

COMHAIRLE CONTAE CHILL DARA

KILDARE COUNTY COUNCIL

Record of Executive Business and Chief Executive's Orders

**Planning and Development Act 2000 (as amended) – Part XAB
Planning and Development Regulations 2001 (as amended) – Part 8**

Riverbank Arts Centre, Main Street. Newbridge

Appropriate Assessment (AA) Screening Determination

Pursuant to the requirements of the above, Kildare County Council is proposing the **Redevelopment of Riverbank Arts Centre at Main Street, Newbridge.**

The proposed works comprise of the redevelopment of the Riverbank Arts Centre, located on Main Street at its junction with Liffey Terrace, Newbridge, Co. Kildare. The proposed works comprise the partial demolition of the existing buildings on site, including elements of the current arts centre and associated structures, and the construction of a new, purpose-built two-storey arts centre building. The proposed building will include a main auditorium/theatre space with improved seating capacity and accessibility provision, including designated universally accessible seating positions. The auditorium will be complemented by upgraded back-of-house facilities, including performer areas, technical spaces and improved circulation routes, ensuring compliance with fire safety and building control requirements and supporting operational flexibility.

In addition to the performance space, the development will include new gallery and exhibition areas, workshop and education spaces, and dedicated children's facilities, supporting the Arts Centre's role in delivering inclusive and participatory programming. A foyer space, designed to accommodate pre- and post-event activity, will provide an improved visitor experience and increased capacity for concurrent uses within the building.

The proposal also includes the provision of ancillary facilities, including office accommodation, a café, and support areas, which will enhance the operational capacity and financial sustainability of the Arts Centre. The integration of these facilities will support increased dwell time, broaden user engagement, and contribute to the vitality of the town centre.

Externally, the development will incorporate associated site works, including landscaping, public realm enhancements, and improvements to access and permeability around the site. Works will include upgrades to entrance areas, steps and gently sloping access routes, and localised interventions along Liffey Terrace, with limited works to the Main Street frontage primarily focused on improving accessibility and visual quality.

The design approach has been informed by best practice in sustainable development and energy efficiency, with the building designed to meet current regulatory requirements, including Nearly Zero Energy Building (NZEB) standards. The redevelopment will incorporate energy-efficient building fabric and services systems, reducing operational carbon emissions and supporting the Council's climate action objectives.

Drainage will be designed and delivered in compliance with Sustainable Drainage Guidance Document inclusive of Blue/Green Roofing, Tree pits and Permeable paving where practicable.

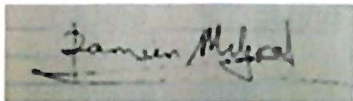
Having regard to Article 6(3) of the Habitats Directive and Part XAB of the Planning and Development Act 2000 (as amended), the guidance contained in the document entitled "*Appropriate Assessment of Plans and Projects in Ireland Guidance for Planning Authorities*" (published by the Department of Environment, Heritage and Local Government in 2009) and following an examination of the objective information provided in the *Appropriate Assessment Screening Report* by NM Ecology Ltd - Consultant Ecologists, Kildare County Council, as the Competent Authority, determines that the proposed development at **Riverbank Arts Centre, Main Street, Newbridge**, individually or in combination with other plans and projects, does not have the potential to give rise to likely significant effects on European sites, their conservation objectives or integrity, and therefore does not require an Appropriate Assessment.

Key points in the determination –

- The proposed development site is not located within or adjacent to any Natura 2000 sites, so there is no risk of habitat loss, fragmentation or any other direct impacts.
- The nearest Natura 2000 sites are the Pollardstown Fen SAC (site code: 000396), situated approximately 2.3 km to the west of the subject site and Moulds Bog SAC (site code: 002331).
- No potential pathways were identified to Natura 2000 sites.
- There are no surface water, groundwater or other pathways linking the Site to any European sites, so there is no risk of indirect effects.
- There are no SPAs in the vicinity of the site.

It is therefore highly improbable that a project of this nature and scale will have any measurable impact on the qualifying interests of Natura 2000 sites.

Therefore, a Stage 2: Appropriate Assessment will not be required to inform the project appraisal either alone or in combination with other plans or projects, with respect to any Natura 2000 sites and their Conservation Objectives.



Damien McGrath

Assistant Planner
17/06/2026.



Martin Ryan
Senior Executive Planner
18/06/2026



Jane O'Reilly
A/Senior Planner
18/06/2026

Appropriate Assessment (AA) Screening Determination

ORDER: That Kildare County Council as the Competent Authority, having considered the AA Screening Report prepared by NM Ecology Ltd - Consultant Ecologists on behalf of Kildare County Council, makes a determination that a Stage 2 Appropriate Assessment will not be required to inform the development at **Riverbank Arts Centre, Main Street, Newbridge** either alone or in combination with other plans or projects, with respect to any Natura 2000 sites and their Conservation Objectives.



