



**NATURA IMPACT REPORT**  
**VARIATION NO.1 TO THE**  
**TRIM DEVELOPMENT PLAN**  
**2014-2020**

Prepared for Meath County Council

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## **ABBREVIATIONS**

AA	Appropriate Assessment
DOEHLG	Department of the Environment, Heritage and Local Government
EPA	Environmental Protection Agency
EU	European Union
GIS	Geographic Information Systems
GSI	Geological Society of Ireland
LSEs	Likely Significant Effects
NHA	Natural Heritage Areas
NIR	Natura Impact Report
NIS	Natura Impact Statement
NPWS	National Parks and Wildlife Service
pNHA	Proposed Natural Heritage Areas
QI	Qualifying Interests
RPGs	Regional Planning Guidelines
SAC	Special Area of Conservation
SCI	Special Conservation Interests
SEA	Strategic Environmental Assessment
S.I. No.	Statutory Instrument Number
SPA	Special Protection Area
SUDS	Sustainable Urban Drainage Systems
SSCOs	Site Specific Conservation Objectives
WWTP	Waste Water Treatment Plant

## 1 Introduction

### 1.1 Legal Requirement for Habitats Directive Assessment

This Natura Impact Report (NIR) was prepared by Scott Cawley Ltd. for Meath County Council. It provides information on and assesses the potential for the *Variation No. 1 of the Trim Development Plan 2014-2020* (herein referred to as the “variation”) to impact on European sites<sup>1</sup>. This NIR is published alongside the *Variation No. 1 of the Trim Development Plan 2014-2020* and serves as a documented record of the Appropriate Assessment (AA) of the variation throughout its preparation.

The responsibility for carrying out the AA lies with Meath County Council and is informed by this NIR. The Council’s AA decision at the variation stage is also published alongside the *Variation No.1 to the Trim Development Plan 2014-2020*.

The preparation of the variation has had regard to Article 6 of the Council Directive 92/43/EEC of 21 May 1992 on the Conservation of Natural Habitats and of Wild Fauna and Flora (as amended) (hereafter referred to as the Habitats Directive). This is transposed in Ireland by Part XAB of the Planning and Development (Amendment) Act 2010 and the European Communities (Birds and Natural Habitats) Regulations, 2011 (S.I. 477) (hereafter referred to as the Habitats Regulations).

Articles 6(3) and 6(4) of the Habitats Directive set out the requirement for an assessment of the potential effects of proposed plans and projects on European sites (Annex B).

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

*Article 6(3): “Any plan or project not directly connected with or necessary to the management of the [Natura 2000] site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subjected to an appropriate assessment of its implications for the site in view of the site’s conservation objectives. In light of the conclusions of the assessment of the implications for the site and subject to the provisions of paragraph 4, the competent national authorities shall agree to the plan or project only after having ascertained that it will not adversely affect the integrity of the site concerned and, if appropriate, after having obtained the opinion of the general public.”*

The subsequent paragraph allows proposed plans and projects to be approved in certain conditions.

*Article 6(4): “If, in spite of a negative assessment of the implications for the site and in the absence of alternative solutions, a plan or project must nevertheless be carried out for imperative reasons of overriding public interest, including those of a social or economic nature, Member States shall take all compensatory measures necessary to ensure that the overall coherence of the Natura 2000 is protected. It shall inform the Commission of the compensatory measures adopted. Where the site concerned hosts a priority natural habitat type and/or a priority species the only considerations which may be raised are those relating to human health or public safety, to the beneficial consequences of primary importance for the environment or, further to an opinion from the Commission, to other imperative reasons of overriding public interest.”*

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<sup>1</sup> European sites, or Natura 2000 sites are defined under the Habitats Directive (Article 3) as a European ecological network of special areas of conservation composed of sites hosting the natural habitat types listed in Annex I and habitats of the species listed in Annex II. The aim of the network is to aid the long-term survival of Europe’s most valuable and threatened species and habitats. In Ireland these sites are designed as *European sites* - defined under the Planning Acts and/or Birds and Habitats Regulations as (a) a candidate site of Community importance, (b) a site of Community importance, (c) a candidate special area of conservation, (d) a special area of conservation, (e) a candidate special protection area, or (f) a special protection area. They are commonly referred to in Ireland as candidate Special Areas of Conservation (cSACs) and Special Protection Areas (SPAs).

## 1.2 Statement of Authority

The NIR was prepared by Colm Clarke and reviewed by Andrew Speer of Scott Cawley Ltd. The results of the AA were integrated into the variation in Meath County Council (MCC) via the planning team.

Colm Clarke is a Consultant Ecologist with Scott Cawley. He obtained an honours degree in Natural Sciences, with a specialisation in Botany, from Trinity College Dublin, and a Masters in Biodiversity and Conservation from the same institution. Colm is an Associate Member of the CIEEM and is a member of the Botanical Society of the British Isles and Bat Conservation Ireland. He has over four years' professional experience working in ecology in Ireland and the UK and has worked with clients at both government and private levels. Colm is involved in the preparation of Appropriate Assessment reports on several of the Meath town plans. He has previously carried out appropriate assessment on local area plans in South Dublin. He has experience writing Appropriate Assessment Screening report and NIR reports on several complex projects within and adjacent to European sites.

Andrew Speer is a Technical Director at Scott Cawley Ltd. He holds an honours degree in Zoology from NUI Galway and a Postgraduate Diploma in Geographic Information Systems (GIS) from the University of Ulster. Andrew has over 12 years' experience in ecological consultancy with extensive experience in preparing Ecological Impact Assessment, Appropriate Assessment Screening reports and Natura Impact Statements/Reports for a diverse range of projects and development plans. Plan assessments include strategic development plans and masterplans, transport strategies, local area plans and county development plans. Projects include residential housing units and developments, commercial and industrial development, quarries, wind energy projects, and strategic infrastructure projects such as rail and National Road Schemes.

## 2 Assessment Methodology

### 2.1 Formal Guidance

The AA process has taken account of guidance contained in the following documents:

- *Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities*<sup>2</sup>;
- *Appropriate Assessment under Article 6 of the Habitats Directive: Guidance for Planning Authorities*<sup>3</sup>;
- *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*<sup>4</sup>. The guidance within this document provides a non-mandatory methodology for carrying out assessments required under Article 6(3) and (4) of the Habitats Directive;
- *Managing Natura 2000 Sites: The Provisions of Article 6 of the Habitat's Directive 92/43/EEC*<sup>5</sup>;
- *Guidelines for Good Practice Appropriate Assessment of Plans Under Article 6(3) Habitats Directive*<sup>6</sup>;
- *Communication from the Commission on the precautionary principle*. European Commission (2000).

### 2.2 Sources of Information Used

Information relied upon included the following information sources, which included maps, ecological and water quality data:

- Online data available on European sites and protected habitats/species as held by the National Parks and Wildlife Service (NPWS) from [www.npws.ie](http://www.npws.ie), including conservation objectives documents;

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<sup>2</sup> Department of Environment, Heritage and Local Government (2010a). *Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities*. Available online at [www.npws.ie/sites](http://www.npws.ie/sites) Accessed 26th April 2019.

<sup>3</sup> Department of Environment, Heritage and Local Government (2010b). *Circular NPOW 1/10 & PSSP 2/10*. Available online at [www.npws.ie/sites](http://www.npws.ie/sites). Accessed 26<sup>th</sup> April 2019.

<sup>4</sup> European Commission (2001). *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*. Available online at [ec.europa.eu/environment/nature](http://ec.europa.eu/environment/nature). Accessed 26<sup>th</sup> April 2019.

<sup>5</sup> European Commission (2018). *Managing Natura 2000 sites: The provisions of Article 6 of the Habitats' Directive 92/43/EEC*. Available online at [ec.europa.eu/environment/nature](http://ec.europa.eu/environment/nature). Accessed 26<sup>th</sup> April 2019.

<sup>6</sup> International Workshop on Assessment of Plans under the Habitat Directive (2011). *Guidelines for Good Practice Appropriate Assessment of Plans under Article 6(3) Habitats Directive*.

- Online data available on protected species as held by the National Biodiversity Data Centre (NBDC) from [www.biodiversityireland.ie](http://www.biodiversityireland.ie);
- Information on the surface water network and surface water quality in the area available from [www.epa.ie](http://www.epa.ie);
- Information on groundwater resources and groundwater quality in the area available from [www.epa.ie](http://www.epa.ie) and [www.gsi.ie](http://www.gsi.ie);
- Ordnance Survey of Ireland mapping and aerial photography available from [www.osi.ie](http://www.osi.ie);
- Information provided by the planning team in relation to the variation;
- *Meath County Development Plan 2013-2019 (as amended)*<sup>7</sup>;
- *Meath County Development Plan 2013-2019 - Natura Impact Report*<sup>8</sup>;
- *Variation No. 1 to the Meath County Development Plan 2013-2019 – AA Screening*<sup>9</sup>;
- *Variation No. 2 to the Meath County Development Plan 2013-2019 – Natura Impact Report*<sup>10</sup>;
- *Variation No. 3 to the Meath County Development Plan 2013-2019 – AA Screening*<sup>11</sup>;
- *Variation No. 4 to the Meath County Development Plan 2013-2019 – AA Screening*<sup>12</sup>;
- *Variation No. 5 to the Meath County Development Plan 2013-2019 – AA Screening*<sup>13</sup>;
- *Regional Planning Guidelines for the Greater Dublin Area (2010-2022)*<sup>14</sup>;
- *Regional Planning Guidelines for the Greater Dublin Area (2010-2022) Habitats Directive Assessment*;
- *Retail Strategy for the Greater Dublin Area 2008-2016*<sup>15</sup>;
- *Draft Transport Strategy for the Greater Dublin Area 2016-2035- Appropriate Assessment*<sup>16</sup>;
- *Trim Development Plan 2014-2020 - Natura Impact Report*<sup>17</sup>; and
- *Chief Executive’s Report: Submissions Received in Respect of Proposed Variation No. 1 of the Trim Development Plan 2014-2020 in Accordance with Section 13(4) (a) of the Planning and Development Acts, 2000-2018*<sup>18</sup>

### 2.3 Appropriate Assessment: Purpose and Process

Meath County Council has prepared *Variation No. 1 to the adopted Trim Development Plan 2014-2020*. The key purpose of the variation is to align the Plan with the key tenets of the Economic Development Strategy for County Meath 2014–2022 as they relate to statutory land use planning. The variation seeks to align the Trim

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<sup>7</sup> Meath County Council (2016). *Meath County Development Plan 2013-2019 Consolidated Version*. Incorporates Variations 1, 2, 3, 4, and 5. Available online at [countydevelopmentplan.meath.ie/adoptedplan](http://countydevelopmentplan.meath.ie/adoptedplan). Accessed 26<sup>th</sup> April 2019.

<sup>8</sup> Meath County Council (2013a). *Meath County Development Plan 2013-2019 - Natura Impact Report*. Available online at [countydevelopmentplan.meath.ie/adoptedplan](http://countydevelopmentplan.meath.ie/adoptedplan). Accessed 26<sup>th</sup> April 2019

<sup>9</sup> Meath County Council (2013). *Variation No. 1 to the Meath County Development Plan 2013-2019 – AA Screening*. Available online at [countydevelopmentplan.meath.ie/variations/variation-no-1/](http://countydevelopmentplan.meath.ie/variations/variation-no-1/). Accessed 26<sup>th</sup> April 2019.

<sup>10</sup> Meath County Council (2014). *Variation No. 2 to the Meath County Development Plan 2013-2019 – Natura Impact Report*. Available online at [countydevelopmentplan.meath.ie/variations/variation-no-2/](http://countydevelopmentplan.meath.ie/variations/variation-no-2/). Accessed 26<sup>th</sup> April 2019

<sup>11</sup> Meath County Council (2015). *Variation No. 3 to the Meath County Development Plan 2013-2019 – AA Screening*. Available online at [countydevelopmentplan.meath.ie/variations/variation-no-3/](http://countydevelopmentplan.meath.ie/variations/variation-no-3/). Accessed 26<sup>th</sup> April 2019

<sup>12</sup> Meath County Council (2018). *Variation No. 4 to the Meath County Development Plan 2013-2019 – AA Screening*. Available online at [countydevelopmentplan.meath.ie/variations/variation-no-4/](http://countydevelopmentplan.meath.ie/variations/variation-no-4/). Accessed 26<sup>th</sup> April 2019

<sup>13</sup> Meath County Council (2019). *Variation No. 5 to the Meath County Development Plan 2013-2019 – AA Screening*. Available online at [countydevelopmentplan.meath.ie/variations/variation-no-5/](http://countydevelopmentplan.meath.ie/variations/variation-no-5/). Accessed 26<sup>th</sup> April 2019

<sup>14</sup> Regional Planning Guidelines Office (2010). *Regional Planning Guidelines for the Greater Dublin Area 2010-2022*. Available online at [www.emra.ie](http://www.emra.ie). Accessed 26<sup>th</sup> April 2019.

<sup>15</sup> Regional Planning Guidelines Office (2008). *Retail Strategy for the Greater Dublin Area 2008-2016*. Available online at [www.emra.ie](http://www.emra.ie). Accessed 26<sup>th</sup> April 2019

<sup>16</sup> National Transport Authority (2016). *Greater Dublin Area Transport Strategy 2016-2035 – Natura Impact Report* Available online at [www.nationaltransport.ie](http://www.nationaltransport.ie). Accessed 26<sup>th</sup> April 2019.

<sup>17</sup> Meath County Council (2014). *Trim Development Plan 2014-2020 - Natura Impact Report*. Available online at [www.meath.ie](http://www.meath.ie). Accessed 26<sup>th</sup> April 2019.

<sup>18</sup> Meath County Council (2019). *Chief Executive’s Report: Submissions Received in Respect of Proposed Variation No 1 of the Trim Development Plan 2014-2020 in Accordance with Section 13(4) (a) of the Planning and Development Acts, 2000-2018*. August 2019.

Development Plan with the provisions of the County Development Plan (as varied) and update the written text and maps accordingly.

Proposed land use plans and proposed variations must undergo a formal “test” or “screening” to ascertain whether they are likely to significantly affect any European sites. These sites are designated for certain habitats and species that are deemed to be of international conservation importance. The sites are termed candidate Special Areas of Conservation (SAC) under the E.C. Habitats Directive and Special Protection Areas (SPA) under the E.C. Birds Directive. The Irish Government and local planning authorities have a legal obligation to protect these sites.

The process of assessing the variation was an iterative and step wise approach. The overall purpose of the process was to ensure that the variation, when implemented, does not result in adverse effects on the “integrity” of the European sites within the Natura 2000 network.

The first step was to look at the overall variation in principle and to answer the questions: could the implementation of this variation result in likely significant effects (LSEs) on any European sites within the Natura 2000 network? It does not matter where these sites may be located – impacts can occur across administrative boundaries. This step is known as “Screening”. In order to ensure that the variation complied fully with the requirements of Article 6 of the Habitats Directive and all relevant Irish transposing legislation, Scott Cawley Ltd, on behalf of Meath County Council, carried out the screening of the variation to determine if it would require an AA. The outcome of this Screening Stage was that it was determined by Meath County Council<sup>19</sup> that due to the types of development that could arise as a result of implementing the variation, that significant effects could not be ruled out and that the variation would need further assessment during its preparation. Screening was undertaken in a very precautionary and strategic manner.

The AA process then moved to full Appropriate Assessment as required under Section 177V, Part XAB, 2000 Planning and Development Act, as amended.

The AA involved analysing the relationship between the elements of the variation (as it was being prepared) and the qualifying interests (QIs) and conservation objectives of the European sites. Where there was the potential for an adverse impact to occur, then the assessment team recommended changes to elements of the variation to avoid or mitigate the potential impact. These recommendations were integrated into the various elements of the variation so that the implementation of the variation would not result in any adverse effects on the integrity of any European sites.

In accordance with best practice a hierarchy of mitigation was followed:

- Avoidance of impacts by removing policies/objectives, removal of land-use zonings or changes to zonings;
- Caveats/changes to policies/objectives and additional mitigation added to zoning descriptions to mitigate any potential adverse effects on integrity.

Meath County Council provided the Scott Cawley AA team with drafts during their process of preparing the variation. These drafts were reviewed and revised by the Council in an iterative process of assessment. The assessment methodology is described in more detail below. A summary of the results of this iterative review of the variation are provided in Section 3.4.

A draft of the variation was published for a period of public consultation between Wednesday 19<sup>th</sup> June 2019 and 4pm Friday 19<sup>th</sup> July 2019. Seventeen submissions were received in relation to the Draft Variation, and these submissions have been published on the Trim Development Plan webpage<sup>20</sup>, and are summarised in the *Chief Executive’s Report: Submissions Received in Respect of Proposed Variation No 1 of the Trim Development Plan 2014-2020 in accordance with Section 13(4) (a) of the Planning and Development Acts, 2000-2018*<sup>12</sup>. No changes were made to the Variation arising from the Public Consultation process.

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<sup>19</sup> Under Section 177U, Part XAB, 2000 Planning and Development Act, as amended.

<sup>20</sup> Trim Development Plan Webpage available online at <https://www.meath.ie/council/council-services/planning-and-building/development-plans/town-development-plans/trim-development-plan> Accessed on 8th October 2019

## 2.4 Overlap with the Strategic Environmental Assessment of the Variation

The Strategic Environmental Assessment (SEA) of the variation was carried out concurrently with the NIR. There were several areas of overlap between the SEA and the NIR. The following was undertaken in accordance with good practice:

- Baseline data on European sites and potential sensitivities and threats was shared between the SEA and AA teams.
- Settlement zoning maps were scrutinized by the AA team for potential adverse effects on the integrity of any European Sites in terms of their QIs and conservation objectives but also any other ecological impacts outside of the European site-scale were highlighted to the SEA team for them to address in the SEA process.
- SEA team was able to highlight potential interactions between other environmental issues such as water quality and infrastructure and the sensitivities of European sites to the AA team.

## 2.5 Consultation Strategy

Whilst consultation is not an obligatory part of the Appropriate Assessment process, it provides important information on the state of the European sites and any specific concerns that key stakeholders may have. The Department of Culture, Heritage and the Gaeltacht were given the opportunity to comment on the variation and this NIR. No submission was received after during the period of public display, and no changes have been made to the Variation arising from the consultation process.

## 2.6 How the AA process is applied within the Planning Hierarchy

The AA process takes place at several stages within the land use planning hierarchy. In the case of County Meath, the Trim Development Plan 2014-2020, and its associated Variations, must take cognisance of the Regional Planning Guidelines for the Greater Dublin Area 2010-2022 and the Habitats Directive (Appropriate) Assessment<sup>21</sup>. The *Meath County Development Plan 2017-2023* will provide a framework for objectives and policies in Local Area Plans and their Variations, such as this one, which must be consistent with those in the County Development Plan.

The Appropriate Assessment requirements of Part XAB of the Planning and Development (Amendment) Act 2010 apply to all levels of the planning hierarchy. At each stage the nature of the assessment will match the level of the hierarchy. As actions pass from the County Plan-level to the local plan-level and then to individual planning applications, the following aspects become expressed at a sharper and more detailed level:

- Geographic specificity (i.e. from non-specific actions in County Development Plans to actions proposed for identifiable land parcels. Note that the Settlement Plans present a detailed level of geographic specificity as shown by the zoning maps. Criteria such as size and scale, land take, distance to European sites and presence of linkages can sometimes be identified).
- Duration and timing of impacts (usually not known at the plan level).
- Raw materials required, wastes and energy generated (can be predicted in a generic sense at plan level but precise constituents and quantities usually only known at the project level).

In order to address this hierarchy of level of detail, the current AA of the Variation has ensured that where certain aspects are not predictable at the Variation level but may pose a risk to the European site when project details are known, that this is highlighted in the AA process and appropriate safeguards or capture mechanisms are proposed.

## 2.7 Assessment Criteria

The crux of the AA process is the assessment of a proposal against the QIs and conservation objectives for a European site. For many conservation objectives that have been given site-specificity, they are themselves broken down into a series of *attributes* and *targets* for each QI.

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<sup>21</sup> <http://emra.ie/dubh/wp-content/uploads/2015/02/Greater-Dublin-Area-Regional-Planning-Guidelines-2010-2022-Volume-I.pdf>

To make the assessment process as efficient and manageable as possible without losing quality of analysis, the potential impacts associated with the proposed development were distilled to four common themes that could then be used as assessment criteria against each of the amendments in the variation. Each of the four criteria was quite general in nature which resulted in a very light “trigger” for the potential for adverse effects on the integrity of any European sites to be identified.

## **2.8 How AA was applied to various components of the Variation No. 1**

The current variation, including maps, have been analysed and this NIR documents the output of the process which will inform the overall AA of the variation to be prepared by Meath County Council. The variation is nested within the adopted *Trim Development Plan 2014-2020*, which is in turn governed by the *Meath County Development Plan 2013-2019*. Both of these plans contain protective policies in relation European sites and the natural environment (listed within Appendix A), e.g. policies relating to watercourse protection, protection of natural habitats, protection of species, and consideration of protected sites etc.

In the first instance, the four assessment criteria were analysed against the site specific conservation objectives and QIs of all European sites within the ZoI of the variation to determine whether the criteria could affect the QIs and/or the conservation objectives (see Appendix B). The only European sites within the ZoI of the variation are the River Boyne and River Blackwater SAC (002299), the River Boyne and River Blackwater SPA (004232), the Boyne Coast and Estuary SAC (001957) and the Boyne Estuary SPA (004080).

Following on from this, the proposed amendments within the variation text were analysed against the assessment criteria (see Appendix C), with the existing protective policies and objectives of the *Trim Development Plan 2014-2020* and *Meath County Development Plan 2013-2019* taken into consideration. The maps accompanying the text were also analysed in a similar manner. The results of this analysis is described within Section 4.2 of this NIR.

## **3 OVERVIEW OF THE VARIATION NO. 1 TO THE TRIM DEVELOPMENT PLAN 2014-2020**

As outlined in the variation text, its purpose is to align the Plan with the key tenets of the Economic Development Strategy for County Meath 2014 – 2022 as they relate to statutory land use planning. The variation also seeks to align the Trim Development Plan with the provisions of the County Development Plan (as varied) and update the written text and maps accordingly.

In brief, the variation will include the following amendments to the existing Trim Development Plan:

- To amend the text of the Trim Development Plan narrative, policies and objectives to bring these into line with the Meath Economic Development Strategy.
- To review the quantum and location of employment zoned land in Trim.
- To review the appropriateness of the Masterplan Objectives in the town as they pertain to the compatibility with employment generation.
- To review the requirements surrounding the preparation of Framework Plans.
- Introduce a ‘spot objective’ for strategic employment and residential lands to provide for in the order of 100 residential units and provide key physical infrastructure in the form of part of the distributor road linking the Navan and Dublin Roads. The proposed residential development shall provide for Executive style housing of high architectural merit, a live-work community and the reservation of lands for educational provision. These lands are subject to the preparation and approval of a Master Plan by the Executive of the Planning Authority.
- Amendments to the employment zoning objectives set in order to provide more flexibility in the provision of employment generating uses. This will ensure consistency with the County Development Plan zoning objectives.
- Amendments to take account of flood risk mapping published since adoption of the Trim Development Plan (undertaken in April 2014).

### 3.1 Overview of the Receiving Environment

#### 3.1.1 European Sites

The town of Trim is situated in the east of County Meath, approximately 10km south-west of Navan. The town is listed as a 'moderate sustainable growth town' in the settlement hierarchy of the Regional Planning Guidelines (RPGs) within the hinterland area. It is listed as a 'Secondary Economic Growth Town' within the Navan Core Economic Area. Trim is connected to Dublin and the wider road network via regional roads linking to the M3 Motorway.

