

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**

Residential Development at St. Patrick's Park, Rathangan

Appropriate Assessment (AA) Screening Determination

Pursuant to the requirements of the above, Kildare County Council is proposing a residential development at St. Patrick's Park Rathangan Co. Kildare. The works include the demolition of 15 No residential units, refurbishment of 26 No Vacant Units, 7 new housing units, creation of new green space at the location of demolished units which will include extensive landscaping and recreational areas, additional roads and car parking, part re-routing of drainage/utilities, other ancillary site works and an upgrade to the grey water drainage system.

A detailed description of the proposed development has been provided in Section 4 of the Appropriate Assessment Screening Report and with drawings provided with the Part 8 application.

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 *Screening Report Habitats Appropriate Assessment October 2022* by Mary O'Connor Consultant Ecologist, Kildare County Council, as the Competent Authority, determines that the proposed residential development at St. Patrick's Park, Rathangan, Co. Kildare, Co. Kildare, 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.
- There are no Natura 2000 sites within a 7 km potential zone of impact, and all potential pathways can be ruled out.
- The proposed housing units will be linked to the existing foul water system and to the Rathangan Waste Water Treatment Plant where there is adequate capacity.
- Any impact to the water quality of local drainage channels due to construction development will be insignificant due to environmental design measures incorporated into the proposal.
- The development includes proposals to improve the water quality of grey water leaving 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.

Signed:


Bébhinn O'Shea
Senior Executive Planner

25/10/2022


Emer Uí Fhátharta
Senior Planner

October 25th 2022

ORDER: That Kildare County Council as the Competent Authority, having considered the AA Screening Report prepared by Mary O'Connor Consultant Ecologist on behalf of Kildare County Council, makes a determination that a Stage 2: Appropriate Assessment will not be required to inform the residential development at St. Patrick's Park, Rathangan, Co. Kildare, either alone or in combination with other plans or projects, with respect to any Natura 2000 sites and their Conservation Objectives.

Date: 26.10.2022



Chief Executive