



**ENVIROPLAN CONSULTING
LIMITED**

Title

Natura Impact Statement

Development Description

"The proposed development will consist of the following:

i) Construction of 34 no. residential units comprising of:

a. 18 no. dwellings (8 no. 2 storey, semi-detached 4-beds, 4 no. 2 storey, semi-detached 3-beds, 3 no. 2 storey terrace, 3 beds, and 3 no. 1 storey bungalow 2-beds)

b. 16 no. duplex units (2 no. 1-bed simplex units, 6 no. 2-bed simplex units, and 6 no. 3-bed duplex units and 2 no. 2-bed duplex units.)

ii) Provision of new vehicular and pedestrian access to the site from the adjoining Knoxville Manor estate

iii) Provision of new pedestrian access to the site from Main Street

iv) Provision of car and bicycle parking,

v) Provision of public open space, private open space, site landscaping, public lighting, bin stores and site services.

vi) Provision of an ESB Substation

vii) All ancillary and associated site and development works

Development on this site was previously granted under PL.06/1022

A Natura Impact Statement (NIS) has been submitted as part of this application"

Location

Bellaghy, Co. Sligo

Applicants

RCEH Trust

Prepared by:

Colette Casey (B.SC) in partnership with

James O' Donnell (BA, MRUP, Dip APM)

Enviroplan Consulting Limited
Suite 3,
Third Floor,
Ross House,
Victoria Place,
Eyre Square,
Galway
T – 091 423 166
info@enviroplan.ie
<https://www.enviroplan.ie>

October '24

RECEIVED: 16/10/2024

Table of Contents

1 Introduction 1

 1.1 Background..... 1

 1.2 Statement of Authority 3

 1.3 Screening for Appropriate Assessment 3

2 Description of the Proposed Development 5

 2.1 Site Location 5

 2.2 Characteristics of Proposed Development..... 5

3 Characteristics of the Existing Environment..... 7

 3.1 Habitats 7

 3.2 Fauna 9

4 EU Nature Conservation Legislation and Natura 2000 Sites. 12

 4.1 Appropriate Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites..... 12

5 European Sites in the likely Zone of Impact of the Proposed Development..... 13

6 Mitigation and Best Practice Measures 15

 6.1 Site Set Up..... 15

 6.2 Earthworks..... 16

 6.3 Air Quality Dust and Emissions 16

 6.4 Refuelling, fuel and hazardous materials storage..... 16

 6.5 Environmental Approvals and Licenses 16

 6.6 Groundwater Contamination 16

 6.7 Drainage and Water Quality..... 16

 6.8 Noise Control Measures 17

7 Assessment of Likely Effects on European Sites 18

 7.1 Assessment with regard to each of the European Sites located within the Likely Zone of Impact..... 18

8 Likely Cumulative Impact of the Proposed Development on European Sites, in-combination with other plans and projects..... 20

9 Concluding Statement 21

 9.1 Characteristics of the Site and Development 21

 9.2 Assessment of Significance of Effects..... 21

 9.3 Concluding Statement 22

10 Bibliography 23

11 Appendix A – Site Layout Plan..... 25

RECEIVED: 16/10/2024

1 INTRODUCTION

1.1 Background

This Stage 2 Natura Impact Statement (Appropriate Assessment Report) has been prepared by Colette Casey (B.Sc (Hons) Consultant Ecologist) in partnership with James O' Donnell, Planning Consultant (BA, MRUP, Dip APM) on behalf of RCEH Trust. who are applying for planning permission to Sligo County Council for "the following: i) Construction of 34 no. residential units comprising of:

a. 18 no. dwellings (8 no. 2 storey, semi-detached 4-beds, 4 no. 2 storey, semi-detached 3-beds, 3 no. 2 storey terrace, 3 beds, and 3 no. 1 storey bungalow 2-beds)

b. 16 no. duplex units (2 no. 1-bed simplex units, 6 no. 2-bed simplex units, and 6 no. 3-bed duplex units and 2 no. 2-bed duplex units.)

ii) Provision of new vehicular and pedestrian access to the site from the adjoining Knoxville Manor estate

iii) Provision of new pedestrian access to the site from Main Street

iv) Provision of car and bicycle parking,

v) Provision of public open space, private open space, site landscaping, public lighting, bin stores and site services.

vi) Provision of an ESB Substation

vii) All ancillary and associated site and development works

Development on this site was previously granted under PL.06/1022

A Natura Impact Statement (NIS) has been submitted as part of this application." The site for the proposed development lies at Bellaghy, Co. Sligo

The site for the proposed development lies approximately 66 meters to the north east of the River Moy SAC. The River Mullaghanoe is located to the west of the site and the river Sargirra . This waterbodies flood through and towards the River Moy SAC located to the west and south of the site. This has been designated under the EU Habitats, and so it is necessary that the potential impacts of the proposed works be assessed by the competent authority, in accordance with Article 6 of the Habitats Directive. This report provides the information necessary for the competent authority to complete an Appropriate Assessment of the potential impacts of the proposed works on sites of European importance in the area.

The current project is not directly connected with, or necessary for, the management of any European Site.

The assessment in this report is based on a desk study, and a field survey undertaken on the 20th of August 2024 and the 30th of August 2024 by Colette Casey (Consultant Ecologist (B.Sc)).

