and associated buffer zones and ensure their preservation. The relevant statutory bodies listed in the Planning and Development Regulations 2001-2008 will be consulted with respect to developments which would have the potential to affect these features.

There are no designated natural habitats areas within the study area boundary. The protection of habitats of localised importance, e.g. river corridors/hedgerows/trees etc., can occur through specific LAP policies, incorporation of existing natural features into landscaping plans during the redevelopment of sites and appropriate conditions to individual planning applications.

#### b) exceeded environmental quality standards or limit value

It is anticipated that environmental quality standards will not be exceeded and that the value of the areas will not be limited as a result of the LAP implementation.

#### c) intensive land use

There are no designated natural habitats within LAP study area. The LAP will ensure that the redevelopment and development of the area is undertaken with due cognisance to the surrounding environment and that any development and intensification will sustain and improve existing amenity. Table 6 of the Meath County Development Plan 2007 – 2013 details the level of residential development likely to take place in Kilbride over the lifetime of the Development Plan and projects 115 additional households for the settlement. The local area plan also contains

lands zoned for employment generating uses and more limited quantities of land zoned for commercial, community and recreational use. The level of development anticipated in the village is not considered to be of an intensity such as would generate environmental impacts.

Kilbride is currently served by a public water supply which is sourced from the East Meath Scheme. There are capacity constraints associated with the supply and any future development will be dependant on resolution of this issue. Connection to the public sewerage system is available in Kilbride. The pumping station serving the settlement also serves the wider area, including Ashbourne and Ratoath. Wastewater is pumped to County Fingal and ultimately to the treatment plant at Ringsend. The allocation to Kilbride is 72 p.e. Any revisions to this would have to be made in the context of implications for the capacity for the other towns and areas served by the same network.

#### 4.2.2 The probability, duration, frequency and reversibility of the effects.

It is considered that there will be no significant negative effects on the implementation of the LAP. However, with regard to positive effects, it is considered that the probability of these occurring is high. It is expected that the effects will be permanent and therefore irreversible, until such time that any new policies and/or objectives are identified in any revised LAP.

#### 4.2.3 The cumulative nature of the effects

No notable cumulative negative effects are anticipated given that the LAP will focus on the principles of sustainable development. It is anticipated that the cumulative effects on the environment will be positive and that with every development and redevelopment, the area will be rejuvenated with an improved physical and visual environment.

#### 4.2.4 The transboundary nature of the effects

It is not anticipated that the LAP will have any national, regional or inter-county transboundary effects.

#### 4.2.5 The risk to human health and the environment

The implementation of the LAP is not likely to result in any risks to human health with the inclusion of appropriate health and safety measures being introduced. There are no SEVESO sites within or in proximity to the plan study area. Any future development in the settlement will conform to the LAP, of which the fundamental essence is to create a healthy environment for people to live, work and recreate.

#### 4.2.6 The magnitude and special extent of the effects (geographical area and size of the population likely to be effected).

The areas and population affected by the Local Area Plan is likely to be limited. The LAP area for Kilbride amounts to 61.52 hectares and An Post Geodirectory data indicates that the current population in this area is 84 persons.

Having regard to Table 6 and Variation No. 2 of the Meath County Development Plan, it is expected that an additional 115 households would be provided in Kilbride over the lifetime of the County Development Plan (i.e. 2007-2013). Additional zonings have been identified in the LAP

for employment generating uses, commercial, community and recreational uses. It is also not anticipated that any large scale development, such as would have impacts beyond the village, would occur as a result of the preparation and implementation of the LAP.

#### 4.2.7 Effects on areas or landscapes, which have a recognised national, Community or International protection status

As noted above, there are no landscape features within or adjoining the Plan boundary which have a recognised national, European or international protection status.

### **5.0 Conclusion:**

On evaluation of the relevant criteria set out in Schedule 2A of the Regulations, it is considered that the local area plan will not result in any substantial further impacts on the environment, beyond what was envisaged within the context of the Meath Development Plan 2007-2013. The Planning Authority is satisfied that the local area plan will ensure that Kilbride will be developed in a sustainable and environmentally sound manner fully consistent with the policy and objectives prescribed in the Meath County Development Plan 2007-2013. In view of this, it is considered that a strategic environmental assessment is not required in respect of the local area plan. Notwithstanding this, there are a number of issues which were considered during the preparation of the local area plan and where appropriate, included in the objectives/policies of the local area plan. These are outlined in the attached Appendix.

