

# Appropriate Assessment Screening Report

---

Kinsale Active Travel  
Scheme, Co. Cork.

November 2024

Prepared for:



Comhairle Contae Chorcaí  
Cork County Council



O'DONNELL   
ENVIRONMENTAL

## Summary

**Project:** Kinsale Active Travel Scheme, Co. Cork.

**Coordinates:** W 63086 49640 (IG); 563040 549682 (ITM).

**Report by:** Tom O'Donnell BSc (Hons) MSc CEnv MCIEEM.

**Company Profile:** O'Donnell Environmental is an independent environmental consultancy established by Tom O'Donnell in 2019. O'Donnell Environmental is a Chartered Institute of Ecology and Environmental Management (CIEEM) 'Registered Practice' which demonstrates our commitment to high professional standards, accountability and the delivery of the best outcomes for biodiversity and our Clients.

---

**Project Reference: 2023/60**

<b>Document Rev. No.</b>	<b>Status</b>	<b>Contributor</b>	<b>Date</b>
A	Draft Issue	TO'D, CB, CMC	10.03.2023
B	Draft Issue	TO'D, CB	15.10.2024
1	Final Issue	TO'D, CB	20.11.2024

# Table of Contents

Executive Summary .....	1
1 Introduction .....	2
1.1 Appropriate Assessment process .....	3
1.2 Legislative Context.....	3
1.3 Statement of Authority.....	3
1.4 Description of the Proposal.....	4
1.4.1 <i>Do Nothing Scenario</i> .....	6
2 Methodology .....	8
2.1 Desk Study .....	8
2.2 Site Visit .....	8
3 Appropriate Assessment Screening .....	9
3.1 Description of the Natura 2000 Sites .....	9
3.1.1 <i>Sovereign Islands SPA</i> .....	9
3.1.2 <i>Old Head of Kinsale SPA</i> .....	10
3.1.3 <i>Courtmacsherry Bay SPA</i> .....	10
3.1.4 <i>Seven Heads SPA</i> .....	10
3.1.5 <i>Cork Harbour SPA</i> .....	10
3.2 Hydrological Context.....	14
3.3 Ornithological Context.....	15
3.4 Identification of Potential Impacts on Natura 2000 Sites .....	15
3.4.1 <i>Potential Construction Phase Impacts</i> .....	15
3.5 Likely Impacts of the Project on the Natura 2000 Sites .....	18
3.5.1 <i>Size, Scale &amp; Land-take</i> .....	18
3.5.2 <i>Distance from or Key Features of the Natura 2000 Sites</i> .....	18
3.5.3 <i>Resource Requirements (water abstraction etc.)</i> .....	18
3.5.4 <i>Excavation Requirements</i> .....	18
3.5.5 <i>Emission (disposal to land, water or air)</i> .....	18
3.5.6 <i>Transportation Requirements</i> .....	19
3.5.7 <i>Duration of Operations</i> .....	19
3.5.8 <i>Cumulative Effects</i> .....	19
3.6 AA Screening Conclusion .....	29
4 References.....	30

# Appendices

Appendix A - Photographic Record

Appendix B - Proposed Design

Appendix C - Kinsale Stormwater Network



## Executive Summary

O'Donnell Environmental Ltd. was commissioned by Cork County Council to undertake an Appropriate Assessment (AA) Screening Report in relation to the proposed Kinsale Active Travel Scheme, Co. Cork.

This report presents the results of a screening assessment, in support of the Appropriate Assessment process. The purpose of the report is to identify whether significant effects on the conservation objectives of any Natura 2000 site are likely to occur.

It is objectively concluded that the proposed project, either individually or in combination with other plans or projects, is not likely to have significant effects on any Natura 2000 site.

# 1 Introduction

O'Donnell Environmental was commissioned by Cork County Council to undertake an Appropriate Assessment (AA) in relation to a proposed road network and greenway development at Kinsale, Co. Cork. This Appropriate Assessment (AA) screening report represents the product of the Appropriate Assessment process.

