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Strategic Environmental Assessment Screening Report

FOR
PROPOSED
TOWN RENEWAL MASTERPLAN
AT
Ardclough
Co. Kildare

ON BEHALF OF
Kildare County Council

Prepared by
Enviroguide Consulting

 *Dublin*
3D Core C, Block 71, The Plaza,
Park West, Dublin 12

 *Kerry*
19 Henry Street
Kenmare, Co. Kerry

 *Wexford*
M10 Wexford Enterprise
Centre, Strandfield Business
Park, Rosslare Road, Wexford

 www.enviroguide.ie
 info@enviroguide.ie
 +353 1 565 4730



Enviroguide
CONSULTING

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1 INTRODUCTION

This Strategic Environmental Assessment Screening Report has been prepared by Enviroguide Consulting (on behalf of Kildare County Council) for the Proposed Town Renewal Masterplan (TRMP) at Ardclough, Co. Kildare, hereafter referred to as 'Proposed Masterplan' in this document. This report considers whether the Proposed Masterplan is likely to cause significant effects on the environment, and whether a Strategic Environmental Assessment (SEA) is required.

1.1 Legislative context for SEA

An SEA is a process for the formal, systematic evaluation of the likely significant environmental effects of implementing a plan or programme before a decision is made to adopt the plan or programme. SEA aims to provide a high level of protection to the environment and contribute to the integration of environmental considerations during the preparation and adoption of plans with a view of promoting sustainable development.

The SEA evaluation process of plans and programmes is required by European Directive 2001/42/EC ('the SEA Directive'). For a specific range of land-use plans, this Directive is transposed into Irish law by Statutory Instrument (S.I.) No. 436 of 2004 (the Planning and Development (Strategic Environmental Assessment) Regulations 2004), as amended by S.I. No. 201 of 2011 (the Planning and Development (Strategic Environmental Assessment) (Amendment) Regulations 2011).

For all other relevant plans and programmes in Ireland (including other types of plans in the land-use planning sector), the SEA Directive is transposed into Irish law by S.I. No. 435 of 2004 (the European Communities (Environmental Assessment of Certain Plans and Programmes) Regulations 2004), as amended by S.I. No. 200 of 2011 (the European Communities (Environmental Assessment of Certain Plans and Programmes) (Amendment) Regulations 2011). The Proposed Masterplan presented in this report falls under S.I. 435/2004.

1.2 Requirement to carry out SEA – Pre-Screening Checklist

In order to determine if the Proposed Masterplan is considered a plan/programme under Article 3 of the SEA Directive, a pre-screening check is necessary. Figure 1 shows a decision-tree which reflects the SEA Directive and how it may be concluded (using the steps set down in S.I. 435 of 2004, as amended): a) if a plan is exempt from the Directive's requirements; b) if SEA is mandatory or c) if screening for SEA is required.

Following finalisation and publication, the Proposed Masterplan will be adopted by Kildare County Council and will act as a non-statutory guiding document for future urban development in the village of Ardclough. Therefore, the Proposed Masterplan "*sets a framework for future development consent of projects (EIA and non-EIA projects)*", and thus Screening for SEA is required.