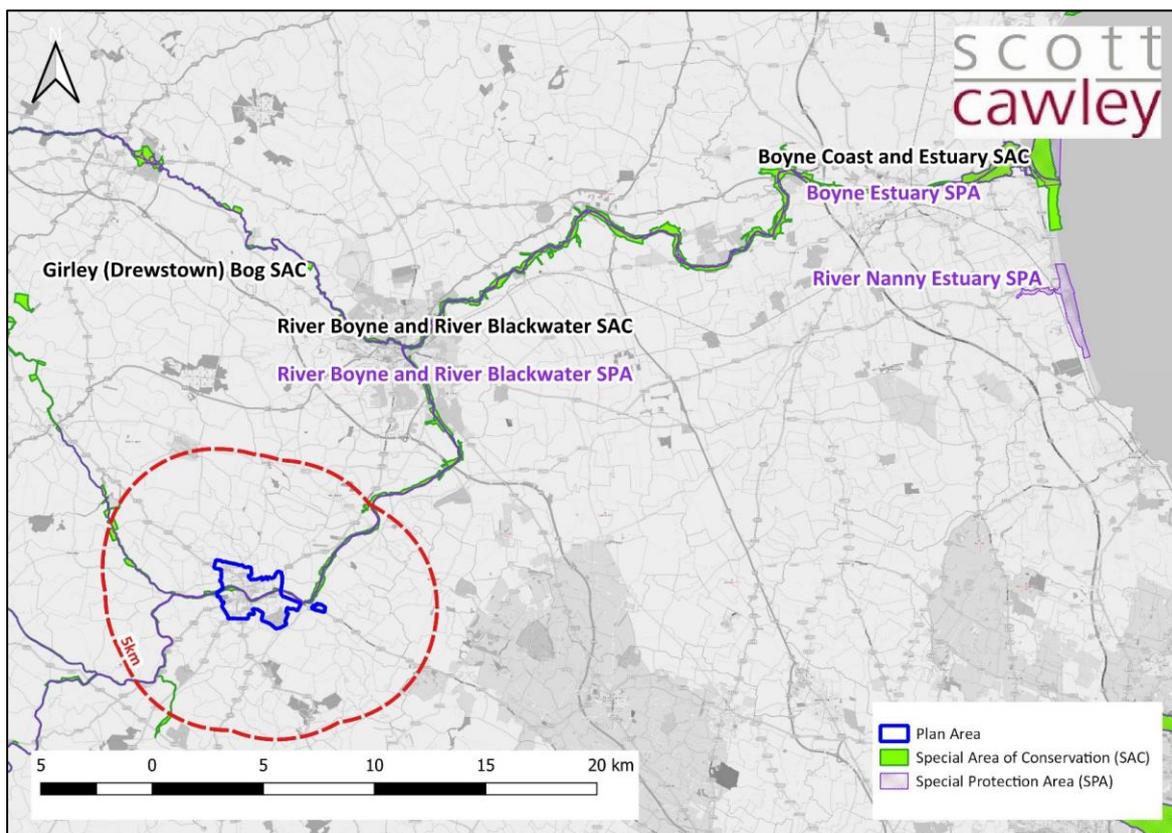
There are two European sites within Trim:

- The River Boyne and River Blackwater SAC (002299), which has been designated for the qualifying interests [7230] alkaline fens, [91E0] alluvial forests with *Alnus glutinosa* and *Fraxinus excelsior* (*Alno-Padion*, *Alnion incanae*, *Salicion albae*), [1099] river lamprey *Lampetra fluviatilis*, [1106] salmon *Salmo salar*, and [1355] otter *Lutra lutra*;
- The River Boyne and River Blackwater SPA (004232), which has been designated for the QI species [A229] kingfisher *Alcedo atthis*.

There are no other European sites within Trim, and the next closest European site, Girley (Drewstown) Bog SAC (002203), is located c. 14km northwest. There are two European sites downstream of the variation, located within the Boyne Estuary. These are the Boyne Coast and Estuary SAC (001957), which has been designated for its coastal and estuarine habitats, and the Boyne Estuary SPA (004080), which has been designated for its populations of wintering wetland birds. European sites within the vicinity of the plan area are illustrated within Figure 1.

Spatial boundary data for the European site network used was the most up-to-date available, with data for SACs dating to January 2019, and data on SPAs dating to September 2018.

Figure 1: European sites within the vicinity of the Trim Plan area.



### 3.1.2 Hydrology

Trim is located within the Boyne River catchment. The River Boyne is a notable physical characteristic of the town, and it flows through the town centre in a west-east direction. The river flows for approximately 40km in a north-easterly direction before discharging to the Boyne Estuary east of Drogheda town. The estuarine section of the river stretches for a further c. 13km and discharges to the north-west Irish Sea at Baltray. There are multiple EPA water monitoring stations along the River Boyne between Trim and its outlet to the Irish Sea at Drogheda. Water quality as recorded at these stations varies between “Poor (Q3)” status in Navan town, and “good (Q4)” status at Oldbridge west of the M1 bridge over the Boyne. The majority of stations however record that the river is of “moderate (Q3-4)” status. The water quality in the Boyne Estuary is listed as being of “intermediate” status, while the quality of water within the north-west Irish Sea is listed as being “unpolluted”

The town of Trim is served by the Trim Wastewater Treatment Plant (WWTP), which operates under licence D0137-01 from the EPA. Data collected for the most recent available Annual Environmental Report<sup>22</sup> for this WWTP indicates that the plant was operating within its design capacity (12,000 P.E.) in 2018. The current organic loading was given as 11,254 P.E. (peak week) in 2018. Additionally, the Annual Environmental Report identifies that the discharge from the WWTP is not having an observable impact on water quality in the receiving watercourse, the River Boyne. According to the EPA’s online Envision Map Viewer, the water quality of the River Boyne in Trim town<sup>23</sup> and immediately downstream of the town area (and of the WWTP)<sup>24</sup> is currently regarded as “Moderate (Q3-4)”.

### 3.2 Identification of Potential Impact Pathways, Defining the Assessment Criteria and Defining the Zone of Influence

In light of the location of the variation, the nature of potential developments arising from the variation, the geography of the receiving environment within and surrounding the plan area, and therefore the potential impact pathways between the plan and any European sites, the following four assessment criteria have been utilised for the analysis of the variation:

1. **Is there potential for habitat degradation as a consequence of a reduction in surface water quality and/or a change in the hydrological regime, via the hydrological linkage that exists between the variation lands and the downstream European sites within the River Boyne main channel and the Boyne Estuary?** Activities that could directly or indirectly affect surface water quality or supply could in turn potentially affect habitats and species in the European sites, via the River Boyne.
2. **Will there be a risk of direct habitat loss or loss of ecological networks supporting European sites?** Some of the habitats within the variation lands could potentially be used by QI species of European sites, such as otter as *ex situ* sites for breeding or resting.
3. **Will there be a risk of direct or indirect disturbance to QI species?** Some of the QI species of the River Boyne and River Blackwater SAC, such as otter, may use the lands within the scope of the variation as an *ex-situ* breeding or resting site.
4. **Is there a risk of the degradation of QI Annex I habitats and/or any habitats upon which QI species rely upon, as a consequence of the introduction and/or spread of non-native invasive plant species?** Non-native plant species (e.g. Japanese knotweed *Fallopia japonica*, giant hogweed *Heracleum mantegazzianum*, and Himalayan balsam *Impatiens glandulifera*), in particular those listed on the Third Schedule of the *European Communities (Birds and Natural Habitats) Regulations 2011*, may be introduced to European sites in the vicinity as a result of hydrological linkages.

These criteria relate directly to the potential impact pathways by which the elements of the variation could potentially adversely affect the integrity of European site(s). Table B1 in Appendix B identifies which assessment

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<sup>22</sup> Irish Water (2019). *Annual Environmental Report 2018: Trim D0137-01*. Available from the EPA website [www.epa.ie](http://www.epa.ie) Accessed 16<sup>th</sup> April 2019

<sup>23</sup> EPA Station West Br Trim (IEMRRS07B041200). Most recent water quality data from 2015. Accessed from [www.epa.ie](http://www.epa.ie) on 16<sup>th</sup> April 2019

<sup>24</sup> EPA Station u/s Knightsbrook R confi (IEMRRS07B041400). Most recent water quality data from 2015 accessed from [www.epa.ie](http://www.epa.ie) on 16<sup>th</sup> April 2019

criteria are applicable to the QIs, attributes and targets of European sites located within the zone of influence (Zol) of the variation.

In light of the nature of the amendments to the Trim Development Plan as described in Section 3.1 above, and the location of the plan relative to European sites, the zone of influence of the plan is considered to extend to all European sites downstream of the plan area, and which are linked to the plan via the surface water and foul water networks. This is considered to extend to the River Boyne main channel downstream of Trim Town as far as the Boyne Estuary. There is a large freshwater buffer between the plan area and the Boyne Estuary over which it is anticipated that most pollutants arising from development within the plan area would be diluted and dispersed. European sites within the Boyne Estuary have been included within the zone of influence on a precautionary basis. No other European sites along the Irish Sea coast, are at any risk of adverse effects. This is because the volume of water within the Irish Sea is such that any residual pollutants arising from developments within the plan area would be diluted to such an extent that they will not be measurable.

The variation was assessed as having the potential to adversely affect the integrity of the following European sites:

- River Boyne and River Blackwater SAC (002299)
- River Boyne and River Blackwater SPA (004232)
- Boyne Coast and Estuary SAC (001957)
- Boyne Estuary SPA (004080)

All other European sites are located beyond the Zol of the variation and therefore, cannot be impacted by the proposed development.

Figure 1, page 7 shows the locations of these European sites in the context of the Plan area. Appendix B Table B1 lists the QIs of these European sites and their conservation objectives with reference to the attributes and targets supporting the QIs conservation condition. It also identifies whether the assessment criteria (as presented above) has the potential to impact on each of the QIs, attributes and targets. In assessing the links between the assessment criteria and the conservation objectives of the QIs of the European sites within the Zol of the variation (see Appendix C Table C1), all QIs are included in that analysis. This is a precautionary approach as the details, and in many cases the precise locations, scope and extent of works, will not be known until the project design stage. In the absence of this information, the potential for any given project to impact upon specific QIs with a given European site, and not others, cannot be definitively ruled out at this stage.

## **4 Assessment of the Variation No.1 to the Trim Development Plan 2014-2020**

### **4.1 Structure of the Variation**

The variation consists of two documents: the variation text, and the accompanying map. The text is enclosed within a document titled “Trim Development Plan 2014-2020 variation No. 1”. The variation text describes the variation under the following headings:

1. Introduction
2. Purpose of Proposed Variation No. 1 of the Trim Development Plan
3. Content of Variation No. 1 of the Trim Development Plan
4. Strategic Environmental Assessment
5. Appropriate Assessment Screening
6. Flood Risk Assessment
7. How to Read the Proposed Amendments to the Trim Development Plan
8. Making a Submission

### **4.2 Assessment Results**

The results of the analysis of the four assessment criteria (1 = hydrological impacts; 2 = habitat loss impacts; 3 = disturbance impacts; 4 = Impacts of spread of invasive species) against the site specific conservation objectives and QIs of the four relevant European sites (River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC, and Boyne Estuary SPA), as undertaken within Appendix B can be summarised as follows:

For the River Boyne and River Blackwater SAC (002299):

1. Criteria 1 could potentially affect the attributes and targets underpinning the conservation objectives of all of the QIs for which the European site has been designated.
2. Criteria 2 could potentially affect the attributes and targets underpinning the conservation objectives of the QI habitat [91E0] Alluvial forests with *Alnus glutinosa* and *Fraxinus excelsior* (*Alno-Padion*, *Alnion incanae*, *Salicion albae*). Habitat loss is not a risk for any other QIs of the River Boyne and River Blackwater SAC (002299).
3. Criteria 3 could potentially affect the attributes and targets underpinning the conservation objectives of the QI species [1355] otter *Lutra lutra*. Disturbance is not a risk for any other QIs of the River Boyne and River Blackwater SAC (002299).
4. Criteria 4 could potentially affect the attributes and targets underpinning the conservation objectives for [91E0] alluvial forests with *Alnus glutinosa* and *Fraxinus excelsior* (*Alno-Padion*, *Alnion incanae*, *Salicion albae*). The spread of invasive species is not a risk for any other QIs of the River Boyne and River Blackwater SAC (002299).

For the River Boyne and River Blackwater SPA (004232):

1. Criteria 1 could potentially affect the attributes and targets underpinning the conservation objectives of the [A229] kingfisher *Alcedo atthis*, for which the European site has been designated.
2. Criteria 2 does not have the potential to affect the attributes or target underpinning the conservation objectives for [A229] kingfisher *Alcedo atthis*.
3. Criteria 3 could potentially affect the attributes and targets underpinning the conservation objectives for [A229] kingfisher *Alcedo atthis*.
4. Criteria 4 could potentially affect the attributes and targets underpinning the conservation objectives for [A229] kingfisher *Alcedo atthis*.

For the Boyne Coast and Estuary SAC (001957)

1. Criteria 1 could potentially affect the attributes and targets underpinning the conservation objectives of the following QIs:
  - [1130] Estuaries
  - [1140] Mudflats and sandflats not covered by seawater at low tide
  - [1310] *Salicornia* and other annuals colonising mud and sand
  - [1330] Atlantic salt meadows (*Glauco-Puccinellietalia maritima*)

The remaining QIs of the Boyne Coast and Estuary SAC (001957) are not at risk of any potential hydrological impacts as they are located outside of the zone of influence of the variation, *i.e.* they are coastal habitats such as sand dunes, the condition of which are not influenced by river water quality.

2. Criteria 2 does not have the potential to affect the attributes or target underpinning the conservation objectives for any of the QIs of the European site. This is because the European site is remote from the variation lands, and none of the altered land zonings overlap with it.
3. Criteria 3 does not have the potential to affect the attributes and targets underpinning the conservation objectives for any of the QIs of the European site. This is because the European site is not designated for any fauna species.
4. Criteria 4 does not have the potential to affect the attributes and targets underpinning the conservation objectives for any of the QIs of the European site. This is because the European site is remote from the variation lands, and none of the altered land zonings overlap with it.

For the Boyne Estuary SPA (004080)

1. Criteria 1 could potentially affect the attributes and targets underpinning the conservation objectives of all of the SCIs, for which the European site has been designated.
5. Criteria 2 does not have the potential to affect the attributes or target underpinning the conservation objectives for any of the SCIs of the European site. This is because the

European site is remote from the variation lands, and none of the altered land zonings overlap with it.

6. Criteria 3 does not have the potential to affect the attributes and targets underpinning the conservation objectives for any of the SCIs of the European site. This is because the European site is remote from the variation lands, and none of the lands zoned within the variation are important *ex situ* sites for any SCI species of the European site.
2. Criteria 4 does not have the potential to affect the attributes and targets underpinning the conservation objectives for any of the SCIs of the European site. This is because the European site is remote from the variation lands, and none of the altered land zonings overlap with it.

The results of the analysis of the proposed amendments within the variation against the assessment criteria (see Appendix C for full analysis) can be summarised as follows:

**1. Is there potential for habitat degradation as a consequence of a reduction in surface water quality and/or a change in the hydrological regime, via the hydrological linkage that exists between the variation lands and the downstream European sites within the River Boyne main channel and the Boyne Estuary?**

There is no potential for habitat degradation arising from hydrological effects of the Variation due to the existing protective policies and objectives within the adopted *Trim Development Plan 2014-2020* and the *Meath County Development Plan 2013-2019 (as amended)*.

Protective policies within the *Trim Development Plan 2014-2020* relating to protection of water quality include INF POL 9, INF POL 12, INF POL 13, and INF POL 15. These policies include the requirement to adhere to best-practice for construction and design of developments which could potentially affect water quality. The plan also contains a policy requiring adequate wastewater treatment facilities to be in place before developments can be approved (INF POL 26).

Similarly, the *Meath County Development 2013-2019 (as amended)* contains policies and objectives to protect water quality generally (e.g. WS POL 26), through good construction design (WS OBJ 15), and through adequate treatment of foul waters (RD POL 52; RD POL 53)

**2. Will there be a risk of direct habitat loss or loss of ecological networks supporting European sites?**

There is no risk of direct habitat loss or loss of ecological networks supporting European sites arising from the Variation, as the lands subject to a change in land zoning are located outside of any European sites. Additionally, there are existing protective policies and objectives within the adopted *Trim Development Plan 2014-2020* and the *Meath County Development Plan 2013-2019 (as amended)* which require projects to be assessed for their impact on European sites.

The *Trim Development Plan 2014-2020* includes HER OBJ 2, which relates to the protection of ecological integrity of natural heritage sites. HER OBJ 5 is for the protection of Trim's habitats of biodiversity value.

The *Meath County Development Plan 2013-2019 (as amended)* includes policies for the protection of natural heritage (ED POL 32), including watercourses and rivers (WS POL 25), and traditional field boundaries (GI OBJ 3). While NH POL 8 seeks to ensure that developments do not have a significant residual adverse impact on animals or plants species protected by law. Finally, NH POL 7 includes the requirement that assessments of potential effects on European sites be evidence-based to facilitate the local authority in completing its role in Appropriate Assessment.

**3. Will there be a risk of direct or indirect disturbance to QI species?**

While none of the policies or objectives of the *Trim Development Plan 2014-2020 (as adopted)* or the *Meath County Development Plan 2013-2019 (as amended)* directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any

European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the *Meath County Development Plan 2013-2019 (as amended)* in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.

**4. Is there a risk of the degradation of QI Annex I habitats and/or any habitats upon which QI species rely upon, as a consequence of the introduction and/or spread of non-native invasive plant species?**

Proposed land zoning variations do not overlap with any European sites, and therefore the risk of spread of invasive species to European sites is considered to be very low. The *Trim Development Plan 2014-2020 (as adopted)* also includes the protective objective HER OBJ 9, which relates to the use of best practice in the control of invasive species.

In summary, an analysis of the assessment criteria against the four European sites within the zone of influence of the proposed development was undertaken. An analysis of the variation against the assessment criteria was also undertaken. Following these analyses, it was determined that the variation will not affect the conservation objectives or QIs of the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC and the Boyne Estuary SPA. This has taken into consideration the existing protective policies within the *Trim County Development Plan 2014-2020 (as adopted)* and the *Meath County Development Plan 2013-2019 (as amended)*, which underpin the variation.

## **5 Responsibilities for Implementing Mitigation Policies**

The responsibility for implementing the variation to the Trim Development Plan 2014-2020 lies solely with the planning authority through the planning consent process. Applicants who intend to develop within the plan area are obliged to ensure that their application is consistent with the vision, principles and key goals within the Plan. The statutory requirement for the planning authority to carry out AA Screening for all planning applications is not affected by any of the statements in this NIR. All applications must be tested for their potential for likely significant effects. However, such effects are not likely to occur if the vision, principles and key goals in the variation to the Trim Development Plan 2014-2020, and their requirements, are adhered to as outlined, where appropriate.

Applicants must provide information to allow the planning authority to screen the application and decide if full AA is required.

## **6 Monitoring the Implementation of Policies**

Whilst there is no legal requirement to monitor the outputs of the AA process, there is an obligation to monitor the implementation of the Meath County Development Plan 2013-2019 through the E.C. SEA Directive as implemented in Ireland. The SEA monitoring as set out in Chapter 9 of the Environmental Report also includes for monitoring of habitats and species both within and outside of European sites. Where monitoring indicates that the policies of the Variation having a potential negative impact on the environment, it may be necessary to review the policies or objectives of the Plan or to take some other form of intervention to avoid or mitigate such effects.

## 7 In-Combination Assessment

The in-combination assessment first involved identifying those plans and projects with the potential to also affect the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA. In this instance, any plans or projects located within the Boyne River catchment, have the potential to act in-combination with the variation to adversely affecting the integrity of those European sites.

The list of plans and the analysis of the potential for in-combination effects is presented as a table within Appendix D, on page 113 of this NIR. This analysis involved first determining whether or not any of these other plans alone would have an adverse effect on the integrity of any European sites; referring to the plan Appropriate Assessment Screening Statement or Natura Impact Report/Statement, where available, and then assessing the plan or project in terms of potential in-combination effects with the variation.

There is potential for many projects to occur within the Boyne River Catchment, which could in theory act in-combination with the variation. These projects could include housing renovations, extensions, agricultural buildings, and larger scale projects such as strategic housing developments, road schemes, industrial facilities, and wastewater plant upgrades. Any project will have to adhere to the overarching policies and objectives of the appropriate county development plan and the relevant local area plan, as dependent on the location of the specific project. The policies and objectives of the relevant County Development Plan will ensure the protection of European sites across all identified potential impact pathways and include the requirement for any development to undergo Screening for Appropriate Assessment and/or Appropriate Assessment.

In order for there to be potential for the variation to adversely affect the integrity of the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA in-combination with any other plans and projects, the following would be required:

- The variation would need to negatively affect the qualifying interests or conservation objectives of any European sites on its own; and/or,
- Any other plans or projects with the potential to affect the receiving environment in these European sites (including upstream across the Boyne River catchment) would also need to affect their qualifying interests or conservation objectives, either alone or in-combination with one another.

Following on from this strategic-level in-combination assessment, it has been concluded that there is no potential for adverse effects on the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA to arise as a consequence of the implementation of any element of the variation acting in-combination with any other plans or projects. This is due to the following reasons:

- No adverse effects on European sites integrity will arise from the implementation of the variation alone. This is due to the requirement of any project arising from the variation to adhere to the existing protective policies within the *Meath County Development Plan 2013-2019 (as amended)*<sup>7</sup>, and the *Trim Development Plan 2014-2020*<sup>17</sup>. The protective policies of both plans are listed within Appendix A of this NIR;
- Existing National, regional, county or local plans contain specific policies, objectives, development standards and/or guidelines that will ensure the protection of European sites from adverse effects that could arise within their functional or administrative areas via any potential impact pathways; and,
- Any future plan or proposed project will have to adhere to the overarching policies and objectives of the *Meath County Development Plan 2013-2019*<sup>7</sup> and the *Trim Development Plan 2014-2020*, as dependent on the location of the specific plan or proposed project. These policies and objectives will ensure the protection of European sites across all identified potential impact pathways and include the requirement for any development to undergo Screening for Appropriate Assessment and/or Appropriate Assessment.

## **8 NIR Conclusion**

In order for AA to comply with the requirements of Article 6(3) of the Habitats Directive and Part XAB of the Planning and Development Act 2000, a Stage 2 AA undertaken by the competent authority must include an examination, analysis, evaluation, findings, conclusions and a final determination. The information in this report will, along with all other submissions and observations received, enable Meath County Council to perform its statutory function in this regard. The Council will issue an AA Determination which is the record of their decision and how it was informed by this NIR, which will be published alongside the variation.

Following an examination, analysis and evaluation of the relevant information, in light of best scientific knowledge, including in particular the nature of the variation and its spatial relationship to the relevant European sites and, applying the precautionary principle, it is the professional opinion of the authors of this report that the proposed variation does not pose a risk of adversely affecting the integrity of any European sites, either alone or in combination with any other plans or projects.

## **APPENDICES**

### **Appendix A**

**Table A1 Protective Policies and Objectives contained within the Meath County Development Plan 2013-2019 – Measures to Protect sites of European and National Importance**

### **Appendix B**

**Table B1 Site Specific Conservation Objectives for Qualifying Interests/Special Conservation Interests and how they are represented by the Assessment Criteria.**

### **Appendix C**

**Table C1 Likely significant effects of Policies and Objectives contained within the Variation No. 1 to the Trim Development Plan 2014-2020**

### **Appendix D**

**Table D1 Potential for adverse in-combination effects on European site integrity arising from the implementation of the Variation No. 1 to the Trim Development Plan 2014-2020 and any other plans and projects as per each identified potential impact pathway**

## Appendix A

**Table A 1: Table A1 Protective Policies and Objectives contained within the Trim Development Plan 2014-2020**

Trim Development Plan 2014-2020 - Measures to Protect sites of European and National Importance			
Location (Chapter)	Ref	Nature	Policy/ Objective Text
Chapter 2: Strategic Context and Core Strategy	Core Strategy POL 15	Policy	Any development proposed as a result of these core strategies will be screened for the need to undertake Appropriate Assessment
	Core Strategy POL 17	Policy	To ensure the monitoring and control of EIA sub-threshold development within the Plan through the document <i>Environmental Impact Assessment (EIA) Guidance for Consent Authorities regarding subthreshold development</i> (DEHLG, 2003) with specific reference to the requirement of Appropriate Assessment (AA) screening.
Chapter 3: Economy & Employment	RET POL 15	Policy	Any land development proposed as a result of Economic and Retail policies and objectives will be screened for the need to undertake Appropriate Assessment.
Chapter 4: Heritage, Tourism and Green Infrastructure	HER OBJ 2	Objective	To protect the ecological integrity of all natural heritage sites designated or proposed for designation under National and European legislation. This includes Special Areas of Conservation, Special Protection Areas, Natural Heritage Areas and proposed Natural Heritage Areas.
	HER OBJ 3	Objective	All plans and projects which would be likely (either individually or in combination with other plans or projects) to give rise to significant adverse direct, indirect or secondary impacts on the integrity of any Natura 2000 sites having regard to their conservation objectives, shall not be permitted on the basis of this Plan unless imperative reasons of overriding public interest can be established and there are no feasible alternative solutions.
	HER OBJ 5	Objective	It is an objective of the plan to protect, pursuant to Article 10 of the Habitats Directive, and where possible, minimise the impact of new development on habitats of biodiversity value that are features of the town's ecological network. These features include tree lines, groups of trees and veteran trees, old walls, parkland, hedgerows, intertidal areas, rivers, streams and wetlands important for the ecological coherence of the Natura 2000 network and essential for the migration, dispersal and genetic exchange of wild species.