This Report has been prepared in accordance with the European Commission guidance document Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites: Methodological Guidance on the provisions of Article 6(3) and 6(4) of the Habitats Directive 92/43/EEC (EC, 2001) and the Department of the Environment's Guidance on the Appropriate Assessment of Plans and Projects in Ireland (December 2009, amended February 2010).

RECEIVED: 16/10/2024

1.2 Statement of Authority

Colette is a qualified ecologist and a member of Chartered Institute of Ecology and Environmental Management (CIEEM). She has been involved in the preparation of several bat surveys and assessments. She has also prepared several Appropriate Assessment Screening Reports, Natura Impacts Statements, Construction Environmental Management Plan and EIA Screening reports. She has conducted a number of Bat surveys, Hen Harrier surveys and Otter surveys in the Republic of Ireland and is a member of Bat Conservation Ireland. Colette has completed a course with Bat Conservation Trust "British bats, their ecology and conservation". Colette is a registered member of CIEEM and has been issued a Bat Surveying license by National Parks and Wildlife services.

James O' Donnell is a qualified Town Planner and Project Manager with over 25 years planning experience in both the public and private sector in the west of Ireland, including 6 years experience as a local authority planning officer. James has particular experience in the project management and delivery of a wide range of complex planning applications requiring environmental and ecological assessment, in accordance with the requirements of the EU Habitats Directive and EIA Directives.

1.3 Screening for Appropriate Assessment

The screening exercise will be conducted in line with the recommendations and protocol set out in the Guidance from the Commission (EC, 2002). This protocol involves a four-stage process to complete an Appropriate Assessment. At each stage, the findings of certain issues and tests will determine whether the next stage in the process is required.

The four stages in the Appropriate Assessment process are outlined below:

Stage 1: Screening

This step consists of examining the likely potential impacts of a project or plan, alone or in combination with other projects, upon a Natura 2000 site or sites, and considers whether these impacts may be considered significant. If no significant impacts are foreseen, then a 'finding of no significant effects' (FONSE) statement is issued to the appropriate authority, and the process is complete. If the effects are considered significant or their significance is unknown, then the process moves on to Stage 2.

Stage 2: Appropriate Assessment

Where the screening process has identified potential impacts which are considered significant or unknown, this process examines these potential impacts in detail, in relation to the conservation interests of the Natura 2000 site or sites. Mitigation measures may be suggested to reduce the likelihood or severity of these impacts. If the impacts are still considered to be significant or unknown after this stage is complete, then alternative solutions must be considered (Stage 3).

This Natura Impact Statement represents an **Appropriate Assessment** for planning permission for “the following:

i) Construction of 34 no. residential units comprising of:

a. 18 no. dwellings (8 no. 2 storey, semi-detached 4-beds, 4 no. 2 storey, semi-detached 3-beds, 3 no. 2 storey terrace, 3 beds, and 3 no. 1 storey bungalow 2-beds)

b. 16 no. duplex units (2 no. 1-bed simplex units, 6 no. 2-bed simplex units, and 6 no. 3-bed duplex units and 2 no. 2-bed duplex units.)

ii) Provision of new vehicular and pedestrian access to the site from the adjoining Knoxville Manor estate

iii) Provision of new pedestrian access to the site from Main Street

iv) Provision of car and bicycle parking,

v) Provision of public open space, private open space, site landscaping, public lighting, bin stores and site services.

vi) Provision of an ESB Substation

vii) All ancillary and associated site and development works

Development on this site was previously granted under PL.06/1022

A Natura Impact Statement (NIS) has been submitted as part of this application” at Bellaghy, Co. Sligo

Stage 3: Assessment of Alternative Solutions

‘If the potential impacts are still considered to be significant or unknown after the Appropriate Assessment stage, then alternative ways of implementing the project are considered at this stage. If no alternative solutions are possible, then it is considered whether the project or plan may go ahead regardless, if imperative reasons of overriding public interest (IROPI) are found’.

Stage 4: Imperative Reasons of Overriding Public Interest (IROPI)

If significant negative impacts on the Natura 2000 site are unavoidable, and no alternative solutions may be found, then this stage involves the consideration of whether the project or plan may go ahead despite these effects, for ‘imperative reasons of overriding public interest’ (IROPI).

2 DESCRIPTION OF THE PROPOSED DEVELOPMENT

2.1 Site Location

The subject site is located to the south of the Knoxville Manor estate. The application site is a greenfield site. To the west of the application site there is a wastewater treatment plant.

2.2 Characteristics of Proposed Development

"The proposed development will consist of the following:

i) Construction of 34 no. residential units comprising of:

a. 18 no. dwellings (8 no. 2 storey, semi-detached 4-beds, 4 no. 2 storey, semi-detached 3-beds, 3 no. 2 storey terrace, 3 beds, and 3 no. 1 storey bungalow 2-beds)

b. 16 no. duplex units (2 no. 1-bed simplex units, 6 no. 2-bed simplex units, and 6 no. 3-bed duplex units and 2 no. 2-bed duplex units.)

ii) Provision of new vehicular and pedestrian access to the site from the adjoining Knoxville Manor estate

iii) Provision of new pedestrian access to the site from Main Street

iv) Provision of car and bicycle parking,

v) Provision of public open space, private open space, site landscaping, public lighting, bin stores and site services.

vi) Provision of an ESB Substation

vii) All ancillary and associated site and development works

Development on this site was previously granted under PL.06/1022

A Natura Impact Statement (NIS) has been submitted as part of this application." at Bellaghy, Co. Sligo

The development site comprises an overall area of **1.0184 ha**. A map showing the site location is provided as **Figure 2.1**.

