

KILDARE COUNTY COUNCIL



SITE NOTICE **PART 8 DEVELOPMENT**

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

Site Location: St. Evin's Park, Monasterevin, Co. Kildare..

Proposed Development: Pursuant to the requirements of the above, notice is hereby given by Kildare County Council of a proposed social housing development at St. Evin's Park, Monasterevin, Co. Kildare. **The proposed development will comprise:**

- **15 new residential dwelling units including:**
 - **4no. one-bedroom apartments,**
 - **7no. two-bedroom two storey houses,**
 - **4 no. three-bedroom two storey houses,**
- **16 car parking spaces including:**
 - **1 designated wheelchair spaces.**
 - **1 E-charging space**
 - **Rationalization of the existing car parking spaces as part of resurfacing and road alignment works to the east of the site.**
- **All associated site-works including:**
 - **Site boundaries.**
 - **Landscaping.**
 - **Paving.**
 - **Access Road.**
 - **Ducting for utilities,**
 - **Nature based sustainable drainage features,**
 - **Formation of new connections to existing public foul and surface water drainage, and existing utilities,**
 - **Public lighting,**
 - **Electrical pillar /structures.**

This application also includes an Appropriate Assessment Screening report and an Environmental Impact Assessment Screening report.

The proposal has undergone **Appropriate Assessment Screening** under the Habitats Directive (92/43/EEC), the Planning and Development Act 2000, as amended, and the European Communities (Bird and Natural Habitats) Regulations 2011 – 2015. Kildare County Council has determined that an Appropriate Assessment is not required. The proposed development will not have a significant effect on a European Site.

In addition, the proposal has also undergone screening for **Environmental Impact Assessment** under the EIA Directive 2011/92/EU as amended by Directive 2014/52/EU, (and the relevant provisions of the Planning and Development Act 2000, as amended, and the Planning and Development Regulations 2001, as amended) and Kildare County Council has determined that there is no real likelihood of significant effects on the environment arising from the proposed development and that an Environmental Impact Assessment is not required.

In accordance with Article 120 of the planning and development Regulations 2001 (as amended), any person may, at any time before the expiration of 4 weeks beginning on **08/04/2024**, apply to An Bord Pleanála for a screening determination as to whether the proposed development would be likely to have significant effects on the environment.

Plans and particulars of the proposed development (Part 8 Ref No. P82023.06) will be available for inspection or purchase for a fee not exceeding the reasonable cost of making a copy, at the offices of **Kildare County Council, Áras Chill Dara, Devoy Park, Naas, Co. Kildare. W91 X77F** (public display area, Level 1) during its public opening hours by appointment during the period from **08/04/2024 until 07/05/2024** (both dates inclusive). Please note that an appointment may be necessary to access the building.

Plans and particulars of the proposed development will also be available to view on Kildare County Council's website at <https://consult.kildarecoco.ie/browse> and <http://www.kildare.ie/county council/AllServices/Planning/Part8Schemes/>

Submissions and observations with respect to the proposed development and dealing with the proper planning and sustainable development of the area in which the development would be situated, may be made in writing before **4.00pm on 22/05/2024** to:

Siobhan Barry, Housing Department, Level 5, Kildare County Council, Áras Chill Dara, Devoy Park, Naas, Co. Kildare. W91 X77F
or online at: <https://consult.kildarecoco.ie/browse>

All submissions and observations should be headed "**Part 8: Proposed Development at St. Evin's Park, Monasterevin, Co. Kildare. Planning Ref No. P82023.06**"

Site Notice erected on: 08/04/2024

All comments, including names of those making comments, submitted to the Council regarding to this scheme will form part of the statutorily required report to be presented at a meeting of the elected members. Accordingly, they will also be included in the minutes of that meeting and may appear in the public domain. Please note that the data collected from this consultation will be shared by Kildare County Council with their consultants. Any information which you submit via Kildare County Council's websites will be treated with the highest standards of security and confidentiality, strictly in accordance with the General Data Protection Regulation (GDPR) and the Data Protection Act 2018. Please refer to the Privacy Statement included with the plans and particulars of the proposed development and to the Kildare County Council Public Consultation Portal Privacy Policy.

Signed on behalf of Kildare County Council: Patrick Henderson Date 08/04/2024
Patrick Henderson A/Senior Executive Architect