### **6.0 Recommendation:**

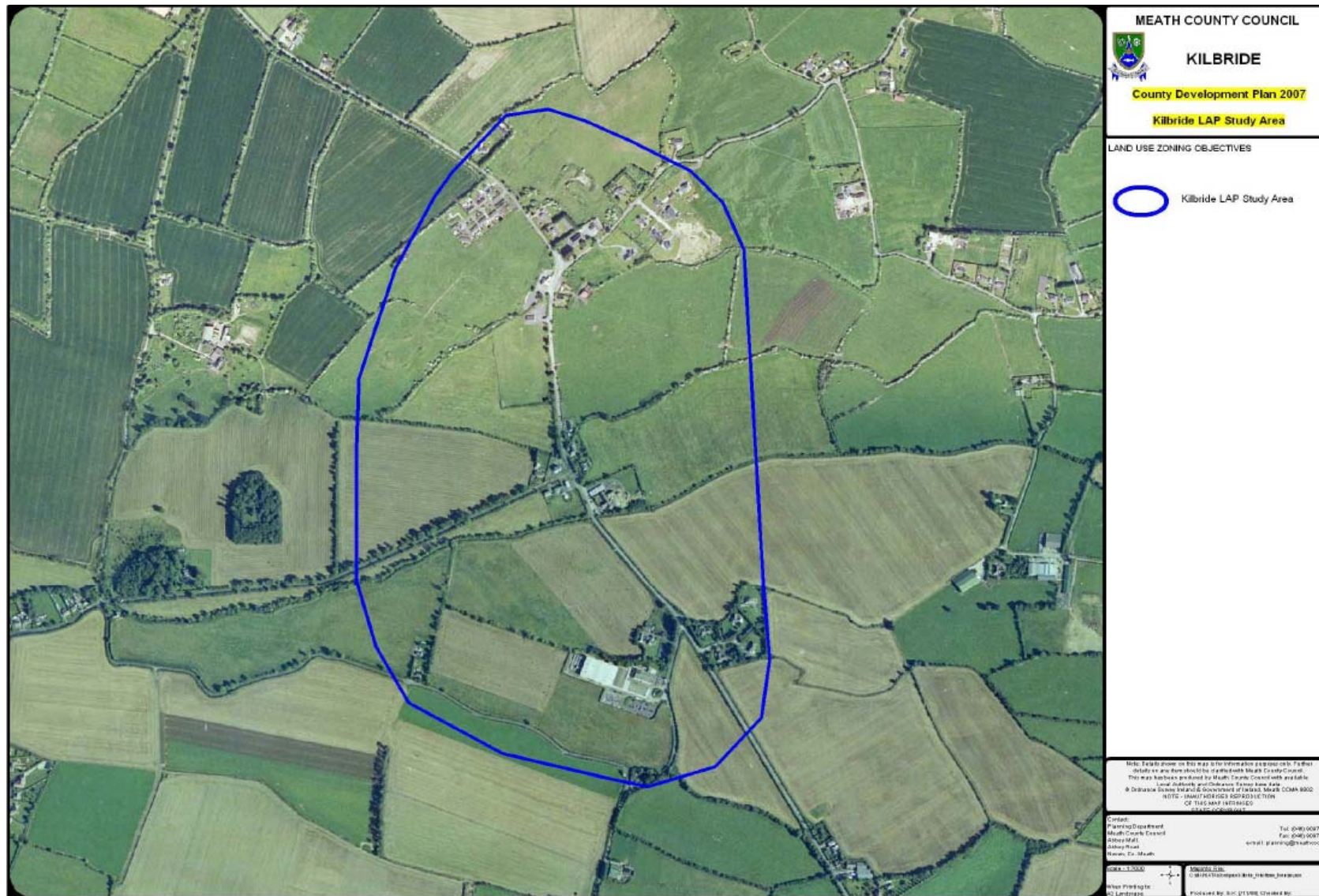
It is not considered necessary to carry out a Strategic Environmental Assessment for the Kilbride Local Area Plan.

## **APPENDIX 1**

Some of the issues that were considered in the preparation of the Local Area Plan for Kilbride include the following:

- Drinking Water
- Water Treatment Infrastructure
- Water Quality
- Bathing Water
- Flooding
- Biodiversity and Designated Sites
- Climate Change
- Soil and Contamination
- Energy/Energy Conservation
- Traffic Management
- Human Health/Quality of Life
- Cultural heritage
- Landscape/Townscape
- Environmental Policies and Objectives set out in the Meath County Development Plan.
- EIA
- Urban Waste Water Discharge Licensing
- Waste Management

## APPENDIX 2 STUDY BOUNDARY FOR LOCAL AREA PLAN



**APPENDIX 2 KILBRIDE LOCAL AREA PLAN  
APPROPRIATE ASSESSMENT SCREENING REPORT**

# Appropriate Assessment Screening Report

of the

Kilbride Local Area Plan 2009 – 2015

Prepared in conformance with Article 6(3) of Council Directive 92/43/EEC of 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, as amended

May 2009



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*meath county council*



## 1.0 Introduction

Article 6(3) of Council Directive 92/43/EEC of 21 May 1992 on the conservation of natural habitats and of wild fauna and flora, hereafter referred to as the Habitats Directive, compels competent authorities to undertake an appropriate assessment of any plan or project not directly connected with or necessary to the management of a Natura 2000 site but likely to have a significant effect thereon, either individually or in combination with other plans or projects.

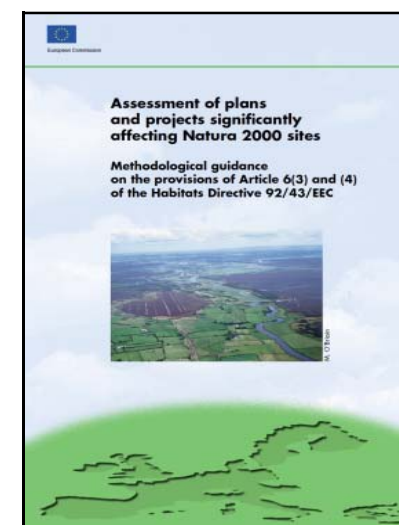
The assessment examines the implications of proceeding with the plan or project in view of the site's conservation objectives. In light of the conclusions of the assessment of the implications for the site, the competent authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public.