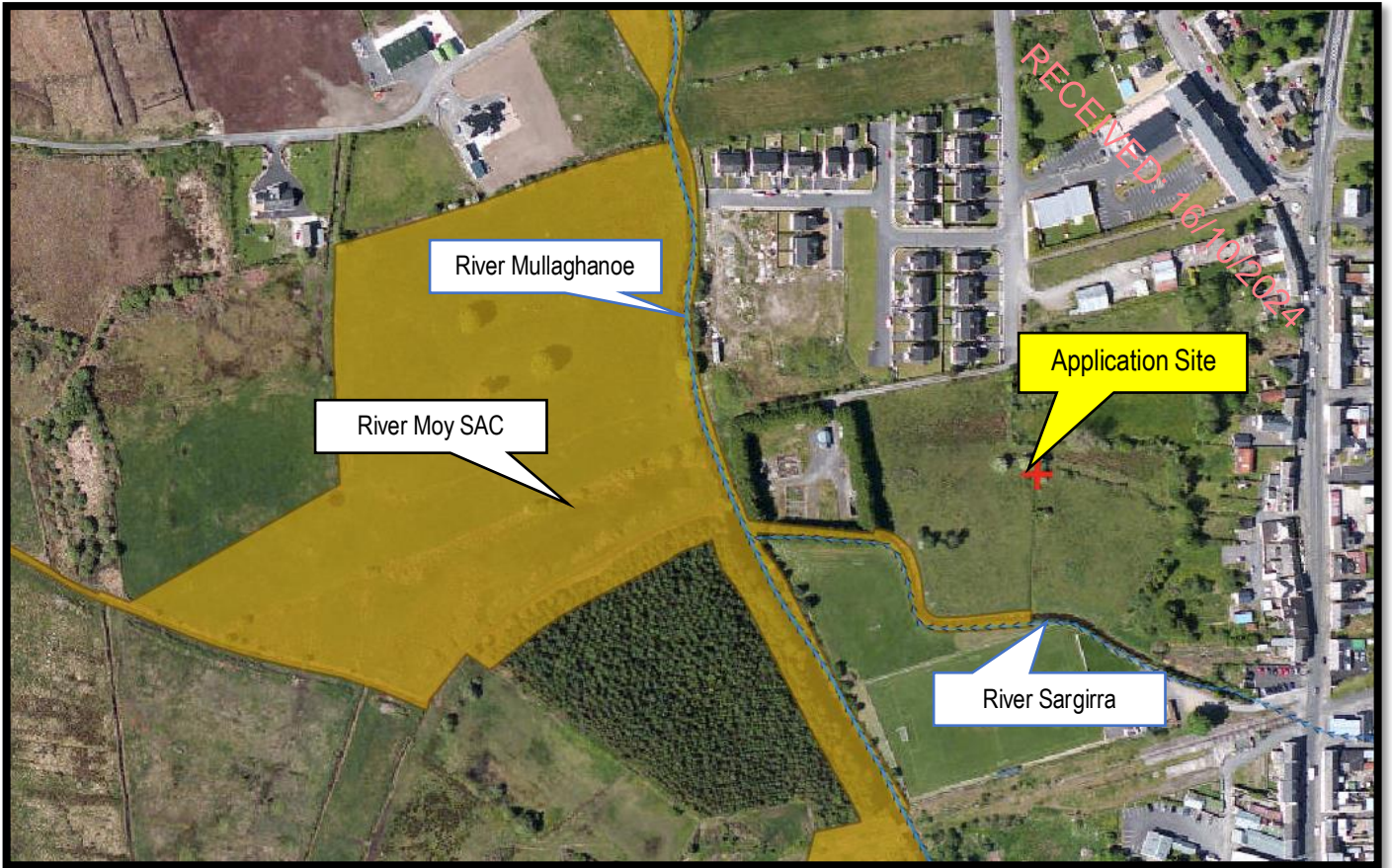


Fig 2.1 – Indicative Site Location (red X) in relation to River Moy SAC (Source- <https://gis.epa.ie/EPAMaps/AAGeoTool>)

3 CHARACTERISTICS OF THE EXISTING ENVIRONMENT

3.1 Habitats

A walkthrough of the site was conducted on the 20th of August 2024 and the 30th of August 2024. The NRA publication *Ecological Surveying Techniques for Protected Flora and Fauna* was used as a guide for surveying. Habitats were classified according to the information in *A Guide to Habitats in Ireland* (Fossitt 2000) and correlated with any Annex I habitats if applicable.

The site is mainly made up of a Improved Agricultural Grassland (GA1), species recorded were Ribwort (*Plantago lanceolata*), Cocks foot (*Dactylis glomerata*), Yorkshire fog (*Holcus lanatus*), Clover (*trifolium* spp.) and Dock leaves (*Rumex Obtusifolius*). There is small pockets of scrub (WS1) with some trees in the center to the south west the site, mainly made up of Hawthorn (*Crataegus monogyna*), Hazel (*Corylus avellana*) and Brambles (*Rubus fruticosus*). There is a drainage ditch which runs north to south of the site, this has some vegetation growing around it to the north of the site. To the north east of the site, there is scrub and hedgerows, there is some Rushes (*Juncus* spp.), Pussy Willow (*Salix caprea*), Thistles (*Cirsium* spp.) and Dandelions (*Taraxacum* spp.). There is a treeline to the west of the site made up of conifers.