The proposed site spans from Commoge Marsh at the southern end of Kinsale town, to the Y junction of the L3234 local road, north-west of Kinsale G.A.A Club, west along the L7249 local road to Kinsale Gaelscoil and east along Roseabbey Park road. All roads proposed for development are currently operational. While Commoge Marsh is not a designated site it is an estuarine lagoon that is considered a locally important habitat that possesses Annex I quality habitats and hosts a variety of roosting and foraging Annex bird species. Other adjoining land uses are residential, educational, commercial and recreational.

A site location map is presented in **Figure 1.1**.

This Appropriate Assessment has been undertaken in accordance with the following guidance documents:

- Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites – European Commission Methodical Guidance on the provisions of Article 6(3) and 6(4) of the 'Habitats' Directive 92/43/EEC (European Commission, 2021).
- Appropriate Assessment of Plans and Projects in Ireland – Guidance for Planning Authorities (DoEHLG, 2009).
- Environmental Assessments and Planning in Ireland. (Office of Planning Regulator, 2021).

This report is informed by the following documents which are submitted as part of the current planning application including:

- Kinsale Active Travel – Part 8 Planning Report (DBFL, 2024).
- Prelim. Construction Environmental Management Plan (DBFL, 2024a).
- General Arrangement Layouts (Sheets 1-15) (DBFL, 2024b).
- Environmental Impact Assessment Screening Report (O'Donnell Environmental, 2024).
- Landscape Plans 1 to 9 (Drawings Refs. 24C04-DR-0201 to 24C04-DR-0209) (ÁIT, 2024).

The following relevant documents were considered in the overall ecological design and assessment of the current project:

- Cork County Development Plan 2022-2028.
- Commoge Marsh Nature Reserve Project – Management Plan (RPS, 2005).
- Planning for Watercourses in the Urban Environment (IFI, 2016).
- Greening and Nature-based SuDS for Active Travel Schemes (NTA, 2023).
- Pollinator-friendly Management of: Transport Corridors (AIPP, 2019).
- Monkstown Active Travel Link and Public Realm Enhancement – Appropriate Assessment Screening Report (ARUP, 2023).
- The SuDS Manual (CIRIA, 2015).

## 1.1 APPROPRIATE ASSESSMENT PROCESS

The 'Appropriate Assessment' process that consists of up to four stages, carried out consecutively. This process is summarised as follows:

- Stage 1: A screening assessment is undertaken to identify whether in view of best scientific knowledge and in light of the conservation objectives of the Natura 2000 site(s) significant impacts on a Natura 2000 site(s) are likely to arise from the project or plan in question (individually or in combination with other plan or projects), in the absence of mitigation. If the likelihood of significant impacts cannot be ruled out, or if uncertainty exists, then the process moves on to Stage 2.
- Stage 2: Carried out when a screening assessment determines impacts on the Natura 2000 sites(s) are likely to arise from the project or plan, or where uncertainty exists, and considers potential mitigation measures to avoid or reduce adverse impacts.
- Stage 3: Carried out to assess alternative solutions when it is considered that mitigation measures will not be able to adequately avoid or minimise potential adverse impacts on a Natura 2000 site(s).
- Stage 4: Carried out to consider compensatory measures when no alternative solutions exist but the proposed activity or development is deemed to be of Imperative Reasons of Overriding Public Interest (IROPI).

## 1.2 LEGISLATIVE CONTEXT

The Habitats Directive (92/43/EEC) seeks to conserve natural habitats and of wild fauna and flora by the designation of Special Areas of Conservation (SACs) and the Birds Directive (79/409/EEC) seeks to protect birds of special importance by the designation of Special Protected Areas (SPAs). These designations form part of Natura 2000, a network of key conservation sites throughout the European Community. Article 6(3) of the Habitats Directive requires member states to carry out an 'appropriate assessment' of the implications of plans and projects on the Natura 2000 network. The Habitats Directive has been transposed into Irish law and the relevant Regulations are the European Communities (Birds and Natural Habitats) Regulations 2011.