If the assessment concludes that the plan or project will have a negative impact on the site, it may only proceed and be carried out for imperative reasons of overriding public interest as outlined in the Directive and the member state concerned shall take all compensatory measures to ensure that the overall coherence of the Natura 2000 site is protected. The European Commission must be informed where this occurs.

Meath County Council have prepared a local area plan for Kilbride as required by the Meath County Development Plan 2007 – 2013, the parent policy document to the local area plan.

The Kilbride Local Area Plan 2009-2015 has been screened to ascertain if the plan should be subject to an appropriate assessment as outlined in the Habitats Directive. The screening has had regard to the European Commission's guidance document entitled "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". In line with the suggested assessment methodology put forward by the Commission, a screening matrix and a finding of no significant effects matrix have been completed.

The screening process has found that the Kilbride Local Area Plan 2009-2015 does not require an appropriate assessment as the implementation of the plan would not be likely to have significant effects on any Natura 2000 site.



## 2.0 Overview of the Local Area Plan

It is an objective of the current Meath County Development Plan (2007- 2013) to designate Kilbride as a 'village' and to prepare a local area plan for the settlement. It is a further objective of the Meath County Development Plan that all local area plans will be prepared within the immediate two years following the adoption of the County Plan (March 2007).

The local area plan has been prepared in order to set out a comprehensive framework for the proper planning and sustainable development of Kilbride over the period of 2009 to 2015.

The Planning and Development Act 2000 (as amended) sets out the requirements for the preparation of a local area plan. Section 19(2)(as amended by the Planning and Development Act 2002) states that *"a local area plan shall be consistent with the objectives of the development plan."* The local area plan is therefore a subsidiary document to the Meath County Development Plan 2007–2013 and compliance with the policies and objectives in the County Development Plan is required for development in Kilbride.

The Local Area Plan is based on the household projections contained in the Meath County Development Plan. These envisage an additional 115 households in Kilbride over the lifetime of the County Development Plan. The County Development Plan also requires that the Kilbride Local Area Plan contain objectives for the zoning of land for employment generating and would seek to address issues such as protection of the rural character of the village, local need/affordability and infrastructural deficits.

The local area plan is comprised of a written statement which is divided into 7 chapters, namely:

1. Introduction
2. Existing Context
3. Policy Context
4. Vision
5. Development Strategy
6. Land Use Zoning
7. Phasing and Implementation

The Plan is also accompanied by a land use zoning and objectives map.

The Local Area Plan contains general policies relating to the protection of natural heritage and the need for adequate proposals for infrastructure and services to support development. These include:

HER POL1: To protect and conserve the natural, built and archaeological heritage of Kilbride, which contribute to the character of the village and its landscape setting.

HER OBJ1: To promote appropriate forms of development within Kilbride in order to minimize adverse visual impacts within the landscape.

HER OBJ5: To seek the preservation of existing natural features in development proposals.

INF POL5: To continue the development and upgrading of the water supply system so as to ensure that an adequate, sustainable and economic supply of piped water of suitable quality is available for domestic, commercial, industrial, fire safety and other uses for the sustainable development of the town in accordance with the sustainable structure identified in this plan and as finances permit.

INF POL6: To promote public awareness and involvement in water conservation measures by households, businesses and industries.

INF POL7: To implement the Water Conservation Programme, in order to conserve valuable resources by reducing wastage.

INF POL8: To utilise the existing water supply in an efficient and fair manner and in the best interests of the proper planning and sustainable development of the area.

INF POL9: To ensure that all drinking water complies with the European Union Drinking Water Directive 98/83/EC as given effect in Irish law by the European Communities (Drinking Water) (No. 2) Regulations 2007, as may be amended.

INF POL10: To continue the development and upgrading of the waste water system servicing Kilbride to ensure that an adequate treatment capacity is available for the sustainable development of Kilbride as finances permit.

INF POL11: To ensure that all new developments are provided with satisfactory foul water drainage systems in the interest of public health and to avoid the pollution of ground and surface waters.

INF OBJ5: To require the submission of a Water Conservation and Management Plan for all major new developments in accordance with Meath County Council Water Bye-Laws 2007 Part 3 Water Conservation.

INF POL12: To require that new development should not itself be subject to an inappropriate risk of flooding nor should it cause or exacerbate such a risk at other locations.

INF POL13: To control development in the natural flood plain of rivers and to take account of any guidelines regarding flooding issued by the DoEHLG or OPW in the assessment of planning applications

INF POL 15: To ensure that all new developments have and are provided with satisfactory surface water drainage systems in the interest of public health and to avoid the pollution of ground and surface waters.

INF OBJ7: To require all large scale developments to provide “Sustainable Urban Drainage Systems” (SuDS) as part of their development proposals. Compliance with the recommendations contained in Technical Guidance Document, Volume 2, Chapter 4 of the Greater Dublin Strategic Drainage Study shall be required in all instances.

INF OBJ8: To require all significant developments impacting on flood risk areas to provide a Flood Impact Assessment, to identify potential loss of flood plain storage and how it would be offset in order to prevent impacts on the river flood regime and to show that the development would not give rise to flooding on the development site or any surrounding lands.