**Trim Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
	HER OBJ 6	Objective	In association with HER OBJ 2 - 5, the respective Planning Authority will; - Carry out screening to determine the potential for all proposed plans and projects authorised by the Councils to impact (directly or through indirect cumulative impact) on Natura 2000 sites. - To require that sufficient information is provided to carry out appropriate level of ecological/environmental assessment for all proposed plans and projects to ensure the implementation of the policies set out above.
	HER OBJ 7	Objective	The Planning Authority will consult with the prescribed bodies and appropriate government agencies, when considering, undertaking or authorising developments or other activities which are likely to affect protected sites or species.
	HER OBJ 9	Objective	To promote best practice in the control of invasive species and support measures for the prevention and/or eradication of invasive species as appropriate and as opportunities and resources allow.
	GI OBJ 5	Objective	To provide for the development of the Trim-Navan-Slane-Drogheda cycle/greenway along the River Boyne subject to carrying out a routing study and any necessary environmental assessments, obtaining necessary statutory planning consent, the carrying out of an Appropriate Assessment, landowner co-operation and the securing of necessary funding.
	GI OBJ 8	Objective	In the event of linear paths, cycleways, seating, lighting, loss of riparian zones, etc. being proposed along river corridors an Ecological Impact Assessment (and where necessary an Appropriate Assessment) including bat and otter surveys shall be conducted by specialists. The recommendations of the specialist studies shall be implemented. No lighting will be installed without prior consultation with the National Parks and Wildlife Service (NPWS) and shall be in line with advances in knowledge into the impact of lighting on bats and other species and also to reflect advances in technology in the lighting industry.
	TOUR POL 9	Policy	Any land development proposed as a result of Tourism policies, particularly in relation to development adjacent to the River Boyne will be screened for the need to undertake Appropriate Assessment.
Chapter 5: Housing	HS POL 12	Policy	Development proposed as a result of Housing policies will be screened for the need to undertake Appropriate Assessment

**Trim Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

Location (Chapter)	Ref	Nature	Policy/ Objective Text
Chapter 6: Design and Public Realm	DP OBJ 5	Objective	<p>To improve existing public spaces, underused public lands and street corners, and to create a network of small and medium sized public spaces, which include seating, landscaping, and artwork in appropriate locations preferably with a good southerly aspect subject to Appropriate Assessment and Environmental Assessment, as required, as follows:</p> <p>a) - River Boyne - to improve the quality of public space in the form of a linear park and in the Porch Fields through the provision of seating areas, appropriate litter collection facilities and good quality walking paths to make the Porch Fields and River Boyne the central recreational facility for Trim. To improve existing pathways west of Watergate bridge, having regard to the sensitive nature of the area as an SAC and SPA, and to create links with roadways in residential areas to provide a network of pedestrian and cycle routes.</p> <p>b) - Finnegan’s Way – To designate a public open space adjacent to the southern side of the upstanding remains of the Medieval Town Wall to provide an appropriate setting, presentation and interpretation of this feature. The development of this public space is contingent on the replacement of the bus parking that serves Trim Castle at this location with a public and private transport hub and the provision of a dedicated bus parking bay/set down adjacent to the Castle.</p> <p>c) – To improve the environs of Trim Castle by encouraging the upgrading of the streetscape, facades, shopfronts and signage.</p>
Chapter 7: Community Facilities, Recreation and Open Space	SOC POL 12	Policy	Any land development proposed as a result of Social policies will be screened for the need to undertake Appropriate Assessment.
	SOC OBJ 5	Objective	To develop river corridors as natural amenity corridors, connecting the different parts of the town and linking up with established amenity areas whilst ensuring that the QIs of the Natura 2000 sites are protected.
Chapter 8: Traffic & Transportation	TRANS POL 6	Policy	To co-operate with the NRA, NTA and other Local Authorities to provide the Leinster Outer Orbital Route subject to appropriate environmental assessments including AA and EIA, as proposed in the Regional Planning Guidelines and the NTA’s draft Transport Strategy.
	TRANS POL 23	Policy	To take account of the relevant aspects of the EU Ambient Air Quality Directive, the EU Ozone Directive, the EU guidance documents Greening Transport (EU 2008) and A Sustainable Future for Transport (EU 2009) and the National Transport Strategy Smarter Travel: A Sustainable Transport Future (DTTS 2009) to develop strategies which

**Trim Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
			better reflect the real costs that transport volumes and emissions impose onto society, environment and economic efficiency
	TRANS OBJ 6	Objective	Any proposed new cycle paths in the vicinity of the River Boyne will be screened for the need to undertake Appropriate Assessment according to Article 6(3) of the E.C. Habitats Directive.
	TRANS OBJ 7	Objective	To provide for the development of the Trim-Navan-Slane-Drogheda cycle/greenway along the River Boyne subject to carrying out a routing study and any environmental assessments obtaining the necessary statutory planning consent, the carrying out of Appropriate Assessment, landowner cooperation and the securing of the necessary funding.
	TRANS OBJ 9	Objective	To support and facilitate the improvement of walking and cycling networks in Trim Town Centre and Environs as specified in the Trim Local Transport Plan and Draft Greater Dublin Area Cycle Network Plan (or any final adopted Plan) subject to carrying out a routing study and any necessary environmental assessments, obtaining necessary statutory planning consent, the carrying out of Appropriate Assessment, landowner co-operation and the securing of necessary funding.
	TRANS OBJ 10	Objective	To develop a network of new and existing roads, subject to all necessary environmental assessments, including Appropriate Assessment, to allow the free flow of all general town traffic through Trim to alleviate unnecessary traffic congestion within Trim's historic core as specified in the Trim Local Transport Plan.
Chapter 9: Energy and Communications	TE POL 4	Policy	To have regard to the following in considering proposals for the development of telecommunication masts, antennae and ancillary equipment: - The visual impact of the proposed equipment on the natural, built and historic environment. - The removal or modification of features of architectural/archaeological importance. - The impact any such development may have on protected structures or their setting. - The potential for co-location of equipment on existing masts. - The Department of the Environment, Heritage and Local Government "Telecommunications Antennae and Support Structures, Guidelines for Planning Authorities, July 1996" and Circular Letter PL 07/12 which shall take precedence, and subsequent revisions or expanded guidelines as may be relevant.
	TE POL 5	Policy	To generally avoid, where practicable, the location of overhead lines in Natura 2000 sites unless it can be proven that they will not affect the integrity of the site in view of its conservation objectives i.e. by carrying out an appropriate assessment in accordance with Article 6(3) of the E.C. Habitats Directive

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<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
	TE OBJ 1	Objective	To ensure that all plans and projects associated with the generation or supply of energy or telecommunication networks will be subject to an Appropriate Assessment Screening and those plans or projects which could, either individually or in-combination with other plans and projects, have a significant effect on a Natura 2000 site (or sites) undergo Appropriate Assessment.
Chapter 10: Infrastructure	INF POL 5	Policy	Any development proposed as a result of infrastructure policies will be screened for the need to undertake Appropriate Assessment according to Article 6(3) of the E.C. Habitats Directive.
	INF POL 6	Policy	To support the implementation of the EU Freshwater Fish Directive and its transposition into Irish legislation in order to protect any fish and shellfish habitat in the Plan area.
	INF POL 7	Policy	All works that have potential to impact on fisheries are required to adhere to IFI Fisheries Protection Guidelines entitled 'Requirements for the Protection of Fisheries habitat during Construction and Development Works'.
	INF POL 8	Policy	To protect the tributaries of the River Boyne around Trim such as the Maudlin and the Lackanash from urbanisation and malfunctioning sewer lines.
	INF POL 9	Policy	To ensure that adequate water supply and treatment facilities are in place prior to development approval.
	INF POL 10	Policy	To protect existing and potential water resources in accordance with: 9 <ul style="list-style-type: none"> <li>• The Water Framework Directive (2000/60/EC) and the European Communities (Water Policy) Regulations 2003 (as amended);</li> <li>• European Communities Environmental Objectives (Surface Waters) Regulations 2009 (as amended);</li> <li>• European Communities Environmental Objectives (Groundwater) Regulations 2010 (as amended);</li> <li>• East River Basin Management Plan 2009-2015 or any updated version of this document;</li> <li>• Groundwater Protection Scheme for County Meath;</li> <li>• Urban Waste Water Treatment Directive and Urban Waste Water Treatment Regulations 2001 (as amended);</li> </ul>

**Trim Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

Location (Chapter)	Ref	Nature	Policy/ Objective Text
			<ul style="list-style-type: none"> <li>• Nitrates Directive (91/676/EEC) and European Communities (Good Agricultural Practice for the Protection of Waters) Regulations 2009 and 2010;</li> <li>• Any other protection plans for water supply sources or updates to the above regulations.</li> </ul>
	INF POL 11	Policy	To ensure that development would not have an unacceptable impact on water quality and quantity, including surface water, ground water, designated source protection areas, river corridors and associated wetlands.
	INF POL 12	Policy	To ensure that all significant road projects/upgrades with surface water discharges to the Boyne River system and its tributaries, have petrol/oil interceptors installed to prevent hydrocarbon pollution of the river system.
	INF POL 13	Policy	To ensure that development would not have an unacceptable impact on water quality and quantity, including surface water, ground water, designated source protection areas, river corridors and associated wetlands, estuarine waters, coastal and transitional waters.
	INF POL 15	Policy	To ensure that all new developments should incorporate Sustainable Urban Drainage Systems (SUDS) in accordance with the recommendations of the Greater Dublin Strategic Drainage Study (GDSDS) and sufficient storm water attenuation will be required for all such developments to ensure that the rate of run-off equates to predevelopment greenfield run off rates.
	INF POL 23	Policy	Any waste infrastructure proposed will be screened for the need to undertake Appropriate Assessment according to Article 6(3) of the E.C. Habitats Directive.
	INF POL 26	Policy	To ensure that adequate wastewater treatment facilities are in place prior to development approval.
	INF POL 32	Policy	To protect water courses, banks and bankside vegetation from interference by inappropriate bridging, draining, culverting or other works which would be detrimental to fisheries, biodiversity and the qualifying interests of Natura 2000 sites
	INF POL 34	Policy	To require that all proposed flood protection or alleviation works will be subject to Appropriate Assessment (AA) to ensure there are no likely significant effects on the integrity, defined by the structure and function, of any Natura 2000 site and that the requirements of Article 6 of the EU Habitats Directive are met.

**Appendix A2: Table A2 Protective Policies and Objectives contained within the Meath County Development Plan 2014-2020**

<b>Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance</b>			
<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
Chapter 4: Economic Development Strategy	ED POL 12	Policy	To ensure any port related development proposals are subject to full environmental assessment including Strategic Environmental Assessment, Environmental Impact Assessment and Appropriate Assessment, as required.
	ED POL 18	Policy	To recognise and develop the full potential of biomass for energy production and manufacturing including the export of green electricity to the national grid. The Development Plan acknowledges that such enterprises are more readily accommodated in rural areas due to the extent of lands required to ensure security of supply of raw materials and that proximity to the medium to high voltage national electricity transmission network for green electricity exportation is a key locational consideration for development proposers. All proposals for biomass energy production and manufacturing will require screening to determine if a full Appropriate Assessment of the likely significant effects on Natura 2000 sites, is required.
	ED POL 20	Policy	To normally permit development proposals for the expansion of existing authorised industrial or business enterprises in the countryside where the resultant development does not negatively impact on the character and amenity of the surrounding area. In all instances, it should be demonstrated that the proposal would not generate traffic of a type and amount inappropriate for the standard of the access roads. This policy shall not apply to the National Road Network.
	ED POL 32	Policy	To protect and conserve those natural, built and cultural heritage features that form the basis of the county's tourism attraction and to seek to restrict development which would be detrimental to scenic and identified natural and cultural heritage assets.
	ED POL 43	Policy	To support developments which will enable and encourage countryside recreation and an increased appreciation of the natural environment, through facilitating the development of community walks, off road trails / rural trail developments, parks and other outdoor amenities and recreational infrastructure. All proposals will require screening to determine if a full Appropriate Assessment of the likely significant effects on Natura 2000 sites, is required.

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

Location (Chapter)	Ref	Nature	Policy/ Objective Text
	ED POL 45	Policy	To encourage and support sensitive development which provides for the appreciation, interpretation, upgrade and provision of access to natural habitats, scenic vistas and heritage features for the benefit of rural tourism subject to normal planning and nature conservation considerations.
	ED POL 48	Policy	To ensure that land use policies take account of the need to maintain appropriate distances between future major accident hazard establishments and residential areas, areas of substantial public use and of particular natural sensitivity or interest.
Chapter 5: Social Strategy	SOC POL 38	Policy	To protect the integrity of Natura 2000 sites during the identification of suitable sites for recreation, in particular in terms of their design and use.
Chapter 6: Transportation	TRAN OBJ 2	Objective	To facilitate and encourage the upgrading of existing railway stations, and protect as required lands required for the upgrading of existing railway lines or stations or the provision of new railway stations throughout the County. Any such proposals for developments in Bettystown and south of Drogheda, will have to ensure that there are no adverse effects on the integrity of SPAs.
	TRAN OBJ 8	Objective	<p>To promote and explore the development of the following linkages within the lifetime of the Development Plan subject to the appropriate environmental assessments, including Appropriate Assessment of the likely significant effects on Natura 2000 sites in accordance with Article 6(3) of the EC Habitats Directive;</p> <ul style="list-style-type: none"> <li>(i) To explore the feasibility of developing former disused transportation corridors for cycle / greenways.</li> <li>(ii) To provide the development of a cycle / greenway on the disused Navan – Kingscourt rail line in conjunction with Cavan County Council subject to the completion of a feasibility study obtaining the necessary statutory planning consent, landowner co-operation and the securing of the necessary funding.</li> <li>(iii) To provide for the development of the Trim – Navan – Slane – Drogheda cycle / greenway along the River Boyne subject to obtaining the necessary statutory planning consent, the carrying out of Appropriate Assessment, landowner cooperation and the securing of the necessary funding.</li> <li>(iv) To develop a system of cycle / greenways, subject to the availability of resources, along the banks of the Boyne and Blackwater Rivers, in such a manner so as not to significantly negatively impact on the</li> </ul>

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

Location (Chapter)	Ref	Nature	Policy/ Objective Text
			<p>conservation status of the Natura 2000 site either alone or in combination with other objectives in this or other plans.</p> <p>(v) To explore the development of the following cycle/greenway options as part of the Dublin Galway cycle network</p> <p>a) along the Royal Canal located within the administrative area of Meath County Council in consultation with relevant agencies or</p> <p>b) along the former N4 (R148) located within the administrative area of Meath County Council in consultation with relevant agencies or</p> <p>c) Combinations of the above.</p>
	TRAN OBJ 9	Objective	To encourage pedestrian access to certain areas of Natura 2000 sites for their appreciation and in a manner so as not to impact negatively on the sites' integrity or long term conservation status.
	TRAN POL 32	Policy	To ensure that all road plans and project proposals in the County which could, either individually or in combination with other plans and projects, have a significant effect on a Natura 2000 site, undergo an Appropriate Assessment in accordance with Article 6 (3) of the EC Habitats Directive.
Chapter 7: Water, Drainage & Environmental Services	WS SO 7	Objective	To undertake Appropriate Assessment of the likely significant effects on Natura 2000 sites in accordance with Article 6(3) of the EC Habitats Directive for proposals for the abstraction of water from Natura 2000 sites.
	WS POL 19	Policy	To protect groundwater resources having regard to the County Meath Groundwater Protection Plan.
	WS POL 25	Policy	To protect, maintain and improve the natural character of the watercourses and rivers in the county Meath.
	WS POL 26	Policy	To seek the continued improvement of water quality, bathing facilities and other recreational opportunities in the coastal, estuarine and surface waters in the County.
	WS POL 34	Policy	To consult, where necessary, with Inland Fisheries Ireland, the National Parks and Wildlife Service and other relevant agencies in the construction of flood alleviation measures in County Meath.

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
	WS OBJ 12	Objective	To design flood relief measures to ensure appropriate protection for alluvial woodland (i.e. a qualifying interest) along the Boyne.
	WS OBJ 13	Objective	To design flood relief measures to protect the conservation objectives of Natura 2000 sites and to avoid indirect impacts of conflict with other qualifying interests or Natura 2000 sites.
	WS OBJ 14	Objective	To promote positive flood relief measures that can enhance habitats in the Boyne floodplain such as swales, constructed wetland basins etc.
	WS OBJ 15	Objective	To seek to ensure that construction works are designed so as not to result in surface water runoff into cSAC or SPAs either directly or indirectly via a watercourse.
	PC POL 2	Policy	To ensure that public lighting schemes are designed so that they contribute to the character of the area, minimise visual intrusion and do not have an adverse impact on the character or habitats of the natural environment.
Chapter 8: Energy and Communications	EC POL 3	Policy	To encourage the production of energy from renewable sources, such as from biomass, waste material, solar, wave, hydro, geothermal and wind energy, subject to normal proper planning considerations, including in particular, the potential impact on areas of environmental or landscape sensitivity and Natura 2000 sites.
	EC POL 18	Policy	To generally avoid the location of overhead lines in Natura 2000 sites unless it can be proven that they will not affect the integrity of the site in view of its conservation objectives i.e. by carrying out an appropriate assessment in accordance with Article 6(3) of the E.C. Habitats Directive.
	EC OBJ 1	Objective	To ensure that all plans and projects associated with the generation or supply of energy or telecommunication networks will be subject to an Appropriate Assessment Screening and those plans or projects which could, either individually or in-combination with other plans and projects, have a significant effect on a Natura 2000 site (or sites) undergo a full Appropriate Assessment.

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
Chapter 9: Cultural and Natural Assets	CSA SP 2	Policy	To ensure that features of Meath’s natural heritage and green infrastructure that provide ecosystem services are protected; that biodiversity is conserved and where possible enhanced, and; that the character of landscapes are maintained and enriched, and that tourist and recreational uses are facilitated in a sensitive manner.
	NH POL 1	Policy	To protect, conserve, and seek to enhance the County’s biodiversity
	NH POL 2	Policy	To promote measures to protect biodiversity in the development management process by creating and improving habitats, where possible.
	NH POL 5	Policy	To permit development on or adjacent to designated Special Areas of Conservation, Special Protection Areas, National Heritage Area or those proposed to be designated over the period of the plan, only where an assessment carried out to the satisfaction of the Meath County Council, in consultation with National Parks and Wildlife Service, indicates that it will have no significant adverse effect on the integrity of the site.
	NH POL 6	Policy	To have regard to the views and guidance of the National Parks and Wildlife Service in respect of proposed development where there is a possibility that such development may have an impact on a designated European or National site or a site proposed for such designation.
	NH POL 7	Policy	To undertake appropriate surveys and collect data to provide an evidence-base to assist Meath County Council in meeting its obligations under Article 6 of the Habitats Directives, subject to available resources.
	NH OBJ 2	Objective	To ensure an Appropriate Assessment in accordance with Article 6(3) and Article 6(4) of the Habitats Directive, and in accordance with the Department of Environment, Heritage and Local Government Appropriate Assessment of Plans and Projects in Ireland – Guidance for Planning Authorities, 2009 and relevant EPA and European Commission guidance documents, is carried out in respect of any plan or project not directly connected with or necessary to the management of the site but likely to have a significant effect on a Natura 2000 site(s), either individually or in combination with other plans or projects, in view of the site’s conservation objectives.
	NH OBJ 3	Objective	To protect and conserve the conservation value of candidate Special Areas of Conservation, Special Protection Areas, National Heritage Areas and proposed Natural Heritage Areas as identified by the Minister for the Department of

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

Location (Chapter)	Ref	Nature	Policy/ Objective Text
			Arts, Heritage and the Gaeltacht and any other sites that may be proposed for designation during the lifetime of this Plan.
	GI POL 2	Policy	To protect existing green infrastructure within the County and to provide additional green infrastructure, where possible.
	GI POL 3	Policy	To require that all Land Use Plans protect, manage and provide where possible green infrastructure in an integrated and coherent manner.
	GI OBJ 3	Objective	To encourage, pursuant to Article 10 of the Habitats Directive, the management of features of the landscape, such as traditional field boundaries, important for the ecological coherence of the Natura 2000 network and essential for the migration, dispersal and genetic exchange of wild species.
	NH POL 8	Policy	To seek to ensure that development does not have a significant adverse impact, incapable of satisfactory avoidance or mitigation, on plant, animal or bird species protected by law.
	NH POL 9	Policy	To consult with the National Parks and Wildlife Service, and take account of any licensing requirements, when undertaking, approving or authorising development which is likely to affect plant, animal or bird species protected by law.
	NH POL 11	Policy	To seek to ensure that peatland areas which are designated (or proposed for designation) as NHAs, SACs or SPAs are conserved for their ecological, archaeological, cultural and educational significance.
	NH OBJ 4	Objective	To work in partnership with relevant stakeholders on a suitable peatland site(s) to demonstrate best practice in sustainable peatland conservation, management and restoration techniques and to promote their heritage and educational value subject to Ecological Impact Assessment and Appropriate Assessment Screening as appropriate.
	NH POL 13	Policy	To encourage the retention of hedgerows and other distinctive boundary treatments in rural areas and prevent loss and fragmentation, where possible. Where removal of a hedgerow, stone wall or other distinctive boundary treatment is unavoidable, mitigation by provision of the same type of boundary will be required.

**Meath County Development Plan 2014-2020 - Measures to Protect sites of European and National Importance**

<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
	NH POL 16	Policy	To seek to maintain the natural heritage and amenity of the county by promoting the preservation and enhancement of native and semi-natural woodlands, groups of trees and individual trees.
	NH POL 21	Policy	To protect the recreational, educational and amenity potential of navigational and non-navigational waterways within the County, towpaths and adjacent wetlands.
	NH POL 22	Policy	To have regard to the character, visual, recreational, environmental and amenity value of the coast and provisions for public access in assessing proposals for development.
	NH POL 23	Policy	To work to protect beaches and coastal areas from the driving of motor vehicles in the interest of environmental integrity, quality of amenity and in the interest of public safety.
	NH POL 24	Policy	To ensure that the County's natural coastal defences, such as beaches, sand dunes, coastal wetlands and estuaries are not compromised by inappropriate works or development.
	NH OBJ 10	Objective	To undertake conservation works in accordance with best practice on the coastal dune systems subject to ecological impact assessment and Appropriate Assessment Screening as appropriate.
	NH POL 26	Policy	To require that development proposal, on both designated and undesignated sites, enhance and appropriately integrate with the natural environment, respecting and complementing the habitats, biodiversity, landscape and natural heritage of the area.
Chapter 10: Rural Development	RUR DEV SO 9	Objective	To ensure that plans and projects associated with rural development will be subject to an Appropriate Assessment Screening and those plans or projects which could, either individually or in-combination with other plans and projects, have a significant effect on a Natura 2000 site (or sites) undergo a full Appropriate Assessment.
	RD POL 16	Policy	To promote forestry development of appropriate scale and character whilst ensuring that the development does not have a negative visual impact on the countryside or cause pollution or degradation to wildlife habitats, natural waters or areas of ecological importance.