The EU Court of Justice has ruled in case C-721/21 that Article 6(3) of Directive 92/43 must be interpreted as meaning that: in order to determine whether it is necessary to carry out an appropriate assessment of the implications of a plan or project for a site, account may be taken of the features of that plan or project which involve the removal of contaminants and which therefore may have the effect of reducing the harmful effects of the plan or project on that site, where those features have been incorporated into that plan or project as standard features, inherent in such a plan or project, irrespective of any effect on the site.

## 1.3 STATEMENT OF AUTHORITY

O'Donnell Environmental Ltd. is an independent environmental consultancy established by Tom O'Donnell BSc (Hons) MSc CEnv MCIEEM in 2019. Since then, O'Donnell Environmental has established itself as a provider of quality, Client-focused ecological and environmental services to public and private sector Clients nationwide. O'Donnell Environmental is a Chartered Institute of Ecology and Environmental Management (CIEEM) 'Registered Practice' which demonstrates our commitment to high professional standards and accountability.

Tom O'Donnell is a Chartered Environmentalist and a full member of the Chartered Institute of Ecology and Environmental Management. He was awarded a BSc in Environmental and Earth System Science [Applied Ecology] in 2007 and an MSc in Ecological Assessment in 2009, both from UCC. Tom has 15 years professional experience in the environmental industry, including working on projects such as windfarms, overhead power lines, roads, cycleways and residential developments. Tom is licensed by NPWS for roost disturbance (Ref: DER/BAT 2023-16) and to capture bats (C25/2023).

Colm Breslin BSc (Hons) is a Qualifying member of the Chartered Institute of Ecology and Environmental Management. He was awarded a BSc in Biological, Earth and Environmental Sciences [Ecology and Environmental Biology] in 2023 from UCC. Colm has experience in habitat mapping, bat activity surveys and preliminary roost assessments for a variety of windfarm and residential developments. Colm is licenced by NPWS for roost disturbance (Ref: DER/BAT 2024-09) and to capture bats (C03/2024).

## 1.4 DESCRIPTION OF THE PROPOSAL

The proposed development comprises the provision of linear pedestrian and cycle facilities along Abbey View Road (L3235), Bandon Road (L3234), local road L7249, Roseabbey Park, and Abbey Court located at the western border of Kinsale Town. A site location map is presented in **Figure 1.1**.

The proposed scheme involves the following elements (DBFL, 2024):

**Section 1** - Abbey View Road / Compass Quay (spans from the junction with the R606 and Abbey View Road,) as far northward as the mini-roundabout):

- Junction tightening at R606 / Abbey View Road junction to reduce turning speeds. Widening of existing footpath on Abbey View Road.
- Provision of segregated cycle lanes commencing just north of the bridge, with space re-allocated from the carriageway and verges to provide dedicated, safe cycle tracks between Cammogue Marsh, the residential developments along Abbey View Road and the two schools.
- Signalised toucan crossing just north of the bridge on Abbey View Road.
- Improvements to local junctions in line with DMURS, including at-grade pedestrian priority crossings over entrances, and junction tightening.
- Realignment of existing informal crossing by Kinsale Community College just north of the junction with the Sáile Sports and Community Centre.
- Raised table junction at Roseabbey Park / Abbey View Road to slow down vehicular traffic and improve pedestrian crossings.
- Incorporate grasscrete, tree planting, rain gardens and landscaping as per accompanying Drawings.

**Section 2** - Abbeylands (continues northward from the mini-roundabout to the non-signalised junction with Bandon Road):

- Retrofit the existing mini-roundabout to a compact design in line with DMURS and the Cycle Design Manual to improve safety, accessibility and comfort for all.
- Introduction of a 30kph speed limit zone between the new crossing at Kinsale Community School and the junction with Abbey View Road / Bandon, extending to Roseabbey Park and Abbey View residential streets.
- Development of a Quietway route running in parallel via quiet residential streets (Abbey Court and Abbey View) to boost cyclist and pedestrian permeability between Abbey View Road and Bandon Road. There is an existing path that will be formalised including widening the path,

wayfinding signage, and removing kissing gate and fencing between Abbey Court and Abbey View. Supplementary lighting may be required to improve the safety and accessibility in terms of passive surveillance, lighting, and general visibility.