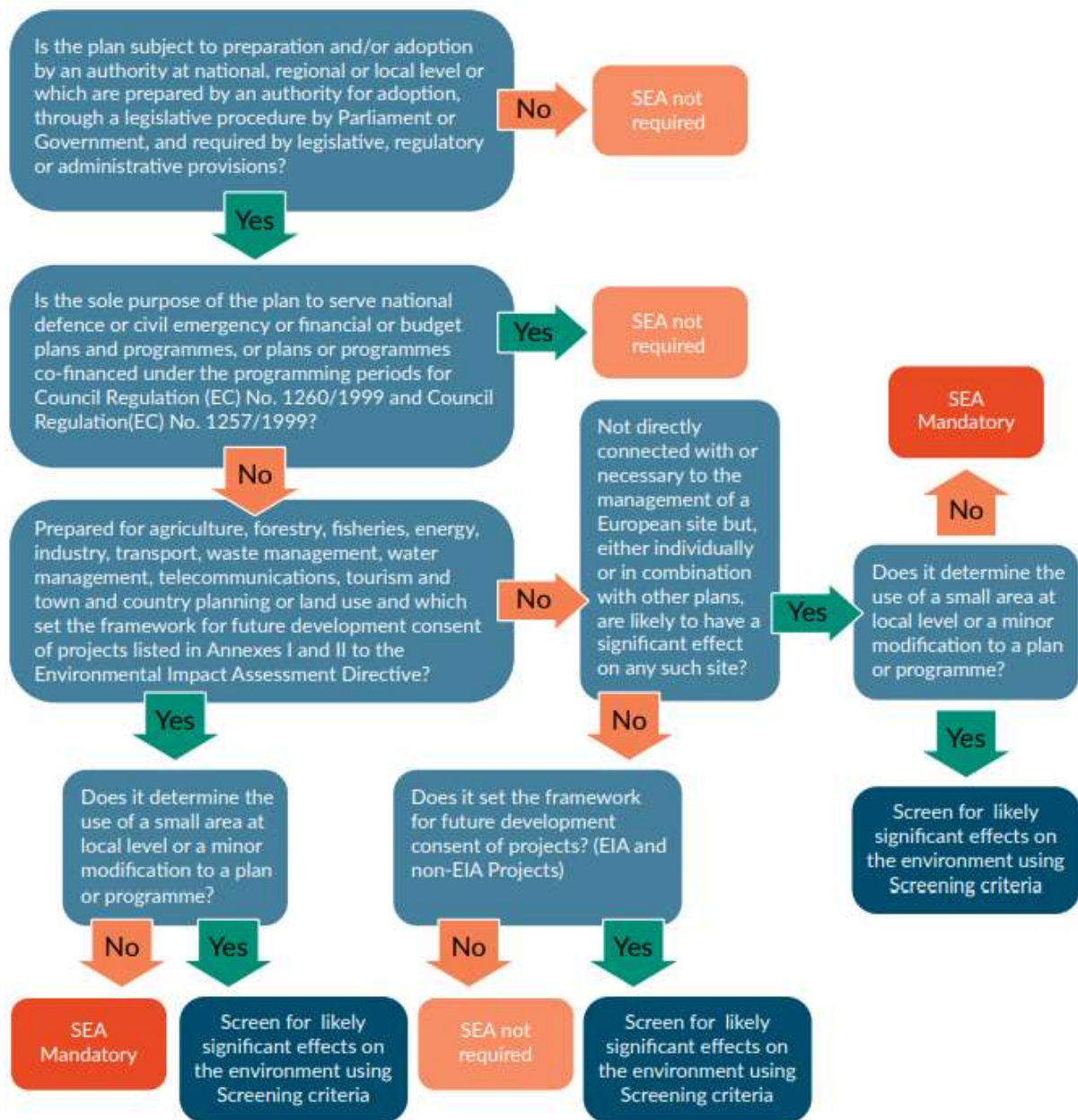


FIGURE 1. DECISION-TREE SETTING OUT REQUIREMENTS FOR SEA UNDER S.I. 435 OF 2004, AS AMENDED (SOURCE: DHLGH, 2022).

2 NATIONAL AND REGIONAL PLANS AND POLICY

2.1 National Context

2.1.1 Project Ireland 2040

Project Ireland 2040 is the government's long-term overarching strategy to make Ireland a better country for all and to build a more resilient and sustainable future. The strategy ensures the alignment of investment plans with the stated National Strategic Objectives for 2040 in a considered, cohesive and defined manner. This represents a shift from the approach of the past, which saw funding spread thinly across sectors and public investment decisions. Alongside the development of physical infrastructure, Project Ireland 2040 supports business and communities across all of Ireland in realising their potential.

2.1.2 National Planning Framework

The National Planning Framework (NPF) is the Government's high-level strategic plan for shaping the future growth and development of the country to the year 2040. The NPF sets out ten National and Strategic Outcomes and 75 National Policy Objectives. The purpose of the NPF is to enable all parts of Ireland, whether rural or urban, to successfully accommodate growth and change, by facilitating a shift towards Ireland's regions and cities other than Dublin, while also recognising Dublin's ongoing key role.

Both the SEA and Appropriate Assessment (AA) processes were undertaken during the preparation of the NPF. The SEA and AA processes have ensured that potential environmental impacts (both positive and negative) associated with the NPF have been given due consideration in the finalisation of the NPF.