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<b>Location (Chapter)</b>	<b>Ref</b>	<b>Nature</b>	<b>Policy/ Objective Text</b>
	RD POL 18	Policy	To promote the avoidance of deforestation or commercial afforestation within Natura 2000 sites unless directly relating to the management of the site for its qualifying interests.
	RD POL 21	Policy	To ensure that projects associated with the extractive industry carry out screening for Appropriate Assessment in accordance with Article 6(3) of the E.C. Habitats Directive, where required.
	RD POL 27	Policy	To ensure that development for aggregates / mineral extraction, processing and associated processes does not significantly impact in the following areas: <ul style="list-style-type: none"> <li>i. Existing &amp; Proposed Special Areas of Conservation (SACs);</li> <li>ii. Special Protection Areas (SPAs);</li> <li>iii. Natural Heritage Areas and Proposed Natural Heritage Areas;</li> <li>iv. Other areas of importance for the conservation of flora and fauna;</li> <li>v. Areas of significant archaeological potential;</li> <li>vi. In the vicinity of a recorded monument, and;</li> <li>vii. Sensitive landscapes.</li> <li>viii. World Heritage Sites.</li> </ul>
	RD POL 52	Policy	To ensure wastewater treatment plants discharging into the Boyne catchment or to coastal Natura 2000 sites are suitably maintained and upgraded in advance of any additional loadings beyond their capacity in order to protect water quality, as required.
	RD POL 53	Policy	To promote good practice with regard to the siting and design of septic tanks and the maintenance of existing tanks. A high level of scrutiny will be placed on applications within 2km of watercourses in the Boyne catchment. Proposals in this area shall not have an adverse impact on local water quality that could affect the qualifying interests of the cSAC and SPA.

## Appendix B

**Table B1: Analysis of Potential Effects on the Qualifying Interests and conservation objectives of European Sites within the zone of Influence of the Variation**

<b>Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects</b>						
River Boyne and River Blackwater SAC (001957)						
1099 River Lamprey ( <i>Lampetra fluviatilis</i> )						
To restore the favourable conservation condition of River Lamprey in the River Boyne and River Blackwater SAC, which is defined by the following list of attributes and targets (taken from Slaney River Valley SAC conservation objectives <sup>25</sup> ):						
Attribute	Measure	Target	Criteria <sup>26</sup>			
			1	2	3	4
Distribution: extent of anadromy	Percentage of river accessible	No decline.	✓	-	-	-
Population structure of juveniles	Number of age / size groups	At least three age/size groups of river/brook lamprey present	✓	-	-	-
Juvenile density in fine sediment	Juveniles/m <sup>2</sup>	Mean catchment juvenile density of brook/river lamprey at least 2/m <sup>2</sup>	✓	-	-	-
Extent and distribution of spawning habitat	m <sup>2</sup> and occurrence	No decline in extent and distribution of spawning beds	✓	-	-	-

<sup>25</sup> No site specific conservation objectives have been published for the River Boyne and River Blackwater SAC. In this instance, conservation objectives from other European sites with the same QIs have been used as examples.

<sup>26</sup> The assessment criteria are as follows:

1. Degradation of habitats within the European Site as a consequence of a reduction in water quality and/or a change to the hydrological regime via the hydrological linkage that exists between the Draft Variation lands and the European Site;
2. Direct habitat loss within European sites or loss of ecological networks supporting European Sites, including *ex-situ* sites;
3. Direct or indirect disturbance to European Site species;
4. Degradation of habitats within the European Site as a consequence of the introduction and/or spread of non-native invasive plant species.

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Availability of juvenile habitat	Number of positive sites in 2 <sup>nd</sup> order channels (and greater), downstream of spawning areas	More than 50% of sample sites positive	✓	-	-	-
<b>1106 Salmon (<i>Salmon salar</i>)</b>						
<b>To restore the favourable conservation condition of Salmon in the River Boyne and River Blackwater SAC, which is defined by the following list of attributes and targets (taken from the Lower River Shannon SAC conservation objectives):</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Distribution: extent of anadromy	Percentage of river accessible	100% of river channels down to second order accessible from estuary	✓	-	-	-
Adult spawning fish	Number	Conservation Limit (CL) for each system consistently exceeded	✓	-	-	-
Salmon fry abundance	Number of fry/5 minutes electrofishing	No significant decline	✓	-	-	-
Out-migrating smolt abundance	Number	No significant decline	✓	-	-	-
Number and distribution of redds	Number and occurrence	No decline in number and distribution of spawning redds due to anthropogenic causes	✓	-	-	-
Water quality	EPA Q value	At least Q4 at all sites sampled by the EPA	✓	-	-	-
<b>1355 Otter (<i>Lutra lutra</i>)</b>						
<b>To restore the favourable conservation condition of Otter in the River Boyne and River Blackwater SAC, which is defined by the following list of attributes and targets (taken from Slaney Rover Valley SAC conservation objectives):</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Distribution	Percentage positive survey sites	No significant decline	-	-	-	-

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Extent of terrestrial habitat	Hectares	No significant decline	-	-	✓	-
Extent of marine habitat	Hectares	No significant decline	-	-	-	-
Extent of freshwater (river) habitat	Kilometres	No significant decline	-	-	-	-
Extent of freshwater (lake/lagoon) habitat	Hectares	No significant decline	-	-	-	-
Couching sites and holts	Number	No significant decline	-	-	✓	-
Fish biomass available	Kilograms	No significant decline	✓	-	-	-
Barriers to connectivity	Number	No significant increase	-	-	✓	-

**7230 Alkaline fens**

**To maintain the favourable conservation condition of Alkaline fens in The River Boyne and River Blackwater SAC, which is defined by the following list of attributes and targets (taken from Galway Bay Complex SAC conservation objectives):**

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes.	✓	-	-	-
Habitat distribution	Occurrence	No decline, subject to natural processes.	✓	-	-	-
Hydrological regime	Flow rates, meters	Appropriate natural hydrological regime necessary to support the natural structure and functioning of the habitat	✓	-	-	-
Water quality: nutrients	Water chemistry measures	Appropriate water quality to support the natural structure and functioning of the habitat.	✓	-	-	-
Vegetation composition: typical species	Presence	Maintain vegetation cover of typical species including brown mosses and vascular plants	✓	-	-	-
Vegetation composition: trees and shrubs	Percentage	Cover of scattered native trees and shrubs less than 10%	✓	-	-	-

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Physical structure: disturbed bare ground	Percentage	Cover of disturbed bare ground less than 10%. Where tufa is present, disturbed bare ground less than 1%.	✓	-	-	-
Physical structure: drainage	Percentage	Areas showing signs of drainage as a result of drainage ditches or heavy trampling less than 10%	✓	-	-	-
<b>91E0 Alluvial forests with <i>Alnus glutinosa</i> and <i>Fraxinus excelsior</i> (Alno-Padion, Alnion incanae, Salicion albae)* (denotes priority habitat)</b>						
<b>To restore the favourable conservation condition of Alluvial forests with <i>Alnus glutinosa</i> and <i>Fraxinus excelsior</i> (Alno-Padion) in the Slaney River Valley SAC, which is defined by the following list of attributes and targets (taken from Slaney River Valley SAC conservation objectives):</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Woodland structure: veteran trees	Number per hectare	No decline	-	✓	-	-
Woodland structure: indicators of local distinctiveness	Occurrence	No decline	✓	✓	-	✓
Vegetative composition: typical species	Percentage	No decline. Native tree cover not less than 95%.	✓	✓	-	✓
Vegetation composition: typical species	Occurrence	A variety of typical native species present, depending on woodland	✓	✓	-	✓
<b>River Boyne and River Blackwater SPA (004232)</b>						
<b>A229 Kingfisher (<i>Alcedo atthis</i>)</b>						
<b>To maintain or restore the favourable conservation condition of Kingfisher on the River Boyne and River Blackwater SPA. Note no specific conservation objectives have been drafted for Kingfisher in Ireland yet. In this instance, the conservation objectives for QI species in the Boyne Estuary SPA have been used.</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Population trend	Percentage change	Long term population trend stable or increasing	✓	-	✓	✓

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Distribution	Range, timing and intensity of use of areas	No significant decrease in the range, timing or intensity of use of areas by the special conservation interest species, other than that occurring from natural patterns of variation	✓	-	✓	✓
<b>Boyne Coast and Estuary SAC (001957)</b>						
<b>1130 Estuaries</b>						
<b>To maintain or restore the favourable conservation condition of Estuaries in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	The permanent habitat area is stable or increasing, subject to natural processes.	-	-	-	-
Community distribution	Hectares	Conserve the following community types in a natural condition: Intertidal estuarine mud and fine sand with <i>Hediste diversicolor</i> and <i>Corophium volutator</i> community; and Subtidal fine sand dominated by polychaetes community.	✓	-	-	-
<b>1140 Mudflats and sandflats not covered by water at low tide</b>						
<b>To maintain or restore the favourable conservation condition of Mudflats and sandflats not covered by water at low tide in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	The permanent habitat area is stable or increasing, subject to natural processes.	-	-	-	-
Community distribution	Hectares	Conserve the following community types in a natural condition: Intertidal estuarine mud and fine sand with <i>Hediste diversicolor</i> and <i>Corophium volutator</i> community; and Fine sand dominated by bi-valves community complex.	✓	-	-	-
<b>1310 <i>Salicornia</i> and other annuals colonising mud and sand</b>						

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

To maintain or restore the favourable conservation condition of *Salicornia* and other annuals colonising mud and sand in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes, including erosion and succession.	✓	-	-	-
Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	✓	-	-	-
Physical structure: sediment supply	Presence/ absence of physical barriers	Maintain/restore, natural circulation of sediments and organic matter, without any physical obstructions.	-	-	-	-
Physical structure: creeks and pans	Occurrence	Maintain creek and pan structure, subject to natural processes, including erosion and succession.	-	-	-	-
Physical structure: flooding regime	Hectares flooded; frequency	Maintain natural tidal regime.	-	-	-	-
Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	✓	-	-	-
Vegetation structure: vegetation height	Centimetres	Maintain structural variation within sward.	✓	-	-	-
Vegetation structure: vegetation cover	Percentage cover at a representative number of monitoring stops	Maintain more than 90% of area outside creeks vegetated.	✓	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover	Maintain the presence of species-poor communities listed in Saltmarsh Monitoring Project (McCorry and Ryle, 2009).	✓	-	-	-
Vegetation structure: negative indicator species - <i>Spartina anglica</i>	Hectares	No significant expansion of common cordgrass ( <i>Spartina anglica</i> ), with an annual spread of less than 1%.	-	-	-	-

**[1330] Atlantic salt meadows (*Glauco-Puccinellietalia maritimae*)**

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

To maintain or restore the favourable conservation condition of *Salicornia* and other annuals colonising mud and sand in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes, including erosion and succession.	✓	-	-	-
Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	✓	-	-	-
Physical structure: sediment supply	Presence/ absence of physical barriers	Maintain natural circulation of sediments and organic matter, without any physical obstructions.	-	-	-	-
Physical structure: creeks and pans	Occurrence	Maintain creek and pan structure, subject to natural processes, including erosion and succession.	-	-	-	-
Physical structure: flooding regime	Hectares flooded; frequency	Maintain natural tidal regime.	-	-	-	-
Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	✓	-	-	-
Vegetation structure: vegetation height	Centimetres	Maintain structural variation within sward.	✓	-	-	-
Vegetation structure: vegetation cover	Percentage cover at a representative number of monitoring stops	Maintain more than 90% of area outside creeks vegetated.	✓	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover at a representative number of monitoring stops	Maintain the presence of species-poor communities listed in Saltmarsh Monitoring Project (McCorry and Ryle, 2009).	✓	-	-	-
Vegetation structure: negative indicator species - <i>Spartina anglica</i>	Hectares	No significant expansion of common cordgrass ( <i>Spartina anglica</i> ), with an annual spread of less than 1%.	-	-	-	-

**1410 Mediterranean salt meadows (*Juncetalia maritimi*)**

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

The status of this *qualifying* interest in the Boyne Coast and Estuary SAC is under review. Therefore, there are no site-specific conservation objectives relating to it for the Boyne Coast and Estuary SAC

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes, including erosion and succession.	✓	-	-	-
Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	✓	-	-	-
Physical structure: sediment supply	Presence/ absence of physical barriers	Maintain natural circulation of sediments and organic matter, without any physical obstructions.	-	-	-	-
Physical structure: creeks and pans	Occurrence	Maintain creek and pan structure, subject to natural processes, including erosion and succession.	-	-	-	-
Physical structure: flooding regime	Hectares flooded; frequency	Maintain natural tidal regime.	-	-	-	-
Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	✓	-	-	-
Vegetation structure: vegetation height	Centimetres	Maintain structural variation within sward.	✓	-	-	-
Vegetation structure: vegetation cover	Percentage cover at a representative number of monitoring stops	Maintain more than 90% of area outside creeks vegetated.	✓	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover at a representative number of monitoring stops	Maintain the presence of species-poor communities listed in Saltmarsh Monitoring Project (McCorry and Ryle, 2009).	✓	-	-	-
Vegetation structure: negative indicator species - <i>Spartina anglica</i>	Hectares	No significant expansion of common cordgrass ( <i>Spartina anglica</i> ), with an annual spread of less than 1%.	-	-	-	-

**2110 Embryonic shifting dunes**

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

To maintain or restore the favourable conservation condition of Embryonic shifting dunes in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes, including erosion and succession.	-	-	-	-
Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	-	-	-	-
Physical structure: functionality sediment supply	Presence/ absence of physical barriers	Maintain natural circulation of sediments and organic matter, without any physical obstructions.	-	-	-	-
Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	-	-	-	-
Vegetation composition: plant health of foredune grasses	Percentage cover	More than 95% of sand couch ( <i>Elytrigia juncea</i> ) and/or lyme-grass ( <i>Leymus arenarius</i> ) should be healthy (i.e. green plant parts above ground and flowering heads present)	-	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover	Maintain the presence of species-poor communities with typical species: sand couch ( <i>Elytrigia juncea</i> ) and/or lyme-grass ( <i>Leymus arenarius</i> ).	-	-	-	-
Vegetation composition: negative indicator species	Percentage cover	Negative indicator species (including non-native species) to represent less than 5% cover.	-	-	-	-

**2120 Shifting dunes along the shoreline with *Ammophila arenaria* (white dunes)**

To maintain or restore the favourable conservation condition of Shifting dunes along the shoreline with *Ammophila arenaria* (white dunes) in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area stable or increasing, subject to natural processes, including erosion and succession.	-	-	-	-

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	-	-	-	-
Physical structure: functionality sediment supply	Presence/ absence of physical barriers	Maintain natural circulation of sediments and organic matter, without any physical obstructions.	-	-	-	-
Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	-	-	-	-
Vegetation composition: plant health of dune grasses	Percentage cover	95% of marram grass ( <i>Ammophila arenaria</i> ) and/or lyme-grass ( <i>Leymus arenarius</i> ) should be healthy (i.e. green plant parts above ground and flowering heads present).	-	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover at a representative number of monitoring stops	Maintain the presence of species-poor communities dominated by marram grass ( <i>Ammophila arenaria</i> ) and/or lymegrass ( <i>Leymus arenarius</i> ).	-	-	-	-
Vegetation composition: negative indicator species	Percentage cover	Negative indicator species (including non-native species) to represent less than 5% cover.	-	-	-	-

**2130 Fixed coastal dunes with herbaceous vegetation (grey dunes)**

**To maintain or restore the favourable conservation condition of Fixed coastal dunes with herbaceous vegetation (grey dunes) in the Boyne Coast and Estuary SAC, which is defined by the following list of attributes and targets:**

Attribute	Measure	Target	Criteria			
			1	2	3	4
Habitat area	Hectares	Area increasing, subject to natural processes including erosion and succession.	-	-	-	-
Habitat distribution	Occurrence	No decline, or change in habitat distribution, subject to natural processes.	-	-	-	-
Physical structure: functionality sediment supply	Presence/ absence of physical barriers	Maintain natural circulation of sediment and organic matter, without any physical obstructions.	-	-	-	-

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Vegetation structure: zonation	Occurrence	Maintain the range of coastal habitats including transitional zones, subject to natural processes including erosion and succession.	-	-	-	-
Vegetation structure: bare ground	Percentage cover	Bare ground should not exceed 10% of fixed dune habitat, subject to natural processes.	-	-	-	-
Vegetation structure: sward height	Centimetres	Maintain structural variation in the sward.	-	-	-	-
Vegetation composition: typical species and sub-communities	Percentage cover at a representative number of monitoring stops	Maintain range of sub- communities with typical species listed in Ryle et al. (2009).	-	-	-	-
Vegetation composition: negative indicator species	Percentage cover	Negative indicator species (including non-native species) to represent less than 5% cover.	-	-	-	-
Vegetation composition: scrub/trees	Percentage cover	No more than 5% cover or under control.	-	-	-	-
<b>Boyne Estuary SPA (004080)</b>						
<p><b>A048 Shelduck <i>Tadorna tadorna</i></b>  <b>A130 Oystercatcher <i>Haematopus ostralegus</i></b>  <b>A140 Golden Plover <i>Pluvialis apricaria</i></b>  <b>A141 Grey Plover <i>Pluvialis squatarola</i></b>  <b>A142 Lapwing <i>Vanellus vanellus</i></b>  <b>A143 Knot <i>Calidris canutus</i></b>  <b>A144 Sanderling <i>Calidris alba</i></b>  <b>A156 Black-tailed Godwit <i>Limosa limosa</i></b>  <b>A162 Redshank <i>Tringa totanus</i></b>  <b>A169 Turnstone <i>Arenaria interpres</i></b></p>						
<b>To maintain the favourable conservation condition of QI bird species in the Boyne Estuary SPA, which is defined by the following list of attributes and targets:</b>						
Attribute	Measure	Target	Criteria			
			1	2	3	4

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Population trend	Percentage change	Long term population trend stable or increasing.	✓	-	-	-
Distribution	Range, timing and intensity of use of areas	No significant decrease in the range, timing or intensity of use of areas by the QI species, other than that occurring from natural patterns of variation.	✓	-	-	-

**A195 Little Tern *Sterna albifrons***

**To maintain the favourable conservation condition of little tern in the Boyne Estuary SPA, which is defined by the following list of attributes and targets:**

Attribute	Measure	Target	Criteria			
			1	2	3	4
Breeding population abundance: apparently occupied nests (AONs)	Number	No significant decline	-	-	-	-
Productivity rate: fledged young per breeding pair	Mean number	No significant decline	✓	-	-	-
Distribution: breeding colonies	Number; location; area (Hectares)	No significant decline	-	-	-	-
Prey biomass available	Kilogrammes	No significant decline	✓	-	-	-
Barriers to connectivity	Number; location; shape; area (hectares)	No significant increase	-	-	-	-
Disturbance at the breeding site	Level of impact	Human activities should occur at levels that do not adversely affect the breeding little tern population	-	-	-	-

**A999 Wetlands**

**To maintain the favourable conservation condition of Wetlands in the Boyne Estuary SPA, which is defined by the following list of attributes and targets:**

Attribute	Measure	Target	Criteria			
			1	2	3	4

**Table B1 Site specific conservation objectives for the Qualifying Interests of European Sites within the zone of Influence of the Variation and analysis of potential adverse effects**

Wetland habitat	Area (ha)	The permanent area occupied by the wetland habitat should be stable and not significantly less than the area of 230ha, other than that occurring from natural patterns of variation	✓	-	-	-
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## Appendix C

**Table C1: Assessment of effects of changes to policy wording and/or changes to zoning contained within the *Variation No. 1 to the Trim Development Plan 2014-2020*<sup>27</sup>**

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><b>Chapter 1:</b></p> <p>All references to “Trim Town Council” will be removed from within the text as part of this variation process.</p> <p>All references to “Planning Authorities” will be replaced by “Planning Authority”.</p> <p>Similarly all references to “Planning and Development Acts “should read as “2000-2018” rather than “2000-2013”.</p> <p>Note Sections 1.2, 1.3, 1.4, 1.5, 1.6, 1.7, 1.8, 1.9, 1.10, 1.11, 1.12, 1.13, 1.14 remain unchanged</p>				
<p><b>1.1 Introduction</b></p> <p><i>Trim town is one of the largest urban centres serving the south west of the county. The vestiges of Trim’s history are clearly evident on the landscape, which provide a sublime context for a modern town. The physical heritage is an important part of the town and surrounding landscape which has resulted in Trim’s status as a Heritage Town. The quality and abundance of natural heritage provides a high amenity value serving as a marvellous setting for the town.</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result</p>

<sup>27</sup> Only the relevant sections of text that have been amended as part of the *Draft Variation No. 1 to the Trim Development Plan 2014-2020* have been included. New/additional text is in **Red**, while deletions are noted by the use of a strikethrough *i.e. deletion*. Text that remains unchanged is in black.

<sup>28</sup> The four assessment criteria are as follows:

1. Is there potential for habitat degradation as a consequence of a reduction in surface water quality and/or a change in the hydrological regime, via the hydrological linkage that exists between the Draft Variation lands and the downstream European sites within the River Boyne main channel and the Boyne Estuary?
2. Will there be a risk of direct habitat loss or loss of ecological networks supporting European sites?
3. Will there be a risk of direct or indirect disturbance to QI species?
4. Is there a risk of the degradation of QI Annex I habitats and/or any habitats upon which QI species rely upon as a consequence of the introduction and/or spread of non-native invasive plant species?