- Access control to the Quietway to ensure safety for all road users.
- Incorporate landscaping as per accompanying Drawings.

**Section 3** - S. Bandon Road (continues westward along Bandon Road up to the junction with Cappagh):

- Provision of a shared pedestrian and cycle path on the northern side of the road.
- Provision of a new footpath between the junction with Abbey View Road and entrance to the Quietway. Continuing north from the Quietway, a segregated cycle lane, flush with the carriageway, is proposed.
- Improvements to all local junctions in line with DMURS and the Cycle Design Manual including local junction tightening and pedestrian priority crossings.
- Development of a complementary Quietway route running in parallel via quiet residential streets (Abbey Court and Abbey View) as detailed in Section 2 above, including a toucan crossing at the entrance on Bandon Road.
- Incorporate landscaping as per accompanying Drawings.

**Section 4** - N. Bandon Road (continues westward along Bandon Road as far as the entrance to the proposed new Kinsale GAA Grounds):

- Continuation of the shared pedestrian and cycle path northward, varying between 3m-4m with a 0.5m grass verge buffer.
- Raised table toucan crossing at Bandon Road / Cappagh junction (to Gaelscoil).
- Improvements to local junctions in line with DMURS and Cycle Design Manual, including at-grade pedestrian priority crossings over entrances to development, and reduced corner radii.
- Gateway Treatment from the existing GAA Grounds to calm vehicular traffic and indicate to motorists they are approaching the edge of Kinsale Town, including an extension of the 50kph limit.
- Incorporate landscaping as per accompanying Drawings.

**Section 5** - Cappagh

Provision of a shared pedestrian and cycle path on the southern side of the road, between the junction with Bandon Road, as far as the Gaelscoil.

**Section 6** - Roseabbey Park

- Provision of a raised table junction at Roseabbey Park / Abbey View Road to slow down vehicular traffic and improve pedestrian crossings.
- Reallocation of space for a shared pedestrian and cycle path on the western end between junction with Abbey View Road and entrance to Scoil Naomh Eltin.
- Extension of footpath and additional pedestrian crossing at eastern end of Roseabbey Park to improve pedestrian comfort and safety.
- Additional public realm improvements in line with the Safe Routes to School design guidance, such as rain gardens.

Surface water runoff within the bounds of public roadways currently is collected by a series of roadside drains associated with the municipal drainage network. This runoff feeds into the stormwater network which flows south along the L3235 via a series of gravity and private pressurised mains before discharging into the Lower Bandon Estuary (see **Appendix C**). The remaining surface water outside the bounds of this network discharges largely to ground. Portions of surface water likely flows overland