INF OBJ9: To require all large scale developments to provide “Sustainable Urban Drainage Systems” (SuDS) as part of their development proposals. Compliance with the recommendations contained in Technical Guidance Document, Volume 2, Chapter 4 of the Greater Dublin Strategic Drainage Study shall be required in all instances.

INF OBJ10: To ensure that development on newly zoned land is kept at an appropriate distance from stream and river banks and adequate protection measures put in place to protect the ecological value and water quality of watercourses.

There are no policies in the Local Area Plan which directly relate to Natura 2000 sites as there are no such sites within the plan area. The policies of the Meath County Development Plan 2007 – 2013 in relation to such sites include:

HER POL 3: To require any planning application that proposes development within or adjacent to the area designated as a cSAC, SPA or pNHA illustrated on Map 8.3 to be accompanied by an ecological impact assessment, assessing the impact of the proposal on these areas with conservation designations. The Ecological Impact Assessment will be forwarded to the National Parks & Wildlife Section of the Department of Environment, Heritage & Local Government for their comments prior to the making of a decision by the Planning Authority.

HER POL 8: To maintain, and where possible enhance, the conservation value of the cSACs, as identified by the Minister for the DoEHLG, and any other sites that may be proposed for designation during the lifetime of this Plan.

HER POL 9: To have regard to the views and guidance of the National Parks and Wildlife Service of the DoEHLG in respect of proposed development where there is a possibility that such development may have an impact on candidate or designated Special Areas of Conservation.

HER POL 10: To permit development on a designated SAC or those proposed to be designated over the period of this plan, only where an assessment carried out to the satisfaction of the Planning Authority and National Parks & Wildlife Service of DoEHLG, indicates that it will have no significant adverse effect (such as disturbance, pollution or deterioration of habitat quality) on the protected area.

HER POL 11: To prohibit any development that would be harmful or that would result in a significant deterioration of habitats and/or disturbance of species.

HER POL 12: To have regard to the views and guidance of the National Parks and Wildlife Service of the DoEHLG in respect of proposed developments where there is a possibility that such development may have an impact on candidate or designated Special Areas of Conservation.

HER POL 13: To permit development on a designated SPA or those proposed to be designated over the period of this plan, only where an assessment carried out to the satisfaction of the Planning Authority and National Parks & Wildlife Service of DoEHLG, indicates that it will have no significant adverse effect (such as disturbance, pollution or deterioration of habitat quality) on the protected area.

## 2.0 Overview of Applicable Natura 2000 Site

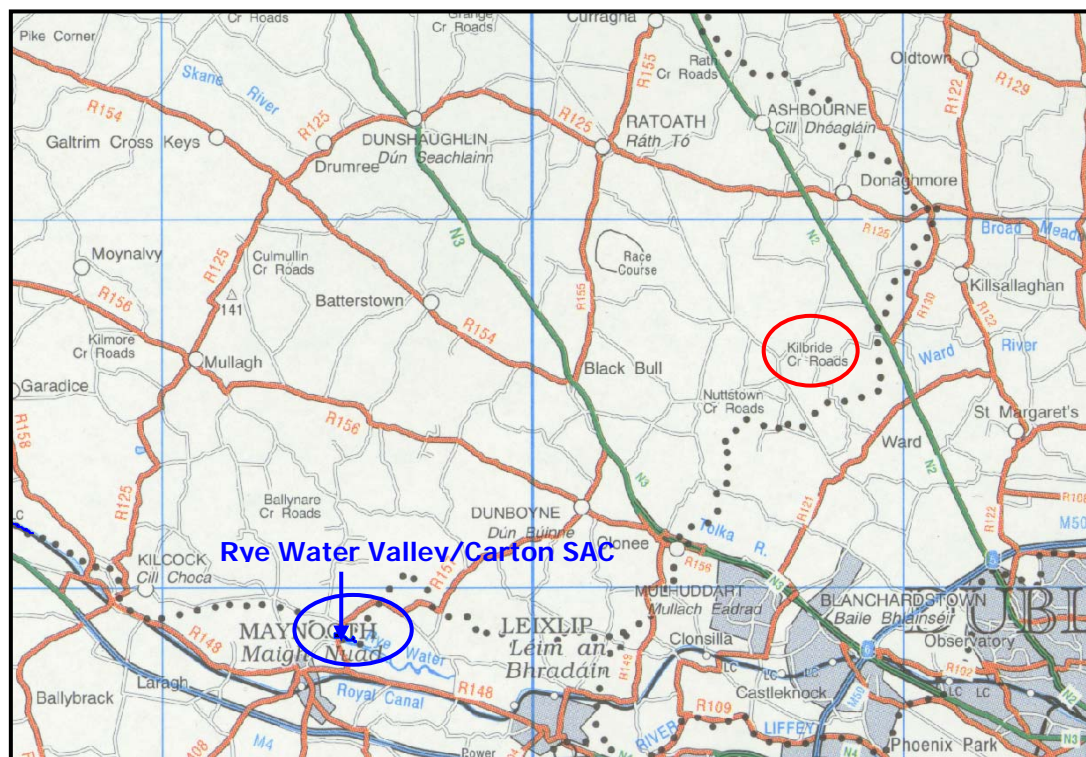
There are no Natura 2000 sites within the boundary of the local area plan.

The closest Natura 2000 site to Kilbride is the Rye Water Valley/Carton SAC, located north of Maynooth and approximately 14 kilometres away (measured directly from point to point). Its location is shown in Figure 1. Details on this site are provided below.