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><i>This chapter sets out the statutory context for the preparation of the Trim Development Plan 2014-2020 which replaces the preceding Trim Development Plan adopted by both Trim Town Council &amp; Meath County Council in 2008. Having regard to the development envelop of Trim Town &amp; Environs comprising of the administrative boundaries of both Trim Town Council and Meath County Council, the new plan has been prepared as a joint statutory planning document for both Local Authorities.</i></p> <p><i>The Meath County Development Plan 2013-2019 was adopted on the 17th December 2012 and came into effect on the 22nd January 2013. Since the adoption of the Meath County Development Plan, 4 no. Variations have been adopted. Variation no 3 was required to align the County Development Plan with the key tenets of the Meath Economic Strategy for County Meath 2014-2022. This proposed Variation no 1 to the Trim Development Plan 2014-2020 will similarly align the Trim Plan with the key tenets of the Meath Economic Strategy for County Meath 2014-2022.</i></p>	<p>or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>spatial range which could result in the disturbance of any QI species.</p>	<p>in the spread of non-native invasive plant species.</p>
<p><b>1.4.1 Meath County Council Corporate Plan</b></p> <p><i>The Meath County Council Corporate Plan 2015-2019 contains the following vision "Meath County Council will lead economic, social and community development, deliver efficient and good value services, and represents the people and communities of County Meath, as effectively and accountably as possible".</i></p> <p><i>The Corporate Plans sets out six organisation wide objectives to guide and shape the direction of the functions of Meath County Council. These objectives are summarised below:</i></p> <p><b>1. Deliver excellent services</b></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><b>2. Lead economic development</b></p> <p><b>3. Build strong influential partnerships</b></p> <p><b>4. Engage the larger community</b></p> <p><b>5. Nurture a staff excellence culture</b></p> <p><b>6. Develop system and process capability</b></p> <p><i>These objectives have contributed to generating the vision and strategic direction of the Trim Development Plan set out in Chapter 2, Strategic Context and Core Strategy</i></p> <p><i>The significant changes heralded by “Putting People First” (2012) and the Local Government Reform Act 2014 represent some of the most far-reaching reforms in the Local Government sector for many years. Local Authorities are now required to play a much more proactive role in economic development. Economically, effective Local Authority planning means maximising positive externalities, which broadly equates to facilitating the environment in which enterprises can create and grow employment. Local Authorities are now expected to be more sensitive to the economic consequences of their day-to-day actions and to have a greater understanding of the wider regional context of their operations. Local Authority planning is inevitably shifting towards realising the potential of the “functional region”, from which constituent Local authorities can benefit.</i></p> <p><i>On foot of the guidance set out within these documents, an Economic Development Strategy has been prepared for County Meath for the period 2014-2022.</i></p> <p><i>In May 2018 the National Planning Framework (NPF) was adopted, the overarching policy and planning framework for the social, economic and cultural development of our country. The NPF has succeeded the National Spatial Strategy (2002) NSS and will provide a</i></p>	<p>specific spatial range which could influence water quality within any European sites.</p>	<p>projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>result in the disturbance of any QI species.</p>	<p>in the spread of non-native invasive plat species.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><i>long term, 20 year development strategy setting out the place Ireland will become in terms of economic activity, social progress and environmental quality, through co-ordinated policy, investment and action at national regional and local levels. The NPF is intended to be the spatial expression of the Government’s wider economic and reform agenda as it applies to the key geographical areas of economic activity and their urban and rural components that drive the economic and social progress of our Country.</i></p> <p><i>Since the “Action Plan for Jobs” process commenced in 2012 a number of regional reports have been published. The Government has published the “Action Plan for Jobs: Mid-East Region”. This plan will cover Counties Kildare, Meath and Wicklow. The plan identifies that the region has significant existing enterprise strengths and assets. It notes that increased collaboration can be facilitated by building on the recent reforms such as:</i></p> <ul style="list-style-type: none"> <li><i>• The growing impact of LEO;</i></li> <li><i>• The new mandate of Education and Training Boards;</i></li> <li><i>• The strengthening of Regional Offices of the IDA and Enterprise Ireland;</i></li> <li><i>• The reform of Local Government with emphasis on their economic development role;</i></li> <li><i>• The blueprint of a stronger policy framework to underpin sectoral opportunities.</i></li> </ul>				
<p><b>CHAPTER 2: Strategic Context and Core Strategy</b></p> <p>All references to “Trim Town Council” will be removed from within the text as part of this variation process.</p>				

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p>All references to “Planning Authorities” will be replaced by “Planning Authority”.</p> <p>Similarly all references to “Planning and Development Acts” should read as “2000-2018” rather than “2000-2013”.</p> <p>Note: Sections Sections 2.1, 2.2, 2.2.2, 2.2.3, 2.2.4, 2.2.5, 2.2.6, 2.2.9, 2.3, 2.3.1 (i) (ii) (iii) (v) (vi), 2.3.5, 2.3.8, 2.4, 2.4.1, 2.4.2, 2.4.3, 2.4.4, 2.4.5 remain unaltered.</p>				
<p><b>2.2.1 National Spatial Strategy 2002-2020</b></p> <p><del>This strategy sets out the strategic planning framework for the future development of the Country and proposes a more balanced pattern of spatial development for the state as a whole based on continued growth in Greater Dublin but with a significant improvement in the rate of development in nine ‘Gateway’ Cities and nine ‘Hub’ towns.</del></p> <p><del>Trim is identified inside the Dublin &amp; Mid East Regions of the NSS and categorised as a town with a population of 1,500 – 5,000 persons, presenting an urban strengthening opportunity.</del></p> <p><del>The NSS explains that smaller towns, such as Trim, should cater for local growth in residential, employment and service functions through enhancing the built environment, water services, public transport links and capacity for development in these centres. Accommodating such additional growth functions must however be balanced with protecting the character &amp; quality of such towns.</del></p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
			<p>of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	
<p><i>2.2.1 National Planning Framework &amp; National Development Plan 2018-2027</i></p> <p><i>The National Planning Framework (NPF) acknowledges the need to strengthen urban structures across the country. A commitment has been given to the regeneration of urban and rural settlements through a national Rural and Urban Regeneration and Development Fund, which will be established as part of the National Development Plan.<sup>29</sup></i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not</p>

<sup>29</sup> Section 4.3 'Planning for Ireland's Urban Growth'

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><i>National Policy Objective 7 in the NPF sets out the approach to urban development nationwide. This includes:</i></p> <ul style="list-style-type: none"> <li><i>Encouraging population growth in strong employment and service centres of all sizes.</i></li> <li><i>Reversing the stagnation or decline of smaller urban centres, by identifying and establishing new roles and functions and enhancement of local infrastructure and amenities.</i></li> <li><i>Addressing the legacy of rapid unplanned growth, by facilitating amenities and services catch-up, jobs and/or improved sustainable transport links to cities, together with a slower rate of population growth in recently expanded commuter settlements.</i></li> <li><i>Supporting a continuation of balanced population and employment growth in self-contained settlements.</i></li> </ul> <p><i>There will also be a focus on the creation of more compact forms of development that will be delivered through the regeneration of brownfield sites, infill development, and bringing vacant properties back into use.</i></p> <p><i>Whilst a National Settlement hierarchy was not included in the NPF, there is specific reference to various settlement types, which are summarised in Table 2.1 below:</i></p> <p><b>Table 2.1 Settlement hierarchy as set out in the National Planning Framework</b></p>	<p>proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><b>Hierarchy</b>                      <b>Description</b></p> <p><b>Metropolitan Region</b>      A city region is the commuter catchment from which at least 15% of the city area workforce is drawn.</p> <p><b>City</b>                                      Settlement with a population &gt;50,000</p> <p><b>Large Town</b>                      Settlement with a population &gt;10,000</p> <p><b>Small Town</b>                      Settlement with a population &lt;10,000</p> <p><b>Villages</b>                              No specific population identified</p> <p>An implementation Roadmap for the NPF was published in July 2018. The roadmap document addresses a number of important issues that have emerged subsequent to the publication of the NPF, that arise as part of its implementation through the forthcoming RSES process and the operations of the planning process. The government is seeking to achieve closer alignment between national, regional and local planning. Matters addressed within the implementation roadmap include the enactment of the Planning &amp; Development (Amendment) Bill 2016 and the alignment of County Development Plans, the preparation of</p>				

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<p><i>regional plans in the form of RSES's, Urban and Rural Regeneration and Development Funds. The roadmap sets out the way forward for planning and is open to update as matters arise within the ongoing implementation process. The innovative funding and implementation measures outlined within the roadmap will strengthen the effectiveness of the NPF and the translation of policies into positive outcomes for communities.</i></p> <p><i>The Regional Spatial and Economic Strategies (RSES)<sup>30</sup> will include an updated settlement hierarchy and population and household projections for Meath based on the National Policy Objectives in the NPF.</i></p> <p><i>The National Development Plan (NDP) 2018-2027 sets out the investment priorities that will underpin the successful implementation of the NPF. The NDP is clearly aligned with the delivery of the objectives of the National Planning Framework. The NDP focuses on investment to develop a public infrastructure that facilitates priorities within communities. The NDP sets out the level of investment which will underpin the NPF and drive its implementation over the next decade. National Strategic Objective No 5 of the NDP pertains to "A strong economy, supported by enterprise, Innovation and Skills" sets a priority within each of the three regions for the generation of 660,000 new jobs. One of the investment Actions included in the NDP is "Investing in Regional Growth potential". This economic variation specifically supports the realisation of these objectives and actions through the facilitation of the development of strategic development lands as part of a live work community to the east of the town between the Navan</i></p>				

<sup>30</sup> At the time of writing (September 2018) the RSES's are being prepared and will be adopted in 2019.

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<i>and Dublin roads including the delivery of part of a key distributor route.</i>				
<p><b>2.2.7 Regional Planning Guidelines for the Greater Dublin Area 2010-2022</b></p> <p><b>2.2.7.1 Eastern &amp; Midland Regional Assembly-Draft Regional Spatial and Economic Strategy</b></p> <p><i>This Strategic Plan (RSES) identifies regional strengths, opportunities and pressures and provides policy responses in the form of Regional Strategic Objectives (RSO's) which follow on from the NSO's within the NPF. The RSES provides a framework for future investment to better manage regional planning and economic development throughout the region. The RSES will support the implementation of the NPF and the NDP.</i></p> <p><i>There are a number of different elements to the RSES and include a Spatial Strategy, Economic Strategy, Metropolitan Plan, Investment Framework and Climate The Vision Statement included within the Draft RSES is "To create a sustainable and competitive region that supports the health and wellbeing of our people and places, from urban to rural, with access to quality housing, travel and employment opportunities for all".</i></p> <p><i>The growth enablers for the Hinterland area include "compact and sustainable growth of towns with 30% of all growth to develop within the existing built up area" and "focus on improving existing economies and creating the quality of life to attract investment". There are three key principles set out within the RSES based around Economic Activity, Healthy Place Making and Climate Action and the sixteen parallel Regional Strategic Outcomes include A Strong Economy</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>

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<i>supported by Enterprise and Innovation, Sustainable Development patterns, Compact Growth and Urban Regeneration, Integrated transport and land Use and Build Climate resilience.</i>				
<p><b>2.2.8 Meath County Development Plan 2013-2019</b></p> <p><b>Economic Development Strategy</b></p> <p><b><u>Economic Development</u></b></p> <p><i>The Economic Development Strategy for County Meath 2014-2022 sets out clear, concise, innovative and evidence based measures aimed at accelerating the economic transformation, revitalisation and sustainable development of County Meath from 2014-2022. The Economic Development Strategy contains 8 no. key actions/recommendations designed to achieve the projected level of employment growth in Meath by 2022 of an additional 7,500 jobs in order to broaden Meath's economic base by growing the share of employment taken up by knowledge orientated activities and thus growing both indigenous and Foreign Direct Investment (FDI) enterprises in County Meath.</i></p> <p><i>The measures recommended within the Economic Development Strategy seek to promote County Meath to fulfil its economic potential and to prosper as a successful, diverse and vibrant social, civic, commercial, and residential centre that will be recognised locally, nationally and internationally as a highly attractive and distinctive location in which to conduct business.</i></p> <p><i>The Core Strategy outlined in the County Development Plan reiterates the identification of Trim as a Moderate Sustainable Growth Town in line with its current RPG status, in addition to it being a Secondary Economic Growth Town in the county linked to Navan in a</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The amendment to the text includes mention of development of tourism within the town and the wider county area. Depending on its location, developments for tourism have the potential to result in disturbance to QI species of European sites. Nonetheless, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in disturbance to any QI species.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

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<p><i>complementary &amp; supportive role. Moderate Sustainable Growth Towns should develop in a self-sufficient manner and levels of growth should be balanced to ensure that any increase in population will be in tandem with employment opportunities, capacity in physical and social infrastructure and will not be based on long distance commuting. Economic Development and service provision will be important factors in determining the appropriateness of new housing. These towns will need to provide a full range of services adequate to meet local needs, both within the town and in the surrounding rural catchment area, but not generate long distance travel patterns.</i></p> <p><i>Tourism is also a major force for development in both Trim and Kells with the centres to act as a tourism cluster with improvement in the connectivity between both centres identified for investment. Each town is to develop a strategy for niche tourism as an integral part of their overall development strategy.</i></p>				
<p><b>2.2.10 Action Plan for Jobs-Mid East Region</b></p> <p><i>This Action Plan for Jobs for the Mid East region covers the counties of Kildare, Meath and Wicklow. The primary objective of the Plan is to have a further 10-15% employment in the region by 2020 and to ensure the unemployment rate is within 1% of the State average. The Mid East region has significant existing enterprise strengths and assets, and the capability to surpass these objectives. However a new level of collaboration between key players in the region is needed to ensure these common objectives are achieved. This increased collaboration will be facilitated through a number of policy reforms that have been put in place by the Government, including:</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or Qis of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>

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<ul style="list-style-type: none"> <li>• <i>the growing impact of the Local Enterprise Office (LEO) network developed through the close cooperation between Enterprise Ireland and the Local Authorities;</i></li> <li>• <i>the fresh mandate of the new Education and Training Boards, who like the Higher Education Institutes are now focused on developing stronger links with their local enterprise base;</i></li> <li>• <i>the strengthening of the Regional Offices of IDA Ireland and Enterprise Ireland with a new focus in their respective national strategies on regional job growth;</i></li> <li>• <i>the reform of Local Government, with a greater emphasis on the economic development role of the local authorities; and</i></li> <li>• <i>the emergence of stronger policy framework to underpin sectoral opportunities with a strong profile at regional level.</i></li> </ul> <p><i>The Mid East has key areas of strength and areas of strong potential that offer opportunity for strategic development:</i></p> <ul style="list-style-type: none"> <li>• <i>Well-established and growing clusters of multinational and indigenous companies in sectors such as Internationally Traded Services and High-Tech Manufacturing;</i></li> <li>• <i>Competitive advantage in its excellent connectivity and access, an asset for enterprise development as well as facilitating tourism and infrastructure-dependent sectors such as distribution and logistics;</i></li> </ul>	<p>quality within any European sites.</p>	<p>in the loss of habitats or ecological networks supporting European sites.</p>		

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<ul style="list-style-type: none"> <li>· A strong and diverse agri-food sector encompassing microenterprises, companies of significant scale, in addition to food technology and innovation facilities;</li> <li>· Proximity to many of the State's major Universities and Institutes of Technology, which have a strong track record in facilitating and prioritising research commercialisation;</li> <li>· Strong assets to support tourism, leisure and recreation, including some of the country's most significant heritage assets and an internationally-renowned horse sport tradition;</li> <li>· A reputation as a hub for the film industry; the region has excellent capacity for large-scale film production, hosting two state-of-the-art film studios facilitating both indigenous and international productions.</li> </ul>				
<p><b>Section 2.3.1 (iv) Development of Employment and Enterprise Areas</b></p> <p>The Development Plan provides main employment zones within Trim whilst seeking to ensure that employment uses in the town centre are retained and protected.</p> <ul style="list-style-type: none"> <li>• Lands are reserved for economic development at the following locations:</li> <li>• Oaktree Business Park.</li> <li>• Lands at Blackfriary opposite Oaktree Industrial Estate.</li> <li>• Scurlockstown Business Park.</li> </ul>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p>

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<ul style="list-style-type: none"> <li>Lands between the Summerhill and Longwood Roads.</li> <li>Strategic employment lands between the Navan and Dublin Roads.</li> </ul>	<p>regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>
<p>2.3.2 Population and Housing</p> <p>The overall population of Trim Town has increased steadily between the period <del>2002 2011</del> and <del>2011 2016</del>. The most recent census information indicates that the current population of the town &amp; environs is <del>8,268</del></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>																																
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<p>9,194 persons which is an increase of 24.2% 11.2% since the 2006 2011 census results. As can be seen in the following table below there has been a steady increase in population between 2011 and 2016. there are two trends occurring in Trim Town &amp; Environs over the most recent census periods with the urban town boundary population only marginally increasing while the environs area population has significantly increased in size.</p> <p><b>Table 1 : Population of Trim 2006 – 2011</b></p> <table border="1"> <thead> <tr> <th>2006</th> <th>2011</th> <th>Males</th> <th>Females</th> <th>% Change 2006-2011</th> </tr> </thead> <tbody> <tr> <td>Trim Town</td> <td>1375</td> <td>1441</td> <td>741</td> <td>700</td> <td>4.8</td> </tr> <tr> <td>Trim Urban</td> <td>1170</td> <td>1269</td> <td>649</td> <td>620</td> <td>9.5</td> </tr> <tr> <td>Trim Rural*</td> <td>205</td> <td>172</td> <td>92</td> <td>80</td> <td>-16.1</td> </tr> <tr> <td>Environs of Trim (Trim Rural)*</td> <td>5495</td> <td>6827</td> <td>3351</td> <td>3476</td> <td>24.2</td> </tr> </tbody> </table>	2006	2011	Males	Females	% Change 2006-2011	Trim Town	1375	1441	741	700	4.8	Trim Urban	1170	1269	649	620	9.5	Trim Rural*	205	172	92	80	-16.1	Environs of Trim (Trim Rural)*	5495	6827	3351	3476	24.2	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>
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<i>Table 1; Population of Trim 2011-2016</i>							
	<i>2011</i>	<i>2016</i>	<i>% change</i>				
<i>Males</i>	<i>4,092</i>	<i>4,495</i>	<i>11.0</i>				
<i>Females</i>	<i>4,176</i>	<i>4,699</i>	<i>11.3</i>				
<i>Total</i>	<i>8,268</i>	<i>9,194</i>	<i>11.2</i>				
<p><i>The disparity in the overall growth rates between the town and environs reflects the strong supply of greenfield development land within the environs while there is very little such land within the town boundary. The brownfield and infill development opportunities available within the town are more challenging in comparison. In order to sustain and enhance the vitality and viability of the town centre area, it will be an important challenge of this plan to maintain the population in the Trim urban boundary. The population within the Town Council area needs to be sustained and expanded if possible through the development of infill schemes and the redevelopment of the upper floors of town centre properties for residential use.</i></p> <p><i>This economic variation will support vitality and viability of the town through the facilitation of the development of tourism facilities and the live work community including the development of key critical infrastructure.</i></p> <p><i>The average household size for Trim Town &amp; Environs in 2011 was 2.8 in 2012. The RPGs indicates that the average household size for the GDA counties is 2.6 persons per residential unit and that this will gradually</i></p>							

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p>decrease to an average of 2.4 by 2022. The CSO Small Area Population Statistics (SAPS) indicate that in April 2011 there were 2902 private households in Trim Town &amp; Environs of which 598 were single person households.</p> <p>The average household size for Trim Town &amp; Environs in 2011 was 2.8 and this increased to 2.91 by census 2016. The RPGs indicates that the average household size for the GDA counties is 2.6 persons per residential unit and that this will gradually decrease to an average of 2.4 by 2022. The CSO Small Area Population Statistics (SAPS) indicate that in April 2011 there were 2,902 private households in Trim Town &amp; Environs of which 598 were single person households, by 2016 the number of private households in the town increased to 3,335 of which 637 were single person households.</p>				
<p><b>2.3.3 Meath County Development Plan Core Strategy</b></p> <p>Chapter 2 of the Meath County Development Plan provides a Core Strategy for the County. It also identifies Trim as a Moderate Sustainable Growth Town. Table 2.4 of the County Development Plan provides an outline of the housing allocations &amp; zoning land requirements for each settlement in the county between the period 2013 &amp; 2019 based on Regional Planning Guidelines population targets for County Meath as a whole.</p> <p>The main figures listed for Trim are as follows:</p> <p>Housing Allocation: <b>518 Units</b></p> <p>Average Density unit/ha: <b>35 units/ha</b></p> <p>Quantity of Residential Land required: <b>14.8 ha</b></p> <p>Available Land zoned for Residential Use: <del>109ha</del> <b>40.5ha.</b></p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in disturbance to QI species. While none of the policies or objectives of the Trim Development Plan 2014-2020 (as adopted) or the Meath County Development Plan 2013-2019 (as amended) directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

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<p>Available Land Zoned for Mixed Use incl. residential: <del>3.3ha</del> <b>8.3ha</b></p> <p>Total Available Zoned Land: <del>111.7ha</del> <b>47.8ha</b></p> <p>Deficit/Excess Zoning: <del>96.9ha</del> <b>33ha</b>.</p> <p>The Trim Development Plan therefore has been allocated 518 household units to be developed over its lifespan for the years 2014 – 2020 in addition to the extant planning permissions which provide for an additional <del>912</del> <b>468</b> no. households. The 518 no. household allocation includes the 50% headroom recommended in the DoECLG Development Plan Guidelines 2007 (i.e. the expected residential demand arising within the development plan period of six years and for the equivalent of 3 years demand beyond the date on which the current plan ceases to have effect).</p> <p><i>Given that the number of permitted residential units under the extant planning permissions within Trim has reduced considerably from 912 units at the time of the adoption of the Trim Development Plan 2014-2020 to 476 units as of February 2019, and given that a parcel of lands currently zoned A2 residential (comprising approximately 1.5 hectares) is to be used for recreational purposes based on a long term lease, there is scope to zone additional residential zoned lands to facilitate the development of a sustainable live-work community adjacent to the E1/E2 lands between the Navan and Dublin Roads. This development will also assist in the realisation of key critical infrastructure in the form of part of a distributor road linking the Navan and Dublin roads.</i></p>	<p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>objectives or QIs of any European sites.</p>	<p>any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><b>2.3.4 Housing and Land Supply</b></p> <p><del>Applying this average household size of 2.8 (as per the 2011 Census) and taking into account the core strategy allocation (518 units) and the number of extant permissions (912), it is estimated that the target population for Trim Town &amp; Environs over the plan period up to 2019 &amp; beyond shall be 12,272 persons (an increase of 4,004 persons on Census 2011).</del></p> <p><del>There is currently 111.7ha of land zoned in the Trim Development Plan 2008-2014 which allows for residential development. Given that the Core Strategy of the Meath County Development Plan 2013 – 2019 allocates Trim Town &amp; Environs an additional 518 households over the period of this Plan in addition to the extant planning permissions (912 no. units), it is evident that there is a significant overhang of residential zoned lands in the town. As part of the Core Strategy of this new Trim Development Plan, it will therefore be a requirement to reduce the quantity of residential zoned land in the town and in line with the County Core Strategy in terms of land supply.</del></p> <p><i>The average household size for Trim was 2.91 as per the 2016 census. The Core Strategy household allocation for Trim is 518 units within the Meath County Development Plan and the extant permissions will generate an additional 468 residential units, it is therefore estimated that the target population for Trim over the plan period to 2020 and beyond will be approximately 12,086.</i></p> <p><i>There is 40.5 ha. of land zoned specifically for residential purposes in the current Trim Development Plan 2014-2020. Given that the extant planning permissions account for a significant portion (over 50%) of the 40.5 ha. and given that this economic variation is seeking to reverse the significant outward commuting trend from</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or Qis of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or Qis of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>

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<p><i>the town, it is anticipated that the facilitation of the live work model as part of this variation will contribute towards the reverse of this unsustainable outward commuting trend.</i></p>				
<p><b>2.3.5 Evaluation of Housing Zoned Lands</b></p> <p><del>An evidence based approach has been applied which has informed the overall Core Strategy. This included an evaluation of the remaining available sites which enable residential development proposals to be advanced. This includes consideration of lands with residential, mixed use and town centre / commercial land use zoning objectives. Both the planning policy context and the evaluation of the development areas have formed the basis for prioritising appropriate lands within the phasing strategy.</del></p> <p><i>An evidence based approach has been applied which has informed the review of the residential zoned lands in the context of the Core Strategy sets out within the Meath CDP 2013-2019. This included an evaluation of the remaining available residentially zoned sites which enable residential development proposals to be advanced. This specifically includes consideration of lands with the benefit of an A2 new residential land use zoning objective. Both the planning policy context and the evaluation of the development areas have formed the basis for the ranking of the parcels of land.</i></p> <p><i>The evaluation of the development areas therefore excluded those areas within the identified flood risk mapping. All of the lands brought forward in the evaluation therefore excluded the extent of sites which were included in Flood Zones A &amp; B.</i></p> <p><i>The evaluation has excluded sites less than 0.5 hectares in extent as it is not considered necessary to include sites</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

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<p>which could bring forward less than 10 no. units in the same manner as it has not been considered necessary to include small scale brownfield sites in the town centre / edge of town centre. The Core Strategy does not need to be prescriptive to this minute level of detail. <i>The evaluation also excludes all sites with the benefit of an extant permission.</i></p> <p><del>The evaluation also excludes all sites with the benefit of an extant permission. While the permission on the town centre expansion lands has expired, these units were factored into the committed units allocated to Trim allocation in County Development Plan 2013-2019. Having regard to this and the fact that they are strategic in nature being a key element of the development strategy it is considered prudent to include these lands in Phase 1, subject to the findings of the Flood Risk Assessment.</del></p> <p><del>The following factors have been used to determine the suitability of specific lands for residential development which constitute the proper planning and sustainable development of the town.</del></p> <ul style="list-style-type: none"> <li><del>• Proximity to the Town Centre – maximise the utility of existing and proposed future infrastructure including public transport options;</del></li> <li><del>• Availability of Public Transport – to maximise public transport investment, it is important that land use planning underpins its efficiency by sustainable transport patterns. This includes promoting higher densities within 500 metres walking distance of a bus stop and proximity to the Route 111 Dublin to Trim and Athboy to Trim and Route 188 – Drogheda, Slane, Navan, Trim public transport corridors;</del></li> <li><del>• Consideration as to whether a site could be considered an infill site as opposed to extending the urban footprint</del></li> </ul>				

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<p><del>further from the town centre. Leapfrogging beyond other available sites will not be considered favourably.</del></p> <ul style="list-style-type: none"> <li><del>• Environmental Constraints – proximity to and potential impact on the qualifying interests of the adjoining Natura 2000 sites;</del></li> <li><del>• Availability of community and social infrastructure facilities with particular regard to the proximity to schools (primary and secondary);</del></li> </ul> <p><i>The following factors have been used to determine the suitability of specific lands for residential development which constitute the proper planning and sustainable development of the town;</i></p> <ul style="list-style-type: none"> <li>• <i>Proximity to the Town Centre – maximise the utility of existing and proposed future infrastructure including public transport options;</i> <ul style="list-style-type: none"> <li>• <i>Availability of Public Transport - to maximise public transport investment, it is important that land use planning underpins its efficiency by sustainable transport patterns. This includes promoting higher densities within 500 metres walking distance of a bus stop and proximity to the Route 111 – Dublin to Trim and Athboy to Trim and Route 188 – Drogheda, Slane, Navan, Trim public transport corridors; Whether the lands would contribute to creating sustainable communities;</i></li> <li>• <i>Whether the lands would contribute to the realisation of critical infrastructure;</i></li> </ul> </li> <li>• <i>Consideration as to whether a site could be considered an infill site as opposed to extending the urban footprint</i></li> </ul>				