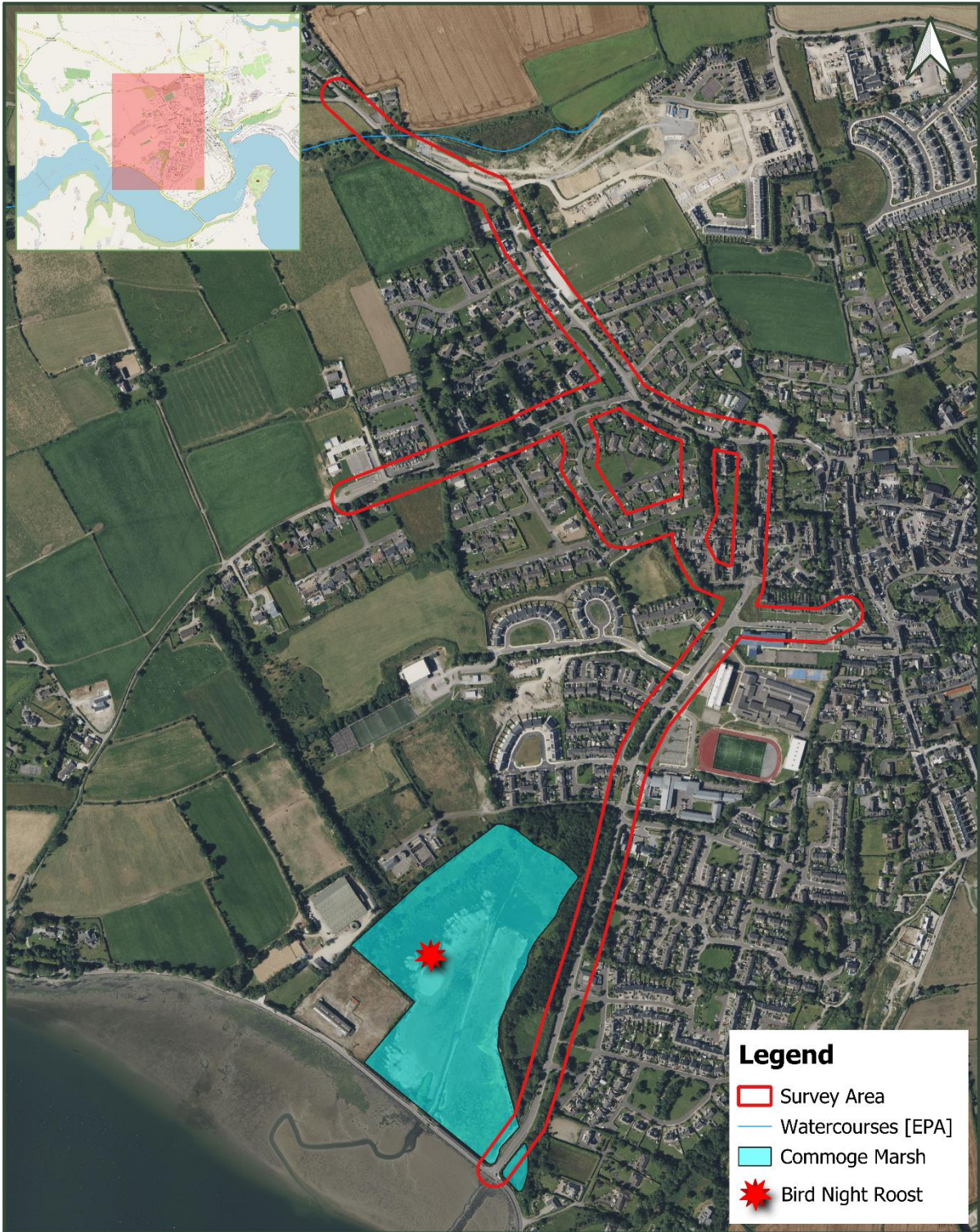
into the Knocknabohilly Stream at the north, and Commoge Marsh and Lower Bandon Estuary to the south.

The proposed scheme typically involves works in close proximity to existing roadways, which are already lit. Additional lighting is proposed in Section 2 only.

#### 1.4.1 Do Nothing Scenario

If the proposed development does not proceed, the 'do nothing' scenario is that the existing environment within the site boundary is likely to remain as described herein in the short term at least. The road network locally will remain unchanged and the lands contained within the development boundary will remain heavily illuminated from public lighting and experience high levels of pedestrian and vehicle traffic.





**Figure 1.1 - Study Site Location**

**Project:**  
 Kinsale Active Travel

0 100 200 m

Prepared for:  
 Cork County Council  
 Colm Breslin BSc (Hons)  
 D: 16/10/2024

## 2 Methodology

This Appropriate Assessment was informed by desk-based and site-based assessments.

### 2.1 DESK STUDY

A desk study was carried out to collate relevant available information including the following:

- National Parks and Wildlife Service (NPWS) (online).
- National Biodiversity Data Centre (NBDC) (online)<sup>1</sup>.
- The Environmental Protection Agency (EPA) website.
- International Wetlands Bird Survey (I-WeBS) website.

### 2.2 SITE VISIT

This Appropriate Assessment is informed by site visits carried out by Tom O'Donnell BSc (Hons) MSc CEnv MCIEEM, Colm Breslin BSc (Hons) of O'Donnell Environmental and Cian O'Ceallaigh BSc (Hons) MSc of O'Ceallaigh Ecology on 1<sup>st</sup> and 2<sup>nd</sup> November 2023. The entirety of the existing road network within the footprint of the proposed development and its immediate environs were assessed (see **Appendix A**). Any possible source-receptor pathways identified during the desk study (Knocknabohilly Stream) were surveyed. Surface expressions of invasive alien plant species were identified and recorded within and immediately adjacent to the development footprint. Note was made of birds seen and heard within and proximal to the site boundary. Additionally, brief point counts of bird species were carried out overlooking Commoge Marsh in the morning and evening, with particular emphasis on special conservation interest (SCI) species associated with surrounding SPAs.