The NPF was supported by the publication of the Implementation Roadmap for the National Planning Framework ('Roadmap') which was published on the 3rd of July 2018. This document confirmed that the NPF was adopted as a strategy to replace the National Spatial Strategy (NSS) (2002-2020) and advised that the NPF is of direct relevance to the preparation of Regional Spatial and Economic Strategies (RSES) and County Development Plans.

2.2 Regional Context

2.2.1 Regional Spatial and Economic Strategy

The RSES 2019-2031, prepared by the Eastern and Midland Regional Assembly, seeks to determine at a regional scale how best to achieve the shared goals set out in the National Strategic Outcomes (NSOs) of the NPF. To this end, the Strategy sets out 16 Regional Strategic Outcomes (RSOs), which are aligned with international, EU and national policy and which in turn set the framework for city and county development plans. Thus, the RSES can assist local authorities in aligning with EU priorities to leverage funding and partnership opportunities.

The RSES outlines a set of Regional Policy Objectives for rural areas that shall be implemented by the local authorities when preparing and applying their own local Development Plans.

2.2.2 Kildare County Development Plan 2017-2023

The settlement strategy in Volume 1, Chapter 3 of the Kildare County Development Plan 2017-2023 (KCDP 2017-2023) allocates 1.3% of the overall population growth for the county to the 18 designated Rural Settlements (of which Ardclough is one). This equates to a 20% growth in population for each Rural Settlement over the period of this Plan. Table 2.7 of Volume 2 sets out standard policies for the development of rural settlements. Each rural settlement shall be developed in a coherent, attractive and sustainable manner around the settlement core. New development, which reinforces the settlement core as the service centre and enhances its character as the centre of the settlement, will be encouraged.

The Development Plan sets a vision for rural settlements to “*develop as local centres for their rural catchments with growth appropriate to cater for local demand.*” Additionally, each rural settlement will be subject to a settlement strategy, which “*comprises a settlement core, existing built-up area, settlement expansion area and a settlement boundary.*”

Furthermore, the SEA process for KCDP 2017-2023 identified specific aims, policies and objectives within the plan to mitigate any potentially negative effects on the environment.

2.2.3 Kildare County Development Plan 2023-2029

The new KCDP 2023-2029 takes effect from the 28th of January 2023. As such, although the Proposed Masterplan was originally prepared with cognisance to the old KCDP, it is also aligned with the new plan and the policies detailed for rural settlements of which Archlough is one.

The settlement strategy in Volume 1, Chapter 2 of the new plan allocates 1.5% of the overall population growth for the county from 2023-2029 to the 20 designated rural settlements. Similar to the KCDP 2017-2023, the new plan sets out the objectives for development of the settlement core, existing built-up area, settlement expansion areas and serviced sites.

The KCDP 2023-2029 underwent the statutory SEA process for county development planning and identified specific aims, policies and objectives within the plan to mitigate any potentially negative effects on the environment.

3 PROPOSED MASTERPLAN DESCRIPTION

3.1.1 Ardclough Village – Location & Description

Ardclough is a small rural settlement located in the north-east part of County Kildare, approximately 20km to the west of Dublin City (Figure 2). It occupies an attractive setting beside the Grand Canal. It is located within an area of high landscape value.

From the mid-1930's onwards the village of Ardclough has largely moved away from the canal and shifted northwest to its current location on the Tipperstown side of the canal. Saint Anne's National School was constructed in 1949 and the adjoining GAA pitch beside it was established in the mid 1930's. Recently, the new St. Anne's Primary School was constructed to the west of the village centre along L2008 with the old school decommissioned and turned into a community centre. Today, Ardclough village has a population of over 400 people (Census 2016). Ardclough is situated close to the larger towns of Celbridge (5km), Maynooth (12km), Clane (11km) and Naas (13km).

The primary land use within the Ardclough is residential, with some educational (St Anne's National School), commercial (small shop east of the church), sport (Ardclough GAA) and religious land uses (St. Bridget's Church and St Anne's Church), which represent the key destinations to and within the village.

In addition, outside the village centre is the Grand Canal Way, Lyons Estate and Lyons Village (15min walk) and Oughterard Round Tower and Cemetery, destinations which also attract people to the village of Ardclough. The settlement is located on the local road, the L2008, which connects the study area Celbridge in the north-east and to the wider road network to the east and west of the village.