Chief Executive

Date 22/6/2026

COMHAIRLE CONTAE CHILL DARA
KILDARE COUNTY COUNCIL

Record of Executive Business and Chief Executive's Orders

Planning and Development Act 2000 (as amended) – Part XI
Planning and Development Regulations 2001 (as amended) – Part 8

Riverbank Arts Centre at Main Street, Newbridge

Environmental Impact Assessment (EIA) Screening Determination

Pursuant to the requirements of the above, Kildare County Council is proposing the **Redevelopment of Riverbank Arts Centre at Main Street, Newbridge.**

The proposed works comprise of the redevelopment of the Riverbank Arts Centre, located on Main Street at its junction with Liffey Terrace, Newbridge, Co. Kildare. The proposed works comprise the partial demolition of the existing buildings on site, including elements of the current arts centre and associated structures, and the construction of a new, purpose-built two-storey arts centre building. The proposed building will include a main auditorium/theatre space with improved seating capacity and accessibility provision, including designated universally accessible seating positions. The auditorium will be complemented by upgraded back-of-house facilities, including performer areas, technical spaces and improved circulation routes, ensuring compliance with fire safety and building control requirements and supporting operational flexibility.

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limited works to the Main Street frontage primarily focused on improving accessibility and visual quality.

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Drainage will be designed and delivered in compliance with Sustainable Drainage Guidance Document inclusive of Blue/Green Roofing, Tree pits and Permeable paving where practicable.

Having regard to EIA Directive 2011/92/EU as amended by Directive 2014/52/EU (the EIA Directive), the guidance contained in: "*Environmental Impact Assessment (EIA) Guidance for Consent Authorities regarding Sub-Threshold Development*" (published by the Department of Environment, Heritage and Local Government in 2003); "*Environmental Impact - Assessment of Projects - Guidance on Screening*" (published by the European Commission in 2017); "*Guidelines for Planning Authorities and An Bord Pleanála on carrying out Environmental Impact Assessment*" (published by the Department of Housing, Planning and Local Government in 2018); and on the basis of an examination of the Part 8 drawings and documents and EIA Screening report prepared by MacCabe, Durney Barnes, Kildare County Council, as the Competent Authority, determines that the proposed development at Riverbank Arts Centre at Main Street, Newbridge individually, and in combination with other plans and projects, does not require an Environmental Impact Assessment.

Full consideration is given to the EIA Directive and in particular to Annex I, II and III of that Directive, which set out requirements for mandatory and sub-threshold EIA.

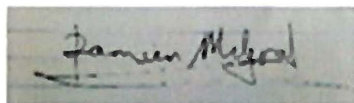
As the proposed development is sub-threshold, it has, therefore, been assessed on a case-by-case basis in accordance with the criteria for determining whether or not a development would or would not be likely to have significant effects on the environment as outlined within Annex III of the EIA Directive.

Having regard to the foregoing and in particular:

- The size and design of the whole project;
- Cumulation with other existing and/or proposed projects;
- The use of natural resources, in particular land, soil, water and biodiversity;
- The production of waste;
- Pollution and nuisance;
- The risk of major accidents and/or disasters which are relevant to the project concerned, including those caused by climate change, in accordance with scientific knowledge; and
- The risk to human health (for example due to water contamination or air pollution).

It is considered that the environmental effects arising from the proposed project will generally be localised and minor in nature. It is considered that the proposed development is not likely to give rise to significant environmental impacts and does not

require an Environmental Impact Assessment Report to be prepared or an Environmental Impact Assessment to be conducted.

A handwritten signature in black ink, appearing to read "Damien McGrath", on a light-colored background.

Damien McGrath

Assistant Planner
17/06/2026.

A handwritten signature in black ink, appearing to read "Martin Ryan", on a light-colored background.

Martin Ryan
Senior Executive Planner
18/06/2026

A handwritten signature in blue ink, appearing to read "J. O'Reilly", on a light-colored background.

J. O'Reilly
A/Senior Planner
18/06/2026

Environmental Impact Assessment (EIA) Screening Determination

ORDER: That Kildare County Council as the Competent Authority hereby makes a determination that the proposed development at Riverbank Arts Centre at Main Street, Newbridge would not be likely to have significant effects on the environment and that the proposed project does not require an Environmental Impact Assessment.


Chief Executive

Date 22/6/2026