---

<sup>1</sup> Accessed 12<sup>th</sup> December 2023



## 3 Appropriate Assessment Screening

The proposed development is located within the context of peri-urban land-uses and adjoining land uses include residential, amenity and transport. The area in which the scheme is proposed is currently heavily disturbed from human activity and artificial public lighting. The proposed development area is dominated by buildings and artificial surfaces and is bordered by habitats of Annex I quality at the south within Commoge Marsh. Annex bird species were identified within Commoge Marsh. Alien invasive plant species are present throughout the proposed development, notably Japanese Knotweed (*Reynoutria japonica*). The proposed development is not connected with or necessary for the management of any Natura 2000 site.

### 3.1 DESCRIPTION OF THE NATURA 2000 SITES

The development site is not located within any Natura 2000 site (see **Figure 3.1**). Six designated sites are located within 15km of the proposed development, five SPAs and a single SAC. The most proximal is Sovereign Island SPA (4124) located approximately 6km southeast. Old Head of Kinsale SPA (4021) is located approximately 8.65km south. Courtmacsherry Bay SPA (4219) and Courtmacsherry Estuary SAC (1230) both share similar boundaries and are located approximately 10.1km southwest. Seven Heads SPA (4191) and a section of Cork Harbour SPA (4030) are the most distant from the proposed development, located 13.98km southwest and 14.57km northeast of the site respectively. The qualifying interests and conservation objectives of the relevant Natura 2000 sites are summarised in **Table 3.1**.

The proposed site contains habitats and botanical communities listed under Annex I of the EU Habitats Directive, namely Estuaries [1130] and Atlantic salt meadows (*Glauco-Puccinellietalia maritimae*) [1330]. Additionally, multiple bird species which are listed as qualifying interests of surrounding SPAs (including Courtmacsherry Bay SPA and Sovereign Islands SPA) were identified within Commoge Marsh adjoining the proposed development scheme.

A remote hydrological pathway exists between the proposed site and Sovereign islands SPA, although is buffered by extensive marine habitats with considerable assimilation capacity. There is no viable hydrological connection between the proposed site of works and Old Head of Kinsale SPA, Courtmacsherry Bay SPA, Courtmacsherry Estuary SAC, Seven Heads SPA, and Cork Harbour SPA and the potential for impacts arising as a result of hydrological connections on these sites can be excluded on this basis. However, potential for ex-situ impacts on bird species associated with the above SPAs are considered further.

No further sites, beyond the standard 15km search area, are considered to be relevant to the current assessment due to the nature and scale of the proposed project and the lack of a viable source-receptor pathway between the proposed site and any other Natura 2000 sites.

#### 3.1.1 Sovereign Islands SPA

Sovereign Islands SPA is of ornithological importance mainly for the breeding colony of Cormorant, which is both the largest in Co. Cork and of national importance (NPWS, 2011). The non-migratory population of Great Black-backed Gull is also of national importance. The Cormorant colony mainly exists on the eastern stack, with the population appearing to be declining in recent years based on available survey data. The qualifying interest of this SPA, Cormorant, was identified within Commoge Marsh adjacent to the southern extent of the proposed development.

### 3.1.2 Old Head of Kinsale SPA

The Old Head of Kinsale SPA consists of a portion of steeply inclined bedrock cliffs along the narrow isthmus of the headland and extending outwards into the sea. These cliffs house a variety of nationally important breeding populations of seabird and is of high ornithological importance, namely Kittiwake and Guillemot which are the qualifying interest species of this designated site (NPWS, 2014a). Chough and Peregrine also occur within the designated site and are listed on Annex I of the EU Birds Directive. No special conservation interest species associated with the Old Head of Kinsale SPA were recorded within or proximal to the proposed development at the time of survey are considered unlikely to occur due to their specific habitat requirements and separation distances involved. The likelihood of ex-situ impacts occurring for these species and site are thus discounted on this basis.

