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Environmental Impact Assessment screening report:

A Proposed development consisting of the change of use of a commercial unit for use as public library at Unit B1, New Street, Ballaghaderreen, Co. Roscommon, F45 K763



December 2023

1.0 DEVELOPMENT DESCRIPTION

Roscommon County Council have indicated their intention to apply for planning permission for a proposed development at Unit B1, New Street, Ballaghaderreen, Co. Roscommon, F45 K763 Permission will be sought under Part 8 of the Planning and Development Regulations 2001.

The proposed development will consist of: The change of use of an existing commercial unit for use as a public library, there are no physical changes to the building or surrounding site proposed.

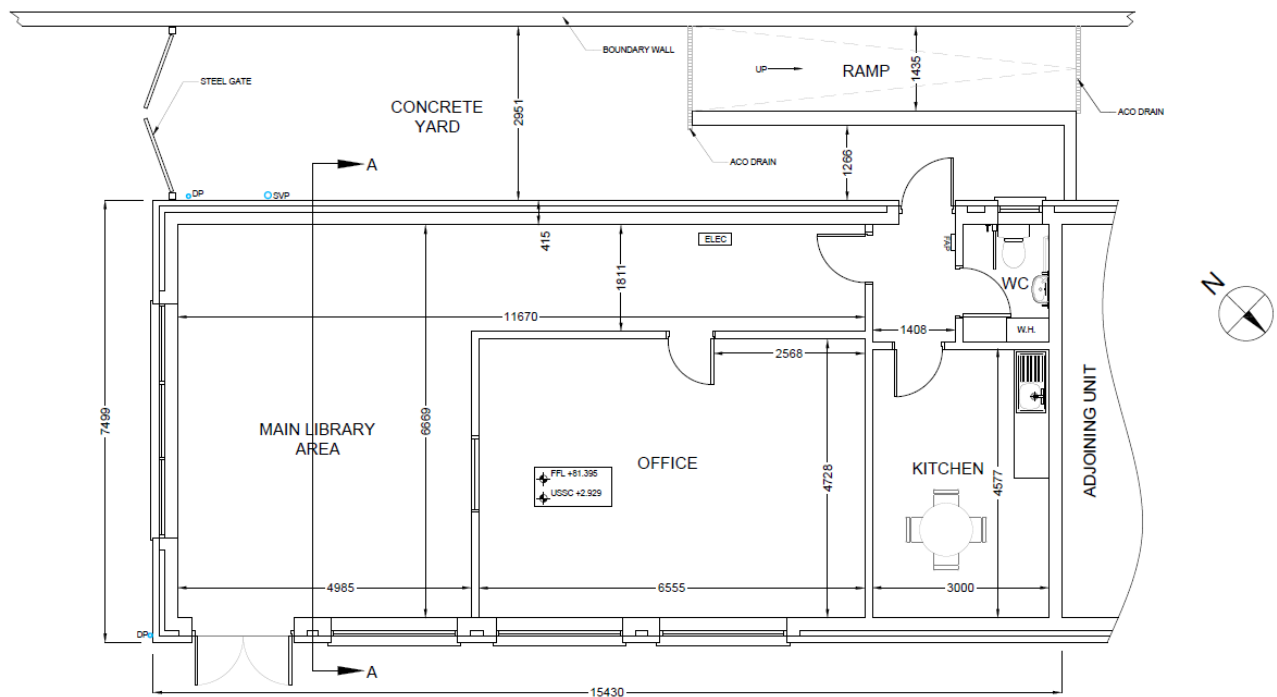


Figure 1-Floor Plan

2.0 SCREENING METHODOLOGY

This Screening report uses the checklist provided on:

http://ec.europa.eu/environment/archives/eia/eia-guidelines/screening_checklist.pdf

This checklist is designed to help in deciding whether an EIA is required based on the characteristics of a project and its environment.

We will briefly describe the relevant characteristics of the project or its environment and then consider whether any effect is likely to result and is likely to be significant and enter the response in column 3, noting reasons why.