The site is relatively flat but with a slight slope to the south. Majority of the south of the site is within a flood zone as per the Site Specific flood risk assessment prepared by Hydros Consulting Hydrologist.



Figure 3.1- Habitat Ma



Plate 8.1 – Looking North from site towards existing estate

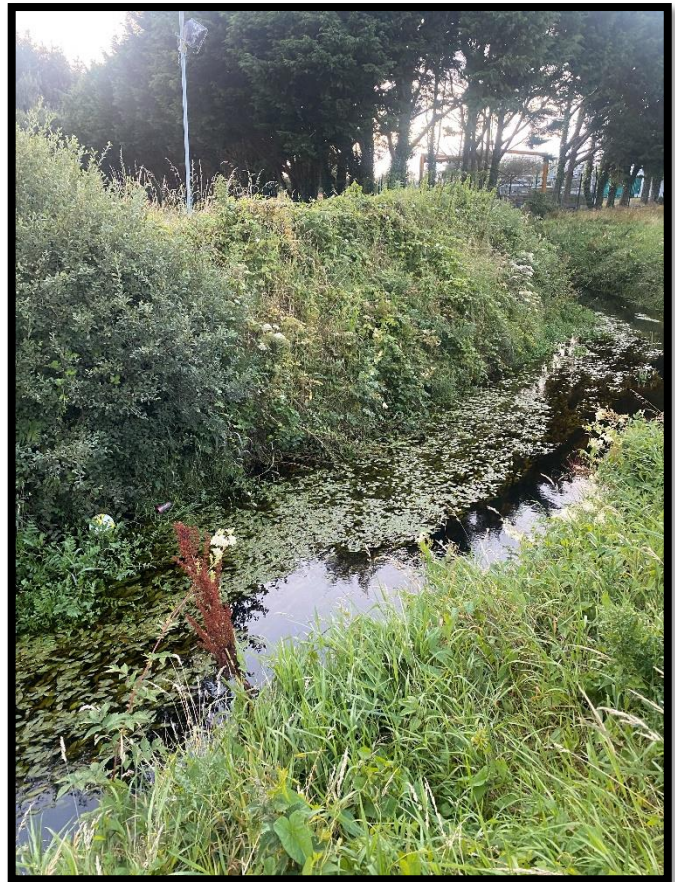


Plate 8.2 – At the south of the site looking to the east (Left) and south (Right)



Plate 8.3– Looking east from north of site



Plate 8.4– Looking South west from center of site

3.2 Fauna

Five bird species were observed from application site: Jackdaw (*Coloeus monedula*), Magpie (*Pica pica*) and Hooded Crows (*Corvus cornix*) and House Sparrow (*Passer domesticus*).

An Ecological Impact Assessment has been prepared and submitted as part of this application.

RECEIVED: 16/10/2024

4 EU NATURE CONSERVATION LEGISLATION AND NATURA 2000 SITES.

There are three main types of designation for nature conservation in Ireland: Special Areas of Conservation (SACs), Special Protection Areas (SPAs) and Natural Heritage Areas (NHAs). NHAs are designated under the Irish Wildlife Act 1976 (amended 2000). SACs and SPAs are designated under European legislation, the EU Habitats Directive 92/43/EEC (transposed into Irish law in the European Union (Natural Habitats) Regulations, 1997 as amended in 1998 and 2005) and the EU Birds Directive 79/409/EEC, respectively. These European designated sites (SACs and SPAs) are also known as Natura 2000 sites. This means that they are part of the Natura 2000 Network, a network of important ecological sites across the European Union.

Sites are designated on the basis of the presence of certain 'Qualifying Features', i.e. the habitats listed under Annex I and the species listed under Annex II of the EU Habitats Directive.

Once a site is designated as an SAC and publicly advertised it is legally protected and becomes a proposed candidate SAC (pcSAC). A three month period follows during which landowners may lodge an objection to the designation. Details of each proposed SAC are then given to the EU Commission, and thereafter the site is called a "candidate SAC". Once the sites are approved by the commission, they are formally designated by the Minister.

4.1 Appropriate Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites

Due to the proximity of the proposed development site to a Natura 2000 site, an Appropriate Assessment may be required under the Habitats Directive 92/43/EEC, Article 6(3) and (4), Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites. Such assessments are required where it is identified that a proposed plan or project could have significant impact on a Natura 2000 site. Articles 6(3) and (4) of the Directive, state the following;

6.3 'Any plan or project not directly connected with or necessary to the management of the site but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subject to Appropriate Assessment of its implications for the site in view of the site's conservation objectives... 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....'

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... the Member State shall take all compensatory measures necessary to ensure that the overall coherence of Natura 2000 is protected...'

5 EUROPEAN SITES IN THE LIKELY ZONE OF IMPACT OF THE PROPOSED DEVELOPMENT

A desktop study was conducted examining online and GIS spatial datasets for Surface Water Catchments and European designated sites. Information from the site was gleaned from the following source:

- The National Park and Wildlife website www.npws.ie was consulted for details of protected sites and rare and protected species in the area.
- The Geological Survey of Ireland (GSI) was consulted for information on the soils, geology and hydrology of the site.
- The website catchments.ie was used to review information on groundwater
- Relevant Development Plans and Local Area Plans in the neighbouring areas.
- The planning section of the Sligo County Council's website was consulted for information on local planning applications.
- Various other publications and websites were consulted for supporting information (see References section)

European sites within the zone of likely effects of the project were identified along with potential water connectivity. The surrounding Natura 2000 sites barring River Moy SAC were screened out due to significant distance and no identifiable connectors/receptors (See Appropriate Assessment Screening Report submitted as part of this application)

Table 5.1 lists all European Sites within the zone of likely effect. The site synopsis and conservation objectives of these sites, as per the NPWS website (www.npws.ie), were considered at the time of preparation of this report. Details of these sites, including their distance from the proposed development, are provided in **Table 5.1**.