The L2008 is a two-way road, comprising a single carriageway (one lane in each direction) through the village. The local road providing a connection over the Grand Canal narrows from two lanes to one-lane over the bridge. Ardclough is not served by public transport services.

3.1.2 Ardclough Town Renewal Masterplan – Main Objectives

The central aim of the Proposed Masterplan is to support the renewal of Ardclough in order to improve the living environment of its communities, with growth levels to cater for local need at an appropriate scale (Figure 3 & Figure 4). The overall intention is to:

- Increase the attractiveness of the village, and as a result increase its sustainability as a place in which to live and work.
- Enhance the village environment and amenities in the interests of residents and visitors.
- Promote the village potential for tourism and as a centre for culture and local heritage, thus enhancing the sense of identity – physically and socially.

The renewal plan seeks to build the asset base of Ardclough, to ensure it retains its strong identity, to contribute to its enhancement, and to create opportunities which are unique to Ardclough for its citizens to identify with. As a rural settlement, it needs to ensure that its current and future growth areas stitch into the village centre and its community base and draw on its character and sense of place.

The objectives of the Renewal Plan are to:

1. Create the opportunities for enabling strategies that the local community, stakeholders, and Kildare County Council can support and sustain for the future development of the village.
2. Enhance the vitality and vibrancy of Ardclough through ensuring future growth areas are woven into the village and the urban structure is consolidated.
3. Create an enhanced environment for people living, working, and visiting the village through public realm interventions, encouraging and sustaining economic growth.
4. Re-balance the movement network ensuring accessibility for all, to further enhance the walking and cycling environment, prioritising public over private transport and creating safe connections and places for people.
5. Enhance landscape quality and positive 'sense of place' in the village which in turn will not only help combat the effects of climate change but also improve character and attractiveness.
6. Create a Compact Low-Carbon Climate Resilient Village including strategic regeneration proposals incorporating best practice in low-carbon placemaking and

design, the promotion of sustainable transport modes and the enhancement of biodiversity in the village through blue and green infrastructure developments.

