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Cork County Council

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RE: EIA Pre-Screening Assessment (Environmental Impact Assessment)

15/05/23

To whom it concerns.

I have examined the Part 8 'Shantyman' Sculpture Scheme at Five Foot Way Carpark, Cobh. The sculpture is set in a specially designed recreational area of c.120sq.m. includes seating and rainwater garden (SuDS) planted with up to 6no. trees and lighting.

Having regard to the description (and nature, size and location) of the proposed development, I am satisfied that the proposed development does not fall within a class set out in Annex I or Annex II of the Directive; or (Schedule 5 Parts 1 and 2 (*including Part 2, Class 10*) of the Planning and Development Regulations 2001, as amended); and as such the proposed development is not subject to the EIA directive, and no screening is required.

The need for environmental impact assessment can, therefore, be excluded.

A handwritten signature in black ink, appearing to read 'Thomas Watt'.

Thomas Watt
Senior Planner

Preliminary Examination

The planning authority shall carry out a preliminary examination of, at the least, the nature, size or location of the development. (Based on the details submitted by the applicant which includes Planning Report, Flood Risk Assessment, Engineering Report and Planning and Engineering drawings).

Nature of the development:

Is the nature of the proposed development exceptional in the context of the existing environment? No

Will the development result in the production of any significant waste, or result in significant emissions or pollutants? No

Comment: nature of development is not exceptional in its context and will not result in significant wastes emissions or pollutants given the scale of the proposal, a modest pavilion/stage and new paving.

Size of the development:

Is the size of the proposed development exceptional in the context of the existing environment? No
Are there cumulative considerations having regard to other existing and/or permitted projects? No

Comment: This is a stand-alone project, of a very minor scale.

Location:

Is the proposed development located on, in, adjoining or does it have the potential to impact on an ecologically sensitive site or location? Yes, located adjoining sensitive sites. Potential, No.

Does the proposed development have the potential to affect other significant environmental sensitivities in the area? No

Comment:

The site is identified as being susceptible to flooding (Zone A & B) and is located 1.9 km northeast of the closest section of the SPA (Monkstown Creek) and 2.1 km via the marine pathway. The proposed development will be located 3.8 km south of the SAC and 6.1 km via the marine pathway.

The recreational area is considered to be Green Infrastructure, a water compatible land use. The proposal is not considered to be a vulnerable structure, likely to cause injury, nor likely to have significant effect given its modest scale and extent and having regard to the nature of the structure upon which it is to be erected. Surface water is somewhat managed within the raingarden. There is a decrease in parking provision, thus reducing risks of hydrocarbon pollutants.

(Note. A site specific Flood Risk Assessment is required to be prepared in accordance with CDP Objective WM11-15.)

Conclusion:

Based on a preliminary examination of the nature, size or location of the development.

There is no real likelihood of significant effects on the environment. EIA is not required.

~~There is real likelihood of significant effects on the environment. An EIAR is required.~~

~~There is significant and realistic doubt regarding the likelihood of significant effects on the environment.~~

~~Request the applicant to submit the Information specified in Schedule 7A the purposes of a screening determination. Proceed to Screening Determination~~

Thomas Watt, SP

15/05/23