

COMHAIRLE CONTAE BAILE ÁTHA CLIATH THEAS
South Dublin County Council
Record of Executive Business and Chief Executive's Orders

Planning and Development Act 2000 (as amended)
Planning and Development Regulations, 2001 (as amended)

Section 179A: Proposed housing development of 13 Age-Friendly homes, single-storey shared facilities structure and all associated site and development works at Alpine Heights, Clondalkin, Dublin 22

Appropriate Assessment (AA) Screening Determination

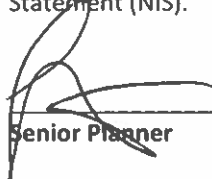
Pursuant to the requirements of the above, South Dublin County Council is proposing to carry out the construction of a Housing Development of 13 age-friendly homes, single-storey shared facilities structure and all associated site and development works at Alpine Heights, Clondalkin, Dublin 22.

It is intended to place the plans and particulars for the proposed development on public display in accordance with the requirements of Section 179A of the Planning and Development Act 2000 (as amended) and the Planning and Development Regulations 2001 (as amended).

Having regard to Article 6 of the Habitats Directive 92/43/EEC and (inter alia) the Department of Housing Planning Community and Local Government's *Appropriate Assessment of Plans and Projects in Ireland Guidance for Planning Authorities* (2010), screening of the development for Appropriate Assessment was carried out in March 2024 by Forestry Environmental Research and Services Ltd of Sillogue, Kilberry, Navan, Co Meath.

Following an examination, analysis and evaluation of the relevant information, including in particular, the nature of the project and its potential relationship with European sites and their conservation objectives, as well as considering other plans and projects, and applying the precautionary principle, the Screening has determined that there is no potential for likely significant effects on any European sites.

For the reasons outlined above it is considered that the application for consent for the proposed development does not require an Appropriate Assessment or the preparation of a Natura Impact Statement (NIS).


Senior Planner

Order: That South Dublin County Council as the Competent Authority having considered the AA Screening Report prepared by Forestry Environmental Research and Services Ltd of Sillogue, Kilberry, Navan, Co Meath, makes a determination that, when considered either alone or in combination with other plans or projects, a Stage 2 Appropriate Assessment will not be required to accompany the proposal for a housing development of 13 age-friendly homes, single-storey shared facilities structure and all associated site and development works at Alpine Heights, Clondalkin, Dublin 22.


Director Land Use
Planning and Transport

Date: 07 March 2024

To whom the appropriate powers have been delegated by order number DELG (1923) of the Chief Executive of South Dublin County Council.