The checklist provided at:

http://ec.europa.eu/environment/archives/eia/eia-guidelines/scoping_checklist.pdf

is then used to ascertain whether the project “is likely to result in a significant effect”

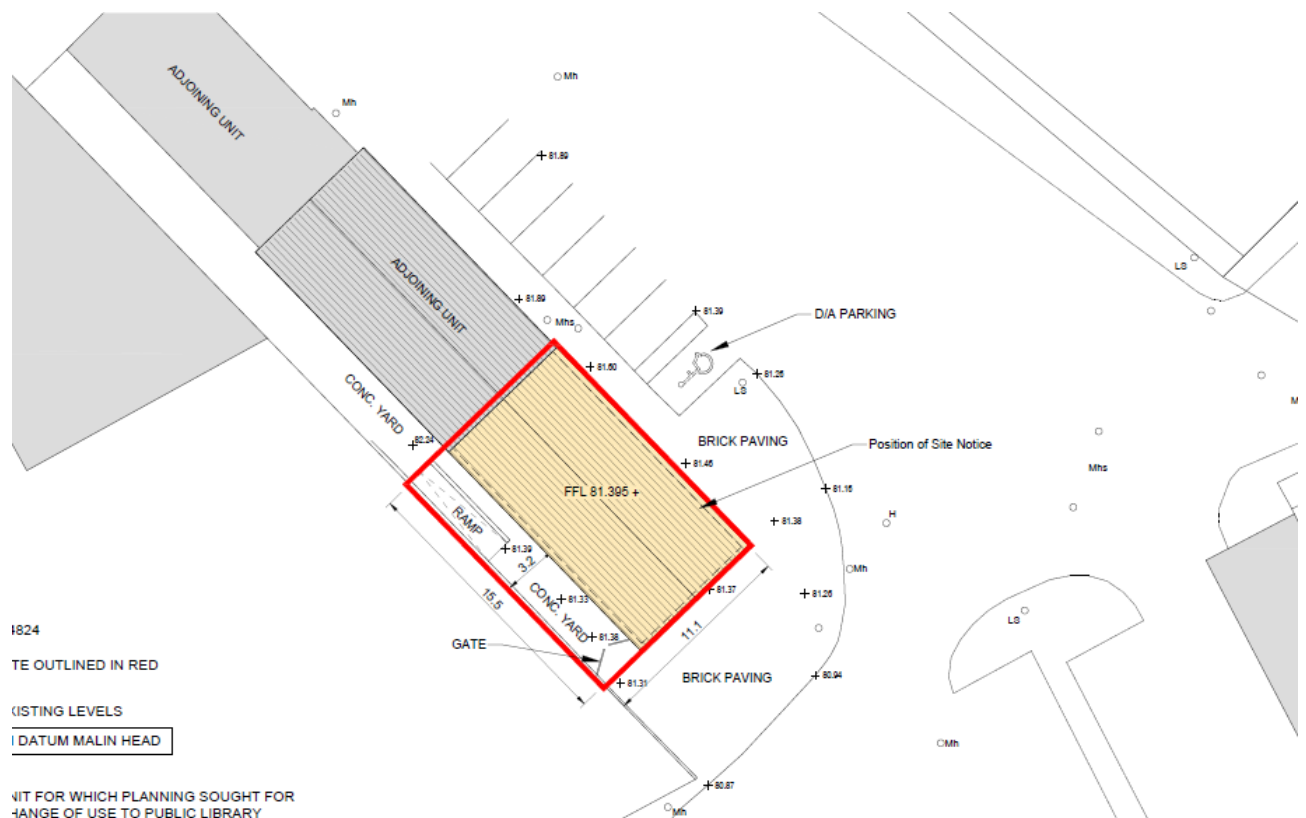


Figure 2. Site Layout Plan

4.0 CONCLUSIONS

The development is sub-threshold in nature and the above EIA screening checklist in Appendix 1 demonstrates that the proposed development does not require a full EIA submission. The proposed development does not fall into any of the project types which require an EIA. The developments impacts will be minor in nature and where they arise can be mitigated against. The development is consistent with similar developments located in the immediate area. The proposed development will enhance the area and bring much needed community facilities to the area. There are no physical changes to the building or surrounding site to facilitate this change of use.

