

**To:** Mary Mulholland, Director of Services

**From:** Arlene O' Connor, Senior Executive Planner

**Proposal:** Part VIII proposal - Development of 6 houses at Smithsland South, Kilkenny (Site to rear of Presentation Secondary School playing pitch, proposed access adjacent to Hawthorn Walk, Parcnagowan)

**Re:** Environmental Impact Assessment – Screening for Environmental Impact Assessment Report (EIAR).

**Planning Legislation:**

Planning and Development Regulations 2001-2018, Schedule 5, Part 1 and 2  
European Union (Planning and Development) (Environmental Impact Assessment) Regulations 2018 Article 75 which amends Article 120 of the Regulations 2001  
Planning and Development Act 2000 – 2018

**Characteristics of Project**

Under this Part VIII proposal, Kilkenny County Council are proposing the construction of 6 no. houses at Smithsland South, Kilkenny.

**Location**

The site is to the rear of Presentation Secondary School playing pitch, proposed access adjacent to Hawthorn Walk, Parcnagowan in Kilkenny city.

**Type and characteristics of potential impact**

From assessing the documentation associated with the construction of 6 no. houses on residential zoned lands in the city, it is considered that the proposed development is significantly below sub threshold Part 2 activities and having regard to the environmental sensitivities of this area and the potential impacts based on the following environmental factors;

- Population and human health
- Biodiversity, with particular attention to special and habitats protected under the Birds and Habitats Directives
- Land, soil, water, air and the landscape
- Climate
- Interaction between above
- Expected effects from relevant major accidents and / or disasters

it is determined that no Environmental Impact Assessment Report is required.

An Appropriate Assessment Screening report was also carried out by the Planning Authority, in relation to the proposed Part VIII works at Smithsland South and this concluded that significant impacts on any Natura 2000 site can be ruled out therefore it was determined that a Natura Impact Assessment was not required.

**Conclusion**

It is determined that based on the above preliminary examination, there is no real likelihood of significant effects on the environment arising from the proposed development works and

therefore it is recommended that no Environmental Impact Assessment Report is required for this Part VIII proposal at Smithsland South, Kilkenny.

Signed: Arlene O' Connor,  
Senior Executive Planner,  
Kilkenny County Council.  
4/6/2019