**Site Name:** Rye Water Valley/Carton

**Site Code:** 001398

**Description:** This site is located between Leixlip and Maynooth. It extends along the Rye Water, a tributary of the R. Liffey. The full site synopsis for the SAC may be accessed on the National Parks and Wildlife Service's website. The main importance of the site lies in the presence of several rare and threatened plant and animal species, and of a rare habitat, thermal, mineral, petrifying spring. The woods found on Carton Estate and their birdlife are of additional interest.



**Figure 1: Location of Rye Water Valley/Carton SAC**

Other sites of indirect relevance to Kilbride include the River Boyne and River Blackwater SAC (as the Boyne is the source of water supply to Kilbride), the Malahide Estuary cSAC and Broadmeadow/Swords Estuary SPA (where the Ward River, which passes through Kilbride, enters the sea) and South Dublin Bay SAC, North Dublin Bay SAC and South Dublin Bay and River Tolka Estuary SPA (as treated wastewater from Kilbride is ultimately discharged to Dublin Bay via the treatment plant at Ringsend). Details of these are outlined below. The full site synopses are available on the National Parks and Wildlife Service's website.

**Site Name:** River Boyne and River Blackwater SAC

**Site Code:** 002299

**Description:** This site comprises the freshwater element of the River Boyne as far as the Boyne Aqueduct, the Blackwater as far as Lough Ramor and the Boyne tributaries including the Deel, Stoneyford and Tremblestown Rivers. The site is a candidate SAC selected for alkaline fen





and alluvial woodlands, both habitats listed on Annex I of the E.U. Habitats Directive. The site is also selected for the following species listed on Annex II of the same directive – Atlantic Salmon, Otter and River Lamprey.

**Site Name:** Malahide Estuary SAC

**Site Code:** 000205

**Description:** Malahide Estuary is situated immediately north of Malahide and east of Swords. It is the estuary of the River Broadmeadow. This site is a fine example of an estuarine system with all the main habitats represented. The site is important ornithologically, with a population of Brent Geese of international significance.

**Site Name:** Broadmeadow/Swords Estuary SPA

**Site Code:** 004025

**Description:** This site is situated in north Co. Dublin, between the towns of Malahide and Swords. Broadmeadow/Swords Estuary SPA is a fine example of an estuarine system, providing both feeding and roosting areas for a range of wintering waterfowl. The lagoonal nature of the inner estuary is of particular value as it increases the diversity of birds which occur. The site is of high conservation importance, with an internationally important population of Brent Goose and nationally important populations of a further 12 species. Three of the species which occur regularly (Golden Plover, Bar-tailed Godwit and Ruff) are listed on Annex I of the E.U. Birds Directive.

**Site Name:** South Dublin Bay SAC

**Site Code:** 000210

**Description:** This site lies south of the River Liffey and extends from the South Wall to the west pier at Dun Laoghaire. It is an intertidal site with extensive areas of sand and mudflats, a habitat listed on Annex I of the E.U. Habitats Directive.

**Site Name:** North Dublin Bay SAC

**Site Code:** 000206

**Description:** This site covers the inner part of north Dublin Bay, the seaward boundary extending from the Bull Wall lighthouse across to the Martello Tower at Howth Head.

**Site Name:** South Dublin Bay and River Tolka Estuary SPA

**Site Code:** 004024

**Description:** The South Dublin Bay and River Tolka Estuary SPA comprises a substantial part of Dublin Bay. It includes the intertidal area between the River Liffey and Dun Laoghaire, and the estuary of the River Tolka to the north of the River Liffey, as well as Booterstown Marsh. A portion of the shallow marine waters of the bay is also included.



### Environmental Protection Agency

The Environmental Protection Agency (EPA) is an independent public body established under the Environmental Protection Agency Act, 1992. Its sponsor in Government is the Department of the Environment, Heritage and Local Government. It is the statutory body responsible for protecting the environment in Ireland. It regulates and polices activities that might otherwise cause pollution. It also ensures that there is solid information on environmental trends to inform government policy.

The EPA manages a spatial data service called EPA ENVision. This is an internet based map viewer which gives state authorities and the public at large, access to environmental data for the whole of Ireland. The following information is available regarding the areas listed above:

Rye Water: Water quality varies from good to poor status around Maynooth.

Dublin Bay: The estuarine and coastal water quality is considered unpolluted. The Liffey Estuary is classified as intermediate.

Malahide Bay: This is classified as intermediate.

Broadmeadow Water: This is classified as eutrophic. Water quality in the Ward River west of Swords was recorded as being of poor status and at Coolquoy was recorded as bad status.

## **3.0 Screening Matrix**

### Assessment criteria

*Describe the individual elements of the project (either alone or in combination with other plans or projects) likely to give rise to impacts on the Natura 2000 site.*

The Kilbride Local Area Plan 2009-2015 has been drafted to provide a framework for the proper planning and sustainable development of this area over the lifetime of the plan. The plan provides for the orderly expansion of the village. While the plan envisages substantial additional development in the context of the current size of the village, the level of development nonetheless remains limited when viewed in the wider context (115 additional households projected over the period 2007-2013) and therefore is unlikely to generate significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites (either individually or in combination with other plans or projects).