End

Eamon Collins

For and On Behalf of
Collins Boyd Engineers & Architects

Appendix 1

EIAR Checklist

3.0 EIA SCREENING CHECKLIST

Questions to be Considered For further guidance on factors to be considered see the more detailed questions listed in the Scoping Guidance	Yes / No / ? . Briefly describe	Is this likely to result in a significant effect? Yes/No/? - Why?
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Brief Project Description:

A Proposed development consisting of the change of use of a commercial unit for use as public library at Unit B1, New Street, Ballaghaderreen, Co. Roscommon, F45 K763

1. Will construction, operation or decommissioning of the Project involve actions which will cause physical changes in the locality (topography, land use, changes in waterbodies, etc)?	No.	No.
2. Will construction or operation of the Project use natural resources such as land, water, materials or energy, especially any resources which are non-renewable or in short supply?	No.	No
3. Will the Project involve use, storage, transport, handling or production of substances or materials which could be harmful to human health or the environment or raise concerns about actual or perceived risks to human health?	No.	No.
4. Will the Project produce solid wastes during construction or operation or decommissioning?	No.	No, mitigated by transporting wastes to licensed facilities for the disposal and recovery of waste demolition materials.
5. Will the Project release pollutants or any hazardous, toxic or noxious substances to air?	No.	No.
6. Will the Project cause noise and vibration or release of light, heat energy or electromagnetic radiation?	No.	No.
7. Will the Project lead to risks of contamination of land or water from releases of pollutants onto the ground or into surface waters, groundwater, coastal waters or the sea?	No.	No.
8. Will there be any risk of accidents during construction or operation of the Project which could affect human health or the environment?	No.	No.
9. Will the Project result in social changes, for example, in demography, traditional lifestyles, employment?	No	No
10. Are there any other factors which should be considered such as consequential development which could lead to environmental effects or the potential for cumulative impacts with other existing or planned activities in the locality?	No	No.

Questions to be Considered For further guidance on factors to be considered see the more detailed questions listed in the Scoping Guidance	Yes / No / ? . Briefly describe	Is this likely to result in a significant effect? Yes/No/? - Why?
11. Are there any areas on or around the location which are protected under international or national or local legislation for their ecological, landscape, cultural or other value, which could be affected by the project?	No	No
12. Are there any other areas on or around the location which are important or sensitive for reasons of their ecology e.g. wetlands, watercourses or other waterbodies, the coastal zone, mountains, forests or woodlands, which could be affected by the project?	No.	No
13. Are there any areas on or around the location which are used by protected, important or sensitive species of fauna or flora e.g. for breeding, nesting, foraging, resting, overwintering, migration, which could be affected by the project?	No	No
14. Are there any inland, coastal, marine or underground waters on or around the location which could be affected by the project?	No	No
15. Are there any areas or features of high landscape or scenic value on or around the location which could be affected by the project?	No	No
16. Are there any routes or facilities on or around the location which are used by the public for access to recreation or other facilities, which could be affected by the project?	No	No
17. Are there any transport routes on or around the location which are susceptible to congestion or which cause environmental problems, which could be affected by the project?	No	No
18. Is the project in a location where it is likely to be highly visible to many people?	Yes	No, Located in an urban area beside developments of a similar nature.
19. Are there any areas or features of historic or cultural importance on or around the location which could be affected by the project?	No.	No.
20. Is the project located in a previously undeveloped area where there will be loss of greenfield land?	No.	No
21. Are there existing land uses on or around the location e.g. homes, gardens, other private property, industry, commerce, recreation, public open space, community facilities, agriculture, forestry, tourism, mining or quarrying which could be affected by the project?	No.	No.

Questions to be Considered For further guidance on factors to be considered see the more detailed questions listed in the Scoping Guidance	Yes / No / ? . Briefly describe	Is this likely to result in a significant effect? Yes/No/? - Why?
22. Are there any plans for future land uses on or around the location which could be affected by the project?	No.	No.
23. Are there any areas on or around the location which are densely populated or built-up, which could be affected by the project?	No.	No.
24. Are there any areas on or around the location which are occupied by sensitive land uses e.g. hospitals, schools, places of worship, community facilities, which could be affected by the project?	No.	No.
25. Are there any areas on or around the location which contain important, high quality or scarce resources e.g. groundwater, surface waters, forestry, agriculture, fisheries, tourism, minerals, which could be affected by the project?	No.	No.
26. Are there any areas on or around the location which are already subject to pollution or environmental damage e.g. where existing legal environmental standards are exceeded, which could be affected by the project?	No.	No.
27. Is the project location susceptible to earthquakes, subsidence, landslides, erosion, flooding or extreme or adverse climatic conditions e.g. temperature inversions, fogs, severe winds, which could cause the project to present environmental problems?	No.	No.
Summary of features of project and of its location indicating the need for EIA		