Table 5.1 Determination of European Sites within the Likely Zone of Impact

European Site	Qualify Interests/Special Conservation Interests for which the European Site has been designated (Sourced from NPWS online Conservation Objectives, www.npws.ie)	Conservation Objectives	Zone of Likely Impact Determination
<p>River Moy SAC Site code-002298</p> <p>The site for the proposed development lies approximately 66 meters to the northeast of the River Moy SAC.</p>	<ul style="list-style-type: none"> • Lowland hay meadows (<i>Alopecurus pratensis</i>, <i>Sanguisorba officinalis</i>) [6510] • Active raised bogs [7110] • Degraded raised bogs still capable of natural regeneration [7120] • Depressions on peat substrates of the Rhynchosporion [7150] • Alkaline fens [7230] • Old sessile oak woods with Ilex and Blechnum in the British Isles [91A0] • Alluvial forests with <i>Alnus glutinosa</i> and <i>Fraxinus excelsior</i> (<i>Alno-Padion</i>, <i>Alnion incanae</i>, <i>Salicion albae</i>) [91E0] • <i>Austropotamobius pallipes</i> (White-clawed Crayfish) [1092] • <i>Petromyzon marinus</i> (Sea Lamprey) [1095] • <i>Lampetra planeri</i> (Brook Lamprey) [1096] • <i>Salmo salar</i> (Salmon) [1106] • <i>Lutra lutra</i> (Otter) [1355] 	<p>Detailed conservation objectives for this site (Version 1 3rd of August 2026) were reviewed as part of the assessment and are available at www.npws.ie</p>	<p>The River Mullaghnoe is located to the west of the site and the river Sargirra (see fig 3.1 below). This waterbodies flood through and towards the River Moy SAC located to the west and south of the site.</p> <p>There is an identifiable flood risk towards the south of the application site as per the site-specific flood risk assessment submitted as part of this application. This creates a hydrological connector/receptor pathway between the application site and the SAC. Therefore, indirect impacts cannot be ruled out during the construction phase, due to the potential for surface water runoff, pollution and disturbance in the absence of mitigation measures.</p> <p>No impacts are predicted during the operational phase.</p> <p>Following preliminary assessment, it is considered to be within the Likely Zone of Impact.</p>

6 MITIGATION AND BEST PRACTICE MEASURES

The following best practice measures will be adhered to during the construction of the proposed development. These are an integral part of the design of the project and are considered standard procedure. These guidelines should be read in conjunction with the “*Preliminary Construction Environmental Management Plan*” prepared by Enviroplan Consulting Limited and submitted as part of this planning application.

6.1 Site Set Up

- No construction is to take place on site when a “orange” weather warning or higher has been issued by Met Eireann.
- Prior to any preparation works or construction works, a fence will be erected on site where construction works will be confined to, no works will take place outside of this area. This is to be supervised by a consultant ecologist. This is to prevent disturbance to the river and any associated species.
- A silt fence will be erected before any preparation or construction works on site commencement, to the South of the site and outside of the identifiable flood zones . This silt fence will remain in place for the entirety of the construction phase. This fence must be kept up until all construction is completed. (See Fig 6.1).
- The construction compound will be located within flood zone C as identified on site.