*Describe any likely direct, indirect or secondary impacts of the project (either alone or in combination with other plans or projects) on the Natura 2000 site by virtue of:*

*- size and scale:*

No projects which would give rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites, arising from the size or scale of the project, shall be permitted on the basis of this local area plan (either individually or in combination with other plans or projects).

*- land-take:*

The Kilbride Local Area Plan provides for sufficient residential lands to meet the household projections for the village set out in the Meath County Development Plan 2007 – 2013. The LAP zones additional lands for employment, village centre purposes and community uses. No projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites having regard to their conservation objectives, arising from land take shall be permitted on the basis of this local area plan (either individually or in combination with other plans or projects).

*- distance from the Natura 2000 site or key features of the site:*

The closest Natura 2000 site is approximately 14 kilometres from Kilbride. Given the distance involved and the limited extent of development proposed in the LAP, no projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites having regard to their conservation objectives, arising from distance to the sites shall be permitted on the basis of this Local Area Plan (either individually or in combination with other plans or projects)

*- resource requirements (water abstraction etc.):*

Water is abstracted from the River Boyne, which is an SAC, to serve Kilbride as part of the East Meath Regional Scheme. The allocation of water services to Kilbride will be considered as part of the overall water supply requirements in the East Meath and South Louth areas. It is not proposed under this LAP to increase the rate of abstraction from the River Boyne. Any such development by the Local Authority would be subject to an appropriate assessment in the form of an Environmental Impact Assessment. No projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites having regard to their conservation objectives, arising from resource requirements shall be permitted on the basis of this Local Area Plan (either individually or in combination with other plans or projects)

*- emissions (disposal to land, water or air):*

Waste water from the public sewage system in Kilbride is transferred to the treatment works at Ringsend. The sewage system in this area caters for the south Meath fringe, including other towns such as Ashbourne and Ratoath, with wastewater being pumped from the pumping station in Kilbride to the 9C sewer in Fingal and onto Ringsend. The capacity available in the system must therefore serve this entire area. The LAP does not propose alterations to infrastructure to increase overall capacity and the allocation of capacity in the system to Kilbride will be carried out in the context of the need to distribute the capacity across the wider area. The LAP would not therefore generate additional quantities of wastewater in the system per se and would not impact on sites around Dublin Bay. In respect of surface water management, the policies of the LAP require that new developments have adequate surface water management arrangements in order to protect surface and ground waters, that the principles of SuDS are adhered to in all major new developments, that new development should not itself be subject to an inappropriate risk of flooding nor should it cause or exacerbate such a risk at other locations and that development is kept at an appropriate distance from stream and river banks and adequate protection measures put in place to protect the ecological value and water quality of watercourses. It is considered that these measures will help to safeguard the quality of water in Kilbride particularly surface water run-off into the Ward River which flows into

protected sites downstream of Kilbride. It is therefore considered that no projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites having regard to their conservation objectives, arising from their emissions (disposal to land, water or air), shall be permitted on the basis of this LAP (either individually or in combination with other plans or projects).

*- excavation requirements:*

Soils and rock are a natural resource and an important component of local ecosystem. Given the distance involved between Kilbride and the nearest Natura sites and the indirect nature and type of relationship to the sites involved, it is considered that the policy provisions included in this LAP and the parent Meath County Development Plan 2007 – 2013 ensure that no projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites, having regard to their conservation objectives, arising from excavation requirements shall be permitted on the basis of this Plan (either individually or in combination with other plans or projects).

*- transportation requirements:*

The transportation policies of the LAP (either individually or in combination with other plans or projects) would not give rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites, having regard to their conservation objectives, arising from transportation requirements shall be permitted on the basis of this Plan.

*- duration of construction, operation, decommissioning, etc.:*

The Kilbride Local Area Plan was adopted on 25<sup>th</sup> May 2009 and will remain in effect until 2015. The duration of the plan is irrelevant and not applicable to the ongoing protection of any Natura 2000 site. No projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites, having regard to their conservation objectives, arising from duration of construction, operation, decommissioning etc., shall be permitted on the basis of this Plan (either individually or in combination with other plans or projects).

*- other:*

No projects giving rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites, having regard to their conservation objectives, arising from other considerations, shall be permitted on the basis of this Plan (either individually or in combination with other plans or projects).

*Describe any likely changes to the site arising as a result of:*

*- reduction of habitat area:*

No projects giving rise to a reduction of habitat areas in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*- disturbance to key species:*

No projects giving rise to significant disturbance of key species in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*- habitat or species fragmentation:*

No projects giving rise to habitat or species fragmentation in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*- reduction in species density:*

No projects giving rise to a reduction in species density in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*- changes in key indicators of conservation value (water quality etc.):*

No projects giving rise to significant changes in key indicators of conservation value in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*- climate change.*

No projects likely to give rise to significant change in the climatological conditions experienced in any Natura 2000 site shall be permitted on the basis of the provisions of this Plan (either individually or in combination with other plans or projects).

*Describe any likely impacts on the Natura 2000 site as a whole in terms of:*

*- interference with the key relationships that define the structure of the site:*

No projects giving rise to significant interference with the key relationships that define the structure of any Natura 2000 site, having regard to their conservation objectives, shall be permitted on the basis of this Plan (either individually or in combination with other plans or projects).