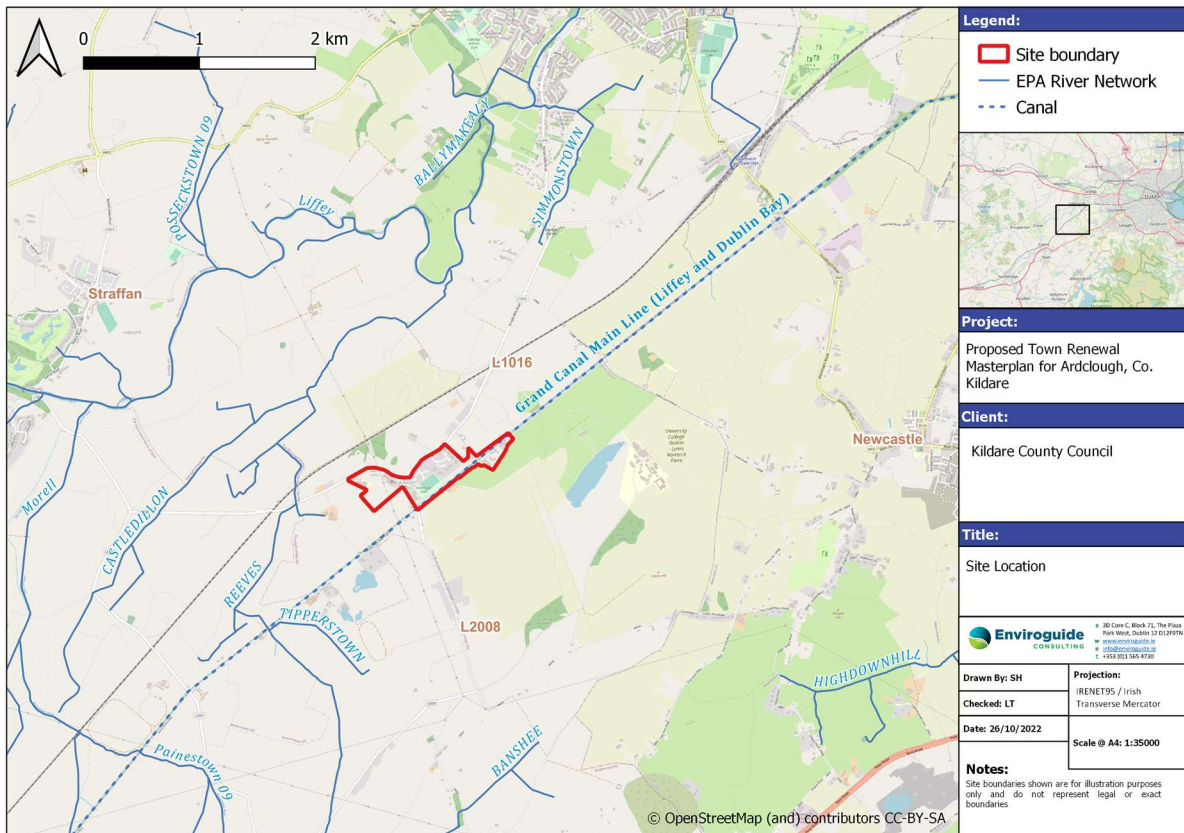


FIGURE 2. SITE LOCATION



FIGURE 3. ARDCLOUGH VILLAGE EXISTING LAYOUT (SOURCE: ARDCLOUGH TRMP (KCC 2022))



FIGURE 4. PROPOSED OPPORTUNITY AREAS (SOURCE: ARDCLOUGH TRMP (KCC, 2022))

4 SEA SCREENING

4.1 Screening Criteria

The Proposed Masterplan is a non-statutory land use plan and is being screened for the requirement for SEA in accordance with the requirements of:

- Directive 2001/42/EC (SEA Directive) and particularly Articles 3(3), 3(4) & 3(5) relate to 'Screening' for the requirement for SEA.
- S.I. No. 435 of 2004 European Communities (Environmental Assessment of Certain Plans and Programmes) Regulations 2004, as amended by S.I. No. 200 of 2011 - European Communities (Environmental Assessment of Certain Plans and Programmes) (Amendment) Regulations 2011.

The Proposed Masterplan for Ardclough is therefore screened using the criteria contained in Schedule 1 of S.I. No. 435/2004 - European Communities (Environmental Assessment of Certain Plans and Programmes) Regulations 2004. Table 1 details the screening assessment using the *criteria for determining the likely significance of effects* as set out in Schedule 1.

TABLE 1 SCREENING DETERMINATION FOR DETERMINING THE LIKELY SIGNIFICANCE OF EFFECTS AS PER SCHEDULE 1 OF S.I. NO. 435/2004.

1. The characteristics of the plan having regard, in particular, to <i>(the following criteria)</i>:
<i>The degree to which the plan or programme, or modification to a plan or programme, sets a framework for projects and other activities, either with regard to the location, nature, size and operating conditions or by allocating resources.</i>
<p>The Proposed Masterplan document will act as a guidance document for projects and other activities for the Ardclough village. It sets a non-statutory framework for projects that focus on delivering the policy objectives for rural settlements, as detailed in the KCDP 2023-2029, with a strong focus on improving the interconnectedness of the existing residential areas to the village center and via public realm improvements such as replacing road surfaces in disrepair and adding greenery and new footpaths. Interventions can be locally delivered through community projects, with strong commitment required from public funding to target more permanent interventions that deliver on a common vision.</p> <p>Future individual development within the Site of the Proposed Masterplan will be considered under the SEA, EIA and/or AA processes as appropriate.</p>
<i>The degree to which the plan or programme, or modification to a plan or programme, influences other plans including those in a hierarchy.</i>
<p>The Proposed Masterplan will be a non-statutory plan that provides detail and clarity with regard to the existing land use objectives for the village. The principles at the core of the Proposed Masterplan are informed by the existing policy and key objectives in the current KCDP 2023-2029, as well as the strong idea of retaining and enhancing the character and identity of Ardclough village. Therefore,</p>

future development will continue to accord with the objectives and policies, including the environmental requirements of the KCDP 2023-2029.

The Proposed Masterplan will not have significant influence on other plans in the hierarchy, instead it will be led by those higher up in the process. As a Masterplan, it is compatible and complementary with the vision and objectives of the KCDP 2023-2029 and will be led by the higher-level plans such as the RSES and the NPF.

Additionally, future individual development projects within the village and Proposed Masterplan area must be considered under the SEA, EIA and/or AA processes as appropriate.