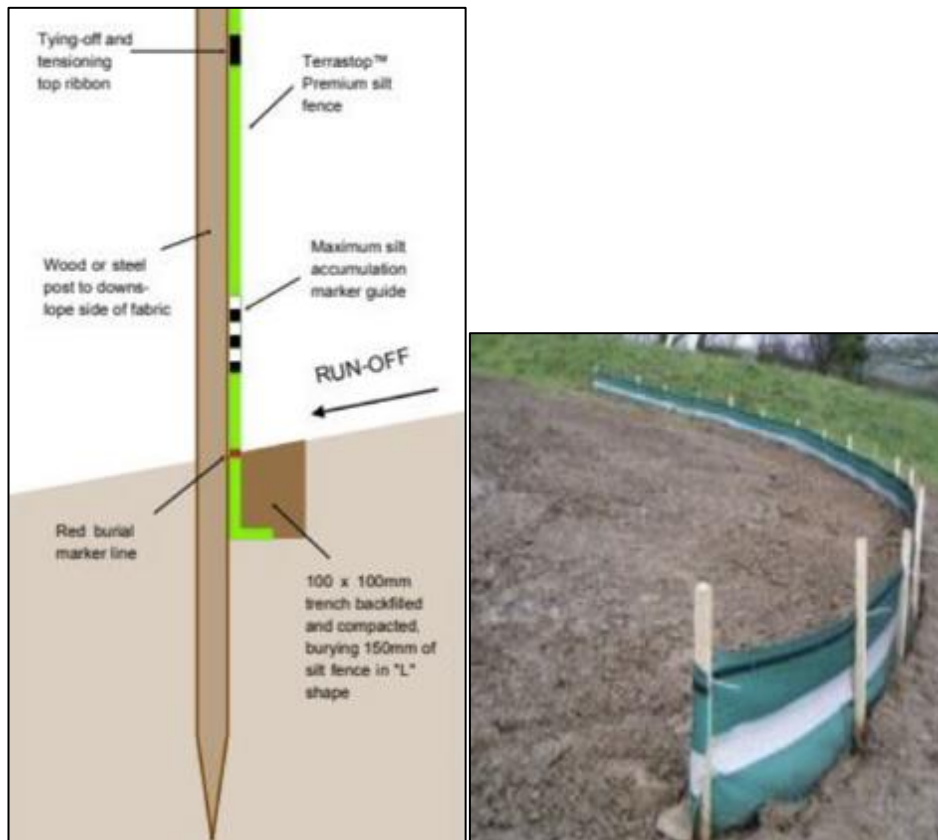


Fig 6.1 – Example of Hy-Tex Terrastop™ Premium silt trap installation.

6.2 Earthworks

- The construction of the bio swale to the south of the site is to be carried out prior to any other works and during a dry period. The construction of this will take 1-2 days. After the excavation work has been carried out the rain garden is to be seeded and planted immediately, this will prevent soil erosion and sedimentation of the adjacent water body.
- Works such as soil excavations, soil depositing or soil stripping shall not take place immediately following periods of heavy or prolonged rainfall.
- All stockpile areas of sand, gravels and soils should be stored on level terrain and shall be covered during heavy rainfall periods in order to prohibit the mobilisation of sediments.
- If gravel or handstand materials are being brought onsite ensure that the source is free of invasive species such as Japanese Knotweed, *Gunnera* and *Rhododendron*.
- Any invasive species identified within the application site are to be removed and treated by a licensed and trained specialist to prevent the spread of invasive species. This measure is to be carried out prior to any construction work on the application site

6.3 Air Quality Dust and Emissions

- Dust and mal odours will be kept to a minimum
- The site shall be dampened down as necessary to minimise windblown dust when necessary or during periods of dry weather.
- Dust suppression equipment must be used when point source emissions are likely
- No Burning of materials will be allowed onsite
- Care will be taken from the commencement of the project that the deposition of debris on local roads is kept to a minimum

6.4 Refuelling, fuel and hazardous materials storage

- All machinery maintenance and re-fuelling shall be carried out off-site. Spill kits for contaminants such as fuels oils and lubricants must be used
- All petroleum products to be banded during the construction stage of the development.

6.5 Environmental Approvals and Licenses

- Appropriate waste permits will be provided to and retained by the supervising engineer for the completion of demolition / waste disposal file

6.6 Water Contamination

- Due to white clawed crayfish being a QI of the River Moy SAC, which is adjacent to the application site and the risk of crayfish plague, measures must be employed to protect the species. All equipment which has been used in water should be treated with a non-toxic disinfectant or a strong saline solution and then thoroughly dried (ideally over 24 hours) BEFORE being used in water again. It is noted that no works are to take place on the riverbank, however precautionary measures should be taken.

- All direct discharges of pollutants into groundwater is prohibited.
- Drip trays must be utilized for all machinery on site and monitoring undertaken to ensure that there is no risk of overflowing and that they are adequately sized to deal with the specific element of machinery that they are protecting against.
- Site storage will be on an impervious base within a secondary containment system such as a bund.
- A spill kit with sand or earth will be kept close to storage areas. Staff will be trained on how to use spill kits correctly.
- Damaged, or leaking drums will be removed from site immediately and disposed of via a registered waste disposal contractor.
- No concrete or cleaning water should enter soil or the adjacent waterway.
- Construct systems to collect, convey, treat and attenuate the surface water runoff generated by the proposed development.

6.7 Drainage and Water Quality

- The works shall be planned and executed in accordance with Environmental Protection Agency Guidelines.
- Wash water from on-site mixers or lorries shall be disposed of appropriately off site
- The contractor should ensure that operations do not give rise to the discharge of large quantities of dirty water into the watercourses. Measures must be in place to ensure that silt will not be allowed to enter the water system.
- To prevent run off from stripped ground, banks are to be placed on the downstream side of stock piles.
- Water from excavations shall be pumped to land and allowed to settle, or passed through silt traps, before returning into the watercourse.
- Good site management will ensure that surface water and groundwater will be protected from accidental contamination.
- Washing out of concrete trucks should not be permitted within the site and should be conducted in hard standing areas
- Works with concrete shall be done during dry conditions for a period sufficient to cure the concrete (at least 48 hours).
- Concrete pours shall occur in contained areas
- Portable toilets and sanitary facilities will be provided for site use.
- Plant will be re-fuelled away from watercourses.
- All site operatives will have immediate access to spill kits when machinery is being used.
- All construction to the south of the site and in close proximity is to be carried out in line with the Inland Fisheries Ireland 2016 Guidelines

6.8 Noise Control Measures

- While increased levels of background noise are unavoidable during the demolition and construction phase of any project, measures will be implemented to reduce the number of noise-generating activities occurring concurrently.
- A copy of the EPA 'Guidance Note for Noise: License Applications, Surveys and Assessments in Relation to Scheduled Activities (NG4)' will be available on site for the duration of the works and will be referred to as required during the works.

7 ASSESSMENT OF LIKELY EFFECTS ON EUROPEAN SITES

Any likely direct or indirect effects of the proposed development, both alone and in combination with other plans and projects, on European Sites by virtue of the following criteria: size and scale, land-take, distance from the European Site or key features of the site, resource requirements, emissions, excavation requirements, transportation requirements and duration of construction and operation have been considered in this assessment.