### 3.1.3 Courtmacsherry Bay SPA

Courtmacsherry Bay SPA comprises a large portion of estuary with extensive mudflats and saltmarsh habitat, providing foraging and roosting habitat for a variety of Annex bird species (NPWS, 2010). Courtmacsherry Bay SPA is of ornithological importance for the wintering waders and wildfowl that feed on the mudflats. The following qualifying interest species have been recorded within Commoge Marsh adjacent to the proposed development: Lapwing, Curlew, Black-headed Gull, Black-tailed Godwit, Wigeon and Dunlin.

### 3.1.4 Seven Heads SPA

Seven Heads SPA is comprised predominantly of well-vegetated sea cliffs which supports an internationally important population of breeding Chough (NPWS, 2015). Seven Heads SPA is of particular importance for Chough; it also supports a population of Peregrine and a suite of breeding seabird species. Chough was not recorded during field surveys within or proximal to the proposed development. Chough was not recorded within or proximal to the proposed development at the time of survey are considered unlikely to occur due to their specific habitat requirements and separation distances involved. The likelihood of ex-situ impacts occurring for these species and site are thus discounted on this basis.

### 3.1.5 Cork Harbour SPA

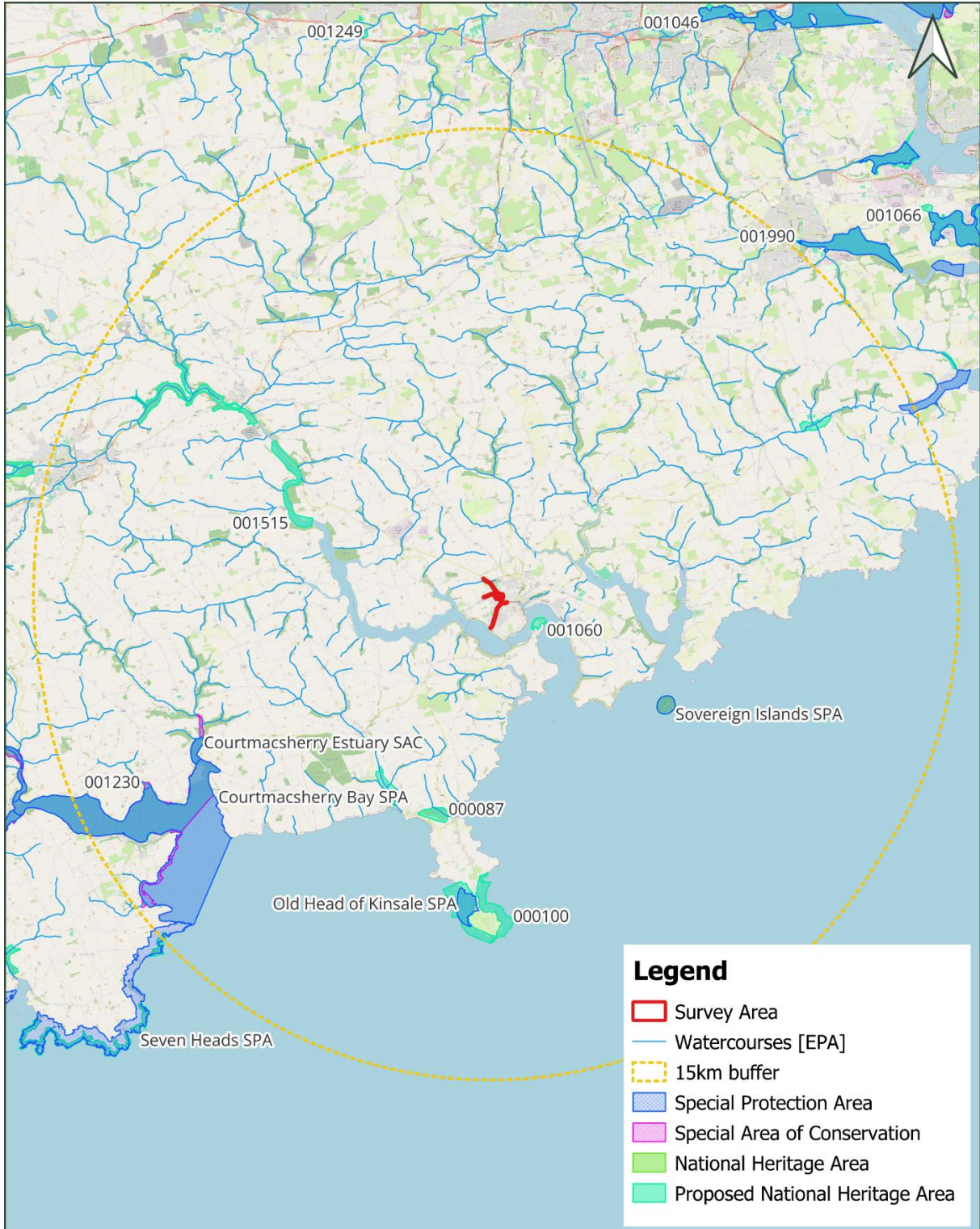
Cork Harbour is the least proximal designated site to the proposed development. This site is of major ornithological significance, being of international importance both for the total numbers of wintering birds (i.e. > 20,000) and also for its populations of Black-tailed Godwit and Redshank. In addition, it supports nationally important wintering populations of 22 species, as well as a nationally important breeding colony of Common Tern. Several of the species which occur regularly are listed on Annex I of the E.U. Birds Directive, i.e. Whooper Swan, Little Egret, Golden Plover, Bar-tailed Godwit, Ruff, Mediterranean Gull and Common Tern. The site provides both feeding and roosting sites for the various bird species that use it (NPWS, 2014b). Cork Harbour is also a Ramsar Convention site and part of Cork Harbour SPA is a Wildfowl Sanctuary.