The relevance of the plan or programme, or modification to a plan or programme, for the integration of environmental considerations in particular with a view to promoting sustainable development.

The Proposed Masterplan Site is envisioned to improve on the quality of life of those living in Ardclough, by recommending improvements to the existing traffic flows via road improvements, new green spaces for people and biodiversity, and public spaces with better linkages to existing amenities and residential areas that are accessible and safe for all.

These recommendations are consistent with the rural settlements' objectives of the KCDP 2023-2029 (Volume 2, Table 3.8), by reinforcing the village centre (i.e., settlement core) as the service centre and enhancing its character, as well as improving the interconnectedness of the existing residential areas and the amenities of the village.

The KCDP 2023-2029, which underwent full SEA AA, integrated the findings of these processes into the Plan, contributing towards both environmental protection and management and sustainable development within the County.

Environmental problems relevant to the plan or programme, or modification to a plan or programme,

The Proposed Masterplan is not prepared in response to a particular environmental problem, nor are any major environmental problems known from the Site of the plan.

The SEA process for the KCDP 2017-2023 identified the majority of the county as *low environmental sensitivity*, with the level of environmental sensitivity increasing towards the centre of the county, concentrated between the areas of Kildare Town, Kilcullen and Newbridge. This is due to a variety of overlapping and related factors including soil type (peat), groundwater status (bad), landscape value (exceptional), ecological designation (proposed Natural Heritage Area) and geological designation (County Geological Heritage Area). Elevated levels of sensitivity are also found in the foothills to the west of the Kildare / Wicklow County boundary. The Ardclough village does not have any perceived major high environmental sensitivities, however as identified in the KCDP 2023-2029, any development within the settlement core area and lands east of the canal are subject to Site Specific Flood Risk Assessments.

The relevance of the plan or programme, or modification to a plan or programme, for the implementation of European Union legislation on the environment (e.g. plans and programmes linked to waste management or water protection).

The EU has a wide range of environmental legislation, dealing with such issues as tackling climate change, sustainable development, waste management, air pollution, water protection, nature and biodiversity, soil protection and noise pollution:

- EU Habitats Directive (92/43/EEC),
- EU Birds Directive (2009/147/EC),
- EU Water Framework Directive (2006/60/EC),
- EU Groundwater Directive 92006/118/EC),
- European Communities (Water Policy) Regulations 2014 S.I. 350 of 2014
- Wildlife Act 1976, as amended, and
- Flora Protection Order 1999
- EU Waste Framework Directive (2008/98/EC)

The Proposed Masterplan will be a non-statutory framework document which outlines potential development arrangements for Ardclough village in a manner which is entirely consistent with the rural settlements policies and objectives as established in the KCDP 2017-2023 as well as the new KCDP 2023-2029. By its nature as a guiding document, it is not directly linked to the implementation of any of the aforementioned legislation, however, all recommendations made within the Proposed Masterplan will have cognisance of the international legislation related to the protection of the environment.

2. Characteristics of the effects and of the area likely to be affected, having regard, in particular, to:

The probability, duration, frequency and reversibility of the effects

The probability that the Proposed Masterplan will result in significant, long-term environmental impacts is moderate. It is expected that the effects will be largely positive, since additional pedestrian routes and greenspaces, as well as promoting sustainable energy sources and modes of travel, will likely enhance and improve various environmental aspects of the village. These positive impacts are reversible to an extent, for instance via the degeneration of the new recommended greenspaces, however, are envisioned to provide lasting, positive impacts on the village.

There is also a low probability of negative effects associated with the construction of any future developments under this Proposed Masterplan, however, due to the scale of the Proposed Masterplan, these are not considered to be of significant duration. It is also likely that any negative impacts (e.g., from construction activity) are of a temporary nature.

Final decisions relating to architectural detail and public realm and other issues will be determined through the development management process, and any individual future developments under this Proposed Masterplan will be subject to the appropriate environmental assessments.

The cumulative nature of the effects

No cumulative effects are identified for the Proposed Masterplan. There are no specific development proposals arising from the Proposed Masterplan and no changes to the Core Strategy which could potentially lead to cumulative effects with the KCDP 2017-2023. The preparation of the Proposed Masterplan has been undertaken with consideration to the overall balanced development strategy of Kildare County Council, and the specific objectives set for rural settlements, as set out in the KCDP 2017-2023.