7.1 Assessment with regard to each of the European Sites located within the Likely Zone of Impact

Table 7.1 provides the assessment with regard to each of the European Sites located within the Likely Zone of Impact. The River Moy SAC are within the Likely Zone of Impact.

Table 7.1 Assessment of pathways for potential adverse effects on the integrity of European Sites within the Zone of Likely Impact of the Proposed Works

European Site	Pathways for Direct Effects	Pathways for Indirect Effects	Potential for adverse effects on the European Site
<p>River Moy SAC Site code- 002298</p> <p>The site for the proposed development lies approximately 66 meters to the northeast of the River Moy SAC.</p>	<p>There is no potential for direct effect on the Qualifying Interests of the European Site. The proposed works are entirely outside the boundary of the European Site. However indirect effects/impacts cannot be ruled out, due to the identifiable hydrological connection.</p>	<p>The River Mullaghanoe is located to the west of the site and the river Sargirra (see fig 3.1 below). This waterbodies flood through and towards the River Moy SAC located to the west and south of the site.</p> <p>There is an identifiable flood risk towards the south of the application site as per the site-specific flood risk assessment submitted as part of this application. This creates a hydrological connector/receptor pathway between the application site and the SAC. Therefore, indirect impacts cannot be ruled out during the construction phase, due to the potential for surface water runoff, pollution and disturbance in the absence of mitigation measures</p> <p>Best practice and mitigation measures are outlined in Section 6 of this report. It should be noted that</p> <ul style="list-style-type: none"> • All construction to the east of the site and in close proximity is to be carried out in line with the Inland Fisheries Ireland 2016 Guidelines. • Prior to any preparation works or construction works, a fence will be erected on site where construction works will be confined to, no works will take place outside of this area. This is to be supervised by a consultant ecologist. This is to prevent disturbance to the river and any associated species. • A silt fence will be erected before any preparation or construction works on site commencement, to the South of the site and outside of the identifiable flood zones . This silt fence will remain in place for the entirety of the construction phase. This fence must be kept up until all construction is completed. (See Fig 6.1). • The construction compound will be located within flood zone C as identified on site. 	<p>With the proposed mitigation in place as stated in section 6, there is no potential for impact on this European site. No potential for adverse effect.</p>

8 LIKELY CUMULATIVE IMPACT OF THE PROPOSED DEVELOPMENT ON EUROPEAN SITES, IN-COMBINATION WITH OTHER PLANS AND PROJECTS

The proposed development was considered in combination with other plans and projects in the area that could result in cumulative effects on European Sites.

A search was carried out on Sligo County Council's online planning query system the 9th of September 2024. It was ascertained that 3 other local planning application have been granted within a 300m radius of the site in the past 5 years.

Planning Reference Number – 19163

For development consisting of change of use from office use to residential use to first and second floor units with consequential changes to the elevations together with ancillary and associated works

Planning Reference Number – 19261

Development consisting of change of use from office use to residential use to first and second floor units with consequential changes to the elevations together with ancillary and associated works

Planning Reference Number – 2460234

Planning permission to demolish existing sheds and permission to construct a residential housing development consisting of 17 number dwelling house units (2no. detached houses, 12no. semi detached houses and 3no. terraced houses), construct new site entrance and connect to public sewer all as per drawing documents submitted together with all ancillary site works and service

9 CONCLUDING STATEMENT

9.1 Characteristics of the Site and Development

This report details the results of an Appropriate Assessment carried out for “ *the following*:

i) Construction of 34 no. residential units comprising of:

a. 18 no. dwellings (8 no. 2 storey, semi-detached 4-beds, 4 no. 2 storey, semi-detached 3-beds, 3 no. 2 storey terrace, 3 beds, and 3 no. 1 storey bungalow 2-beds)

b. 16 no. duplex units (2 no. 1-bed simplex units, 6 no. 2-bed simplex units, and 6 no. 3-bed duplex units and 2 no. 2-bed duplex units.)

ii) Provision of new vehicular and pedestrian access to the site from the adjoining Knoxville Manor estate

iii) Provision of new pedestrian access to the site from Main Street

iv) Provision of car and bicycle parking,

v) Provision of public open space, private open space, site landscaping, public lighting, bin stores and site services.

vi) Provision of an ESB Substation

vii) All ancillary and associated site and development works

Development on this site was previously granted under PL.06/1022

A Natura Impact Statement (NIS) has been submitted as part of this application” .at Bellaghy, Co. Sligo

The site for the proposed development lies approximately 66 meters to the north east of the River Moy SAC. The River Mullaghanoe is located to the west of the site and the river Sargirra. This waterbodies flood through and towards the River Moy SAC located to the west and south of the site.

a) Is the project directly connected with or necessary to the management of the site?

The project is not directly connected with or necessary to the management of any European Site.

b) Cumulative Impact Assessment - Are there any other projects or plans that together with the project being assessed could affect the site?

A search in relation to plans and projects that may have the potential to result in cumulative impacts on European sites was carried out as part of the Appropriate Assessment Process. As detailed above in **Section 8**, the proposed development will have no individual or in-combination impacts on any European site in any regard.