*- interference with key relationships that define the function of the site.*

No projects giving rise to significant interference with the key relationships that define the function of any Natura 2000 site, having regard to their conservation objectives, shall be permitted on the basis of this Plan (either individually or in combination with other plans or projects).

*Provide indicators of significance as a result of the identification of effects set out above in terms of:*

- *loss:*

N/A

- *fragmentation:*

N/A

- *disruption:*

N/A

- *disturbance:*

N/A

- *change to key elements of the site (e.g. water quality etc.).*

N/A

*Describe from the above those elements of the project or plan, or combination of elements, where the above impacts are likely to be significant or where the scale or magnitude of impacts is not known.*

N/A

#### 4.0 Finding of No Significant Effects Report Matrix

##### Name of project or plan

Kilbride Local Area Plan 2009-2015

##### Name and location of Natura 2000 site

There are no Natura 2000 sites within or adjoining the LAP boundary. The closest Natura 2000 site is Rye Water Valley/Carlton, situated approximately 14 kilometres from Kilbride. Other sites of indirect relevance to Kilbride include the River Boyne and River Blackwater SAC (as the Boyne is the source of water supply to Kilbride), the Malahide Estuary cSAC and Broadmeadow/Swords Estuary SPA (where the Ward River, which passes through Kilbride, enters the sea) and South Dublin Bay SAC, North Dublin Bay SAC and South Dublin Bay and River Tolka Estuary SPA (as treated wastewater from Kilbride is ultimately discharged to Dublin Bay via the treatment plant at Ringsend).

Description of the project or plan

The LAP has been prepared in order to set out a comprehensive framework for the proper planning and sustainable development of Kilbride over the period of 2009 to 2015. It is an objective of the current Meath County Development Plan (2007-2013) to designate Kilbride as a 'village' and to prepare a local area plan for the settlement. The LAP is based on the household projections contained in the Meath County Development Plan and allows for additional supporting development, including employment generating uses.

Is the project or plan directly connected with or necessary to the management of the site (provide details)?

The plan is not directly connected with or necessary to the management of any Natura 2000 site but rather the future planning and development of Kilbride. The plan does however contain robust and thorough provisions to protect and enhance the natural heritage of Kilbride.

Are there other projects or plans that together with the project or plan being assessed could affect the site (provide details)?

The Kilbride Local Area Plan 2009-2015 is the only land use plan directly applicable to Kilbride village. It is a subsidiary document to the Meath County Development Plan 2007-2013 and is placed within a hierarchy of plans such as the Regional Planning Guidelines for the Greater Dublin Area 2004-2016 and the National Spatial Strategy 2002-2020.

The assessment of significance of effects*Describe how the project or plan (alone or in combination) is likely to affect the Natura 2000 site.*

The plan has been formulated to ensure that development arising from planning permissions granted in accordance with the provisions of this 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 site having regard to its conservation objectives.

*Explain why these effects are not considered significant.*

The plan has been formulated to ensure that development arising from planning permissions granted in accordance with the provisions of this 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 site having regard to its conservation objectives.

In addition, it should be noted that any developments permitted in accordance with this plan also have a legal duty to conform with the relevant statutory and regulatory provisions enacted for the prevention of environmental pollution and degradation or other effects likely to significantly and adversely affect the integrity of Natura 2000 sites having regard to their conservation objectives.

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

At the time of writing, Irish legislation does not prescribe statutory consultees for the purpose of consultation on the appropriate assessment of land use development plans. However Circular Letter SEA 1/08 & NPWS 1/08 from the Department of the Environment, Heritage and Local Government states the Department should be consulted.

As part of the Strategic Environmental Assessment of the Kilbride Local Area Plan 2009–2015, consultation occurred with the following prescribed bodies - stating that a submission or observation in relation to the Strategic Environmental Assessment process could be made to the Planning Authorities;

Department of the Environment, Heritage and Local Government (DEHLG), Dún Scéine, Harcourt Lane, Dublin 2. Tel: 01 833 3190

Department of Communications, Energy and Natural Resources (DCMNR), Leeson Lane, Dublin 2. Tel: 01 678 3084

Environmental Protection Agency, Regional Inspectorate, Inniscarra, County Cork. Tel: 021 487 5540

Copies of the draft LAP, SEA screening and appropriate assessment screening were also circulated for comment.

#### *Response to consultation.*

The pre draft response from the Environmental Protection Agency informed of the EPA's interactive GIS system as an information source, referred the Planning Authority to the DoEHLG's Development Plans Guidelines and stated that adequate and appropriate infrastructure should be planned and phased to address any current deficits and to reflect predicted increases in population. The Planning Authority was advised of its obligations with regards to environmental legislation and informed that the Plan should provide for the inclusion, where appropriate, of the policies and recommendations of the Meath County Development Plan 2007 – 2013 and the Regional Planning Guidelines. An appendix to the submission listed a number of issues to be considered during the preparation of the Plan.