The transboundary nature of the effects

The Site of the Proposed Masterplan is entirely within Kildare County Council's administrative area and is not expected to have any effects (negative or positive) on areas outside of the county boundaries.

The risks to human health or the environment (e.g. due to accidents)

No risks to human health or to the environment due to accidents or other considerations due to the preparation of the Proposed Masterplan have been identified.

The magnitude and spatial extent of the effects (geographical area and size of the population likely to be affected).

The area of the Proposed Masterplan Site encompasses the Ardclough village and the immediate residential areas adjacent to the settlement core. Any potential environmental effects are expected to be largely confined to the area within and in the immediate vicinity of the Site of the Proposed Masterplan. The current population within the Site of the Proposed Masterplan is estimated to be below 1000.

The value and vulnerability of the area likely to be affected due to:

- (a) special natural characteristics or cultural heritage,
- (b) exceeded environmental quality standards or limit values,
- (c) intensive land-use

Ardclough village is located adjacent to the Grand Canal proposed Natural Heritage Area (pNHA) [002104]. The ecological value of the canal lies more in the diversity of species it supports along its linear habitats than in the presence of rare species. It crosses through agricultural land and therefore provides a refuge for species threatened by modern farming methods. The Proposed Masterplan envisions to improve access to this amenity from the village, thus potentially increasing the anthropogenic pressures felt on the canal from the baseline. However, it is unlikely that any increases in the intensity of use of this amenity arising from the Proposed Masterplan will be of sufficient scale to result in significant adverse impacts on the species and habitats of the canal.

Additionally, one protected structure is located within the Ardclough village, namely the Old School House (Record of Protected Structures (RPS) identifier: B15-10), however none of the identified main

objectives and key projects proposed within the Proposed Masterplan will have the potential to impact on this structure.

As the Proposed Masterplan and any works arising from it must be consistent and compliant with the KCDP 2023-2029 including specific provisions regarding environmental quality standards such as those contained in the WFD and other environmental standards it is not anticipated that any environmental quality standards will be exceeded.

The Proposed Masterplan does not represent a change in land use or potentially permitted activities or any intensification of land use within the Ardclough village.

The effects on areas or landscapes which have a recognised national, European Union or international protection status

The Site of the Proposed Masterplan does not contain any land associated with European sites, i.e., Special Protection Areas for birds, Special Areas of Conservation for habitats and species, Ramsar wetland sites or European marine sites.

The Grand Canal pNHA [002104], which lies adjacent to the Ardclough village, is likely to experience a slight increase in anthropogenic pressures as a result of the Proposed Development. This is due to improved access to this amenity via the footpaths and new linkages recommended by the Proposed Masterplan. However, these pressures are not anticipated to result in significant impacts on the canal itself or its habitats and species, as the number of visitors is not expected to increase significantly.

4.2 Appropriate Assessment and relationship to Screening for SEA

The EU Habitats Directive (92/43/EEC) requires an AA to be carried out where a plan or project is *likely to have a significant impact* on a European site. European sites include Special Areas of Conservation (SACs) and Special Protection Areas (SPAs). The first step in the process is to establish whether AA is required for the particular plan or project. This first step is referred to as Screening for the requirement for AA and the purpose is to determine, on the basis of a preliminary assessment and objective criteria, whether a plan or project, alone and in combination with other plans or projects, could have significant effects on a European site in view of the site's conservation objectives.

As set out in Department Circular Letter SEA 1/08 & NPWS 1/084 (15th February 2008), Screening for AA is of relevance to screening for SEA in that ***“where following screening, it is found that the draft plan or amendment may have an impact on the conservation status of a Natura 2000 site or that such an impact cannot be ruled out, adopting the precautionary approach:***

- an AA of the Proposed Masterplan must be carried out, and
- in any case where a SEA would not otherwise be required, it must also be carried out.”

Hence, where the Proposed Masterplan *requires AA* it shall *also require a SEA*.