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<p><i>further from the town centre. Leapfrogging beyond other available sites will not be considered favourably;</i></p> <ul style="list-style-type: none"> <li><i>• Environmental Constraints – proximity to and potential impact on the qualifying interests of the adjoining Natura 2000 sites;</i></li> <li><i>• Availability of community and social infrastructure facilities with particular regard to the proximity to schools (primary and secondary).</i></li> </ul> <p><i>Following detailed discussions with the Water Services Section of the Environment /Water Services Directorate, it has been considered that whilst the availability of piped water services capacity is adequate at present, there are areas of constraint on certain sections of the sewer network.</i></p> <p><del><i>However, it is not considered that the addition of a further criterion would significantly affect the overall ranking of sites. The continual monitoring of available water services capacity will be undertaken as this may impact on the ability of the Planning Authority to achieve the projected residential targets contained in this Development Plan. This may also affect the realisation of other components of the Core Strategy as they relate to retail and commercial uses although representing a considerably reduced loading demand on such services.</i></del></p> <p><i>However, it is not considered that the addition of a further criterion would significantly affect the overall ranking of sites. The monitoring of available water services capacity is now a function of Irish Water, who will ultimately determine the ability of the Planning Authority to achieve the projected residential targets contained in this Development Plan.</i></p>				

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<p><i>Each of the 6 land parcels in this variation of the Trim Development Plan was ranked against the criteria set out above. The distance from each of the residential sites to the town centre and educational facilities was measured from the centre of the sites in question to the roundabout at the junction of Castle Street, Market Street and Bridge Street. Sites scored a point for each 500m distance between the site and the facility in question. For the remaining criteria, each criterion was marked from 1-7 marks with the lower scores demonstrating suitability for development e.g those sites which are proximate to a public transport node (bus stop) scoring 1-2 marks and those sites located more distant from bus stops scoring 6-7 marks.</i></p> <p><i>The location of the subject sites are shown on the Land evaluation Sites Map (see appendix XXX). Table 3A details the evaluation scores while Table 4A lists the sites in order of their yield/ranking.</i></p>				
<p><b>Table 2 : Description of Individual Residentially Zoned Sites Evaluated</b></p> <p><u>Site A Lands off the Kinnegad Road to the west of Trim GAA Club and Trim Sports and Leisure Centre.</u></p> <p><u>Site B Lands to the south and southwest of the town centre.</u></p> <p><u>Site C Lands to the south and southwest of the town centre south of the Town Council Offices (Formerly Potterton' Mart).</u></p> <p><u>Site D Lands to the east of the relief road west of Boyne Community School.</u></p> <p><u>Site E Lands to the south of Boyne Community School and east of Maudlin Vale Housing Development.</u></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

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<p><del>Site F Lands to the south of Boyne Community School south east of Maudlin Vale Housing Development (adjoining site E above).</del></p> <p><del>Site G Lands to the northwest of Knightsbrook Golf Course.</del></p> <p><del>Site H Lands to the west of Teaguestown Wood Housing Development.</del></p> <p><del>Site I Lands to the north of river Boyne east of Newtown Abbey Housing Development.</del></p> <p><del>Site J Lands off the road to the east of Trim.</del></p> <p>The location of the various land parcels described in Table 2 are contained in each of the maps presented in Appendix A (Evaluation of Residentially Zoned</p> <p><b>Table 2A : Description of Individual Residentially Zoned Sites Evaluated<sup>31</sup></b></p> <p><i>Site A Lands south of the Navan Road opposite the Motor Park.</i></p> <p><i>Site B Lands to the west of Teaguestown Wood Housing Development.</i></p> <p><i>Site C Lands to the northwest of Knightsbrook Golf Course</i></p> <p><i>Site D Lands to the south of Manorlands residential development.</i></p> <p><i>Site E Lands south of the Kinnegad Road and west of Manorlands residential development.</i></p>	quality within any European sites.	ecological networks supporting European sites.		

<sup>31</sup> The table has not been reproduced within the text

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<i>Site F Lands south of the Kildalkey Road and north of River Boyne.</i>				
<p><b>Table 3 : Evaluation of Residentially Zoned Lands</b></p> <p><i>Table 3A-Evaluation of A2 zoned lands-New Residential</i> 32</p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or Qis of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>
<p><b>Table 4: Yield of Residential Lands</b></p> <p><i>Table 4A: Yield/Ranking of Residential zoned lands</i><sup>32</sup></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or Qis of any</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the</p>

<sup>32</sup> The table has not been reproduced in the text.

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	European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.	the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.	proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.	proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.
<p><b>2.3.6 Prioritising Land for Residential Use</b></p> <p><i>As previously noted, there are a total of 912 468 no. residential units permitted (not yet commenced) within the Trim Development Plan boundary. In addition, the County Development Plan allocates a total of 518 no. residential units to Trim for the period 2013 – 2019. This includes the 50% headroom recommended in the DoECLG Development Plan Guidelines 2007.</i></p> <p><del>The Planning Authority has identified, following the evaluation exercise, the extent of lands to be included in Phase I to coincide with new Trim Development Plan (2014 – 2020). It is proposed to remove the land use zoning objective from all of the remaining parcels of land (which extend to 84.4ha in area excluding lands within Flood Zones A &amp; B) which were zoned for residential purposes in the previous Trim Development Plan.</del></p> <p><i>This Core Strategy provides a sustainable approach to residential development up to and including 2020. The Core Strategy is a positive framework approach that will allow greater certainty among stakeholders as to where the focus of expansion of Trim is to be, and where the funding priorities will be directed, to ensure that the urban core is consolidated and that the towns growth is</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

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directed to those areas that can best accommodate and facilitate sustainable growth over the plan period.				
<p><b>2.3.7 Local Area Plans &amp; Framework Plans</b></p> <p>A Local Area Plan (LAP) for Trim Town Centre was prepared and adopted by Trim Town Council on the 26th October 2004, and by the County Council on 1st November 2004. Central to this LAP was the Public Space Strategy and the specific objective to develop a new civic space to function as the major link, both visually and physically between the existing town at Emmett Street, and the Town Centre expansion area. This LAP has been thoroughly examined as part of the review process and the key elements have been incorporated into the Development Plan.</p> <p><del>There was an objective of the Trim Development Plan 2002-2008 to prepare a number of Framework Plans (FPs 1-6 refers). In order to comply with the requirements of the County Core Strategy extensive tracks of residentially zoned lands, much of which was subject to the Framework Plan designation has been removed. With the exception of FP4 it is proposed to remove such designations. These lands shall be relabelled FP 1.</del></p> <p><del>Framework plans are viewed as a tool to bring together stakeholders to deliver shared objectives and to guide new development which is underpinned by essential infrastructure in a phased and sustainable manner. Framework plans should include a written statement and supporting maps and other necessary documentation as deemed necessary by the Local Authority. The Framework plan is required to:</del></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>

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<ul style="list-style-type: none"> <li>• <del>Detail the nature and extent of development proposed and how proposed uses / development is consistent with any relevant policies and objectives for the site as set out in the Trim Development Plan and/or Meath County Development Plan.</del></li> <li>• <del>Demonstrate how the development of the lands would integrate with surrounding buildings, land uses and vistas</del></li> <li>• <del>Address issues such as urban design, permeability and public realm.</del></li> <li>• <del>Transportation routes, transport modes and traffic management.</del></li> <li>• <del>Amenities, facilities and services to support the proposed population e.g. community facilities, sport and recreation, education etc</del></li> <li>• <del>Infrastructure facilities and services to support the proposed population including water supply and treatment, electricity, oil, gas, communications and any other supports as considered appropriate by the Local Authority.</del></li> </ul> <p><i>FP1 relates to lands located to the west of Summerhill Road (formerly known locally as Pottertons Mart and sales yard). The lands are affected by land use zoning objective A2 which seeks to provide for new residential communities and ancillary community facilities and further south by G1 Community Infrastructure. It is envisaged the FP1 lands could facilitate a number of ancillary uses such as employment generating uses, community facilities, local shopping facilities etc provided they are appropriate in scale and do not unduly interfere within the predominant residential land use. Uses which are not listed as permitted uses or open for consideration as per the A2 land use zoning objective;</i></p>				

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<p><del>are deemed not to be permissible in principle and such uses will be considered on their merits.</del></p> <p><del>Development on the FP1 lands shall provide for inter alia, the following:</del></p> <p><del>a) High quality design</del></p> <p><del>b) Development of a scale which is respectful and appropriate to the existing urban fabric</del></p> <p><del>c) Provision of a distributor road linking the Kinnegad Road to the Longwood Road. This may be preceded by the construction of a section of road, to distributor road standard, from the Longwood Road to serve adjoining residentially zoned lands. It is considered this road which should be developer driven, should extend as far as the Kinnegad Road.</del></p> <p><del>d) Residential development shall take place on FP1 lands in tandem with the completion of the aforementioned road infrastructure.</del></p>				
<p><b>2.3.7.1 Master Plans</b></p> <p><i>A Master Plan shall be agreed in writing with the Executive of the Planning Authority and shall be submitted with any planning application in respect of the employment lands on the southern side of the Navan Road, on the eastern side of the Newtown Road and on the northern side of the River Boyne identified on the land use zoning and objectives map. The Master Plan shall illustrate the overall block layout and road layout for the lands in their entirety and the phasing of development proposed.</i></p> <p><i>Master Plan 1 relates to lands on the southern side of the Navan Road, on the eastern side of the Newtown Road and on the northern side of the River Boyne and is</i></p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13,</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p>

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<p><i>to facilitate the provision of strategic employment uses predominantly lead by high-end-Business and/or Corporate Headquarters, primarily FDI, and/or logistics, distribution and supply chain management at Navan Road, Trim. Development shall be on a phased basis and in accordance with a Master Plan which shall be agreed in writing with the Executive of the Planning Authority. The Master Plan shall accompany any application for planning permission on these lands. The Master Plan shall provide for all of the aspects outlined within specific policy ED OBJ 4 outlined in Chapter 3.</i></p> <p><i>Master Plan 2 relates to the former Potterton sales yard lands on the western side of the Old Summerhill Road, to facilitate the provision of residential and community uses. Development shall be on a phased basis and in accordance with a Master Plan which shall be agreed in writing with the Executive of the Planning Authority. The Master Plan shall accompany any application for planning permission on these lands. The Master Plan shall provide for all of the aspects outlined within specific policy CS OBJ 2 outlined in Chapter 3.</i></p>	<p>INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>
<p><b>2.3.9 Rebuilding Ireland: Action Plan for Housing and Homelessness- 2016</b></p> <p><i>This Government Strategy states "Since 2009, persistent under-supply, means that the housing supply deficit is</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p>

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<p><i>likely to currently exceed 50,000 homes, suggesting that to address both accumulated under-supply and meet future needs, the objective may well need to be to reach supply levels in excess of 25,000 units per annum. The first step, however, is to move from current levels (12,666 in 2015) towards 25,000 per annum as quickly as possible – and it is this transition, coupled with a significant increase and acceleration in social housing delivery, that is the primary focus of the Plan”.</i></p> <p><i>The document outlines actions based on 5 pillars (referenced below).</i></p> <p><i>The detailed strategy and actions of the Plan are based around 5 pillars:</i></p> <ol style="list-style-type: none"> <li><i>1. Address homelessness</i></li> <li><i>2. Accelerate social housing</i></li> <li><i>3. Build more homes</i></li> <li><i>4. Improve the rental sector</i></li> <li><i>5. Utilise existing housing</i></li> </ol> <p><i>The Plan outlines that boosting supply is fundamentally linked to all housing sector stakeholders re-shaping the entire delivery process, from land to infrastructure provision and through to construction methods, to match market affordability trends. In addition, the State sector must support an inherently affordable supply of housing through the measures under its control.</i></p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>
<p><b>Core Strategy Objective 1</b></p> <p><i>The development of new residential properties to the south of the Navan Road shall be intrinsically linked to the development of the RT1 distributor road linking the Navan and Dublin roads. This proposal shall be subject</i></p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in direct loss of habitats</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to result in</p>	<p>The development of lands between the Navan and Dublin Roads, and the provision of a distributor route to the east of the town have the potential to facilitate the spread of non-</p>

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<p><i>to the preparation of a Master Plan which shall be agreed in writing with the Executive of the Planning Authority prior to the submission of a planning application pertaining to these lands. The Master Plan shall accompany any planning application for planning permission on these lands</i></p> <p><i>The Master Plan shall contain, inter alia the following:</i></p> <ul style="list-style-type: none"> <li><i>The development of high quality Executive Style residential properties to the south of the Navan road shall be intrinsically linked to the development of the RT1 distributor road between the Navan and Dublin Roads. The development shall be in accordance which shall be agreed in writing with the Executive of the Planning authority. The Master Plan shall accompany any planning application for planning permission on these lands.</i></li> <li><i>The scale and number of residential units shall be in the order of 100 units and shall be subject to a high standard of architectural design, finish and layout considering the sensitive nature of the site on a key approach to a heritage town.</i></li> <li><i>Any development within the lands shall be subject to the carrying out of an Appropriate Assessment pursuant to the Habitats Directive ensuring that the proposed development will not adversely impact upon the qualifying interests of the adjacent Natura 2000 sites.</i></li> <li><i>A comprehensive landscaping plan for the lands.</i></li> </ul>	<p>in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed</p>	<p>native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

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<ul style="list-style-type: none"> <li>• <i>Infrastructural requirements including the construction of RT1 and appropriate provision for vehicles, pedestrians and cyclists.</i></li> </ul>			amendment to affect the conservation objectives or QIs of any European sites.	
<p><b>Core Strategy Objective 2</b></p> <p><i>To provide for the development of a mixed use residential and community development as part of overall proposals for the former Potterton cattle sales yard to the north of the Summerhill/Longwood Road roundabout off the Trim Inner Relief Road. Development shall be on a phased basis within the life of the Trim Development Plan as identified on the land use zoning objectives map. A Master Plan shall accompany any planning application for the development of these lands. The Master Plan shall be agreed in writing with the Executive of the Planning Authority prior to the submission of a planning application on these lands. The Master Plan shall address land use, transportation, connectivity, urban design, environmental impacts including flood risk, phasing and implementation to the satisfaction of the Executive of the Planning Authority:</i></p> <p><i>The Master Plan shall contain, inter alia the following information:</i></p> <ul style="list-style-type: none"> <li>• <i>-A design concept for the lands;</i></li> <li>• <i>-Guidance for high quality design throughout the development;</i></li> <li>• <i>-Building heights and densities;</i></li> <li>• <i>-A landscape plan for the development and landscape management plan (post-completion of the development);</i></li> </ul>	<p>The development of lands at the former Potterton cattle sales yard has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands at the former Potterton cattle sales yard has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands at the former Potterton cattle sales yard has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the</p>	<p>The development of lands at the former Potterton cattle sales yard has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

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<ul style="list-style-type: none"> <li>-Specific landscape buffering and visual screening on all boundaries in the interest of visual amenity;</li> <li>-Flood Risk Assessment which takes account of the policies and guidance within Section XXX of the SFRA.</li> <li>-A Transport Assessment which addresses the following issues: <ul style="list-style-type: none"> <li>1) Access arrangements to the development site;</li> <li>2) Provision of safe cycleways and pedestrian routes throughout the lands;`</li> <li>3) Provision and access for service vehicles to the lands.</li> </ul> </li> </ul>			<p>requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	
<p><b>2.4.6 Land Use Objectives</b></p> <p><i>E1 Strategic Employment Zones (High technology Uses): To facilitate opportunities for high end technology/manufacturing and major campus style office based employment within high quality and accessible locations.</i></p> <p><i>E3 Warehousing &amp; Distribution: To facilitate logistics, warehousing, distribution and supply chain management inclusive of related industry facilities which require good access to the major road network.</i></p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply), has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the</p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low.</p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

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	conservation objectives or QIs of any European sites.		<p>Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	
<p><b>2.4.7 Permissible and Non Permissible Uses</b></p> <p><b>B1 Commercial / Town Centre</b></p> <p><i>Permitted Uses; Research &amp; Development</i></p> <p><b>B2 Retail Warehouse Park</b></p> <p><i>Open for Consideration Uses: Enterprise Centre, Research &amp; Development, Office Uses where the services are not principally for</i></p>	The development of lands near the Knightsbrook hotel (to which these zonings apply), has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the	The development of lands near the Knightsbrook hotel (to which these zonings apply) has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with	The development of lands near the Knightsbrook hotel (to which these zonings apply) has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i>	The development of lands near the Knightsbrook hotel (to which these zonings apply) has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER

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<p><i>visiting members of the public, Science &amp; Technology Based Enterprise</i></p> <p><b><u>C1-Mixed Use</u></b></p> <p><i><u>Open for Consideration Uses: Research &amp; Development,</u></i></p> <p><b><u>E1-Strategic Employment Zones (High Technology Uses)</u></b></p> <p><i><u>Objective: To facilitate opportunities for high end technology/manufacturing and major campus style office based employment within high quality and accessible locations.</u></i></p> <p><i><u>Guidance:</u></i></p> <p><i>E1 zones facilitate opportunities for high end, high value added businesses and corporate headquarters. This adheres to the concept of 4<sup>th</sup> generation Science &amp; Technology Parks. It is envisaged that such locations are suitable for high density employment generating activity with associated commercial development located adjacent to or in close proximity to high frequency public transport corridors.</i></p> <p><i><u>Permitted Uses:</u></i></p> <p><i>Bio-Technology Manufacturing, Call Centres, Childcare Facility, Convenience Outlet, Green/Clean Light Industries, Education (third level), High Technology Manufacturing, Information Communication Technologies, International and National Traded Services,</i></p>	<p>existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

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<p><i>Knowledge Based Economic Development, Offices 100 to 1,000 sq m, Offices &gt;1,000 sq m, Research &amp; Development, Science and Technology Based Enterprise, Telecommunication Structures, water services/Public Services.</i></p> <p><u><i>Open for Consideration Uses:</i></u></p> <p><i>Advertisement and Advertising Structures, Conference/Event Centre, Education, Enterprise/Training Centre, Leisure facilities, Hotel/Apart hotel, Industry-light, Restaurant/Cafe, Petrol Station, Transport Depot/Logistics, Warehousing</i></p> <p><i>Uses not listed under the “permissible” or “open for consideration” categories will be assessed on their own merits ,however any such uses shall not conflict with the primary land-use objective to provide for the creation and production of enterprise and employment.</i></p> <p><b><u>E2-General Enterprise and Employment</u></b></p> <p><u><i>Guidance:</i></u></p> <p><i>It shall be the policy of Meath County Council to apply a more flexible approach to large scale office type development in excess of 200 sq m of gross floor area in significant areas (i.e. in excess of 3 hectares of land that is currently undeveloped) of E2 land use zoning objective under the following conditions:</i></p> <p><u><i>Permitted Uses: Medical and related uses</i></u></p>				

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<p><u>Open for Consideration Uses:</u> <i>niche type commercial supports.</i></p> <p><b><u>E1-Strategic Employment Zones (High Technology Uses)</u></b></p> <p><u>Objective:</u> <i>To facilitate opportunities for high end technology/manufacturing and major campus style office based employment within high quality and accessible locations.</i></p> <p><u>Guidance:</u> <i>E1 zones facilitate opportunities for high end, high value added businesses and corporate headquarters. This adheres to the concept of 4<sup>th</sup> generation Science &amp; Technology Parks. It is envisaged that such locations are suitable for high density employment generating activity with associated commercial development located adjacent to or in close proximity to high frequency public transport corridors.</i></p> <p><u>Permitted Uses:</u> <i>Bio-Technology Manufacturing, Call Centres, Childcare Facility, Convenience Outlet, Green/Clean Light Industries, Education (third level), High Technology Manufacturing, Information Communication Technologies, International and National Traded Services, Knowledge Based Economic Development, Offices 100 to 1,000 sq m, Offices &gt;1,000 sq m, Research &amp; Development, Science and Technology Based Enterprise, Telecommunication Structures, water services/Public Services.</i></p> <p><u>Open for Consideration Uses:</u> <i>Advertisement and Advertising Structures, Conference/Event Centre, Education, Enterprise/Training Centre, Leisure facilities, Hotel/Apart hotel,</i></p>				

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p>Industry-light, Restaurant/Cafe, Petrol Station, Transport Depot/Logistics, Warehousing</p> <p>Uses not listed under the “permissible” or “open for consideration” categories will be assessed on their own merits ,however any such uses shall not conflict with the primary land-use objective to provide for the creation and production of enterprise and employment</p> <p><b><u>E2-General Enterprise and Employment</u></b></p> <p><u>Guidance:</u></p> <p><u>It shall be the policy of Meath County Council to apply a more flexible approach to large scale office type development in excess of 200 sq m of gross floor area in significant areas (i.e. in excess of 3 hectares of land that is currently undeveloped) of E2 land use zoning objective under the following conditions:</u></p> <ul style="list-style-type: none"> <li>• <u>The preparation of a non statutory Master Plan to ensure the provision of the necessary physical infrastructure, the appropriate density and design of layout and the interface between proposed uses and existing development. This document should be submitted in conjunction with any planning applications arising;</u></li> <li>• <u>That all processes being operated in the vicinity of the site, similarly zoned E2, are classified as light industrial in nature, as defined in the Planning &amp; Development Regulations 2001 as amended;</u></li> </ul>				

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<ul style="list-style-type: none"> <li><u>That the site is located adjacent to a public transport corridor and is served by an adequate road network, and:</u></li> <li><u>That the application is accompanied by a viable Mobility Management Plan which is to the satisfaction of Meath County Council and provides for the achievement of acceptable modal shares for both public and private transport within an appropriate timeframe.</u></li> </ul> <p><u>Existing employment generating uses together with their expansion to an appropriate scale and size, consistent with the Regional Planning Guidelines for the Greater Dublin Area/Draft Regional Spatial and Economic Strategy for the Mid Eastern Region and the National Transport Authority Transport Strategy for the Greater Dublin Area, shall be facilitated notwithstanding the category of settlement specified.</u></p> <p><del>No office type use shall be permitted on E2 zoned lands where the primary use of the office (or service) are provided principally to visiting members of the public e.g. solicitors, accountants, etc.</del></p> <p>Trim is included in <del>Category 2</del> <b>Category 1</b>– Primary and Secondary Economic Centres as identified in the Meath County Development Plan 2013-2019.</p> <p>E2 zones provides for small to medium scale enterprise and manufacturing uses allowing for the full range of industrial processes to take place within a well-designed and attractive setting. <b>In established industrial areas, Meath County Council will seek to</b></p>				

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<p><i>ensure that non-industrial uses are limited to prevent potential land use conflicts developing.</i></p> <p><i>Open for Consideration Uses: Leisure Facilities, Offices 100-1,000 sq m, Petrol Station, Restaurant / Café.</i></p> <p><i>Uses not listed under the permissible or 'open for consideration' categories will be assessed on their own merits, however any such uses shall not conflict with the primary land-use objective to provide for the creation and production of enterprise and employment</i></p>				
<p><b>Chapter 3-Economy &amp; Employment</b></p> <p>All references to "Trim Town Council" will be removed from within the text as part of this variation process.</p> <p>All references to "Planning Authorities" will be replaced by "Planning Authority".</p> <p>Similarly all references to "Planning and Development Acts" should read as "2000-2018" rather than "2000-2013".</p> <p>NOTE: Sections 3.1, 3.2, 3.3, 3.4, 3.4.1, 3.4.1.1, 3.4.1.2, 3.4.1.3, 3.4.1.4, 3.4.1.5, 3.4.1.6, 3.4.1.7, 3.5, 3.6, 3.7, remain unchanged</p>				
<p><b>3.2.1 Meath County Development Plan 2013-2019</b></p> <p><i>The promotion of sustainable economic development to support the population of County Meath, including Trim, is a corporate goal for Meath Local Authorities and is one of the core principles of the Meath County Development Plan 2013-2019. Given the historic pattern of outward commuting from the county for employment and the level of unemployment in the county, the promotion of economic development is an important consideration in the Trim Development Plan.</i></p> <p><i>Trim plays a key role in the Spatial Economic Strategy for the County as it forms part of the Navan Core Economic Area with Navan as a Primary Economic</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result</p>

