



**Strategic Environmental Assessment Screening Determination under the  
Planning and Development Act 2000 as amended for:  
Proposed Variation 1 to the Kilkenny City and County Development Plan 2021**

A Strategic Environmental Assessment Screening determination has been made by Kilkenny County Council regarding Proposed Variation 1. Article 13 (K) of the Planning and Development Regulations (Strategic Environmental Assessment) 2004 requires, inter alia, a determination to be made as to whether the Proposed Variation warrants the undertaking of environmental assessment.

The Proposed Variation is in order to:

- change the zoning on two sites, as part of the implementation of the Residential Zoned Land Tax, in Kilkenny City as follows:
  - An area of approx. 0.6 hectares at Aut Even Farm, Freshford Road, Kilkenny City from 'Existing Residential' to 'Agriculture', to reflect the existing use, and align the zoning with the remainder of the agricultural enterprise.
  - An area of approx. 0.2 hectares at Bleach Road, Kilkenny City from 'Existing Residential' to 'Amenity/Green Links/Biodiversity conservation/open space and recreation' to align with the Strategic Flood Risk Assessment recommendations for the site, with the inclusion of a site specific objective, Z17, as follows; Z17 *Any application for residential development at this location can include consideration for the provision of the private or semi-private open space in the open space zoning, subject to a Site Specific Flood Risk Assessment.*

In accordance with the requirements of Article 13K, a 'screening' of the proposed Variation was undertaken in respect of SEA. A Draft Screening report, setting out the Council's considerations with regard to the relevant criteria for determining whether the Variation was likely to have significant impacts on the environment as set out in Schedule 2A of S.I. No. 436/2004, was submitted to the environmental authorities in line with Article 13A(4)(a) of the Planning and Development Regulations (Strategic Environmental Assessment) 2004.

None of the authorities advised that a Strategic Environmental Assessment should be carried out; the information contained in the response received from the EPA has been taken into account.

The SEA screening, which had regard to the criteria set out in schedule 2A of S.I. No. 436/2004, did not indicate that that the proposed Variation was likely to have significant impacts on the environment.

Taking into account the findings of the SEA process that are detailed in an SEA Screening Report that accompanies this Determination, Kilkenny County Council have determined that the Proposed Variation to the Kilkenny City and County Development Plan 2021 would not be likely to have significant effects on the environment, therefore an environmental assessment is not required.

Signed Denis Malone  
Denis Malone, Senior Planner

Date 2/10/2023