9.2 Assessment of Significance of Effects

Describe how the project is likely to affect the Natura 2000 sites

The project as planned will not adversely affect the integrity of any European site. During the assessment, pathways for potential significant indirect impacts/effects on the River Moy SAC were identified in the form of surface water contamination, due to the river to the south and the flood plain. This report has provided an assessment of all potential pathways for direct impacts/effects and indirect impacts/effects on European Sites, A silt trap is to be erected along the southern boundary of the site.

All construction to the east of the site and in close proximity is to be carried out in line with the Inland Fisheries Ireland 2016 Guidelines.

Any identified potential pathways for impacts/effects are robustly blocked through the mitigation proposed, avoiding the potential for any adverse impacts via any of the pathways identified.

RECEIVED: 16/10/2024

a) Explain why these effects are not considered significant

- There will be no negative direct impacts or reduction in Annex I habitat area or Annex II species within any European Site.
- There will be no reduction in key habitats supporting populations of Annex II species and no reduction in the populations of any Annex II species.
- Any potential pathways for impact have been blocked through good design, mitigation measures and a suitability assessment of the lands for development of this type.
- The works themselves will involve little disturbance or disruption to the ecological processes in the area during construction, operation or decommissioning.

Data Collected to Carry Out Assessment

In preparation of the report, the following sources were used to gather information:

- Review of NPWS Site Synopses and Conservation Objectives for European sites.
- Site Visit on the 20th of August 2024 and the 30th of August 2024.
- Desk study of relevant ecological information.

9.3 Concluding Statement

With the implementation of the best practice and mitigation measures described in **Section 6** of this report, it is not expected that the proposed development will give rise to any direct, indirect or secondary impacts on the River Moy SAC.

It particular a silt fence will be erected along the southern boundary of the application site, before the commencement of works on site. This fence is to remain in place for the entirety of the construction phase. This will mitigate any potential surface water runoff entering the River Moy SAC via the river to the south. All construction to the south of the site and in close proximity to the river is to be carried out in line with the Inland Fisheries Ireland 2016 Guidelines.

Therefore, no impacts/effects are expected in on any of the SSCO associated with the River Moy SAC.

10 BIBLIOGRAPHY

Birds Directive (2009/47/EC) – http://ec.europa.eu/environment/nature/legislation/birdsdirective/index_en.htm

CIEEM (2016) Institute of Ecology and Environmental Management Guidelines for Ecological Impact Assessment. (9) EC (2001) Methodological guidance on the provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC

DEHLG (2009) Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities. DEHLG, Dublin.

EC (2021) Assessment of plans and projects in relation to Natura 2000 sites-Methodological guidance on the provision of Article 6(3) and (4) of the Habitats Directive 92/43/EEC

DoEHLG (2010). Appropriate Assessment of Plans and Projects in Ireland. Guidance for Planning Authorities. Revision, February, 2010. Department of the Environment, Heritage and Local Government.

EC (2000) Managing Natura 2000 Sites: the provisions of Article 6 of the 'Habitats' Directive 92/43/EEC, Office for Official Publications of the European Communities, Luxembourg. European Commission.

EC (2001) Assessment of plans and projects significantly affecting Natura 2000 sites: Methodological guidance on the provisions of Articles 6(3) and (4) of the Habitats Directive 92/43/EEC.

EC (2002) 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, Office for Official Publications of the European Communities, Luxembourg. European Commission.

EC (2007a) Guidance document on Article 6(4) of the 'Habitats Directive' 92/43/EEC – Clarification of the concepts of: alternative solutions, imperative reasons of overriding public interest, compensatory measures, overall coherence, opinion of the commission. Office for Official Publications of the European Communities, Luxembourg. European Commission.

EC (2013) Interpretation Manual of European Union Habitats. Version EUR 28. European Commission, DG Environment.

EPA (2002) Guidelines on the information to be contained in Environmental Impact Statements. Environmental Protection Agency.

EPA (2003) Advice Notes on current practice in the preparation of Environmental Impact Statements. Environmental Protection Agency.

EPA website: <http://www.epa.ie>.

European Communities (Natural Habitats) Regulations, SI 94/1997, SI 233/1998 & SI 378/2005 – <http://www.irishstatutebook.ie>.

Fossit, Julie A. (2000) A Guide to Habitats in Ireland, The Heritage Council

Habitats Directive (92/43/EEC).

NPWS (2013) The Status of EU Protected Habitats and Species in Ireland. Conservation Status in Ireland of Habitats and Species listed in the European Council Directive on the Conservation of Habitats, Flora and Fauna 92/43/EEC.

NPWS of the DEHLG (2013) The Report on Status of Habitats and Species in Ireland: Technical Reports and Forms.

NPWS Protected Site Synopses available on <http://www.npws.ie/en/ProtectedSites/>.

NRA (2009) Guidelines for the Assessment of Ecological Impacts of National Road Schemes.

Water status data available on <http://www.epa.ie> and <http://www.wfdireland.ie>

Wildlife Act 1976 and Wildlife (Amendment) Act 2000.

Council Directive 92/43/EEC of 21 May 1992 on the conservation of natural habitats and of wild fauna and flora (Habitats Directive) and Directive 2009/147/EC (codified version of Directive 79/409/EEC as amended) (Birds Directive) – transposed into Irish law as European Communities (Birds and Natural Habitats) Regulations 2011 (SI 477/2011)

Marnell, F., Kelleher, C. & Mullen, E. (2022) Bat mitigation guidelines for Ireland v2. Irish Wildlife Manuals, No. 134. National Parks and Wildlife Service, Department of Housing, Local Government and Heritage, Ireland

RECEIVED 16/10/24