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<p><i>Growth Town and including the Secondary Economic Growth Town of Kells. The high end economic objectives for this area include:</i></p> <ul style="list-style-type: none"> <li><i>• Kells and Trim to develop as a tourism cluster with improvement in the connectivity between both centres identified for investment. Each town to develop a strategy for niche tourism as integral part of their overall development strategy e.g. culinary tourism, regional food hub, creative industries, etc.;</i></li> <li><i>• Protection of the intrinsic built and natural heritage of Kells and Trim and their promotion as a basis of tourism must be dominant in the development strategies adopted for both “Heritage Towns”.</i></li> </ul> <p><i>Trim is identified as a District Employment Centre within the hierarchy of Economic Centres within the County. Its role as a District Employment Centre is to provide employment needs of urban areas as well as rural hinterlands. Sectors to be targeted within Trim include: Tourism, Manufacturing, Administration &amp; Healthcare.</i></p> <p><i>Since the publication of “Putting People First” Meath County Council has taken a very proactive approach to leading economic development in the County with the establishment of the Meath Economic Forum in 2013 and the subsequent publication of the Economic Development Strategy for Meath 2014-2022. The Strategy sets evidence based measures aimed at accelerating economic transformation, revitalisation and sustainable development of County Meath. The Strategy contains 8 no. key actions/recommendations designed to achieve the projected level of employment growth in Meath by 2022 of an additional 7,500 jobs in</i></p>	<p>specific spatial range which could influence water quality within any European sites.</p>	<p>projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>result in the disturbance of any QI species.</p>	<p>in the spread of non-native invasive plat species.</p>

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<p><i>order to broaden Meath's economic base by growing the share of employment taken up by knowledge orientated activities and thus growing both indigenous and Foreign Direct Investment (FDI) enterprises in County Meath.</i></p> <p><i>The measures recommended within the Economic Development Strategy seek to promote County Meath to fulfil its economic potential and to prosper as a successful, diverse and vibrant social, civic, commercial and residential centre that will be recognised nationally and internationally as a highly attractive and distinctive location in which to conduct business.</i></p> <p><i>Notwithstanding this, the strategy identifies existing trends within the County which impact on the economic performance of the County including:</i></p> <ul style="list-style-type: none"> <li><i>• Narrow base of economic activities in largely traditional areas;</i></li> <li><i>• FDI deficit;</i></li> <li><i>• Low penetration of knowledge orientated activities, and;</i></li> <li><i>• Substantial skills leakage due to commuting trends from the County.</i></li> </ul> <p><i>The spatial dimension to the Economic Development Strategy for County Meath supports the growth of the National Gateway and Primary Economic Growth Towns in the hinterland linked by multi-modal corridors. The Economic Strategy also identifies 5 no. key strategic employment sites in the County to target employment generation over the coming years. These sites are listed below and contained within Map 4.2 Strategic Employment Sites contained in Variation no 3 of the Meath County Development Plan 2013-2019 as varied:</i></p>				

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	1	2	3	4
<p>-Navan (IDA Business &amp; Technology Park)</p> <p>-South Drogheda (IDA Business &amp; Technology Park and lands in private ownership)</p> <p>-Dunboyne North (Lands adjacent to the M3 Parkway Rail Head)</p> <p>-Ashbourne (Lands north of the Rath Roundabout)</p> <p>-Kells Business Park.</p>				
<p><b>3.3.1 Employment Lands</b></p> <p><i>Employment and enterprise are provided for within a number of strategically located sites to the north, northeast, south and east of the town, these include the Oaktree and Scurlockstown Business Parks, and the Motor Park off the Navan Road. Tourist accommodation in the form of the Knightsbrook, <del>and</del> Trim Castle and Castle Arch Hotels also provide significant employment in the town. Trim has benefited from the Government's decentralisation programme with the new national headquarter offices of the OPW developed to the west of Emmet Street on the lands identified for town centre expansion. The healthcare industry including the Knightsbridge Primary Care Centre, nursing home and retirement village are also an important source of employment. The town centre plays an important role as a location for smaller enterprises, offices, retail and public services all of which play a central role in employment in Trim, complimentary to the industrial uses outside the town centre.</i></p> <p><del>The Meath County Development Plan reviewed the appropriateness of employment generating zonings. This chapter incorporates a review of the appropriateness of the nature, location and quantum of</del></p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply), has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment</p> <p>The development of lands between the Navan and Dublin Roads (to which these zonings apply) has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><del>industrial and employment generating land use in Trim and applies the land use zoning objectives contained in the Core Strategy of the County Development Plan to the Trim Development Plan, as relating to industrial and employment generating uses (land use zoning objectives E1, E2 and E3 refer from the Core strategy);</del></p> <p><del>The application of the land use zoning objectives contained in the Core strategy of the County Development Plan into the Trim Development Plan, results in all the lands zoned in the Trim Development Plan 2008-2014 as E1 (to provide for industrial and related uses subject to the provision of necessary physical infrastructure), E2 (To provide for light industrial office type employment in a high quality campus environment subject to the requirements of approved action plans and the provision of necessary physical infrastructure) and E3 (to provide for small and medium sized industries of a local type nature to develop and for the displacement of non-compatible land uses in accordance with an approved Framework Plan), to the new E2 — General Enterprise and Employment zoning in this Trim Development Plan. This is the best fit for the established uses and the future development of Trim in a sustainable manner.</del></p> <p><i>The existing employment lands in Trim (mainly within the Oaktree and Scurlockstown Business Parks, with some also to the north of the Navan Road adjacent to the Topaz service station and Supermacs food outlet are zoned. Objective E2 which provides for; the creation of enterprise and facilitates opportunities for employment through industrial, manufacturing, distribution, warehousing and other general employment / enterprise uses in a good quality physical environment. Trim is contained within Category 2 of the E2 zoning objective — Remaining Moderate Growth Towns as</i></p>			<p>of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	

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<p><del>provided for in the Core Strategy of the Meath County Development Plan 2013-2019. These centres should cater primarily for small to medium scale enterprise and manufacturing uses allowing for the full range of industrial processes to take place within a well-designed and attractive setting. The development of small to medium scale office based industry will be accommodated in Moderate Growth Towns on suitable sites. The designation of the E2 General Enterprise and Employment Zoning focuses on the targeted sectors as set out in the Meath County Development Plan.</del></p> <p>Following analysis of the extent of available employment lands, the population of Trim and its role as a moderate sustainable growth town forming part of the Navan Core Economic Area, it is considered that the quantum of E2 employment lands <del>is appropriate</del> <i>will be duly considered as part of the Meath County Development Plan review (incorporating a full review of the current Trim Development Plan 2014-2020) which will occur subsequent to the completion of the Meath County Development Plan review process.</i></p> <p>There are a significant number of vacant units, many of which are to let or for sale within Oaktree and Scurlockstown Business Parks. There are also a number of under-utilized sites, with half constructed and semi-derelict buildings. Given this high level of vacancy there can be no justification to increase the amount of greenfield lands zoned for E2 enterprise and employment. The redevelopment and utilization of existing vacant units and/or underutilized sites within the business parks should be prioritised, with development on appropriately zoned greenfield sites secondary. A flexible approach is required when assessing planning applications for the change of use or redevelopment of existing vacant units in the Business</p>				

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><i>Parks, whilst ensuring the vitality and viability of the town centre is retained. It is considered that greater flexibility afforded to the E2 land use zoning objective within the Economic Variation to the Meath County Development Plan is now being provided for with this current proposed economic variation of the Trim Development Plan and will have a positive economic impact upon the undeveloped units and sites with the Oaktree and Scurlockstown employment lands.</i></p> <p><i>In order to provide optimal flexibility and choice to potential investors a tract of strategic enterprise and employment land is being identified on the southern side of the Navan road, the R161. The lands are to be zoned E1/E2 to facilitate the development of an architecturally designed gateway building on the triangle of land immediately south of the R161 and opposite Trim Retail Park, the provision of strategic employment uses predominantly lead by high-end-business and/or Corporate Headquarters, including FDI, and/or logistics, distribution and supply chain management subject to the preparation of a Master Plan by the land owner(s) which shall have the written agreement of the Executive of the Planning Authority. The proposed E1/E2 lands are located adjacent to proposed A2 residential lands in order to facilitate the development of a sustainable live work community and will also provide for the development of part of the RT1 distributor road linking the Navan and Dublin Roads.</i></p>				
<p><b>Employment and Economic Policies and Objectives</b></p>				

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><b>ED POL 1</b></p> <p><i>To implement the policies, actions and recommendations of the Economic Development Strategy for County Meath.</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.</p>
<p><b>ED POL 2</b></p> <p><i>To encourage and facilitate the successful development of the Oaktree and Scurlockstown Business Parks.</i></p>	<p>The development of these lands has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p>	<p>The development of these lands has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation</p>	<p>The development of these lands has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of</p>	<p>The development of these lands has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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	There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.	objectives or QIs of any European sites.	any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.  Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.	
<p><b>EC POL 1</b></p> <p><b>ED POL 3</b></p> <p><i>To promote Trim as a District Employment Centre which accommodates sustainable large scale industry and enterprise, to invest in the town and to support Trim's role in providing local employment whilst also being complementary and linked to Navan as the Primary Economic Growth Centre in the county.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><b>EC-POL 2</b></p> <p><b>ED POL 4</b></p> <p><i>To promote sustainable economic development in Trim Town and Environs through the promotion of identified economic growth areas which provide employment opportunities locally and reduce the volume of long distance commuting.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><b>EC-POL 3</b></p> <p><b>ED POL 5</b></p> <p><i>To facilitate the provision of adequate land for employment uses having regard to need, spatial planning considerations , infrastructure, environmental and transportation requirements (of customers, suppliers and employees) and compatibility of adjoining uses.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><b>EC-POL 4</b></p> <p><b>ED POL 6</b></p> <p><i>To take a targeted and differentiated approach to encouraging investment in and supporting industrial and commercial development in the areas of indigenous industry and small and medium enterprises.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><b>EC-POL 5</b></p> <p><b>ED POL 7</b></p> <p><i>To support the delivery of a high quality built environment to enhance the attractiveness of Trim Town and Environs for commercial activity.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			

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<p><del>EC-POL 6</del></p> <p><b>ED POL 8</b></p> <p><i>To promote the timely delivery of infrastructure required to serve economic development in conjunction with Irish Water including sustainable water supply, waste water treatment and waste management infrastructure, telecommunications and broadband infrastructure.</i></p>	<p>The amendment is an update to policy numeration and minor changes to wording which will not interact with any of the assessment criteria.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON-POL 7</del></p> <p><b>ED POL 9</b></p> <p><i>To protect and enhance the special character of Trim Town Centre and to provide for and improve retailing, residential, commercial, office, cultural, tourism and other appropriate uses in the town centre.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON-POL 8</del></p> <p><b>ED POL 10</b></p> <p><i>To promote and facilitate synergy between, heritage, retail and tourism developments that enhances the economic profile of Trim town.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON-POL 9</del></p> <p><b>ED POL 11</b></p> <p><i>To apply a flexible approach to the assessment of entrepreneurial start up business and small scale industrial and employment generating activities, where it can be demonstrated that the proposed use would have minimal impact upon adjoining uses, primarily residential property.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><del>ECON POL 10</del></p> <p><b>ED POL 12</b></p> <p><i>To facilitate the relocation of unsuitable land uses from the town centre to more accessible locations on appropriately zoned lands. A flexible approach shall be taken when assessing planning applications for the relocation of the incompatible uses from the town centre to appropriately zoned lands.</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON POL 11</del></p> <p><b>ED POL 13</b></p> <p><i>To support the redevelopment and utilisation of existing vacant units and/or under-utilised sites within the Business Parks as a priority, with development on appropriately zoned Greenfield sites secondary. A flexible approach is required when assessing planning applications for the change of use or redevelopment of existing vacant units in the Business Parks, whilst ensuring the vitality and viability of the town centre is retained</i></p>	<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON POL 12</del></p> <p><del>Any land development proposed as a result of Economic and Employment policies and objectives will be screened for the need to undertake Appropriate Assessment, EIA and FRA where relevant.</del></p>	<p>The amendment is the deletion of a policy only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><del>ECON OBJ 1</del></p> <p><b>ED OBJ 1</b></p>	<p>The amendment is an update to objective numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<i>To seek to ensure that sufficient land is available to cater for the development of retail, commercial, industrial and enterprise uses in Trim.</i>				
<p><del>EMP OBJ 2</del></p> <p><del>To support the economic development of Trim by facilitating and working with the Meath Economic Forum and Meath County Council in the preparation of the Meath Economic Development Strategy.</del></p>		<p>The amendment is the deletion of an objective only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>		
<p><del>EMP OBJ 3</del></p> <p><b>ED OBJ 2</b></p> <p><i>To protect, enhance and provide for uses of these lands for motor trade related uses and to facilitate the development of complementary and/or compatible small and medium sized retail warehouse units, with associated motor trade, garden centres, D.I.Y., electrical, furniture, and homeware uses only. Retail warehousing where it is not related to the motor trade shall facilitated only where it:</i></p> <ul style="list-style-type: none"> <li>-Results in the removal/relocation of non-compatible town centre uses,</li> <li>-No adverse impact on retailing in the town centre occurs.</li> </ul>		<p>The amendment is an update to policy numeration only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>		
<p><b>ED OBJ 3</b></p> <p><i>To implement the Action Plan for Jobs: Mid-East Region 2015-2017 in conjunction with the relevant stakeholders. The Plan has been developed on the basis of a series of consultations with stakeholders and identifies particular strengths and opportunities in the region and will be delivered through collaboration</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<b>with the public, business and public sector bodies in the Region.</b>	objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.	There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.	European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.	QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plant species.
<p><b>ED OBJ 4</b></p> <p><i>To provide for the development of high-end Business and/or Corporate Headquarters including FDI, at Navan Road, Trim Development should be on a phased basis within the life of the Trim Development Plan as identified on the land use zoning objectives map. A Master Plan shall accompany any planning application for the development of these lands. The Master Plan shall be agreed in writing with the Executive of the Planning Authority. The Master Plan shall address land use, transportation, connectivity, urban design, environmental impacts including flood risk, phasing and implementation to the satisfaction of the Executive of the Planning Authority:</i></p> <p><i>The Master Plan shall contain, inter alia the following information:</i></p> <p><i>-A design concept for the lands; An architecturally designed gateway building shall be developed for the tri-angular section of lands immediately south of the R161, Navan Road, opposite Trim Retail Park.</i></p>	<p>The development of these lands has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of these lands has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The development of these lands has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on</p>	<p>The development of these lands has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><i>-Guidance for high quality design throughout the development;</i></p> <p><i>-Building heights and densities;</i></p> <p><i>-A landscape plan for the development and landscape management plan (post-completion of the development);</i></p> <p><i>-Specific landscape buffering and visual screening adjacent to existing adjacent residential properties in the interest of visual and residential amenity;</i></p> <p><i>-Flood Risk Assessment which takes account of the policies and guidance within Section XXX of the SFRA;</i></p> <p><i>- Reservation of lands for the development of educational facilities.</i></p> <p><i>-A Transport Assessment which addresses the following issues:</i></p> <p><i>1) Access arrangements to the development sites;</i></p> <p><i>2) Provision of safe cycleways and pedestrian routes throughout the lands;</i></p> <p><i>3) Provision and access for Service Vehicles to the site:</i></p> <p><i>4) Proposals for the delivery of a section of the RT 1 distributor roads objective linking the Navan and Dublin roads and a programme for the delivery of this physical infrastructure.</i></p>			<p>European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<i>The Master Plan shall be agreed in writing with the Executive of the Planning Authority in advance of the lodging of any planning application.</i>				
<p><b>Chapter 4-Heritage, Tourism and Green Infrastructure</b></p> <p>All references to “Trim Town Council” will be removed from within the text as part of this variation process.</p> <p>All references to “Planning Authorities” will be replaced by “Planning Authority”.</p> <p>Similarly all references to “Planning and Development Acts” should read as “2000-2018” rather than “2000-2013”.</p> <p>NOTE: Sections 4.1, 4.2, 4.3, 4.4, 4.5, 4.5.1, 4.5.2, 4.6, 4.7, 4.7.1, 4.8, 4.9, 4.9.1, 4.10, 4.10.1, 4.11, 4.12, 4.12.1, 4.12.2, 4.12.8, remain unchanged</p>				
<p><b>4.12.1 Existing tourism infrastructure in Trim</b></p> <p><i>Trim Castle is one of the top visitor attractions in the East &amp; Midlands Region and attracts <del>60,000 visitors annually</del> <b>over 100,000 visitors annually</b><sup>33</sup>.</i></p> <p><i><del>The Blackfriary Community Archaeology Project and the heritage of Trim has been included in the 2013 National Geographic book ‘100 Places That Can Change Your Child’s Life’. Author Keith Bellows, in an interview with CNN Travel listed his Top 10 experiences from the book; Trim, and the archaeological project at the Black Friary, was among these.</del></i></p> <p><i>Trim provides excellent accommodation options, with the Trim Castle Hotel, Knightsbrook Hotel and golf resort, the Castle Arch Hotel and an assortment of B&amp;Bs offering a wide variety of quality accommodation and a choice of venues for conferences, exhibitions and events.</i></p>	<p>The amendment is a change to description of the existing tourism infrastructure in the town. As there are no commitments to any plans or projects within the amendment, there is no potential for the amendment to affect QIs or conservation objectives of any European sites.</p>			

<sup>33</sup> Figure issued by the Office of Public Works for the 2016 calendar year.

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	1	2	3	4
<p>The appearance of the town is a matter of pride for its inhabitants, and Trim does consistently well in the National Tidy Towns competition <i>and won a gold medal award in the Entente Florale Competition (2015)</i>. Significant investment has been made in recent years by way of improvements in footpaths, and street furniture. Visitors attracted by outdoor pursuits are also well catered for in Trim, with a golf course at Knightsbook, Trim Castle River Walk and the historic town trail. <del>and canoeing on the river.</del></p> <p>The development and launch of the new Swift Water feature beside the playground in Trim in 2015 has attracted many canoeing clubs from Dublin and surrounding counties.</p> <p>The historic environment is an important asset in Trim which contributes to the social and economic well being of the town's inhabitants and the development of a tourism product for the town. It is essential that the tourism product and service is of high quality and that the consumer gets good value for money, and it is imperative that the environment that attracts the tourists in the first place is protected, managed and enhanced in a sustainable manner.</p>				
<p><b><del>4.12.3 National Tourism Development Strategy 2010-2012</del></b></p> <p><del>The Tourism Ireland and Fáilte Ireland marketing strategies for international and national markets seek to develop, promote and market the key destinations within the country as the main attractors to entice visitors. Fáilte Ireland, through the Discover Ireland marketing campaign, is implementing a strategy to develop up to 10 world class tourism destinations in Ireland. The Boyne Valley has been identified as one of these 10 destinations. This places Trim in an</del></p>				<p>The amendment is the deletion of an Section only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<del>advantageous position to attract significant visitor numbers.</del>				
<p><b>4.12.3 Boyne Valley Tourism Strategy 2016-2020.</b></p> <p><i>This Strategy has been developed in a collaborative manner between Failte Ireland, Meath and Louth County Council's. The "goal for the destination is to create and sustain direct and indirect employment generated through increased tourism activity". The broad range of experiences available in the region is to the fore in this Strategy and the many attributes of the region that make it attractive as a tourist destination are set out and are targeted at "increasing dwell time in the area" rather than as short stay destination Kells is specifically referenced as a "Destination Town" within the Strategy. A key aspect of the Strategy is the marketing actions and brand development which includes the Irelands 'ancient east" branding and logo's which have been introduced at the focal entry points to the town.</i></p>	<p>The proposed amendment has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary subject to increased visitor numbers within the Boyne catchment. Nonetheless, the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment has the potential to result in direct loss of habitats or loss of ecological networks supporting European sites if the strategy is to involve works in European sites. Nonetheless, the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment has the potential to result in disturbance to QI species if the strategy results in an increase to visitor numbers to the Boyne. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p>	<p>The proposed amendment has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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			Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.	
<p><b>4.12.4 Louth and Meath – Tourism Development Study 2010</b></p> <p><i>Fáilte Ireland commissioned the ‘Louth and Meath – Tourism Development Study’ (2010) which examined the performance of tourism in each county, the strength and depth of its tourism products and infrastructure, and highlighted the potential for further tourism development. The Study provides a series of recommendations for the future development of the tourism product, marketing and investment to maximise the economic returns from tourism. The Boyne Valley is identified as the project with the greatest opportunity and potential to drive significant new tourism business to the counties of Meath and Louth. The continued collaboration between both counties will ensure a strategic and targeted approach towards the creation of a world class tourism destination.</i></p>	<p>The amendment is the deletion of a Section only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><b>4.12.5 Past Now Future – Meath Tourism Strategic Review 2005 – 2010 and Strategic Plan 2011 – 2013</b></p> <p><i>The Strategic Plan recommends that Meath Tourism channels its focus of activity into two main areas to make a national and international impact:</i></p> <p><i>1. Heritage and Culture Tourism as Ireland’s Heritage Capital – regard to the Boyne Valley Development Plan &amp; the Louth and Meath Tourism Development Strategy.</i></p> <p><i>2. Business Tourism – using the ‘Meet in Meath’ brand as a communication vehicle which ties into ‘Meet in</i></p>	<p>The amendment is the deletion of a Section only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><del>Ireland' business proposition. 'Meet in Meath' is acknowledged as the 'business tourism' arm of Meath Tourism.</del></p> <p><del>All promotional activities should fall under these two main headings to ensure Meath achieves greater penetration in the heritage and culture arena and the concenitive (conference and incentive) market, Ireland's two most lucrative visitor areas.</del></p> <p><del>The Strategy advocates the retention of the single brand proposition namely 'Meath, Irelands Heritage Capital'. However, it is timely to review and strengthen the county's heritage proposition and also to build and showcase the culture proposition, thus increasing the value of the overall experience. It is considered that Meath's cultural offering is as strong as its heritage, which it should be packaging to showcase its strengths.</del></p>				
<p><del><b>4.12.6 Audit of Current Cultural Tourism Product in Meath</b></del></p> <p><del>This audit was commissioned to support and to raise the profile of County Meath's position as Ireland's Heritage Capital. The publication of the audit gives Meath Local Authorities and Meath Tourism an opportunity to highlight the vast cultural offering that we currently hold, to package it in a more attractive way for the holiday maker and to identify new opportunities to enhance this offering.</del></p> <p><del>The Audit identified the following gaps and opportunities for Trim:</del></p> <p><del>—develop a formal venue for the Arts, including music, drama, art and crafts;</del></p>				<p>The amendment is the deletion of a Section only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><del>–create a link to the Irish Film Commission to utilise the Castle and Gaeltacht as a base for filming;</del></p> <p><del>–create better linkage between OPW sites, the visitor centre and other local amenities;</del></p> <p><del>–develop a literary centre with connections with Swift and other Meath writers;</del></p> <p><del>–develop accommodation for archaeological students;</del></p> <p><del>–provide a central information and ticketing system for all local attractions.</del></p> <p><del>It is further noted that the audit states that the exploration of vacant buildings should be investigated in relation to community short term leases, which would allow them to be used by approved arts / music / craft groups. This would also have the added benefit of keeping historic buildings used and active as well as supporting a new lease of life for Trim in the current challenging economic conditions which prevail.</del></p>				
<p><b>4.12.7 Infrastructural Audit</b></p> <p><del>Consultants were appointed by Fáilte Ireland to undertake an assessment of the standard of infrastructural facilities available at selected destination sites on the Boyne Valley Drive. Trim Castle was classified as a category 2 site. These are sites which provide essential facilities and are of a good regional standard but may operate on a seasonal or unstructured basis and may not have the capacity or full range of facilities of prime tourist sites. Millmount Museum, and Mellifont Abbey are also in this category.</del></p> <p><del>No Major constraints were identified for Trim Castle, however it was noted that the existing car park does not</del></p>				<p>The amendment is the deletion of a Section only.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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<p><del>encourage visitors to extend their visit due to the short pay and display period.</del></p> <p><i>Recommendations:</i></p> <ul style="list-style-type: none"> <li><del>to provide better visitor parking arrangements, and alternative facilities for bus parking,</del></li> <li><del>to provide an orientation point for visitors to the town;</del></li> <li><del>to improve links along the river to Newtown Trim;</del></li> <li><del>to consider the Castle in context of the town as a whole.</del></li> </ul>				
<p><b>4.12.9 Tourism Strategy</b></p> <p><i>Given the direct and indirect benefits of tourism for the town, the Councils will encourage the development and interaction of the tourism, arts, and retail sectors in Trim to enhance the experience for those who visit the town. The tourism industry relies on the quality and attractiveness of the built and natural heritage and the objectives of this development plan are underpinned by the concept of sustainable tourism. However, for cultural tourism to be of economic value to a town such as Trim, it must be packaged with a tourism product that will entice the visitor to stay and spend.</i></p> <p><i>In general however the demands of tourists and shoppers are broadly similar in that both require easy and safe pedestrian access, a diverse and concentrated core area and a well presented and attractive environment.</i></p> <p><i>A number of specific actions arise:</i></p> <ul style="list-style-type: none"> <li>• <i>To implement the recommendations of the Boyne Valley Drive Infrastructure Study for the</i></li> </ul>	<p>The proposed amendment has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary subject to increased visitor numbers within the Boyne catchment. Nonetheless, the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment has the potential to result in direct loss of habitats or loss of ecological networks supporting European sites if the strategy is to involve works in European sites. Nonetheless, the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment has the potential to result in disturbance to QI species if the strategy results in an increase to visitor numbers to the Boyne. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings</p>	<p>The proposed amendment has the potential to facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><del>Boyne Valley Drive</del> <i>Boyne Valley Tourism Strategy 2016-2020 as it applies to Trim.</i></p> <ul style="list-style-type: none"> <li>• While Trim Castle is being marketed as the primary destination, it is the town itself which presents the overall tourism product. The Town Council should develop a programme of ongoing public realm enhancement to continue to improve the appearance of the town and provide incentives to traders and residents to upgrade the appearance of their premises.</li> <li>• <del>Establish a</del> <b>Support the</b> central orientation point for tourism information.</li> <li>• Develop a Festivals and Events Programme and encourage interaction between groups to share information and resources.</li> <li>• The Councils in principle support the development of a Folk Park on an appropriate site, subject to adequate infrastructure and compliance with TOUR POL 10. Traditional artefacts, crafts, skills, music and dance could also be accommodated and marketed in separate locations throughout the town.</li> <li>• The Irish Archaeological Field School at the Black Friary has been instrumental in bringing foreign students to Trim, as a community archaeology project, community and visitors alike can explore heritage and use the site in a mutually beneficial and sustainable way.</li> </ul>			<p>or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	
<b>Tourism-Policies &amp; Objectives</b>				