4.2.1 Appropriate Assessment Screening Conclusion

The Proposed Masterplan was screened for the requirement of AA to determine the potential for significant effects on relevant European sites. The conclusion from the AA Screening Report accompanying this SEA Screening Report under separate cover is reproduced below:

“The Proposed Town Renewal Masterplan for Ardclough, Co. Kildare, has been assessed taking into account:

- *The nature, size and location of the proposed works and possible impacts arising from the construction works.*
- *The qualifying interests and conservation objectives of the European sites.*
- *The potential for in-combination effects arising from other plans and projects.*

In conclusion, upon the examination, analysis and evaluation of the relevant information and applying the precautionary principle, it is concluded by the authors of this report that, on the basis of objective information; the possibility may be excluded that the Proposed Development will have a significant effect on any European sites.

As such, no further assessment is required. In carrying out this AA screening, mitigation measures have not been taken into account. Standard best practice construction measures which could have the effect of mitigating any effects on any European sites have similarly not been taken into account.”

Thus, it is determined that AA is not required for the Proposed Masterplan.

5 CONSULTATION

5.1 Statutory Consultation

5.1.1 Environmental Authorities

Unless it has been determined that SEA is mandatory for the Proposed Masterplan concerned, a formal ‘screening notice’ must be issued to the relevant environmental authorities (including the adjacent planning authorities), consulting them on whether they consider significant effects on the environment are likely to arise.

Under S.I. 435 of 2004, as amended, SEA may be required for all sectoral plans, including land-use plans (except for those specific land use plans covered by SI 436 of 2004, as amended).

The following environmental authorities have been notified of this SEA Screening for comments on the Proposed Masterplan:

- Environmental Protection Agency (“EPA”) – *Required for all cases.*
- Development Applications Unit (“DAU”), Minister for Housing, Local Government and Heritage – *Required where there might be significant effects on architectural or archaeological heritage or nature conservation.*

5.1.2 Consultation Responses

The EPA responded to the Screening Notice on the 7th of November 2022. The EPA noted the Proposed Determination of the Proposed Masterplan and provided a number of guiding comments, focusing their efforts on reviewing and commenting on key sector plans. Their comments are summarised as follows:

- Incorporate the relevant recommendations from '[SEA of Local Authority Land Use Plans – EPA Recommendations and Resources](#)' (EPA 2022) as relevant and appropriate to the TRMP.
- Adequate and appropriate critical service infrastructure should be in place, or required to be put in place, to service any development proposed and authorised during the lifetime of the Proposed Masterplan.
- The Proposed Masterplan should take into account the need to align with national commitments on climate change mitigation and adaptation, as well as incorporating any relevant recommendations in sectoral, regional and local climate adaptation plans
- The Masterplan should align with key relevant higher-level plans and programmes and is consistent with the relevant objectives and policy commitments of the National Planning Framework and the Eastern and Midlands Regional Spatial and Economic Strategy.
- In finalising the Masterplan, the relevant recommendations, key issues and challenges described in our State of the Environment Report '[Ireland's Environment – An Assessment 2020](#)' (EPA 2020) should be taken into account.
- Where changes to the Masterplan are made prior to finalisation, or where modifications to the Masterplan are proposed following its adoption, these should be screened for potential for likely significant effects in accordance with the criteria set out in Schedule 1 of the SEA Regulations (S.I. No. 435 of 2004).

The DAU stated they were not in a position to make specific comments on the Proposed Masterplan and the SEA Screening at the time but advised they may submit observations or recommendations at a later stage in the process.

6 SCREENING DETERMINATION

The Proposed Masterplan for Ardclough Town Renewal Masterplan, Co. Kildare, is a non-statutory development framework which translates and implements the statutory policies and objectives of the relevant national and regional development plans and frameworks.

Considering the objectives, scale and nature of the Proposed Masterplan, and with due regard to the screening criteria as set out in Schedule 1, it is at this stage determined that the Proposed Masterplan does not require an SEA.

The principal reasons the Proposed Masterplan does not require an SEA are as follows:

- The Proposed Masterplan does not provide a framework for plans/projects listed on Annex I or Annex II of the EIA Directive¹.
- All individual planning applications made with consideration of the Proposed Masterplan framework are subject to the appropriate environmental assessments (i.e., AA, SEA, EIA) where required under the KCDP 2023-2029.
- The Proposed Masterplan does not require Stage 2 AA (see AA Screening Report accompanying this report under separate cover).

¹ Directive 2014/52/EU of the European Parliament and of the Council of 16 April 2014 amending Directive 2011/92/EU

7 REFERENCES

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