Two detailed submissions were received from the DoEHLG following the publication of the draft LAP. The issues raised in them included:

- Meath County Council's position in respect of the need for Strategic Environmental Assessment of the plan;
- Advised that the criteria listed in Schedule 2A of the Planning and Development (Strategic Environmental Assessment) Regulations 2004 should be taken into account in determining whether the plan would be likely to have significant effects on the environment.
- A number of issues were outlined which should be considered during the preparation of the plan;
- Advised that other correspondence from the EPA should be reviewed during preparation of the Local Area Plan to include correspondence which highlights the view of the EPA that there exists the possibility for the occurrence of significant cumulative environmental effects due to the proximity of and interaction between the many Local Area Plans currently being prepared in County Meath.
- Advised of the EPA's online interactive GIS map viewer, ENVision, as a source of environmental information and data;



- Listed a number of documents to which account should be taken, where appropriate;
- Stated that in proposing and amending the Plan, and any related amendments or variations thereof, adequate and appropriate infrastructure should be in place or required to be put in place, to service any development proposed and authorised during the lifetime of the Plan;
- Referred to the responsibilities and obligations of Meath County Council in relation to national and EU environmental legislation and stated that the plan should provide for the inclusion, where appropriate, of the policies and recommendations of the Meath County Development Plan (and associated SEA and Appropriate Assessment) and the Regional Planning Guidelines;
- Advised of the requirements to give notice to other statutory bodies.

The pre draft response from the Department of Communications, Energy and Natural Resources stated that the status objectives set out in the Water Framework Directive should not be compromised as a result of the Local Area Plan, that future development proposed on foot of this LAP should be considered premature until suitable sanitary services infrastructure is in place to cater for the projected population increase. The response notes that the current PE allocation to Kilbride falls short of the current population.

An additional submission was received from the Department of Communications, Energy and Natural Resources following publication of the draft LAP. The submission noted that a previous comment was forwarded at the SEA screening stage and stated that there was nothing further to add to the views and comments expressed at that time.

The pre draft submission from the Department of the Environment, Heritage and Local Government reminded the Planning Authority that appropriate assessment constituted a separate process to SEA screening. The submission noted that the issue of cumulative and downstream impacts to Natura 2000 sites needed to be considered including the impact that water quality policies for the Ward River would have on downstream SACs and SPAs. The submission also raised issues relating to archaeological and architectural heritage.

A second submission was made by the DoEHLG following publication of the draft Plan. This expressed concern regarding the extent of industrial zoned land which was provided in the draft LAP. It was considered excessive given the current and projected population for Kilbride and the Department requested that the E2 zoning be omitted from the plan in order to ensure compliance with the role of the village as envisaged in the County Development Plan.

*Data collected to carry out the assessment*

Who carried out the assessment?

Meath County Council.

Sources of data

Existing records and information published by the NPWS and EPA.

Level of assessment completed

A desktop study was completed utilizing existing information from the relevant state authorities.

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

The full results of the assessment can be accessed and viewed in this document which is available for public inspection at the offices of Meath County Council's Planning Department, Abbey Road, Navan, Co. Meath.

**APPENDIX 3 KILBRIDE LOCAL AREA PLAN  
PERSONS WHO MADE SUBMISSIONS DURING PRE DRAFT CONSULTATION  
PHASE**

- 1 Pat Doherty Eastern Regional Fisheries Board
- 2 Conor McDermott OPW
- 3 Shirley Kearney Dept of Education & Science
- 4 Michael McCormack NRA
- 5 Teresa O Halloran Development Applications Unit
- 6 Denis & Imelda O Leary
- 7 Denis & Barry O Driscoll
- 8 Ian Mc Grandles Tiros Resources Limited
- 9 Oliver Mc Nulty & Assoc on behalf of Mark Courtney
- 10 John Downey KSA on behalf of Graham Anthony Quinn & Sean Mahon
- 11 Alan Whelan Tiros Resources Ltd on behalf of Sweeney Family
- 12 Jeff Sheridan Kilbride GFC
- 13 Darren Feldman on behalf of Mr James Quinn
- 14 Darren Feldman on behalf of Gerry Quinn
- 15 MacCabe Durney on behalf of Bovale Developments Ltd

**APPENDIX 4 KILBRIDE LOCAL AREA PLAN  
PERSONS WHO MADE SUBMISSIONS DURING DRAFT LOCAL AREA PLAN  
CONSULTATION PHASE**

- 1** Sandrine Delalieux, Environmental Protection Agency, Regional Inspectorate, Inniscarra, Co. Cork.
- 2** Michael Owens, Office of Environmental Assessment, Environmental Protection Agency, Inniscarra, Co. Cork.
- 3** John A. Reddin, Chairman Kilbride GAA Club.
- 4** Michael McCormack, National Roads Authority, St. Martin's House, Waterloo Road, Dublin 4.
- 5** Declan Brassil & Company Ltd on behalf of Sheila Cooney c/o Patrick Tallan & Co., Ashbourne.
- 6** Brian Wylie, Iarnrod Éireann, Connolly Station, Dublin 1.
- 7** McPeake Auctioneers on behalf of Denis and Barry O'Driscoll, Ballymacarney House, Kilbride.
- 8** Spatial Policy Unit, Department of the Environment, Heritage and Local Government.
- 9** Coordination Unit, Department of Communications, Energy and Natural Resources.
- 10** Shirley Kearney, Department of Education and Science.
- 11** An Taisce, Tailor's Hall, Back Lane, Dublin 8.
- 12** Maccabe Durney Barnes Planning/Urban Economics and Design on behalf of Bovale Limited, Culcommon, Batterstown.
- 13** Darren Feldman on behalf of Gerry Quinn.
- 14** Darren Feldman on behalf of James Quinn.