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<p><b>TOUR POL 7</b></p> <p><i>To co-operate with Fáilte Ireland, Tourism Ireland, Meath Boyne Valley Tourism, Louth County Council, Boyne Valley and any other relevant bodies in the implementation of the Boyne Valley Destination Development Strategy Tourism Strategy 2016-2020 and Ireland's Ancient East Programme subject to implementation of sustainable planning and environmental principals.</i></p>	<p>The amendment does not have any potential to interact with the assessment criteria.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>			
<p><b>TOUR POL 8</b></p> <p><i>To facilitate the development of high quality tourist accommodation such as hotels, hostels, B&amp;Bs/ Guesthouses, etc. at suitable locations, subject to ensuring a high standard of architecture, the provision of adequate infrastructure and compliance with normal planning considerations.</i></p>	<p>The amendment does not have any potential to interact with the assessment criteria, as it comprises the deletion of a policy.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites</p>			
<p><b>TOUR POL 9- TOUR POL 8</b></p> <p><i>To consider the provision of caravan, camping and motor home sites at environmentally suitable locations in an environmentally sustainable manner and where suitable infrastructure and facilities are readily available. In all instances, the Planning Authorities will seek to ensure a high standard of layout, design and amenity in such proposals whilst safeguarding the landscape character in sensitive areas.</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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	quality within any European sites.	ecological networks supporting European sites.		
<p><b>TOUR POL 10:</b></p> <p><del>To promote the provision of a Folk Park in an environmentally appropriate location subject to adequate infrastructure and compliance with normal planning considerations including requirement to undertake environmental assessment as appropriate.</del></p>	<p>The amendment does not have any potential to interact with the assessment criteria, as it comprises the deletion of a policy.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites</p>			
<p><b>TOUR POL 11: TOUR POL 9</b></p> <p>Any land development proposed as a result of Tourism policies, particularly in relation to development adjacent to the River Boyne will be screened for the need to undertake Appropriate Assessment.</p>	<p>The amendment does not have any potential to interact with the assessment criteria, as it comprises the change to numeration of a policy.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites</p>			
<p><b>TOUR OBJ 1</b></p> <p><del>To implement the recommendations of the Boyne Valley Tourism Strategy 2016-2020 Drive Infrastructure Study, the Tourism Route Interpretation Plan for the Boyne Valley Drive and the Interpretative Plan for Boyne Valley Orientation Points as they apply to the town of Trim and its environs subject to implementation of sustainable planning and environmental principles</del></p>	<p>The proposed amendment has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary subject to increased visitor numbers within the Boyne catchment. Nonetheless, the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13, INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the</p>	<p>The proposed amendment has the potential to result in direct loss of habitats or loss of ecological networks supporting European sites if the strategy is to involve works in European sites. Nonetheless, the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>The proposed amendment has the potential to result in disturbance to QI species if the strategy results in an increase to visitor numbers to the Boyne. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment</p>	<p>The proposed amendment has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
	conservation objectives or QIs of any European sites.		of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.  Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.	
<p><b><i>TOUR OBJ 4</i></b></p> <p><i>To work with Fáilte Ireland and other relevant stakeholders to develop a unique market branding for the promotion on tourism in Trim.</i></p>	<p>The amendment does not have any potential to interact with the assessment criteria, as it comprises the deletion of an objective.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites</p>			
<p><b><i>TOUR OBJ 5</i></b></p> <p><i>To work with the local community to explore the provision of a folk park or similar cultural use, subject to normal planning considerations and necessary environmental assessments. Together with bus parking facilities to serve tourist visitors, it will also be a requirement to provide suitable school bus set down and collection areas. The requirement for a school bus set down and collection area at this place will remain as an</i></p>	<p>The amendment does not have any potential to interact with the assessment criteria, as it comprises the deletion of an objective.</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites</p>			

Variation Amendment	Assessment Criteria <sup>28</sup>			
	1	2	3	4
<del>objective notwithstanding any other development which may or may not place on the subject lands.</del>				
<p><b>TOUR OBJ 6</b></p> <p><b>TOUR OBJ 4</b></p> <p><i>To facilitate the provision of a site to cater for caravan, camping and motor homes for tourist use* in an environmentally sustainable manner and where suitable infrastructure and facilities are readily available. Such development shall be in accordance with other policies and objectives contained normal planning considerations and development plan criteria contained within the relevant Trim Town Development Plan.</i></p> <p><i>*Tourism use refers to individual touring/ holiday vehicles, caravans, tents and related accommodation being in situ on a temporary, short term, touring or seasonal basis and excluding the construction of any permanent holiday home accommodation.</i></p>	<p>The proposed amendment to the text will not result in any changes to hydrology in the plan area.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could influence water quality within any European sites.</p>	<p>The proposed amendment to the text will not result in the loss of habitats within any European site(s) or from any ecological networks supporting European sites.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the loss of habitats or ecological networks supporting European sites.</p>	<p>The proposed amendment to the text will not result in disturbance to QI species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific commitments to any plans or projects within any specific spatial range which could result in the disturbance of any QI species.</p>	<p>The proposed amendment to the text will not result in the introduction/spread of non-native invasive plant species.</p> <p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites, as the proposed amendment does not include any specific plans or projects within any specific spatial range which could result in the spread of non-native invasive plat species.</p>
<p><b>TOUR OBJ 5</b></p> <p><i>To work with and support the Office of Public Works, Failte Ireland and other relevant stakeholders in facilitating the development of visitor centre services, at the Market House premises on Castle Street for the promotion and development of visitor facilities in Trim and the wider Boyne Valley region including the Trim Castle attraction.</i></p>	<p>The development of these lands has the potential to result in changes to hydrology in the River Boyne and/or Boyne Estuary. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective policies (INF POL 9, INF POL 12, INF POL 13,</p>	<p>The development of these lands has the potential to result in direct loss of habitats or loss of ecological networks supporting European site. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains protective objectives with regards to habitat loss (HER OBJ 2) (as listed in Appendix A).</p>	<p>The development of these lands has the potential to result in disturbance to QI species. While none of the policies or objectives of the <i>Trim Development Plan 2014-2020 (as adopted)</i> or the <i>Meath County Development Plan 2013-2019 (as amended)</i> directly relate to disturbance of QI species, the lands subject to proposed variation</p>	<p>The development of these lands has the potential facilitate the spread of non-native invasive plant species. Nonetheless, the amendment does not commit to any specific actions or targets, and the existing TDP contains a protective objective with regards to invasive species (HER OBJ 9) (as outlined in Appendix A).</p>

Variation Amendment	Assessment Criteria <sup>28</sup>			
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	<p>INF POL 15, INF POL 26) with regards to water quality (as listed in Appendix A).</p> <p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is therefore no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>in their zoning are remote from and do not overlap with any European sites meaning that the risk of disturbance of any species is very low. Additionally, there are protective policies within the <i>Meath County Development Plan 2013-2019 (as amended)</i> in relation to the assessment of potential impacts on European sites. NH POL 7 refers to the requirement for appropriate surveys to provide evidence in the completion of AA Screenings or NIRs of projects. Other policies generally refer to the requirement to undertake appropriate assessment and/or protect the county's biodiversity, including TOUR POL 9, ED POL 45 and NH POL 1.</p> <p>Therefore, there is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>	<p>There is no potential for the proposed amendment to affect the conservation objectives or QIs of any European sites.</p>

## Appendix D

**Table D1 Analysis of the potential for adverse in-combination effects on European site integrity arising from the implementation of the Variation and any other plans and projects**

<i>Plan or Project</i>	<i>Could the Plan/Project potentially act in combination with the proposed Variation to adversely affect the integrity of the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC (001957) or the Boyne Estuary SPA?</i>	<i>Will the Plan/Project act in combination with the proposed Variation to adversely affect the integrity of the River Boyne and River Blackwater SAC, the River Boyne and River Blackwater SPA, the Boyne Coast and Estuary SAC (001957) or the Boyne Estuary SPA?</i>
<b>Regional Plans</b>		
<i>Regional Planning Guidelines for the Greater Dublin Area (2010-2022)</i>	Trim is listed as a “moderate sustainable growth town” within the <i>Regional Planning Guidelines for the Greater Dublin Area (2010-2022)</i> . Theoretically, policies and objectives of the <i>Regional Planning Guidelines for the Greater Dublin Area (2010-2022)</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA	There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Regional Planning Guidelines for the Greater Dublin Area (2010-2022)</i> for the following reasons: <ul style="list-style-type: none"> <li>• No adverse effects on European site integrity will arise from the Variation alone; and,</li> <li>• An NIR was prepared for the <i>Regional Planning Guidelines for the Greater Dublin Area (2010-2022)</i> which concluded that, with the protective policies and objectives included within the plan, it would not adversely affect the integrity of any European sites, either alone or in-combination with any other plans or projects.</li> </ul>
<i>Transport Strategy for the Greater Dublin Area 2016-2035</i>	Trim is within the <i>Transport Strategy for the Greater Dublin Area 2016-2035</i> . Theoretically, policies and objectives of the <i>Transport Strategy for the Greater Dublin Area 2016-2035</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA	There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Transport Strategy for the Greater Dublin Area 2016-2035</i> . This is due to the following reasons: <ul style="list-style-type: none"> <li>• No adverse effects on European site integrity will arise from the Variation alone; and,</li> <li>• An NIR was prepared for the <i>Transport Strategy for the Greater Dublin Area 2016-2035</i> which concluded that, with the protective policies and objectives included within the plan, it would not adversely affect the integrity of any European sites, either alone or in-combination with any other plans or projects.</li> </ul>

<p><i>River Management Plan 2018-2021</i></p> <p><i>Basin Plan</i></p>	<p>Theoretically, policies and objectives of the <i>River Basin Management Plan 2018-2021</i> as they apply to the Boyne Catchment could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>River Basin Management Plan 2018-2021</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• No adverse effects on European site integrity will arise from the Variation alone; and,</li> <li>• An NIR was prepared for the <i>Transport Strategy for the Greater Dublin Area 2016-2035</i> which concluded that, with the protective policies and objectives included within the plan, it would not adversely affect the integrity of any European sites, either alone or in-combination with any other plans or projects.</li> </ul>
<p><b>County Plans</b></p>		
<p><i>Cavan Development Plan 2014-2020 (as amended)</i></p> <p><i>County Plan (as amended)</i></p>	<p>Parts of County Cavan are within the Boyne River Catchment. Theoretically, policies and objectives of the <i>Cavan County Development Plan 2014-2020 (as amended)</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Cavan County Development Plan 2014-2020 (as amended)</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• The <i>Cavan County Development Plan 2014-2020</i> and the <i>Variation No. 1 to the Cavan County Development Plan 2014-2020</i> underwent an AA screening. The conclusions of these screening reports was that there was no potential for likely significant effects on any European sites, as a result of the <i>Cavan County Development Plan 2014-2020 (as amended)</i> and the <i>Variation No. 1 to the Cavan County Development Plan 2014-2020</i> on their own, or in-combination with any other plans or projects. Additionally, the <i>Cavan County Development Plan 2014-2020 (as amended)</i> contains the following policies and objectives which contain protective measures with regards to European sites and the receiving environment: EPO1; EPO2; EPO3; EPO13; RHP1; CSP1; CSP5; CSP13; EDP4; EDO5; EDO6; EDO7; EDP6; EDO22; EDP13; EDO30; PIO79; PIP5; PIP6; PIO117; NHEP6; NHEP7; NHEP9; NHEP10; NHEP11; NHEO4; NHEO5; NHEP16; NHEO16; NHEO39; NHEO40; NHEO41; NHEO42; NHEP26; NHEP27; NHEP30; NEP42; and DMO12; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>

<p><i>Kildare County Development Plan 2017-2023</i></p>	<p>Parts of County Kildare are within the Boyne River Catchment. Theoretically, policies and objectives of the <i>Kildare County Development Plan 2017-2023</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Kildare County Development Plan 2017-2023</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>Kildare County Development Plan 2017-2023</i>. The conclusions of this was that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. Policies and objectives within the plan include protective measures with regards to European sites and the receiving environment; an</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<p><i>Meath County Development Plan 2013-2019</i></p>	<p>The <i>Meath County Development Plan 2013-2019</i> has undergone an AA. It found that any provisions in the Plan which may have potentially led to adverse impacts on European site have been mitigated for by the inclusion of a number of policies and objectives, as well as the addition of a number of clauses, which specifically address the protection of European sites and reinforce statutory requirements to consider these in future plans and projects. Table A2 in Appendix A details these protective policies and objectives.</p>	<p>There is no potential for adverse in-combination effects on European site integrity as a result of the implementation of the Variation and the <i>Meath County Development Plan 2013-2019 (as amended)</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• NIRs were prepared for the <i>Meath County Development Plan 2013-2019</i>, and Variation No. 2 to the <i>Meath County Development Plan 2013-2019</i>. The conclusion of these were that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. Appropriate Assessment Screenings were undertaken for Variation No. 1, Variation No. 3, Variation No. 4, and Variation No. 5 to the <i>Meath County Development Plan 2013-2019</i>, which concluded that there was no potential for likely significant effects as a result of the plan on its own or in-combination with other plans or projects. Additionally, the <i>Meath County Development Plan 2013-2019 (as amended)</i> contains protective policies and objectives with regards to European sites and the receiving environment. These are listed in full within Appendix A of this report; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>

<p><i>Louth County Development Plan 2015-2021 (as amended)</i></p>	<p>Parts of County Louth are within the Boyne River Catchment. Theoretically, policies and objectives of the <i>Louth County Development Plan 2015-2021 (as amended)</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Louth County Development Plan 2015-2021 (as amended)</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• The <i>Louth County Development Plan 2015-2021</i> and the <i>Variation No. 1 to the Louth County Development Plan 2015-2021</i> underwent AA screening. The conclusions of these screening reports was that there was no potential for likely significant effects on any European sites, as a result of the <i>Louth County Development Plan 2015-2021</i> and the <i>Variation No. 1 to Louth County Development Plan 2015-2021</i> on their own, or in-combination with any other plans or projects. Additionally, the <i>Louth County Development Plan 2015-2021 (as amended)</i> contains the following policies and objectives which contain protective measures with regards to European sites and the receiving environment; SS 65; RD 8; RD 14; RD 15; RD17; HER 3; HER 4; HER 5; HER 6; HER 7; HER 15; HER 65; HER 66; HER 69; TC 41; TC 43; TC 44; ENV 14; ENV 18; ENV 27; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<p><i>Westmeath County Development Plan 2014-2020</i></p>	<p>Parts of County Westmeath are within the Boyne River Catchment. Theoretically, policies and objectives of the <i>Westmeath County Development Plan 2014-2020</i> could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Westmeath County Development Plan 2014-2020</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>Westmeath County Development Plan 2014-2020</i>. The conclusions of this was that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. Policies and objectives within the plan include protective measures with regards to European sites and the receiving environment; an</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<p><b>Local Plans</b></p>		
<p><i>Ashbourne Local Area Plan 2009-2015 (as amended)</i></p>	<p>The <i>Ashbourne Local Area Plan 2009-2015 (as amended)</i> is partially located within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Ashbourne Local Area Plan 2009-2015 (as amended)</i>. This is due to the following reasons:</p>

	in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.	<ul style="list-style-type: none"> <li>• The <i>Ashbourne Local Area Plan 2009-2015 (as amended)</i> underwent an AA screening. The conclusions of the screening report were that there was no potential for likely significant effects on any European sites, as a result of the <i>Ashbourne Local Area Plan 2009-2015</i> on its own, or in-combination with any other plans or projects; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<i>Drogheda Borough Council Development Plan 2011-2017</i>	This plan underwent AA and includes mitigation measures to protect European sites. The outcome of the AA was that there the plan will not have any adverse effects on any European sites, with respect to their qualifying interests and conservation objectives.	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Drogheda Borough Council Development Plan 2011-2017</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• According to the AA of the <i>Drogheda Borough Council Development Plan 2011-2017</i>, there will be no adverse effects on any European sites, with respect to their qualifying interests and conservation objectives; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<i>Edenderry Local Area Plan 2017-2023</i>	The <i>Edenderry Local Area Plan 2017-2023</i> is located within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Edenderry Local Area Plan 2017-2023</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• The <i>Edenderry Local Area Plan 2017-2023</i> underwent an AA screening. The conclusions of the screening report were that there was no potential for likely significant effects on any European sites, as a result of the <i>Edenderry Local Area Plan 2017-2023</i> on its own, or in-combination with any other plans or projects; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<i>East Meath Local Area Plan 2014-2020</i>	The <i>East Meath Local Area Plan 2014-2020</i> is located partially within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act in-combination with the Variation to produce in-combination effects as a result of a range of potential	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>East Meath Local Area Plan 2014-2020</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>East Meath Local Area Plan 2014-2020</i>. The conclusions of this was that there was no potential for adverse effects on any</li> </ul>

	impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.	<p>European sites, either alone or in-combination with any other plans or projects. The <i>East Meath Local Area Plan 2014-2020</i> has incorporated the following projective policies and objectives with regards to European sites and the receiving environment: SH POL 2; SH POL 3; TD POL 2; TD POL 13; TD POL 14; ROS POL 9; ROS OBJ 1; ROS OBJ 5; WSU POL 3; WSU POL 4; WSU POL 8; WSU POL 11; WSU POL 12; WSU POL 13; WSU OBJ 8; WSU OBJ 10; TM OBJ 25; TM POL 18; TM POL 19; HER POL 3; HER OBJ 2; HER OBJ 3; HER OBJ 4; HER OBJ 5; GI POL 9; GI POL 10.</p> <ul style="list-style-type: none"> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<i>Kells Development Plan 2013-2019 (Consolidated Version Incorporating Variation 1)</i>	The <i>Kells Development Plan 2013-2019 (Consolidated Version Incorporating Variation 1)</i> is located within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Kells Development Plan 2013-2019 (Consolidated Version Incorporating Variation 1)</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>Kells Development Plan 2013-2019</i> and for the various amendments to the plan. The conclusions of these were that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. The <i>Kells Development Plan 2013-2019 (Consolidated Version Incorporating Variation 1)</i> has incorporated the following projective policies and objectives with regards to European sites and the receiving environment: Core Strategy POL 16; ECON POL 12; TOUR POL 10; TOWN CENTRE POL 19; TOWN CENTRE POL 14; HS POL 14; SOC POL 10; SOC OBJ 8; GI OBJ 2; INF POL 3; INF POL 4; INF POL 6; INF POL 7; INF POL 8; INF OBJ 3; INF POL 9; INF POL 15; INF POL 20; INF POL 21; TRAN OBJ 6; TE POL 10; TE OBJ 1; HER OBJ 3; HER OBJ 4; HER OBJ 5; HER OBJ 6; HER OBJ 7; HER OBJ 8; HER POL 5</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<i>Navan Development Plan 2009-2015 (Consolidated Version Incorporating Variation 1 and Variation 2)</i>	The <i>Navan Development Plan 2009-2015 (Consolidated Version Incorporating Variation 1 and Variation 2)</i> is located within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Navan Development Plan 2009-2015 (Consolidated Version Incorporating Variation 1 and Variation 2)</i>. This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>Navan Development Plan 2009-2015 (Consolidated Version Incorporating Variation 1 and Variation 2)</i>. The conclusions of the NIR</li> </ul>

	<p>and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>were that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. The <i>Navan Development Plan 2009-2015 (Consolidated Version Incorporating Variation 1 and Variation 2)</i> has incorporated the following projective policies and objectives with regards to European sites and the receiving environment: Settlement Strategy OBJ 12; Land Use Zoning OBJ 1; RD POL 17; RURAL ENT POL 2; RURAL ENT POL 9; RURAL ENT POL 10; RURAL ENT POL 11; AGRI POL 2; AGRI POL 5; SEVESO POL 3; HER POL 11; HER POL 12; HER POL 14; HER POL 15; HER OBJ 6; HER OBJ 7; HER OBJ 8; HER POL 16; HER POL 17; HER POL 18; HER POL 19; HER POL 20; HER POL 21; HER POL 21A; HER POL 21B; HER POL 22; HER POL 23; HER POL 24; ; HER POL 25; HER POL 26; HER POL 30; HER POL 31; SOC POL 23; SOC OBJ 7; SOC OBJ 8; INF POL 36L; INF POL41 INF POL 42; INF POOL 43; INF POL 43A; INF POL 43B; INF POL 44; INF POL 46; INF OBJ 41 INF OBJ 45; INF OBJ 46; INF OBJ 56 INF POL 56; IONF POL 62 and,</p> <ul style="list-style-type: none"> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>
<p><i>Trim Development Plan 2014-2020</i> (as adopted)</p>	<p>The <i>Trim Development Plan 2014-2020</i> (as adopted) is located within the catchment of the River Boyne. Theoretically, policies and objectives of the plan could act in-combination with the Variation to produce in-combination effects as a result of a range of potential impacts including hydrological impacts on the River Boyne and River Blackwater SAC, River Boyne and River Blackwater SPA, Boyne Coast and Estuary SAC and/or the Boyne Estuary SPA.</p>	<p>There is no potential for adverse in-combination effects on European site integrity to occur as a result of the implementation of the Variation and the <i>Trim Development Plan 2014-2020</i> (as adopted). This is due to the following reasons:</p> <ul style="list-style-type: none"> <li>• An NIR was prepared for the <i>Trim Development Plan 2014-2020</i> (as adopted). The conclusions of the NIR were that there was no potential for adverse effects on any European sites, either alone or in-combination with any other plans or projects. The <i>Trim Development Plan 2014-2020</i> (as adopted) has incorporated the following projective policies and objectives with regards to European sites and the receiving environment: HER OBJ 2, HER OBJ 3, HER OBJ 5, HER OBJ 6, HER OBJ 9, and GI POL 5; and,</li> <li>• No adverse effects on European site integrity will arise from the Variation, due to the mitigation measures outlined in Section 4.2 and Appendix C Table C1 of this report.</li> </ul>