**Table 3.1 – Natura 2000 Site Details.**

Site Name & Code	Qualifying Interests	Minimum Distance from Site (km)
Sovereign Islands SPA (4124)	<ul style="list-style-type: none"> <li>Cormorant (<i>Phalacrocorax carbo</i>) [A017]</li> </ul>	5.98
Old Head of Kinsale SPA (4021)	<ul style="list-style-type: none"> <li>Kittiwake (<i>Rissa tridactyla</i>) [A188]</li> <li>Guillemot (<i>Uria aalge</i>) [A199]</li> </ul>	8.65
Courtmacsherry Bay SPA (4219)	<ul style="list-style-type: none"> <li>Great Northern Diver (<i>Gavia immer</i>) [A003]</li> <li>Shelduck (<i>Tadorna tadorna</i>) [A048]</li> <li>Wigeon (<i>Anas penelope</i>) [A050]</li> <li>Red-breasted Merganser (<i>Mergus serrator</i>) [A069]</li> <li>Golden Plover (<i>Pluvialis apricaria</i>) [A140]</li> <li>Lapwing (<i>Vanellus vanellus</i>) [A142]</li> <li>Dunlin (<i>Calidris alpina</i>) [A149]</li> <li>Black-tailed Godwit (<i>Limosa limosa</i>) [A156]</li> <li>Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]</li> <li>Curlew (<i>Numenius arquata</i>) [A160]</li> <li>Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179]</li> <li>Common Gull (<i>Larus canus</i>) [A182]</li> <li>Wetland and Waterbirds [A999]</li> </ul>	10.13
Seven Heads SPA (4191)	<ul style="list-style-type: none"> <li>Chough (<i>Pyrhocorax pyrrhocorax</i>) [A346]</li> </ul>	13.95
Cork Harbour SPA (4030)	<ul style="list-style-type: none"> <li>Little Grebe (<i>Tachybaptus ruficollis</i>) [A004]</li> <li>Great Crested Grebe (<i>Podiceps cristatus</i>) [A005]</li> <li>Cormorant (<i>Phalacrocorax carbo</i>) [A017]</li> <li>Grey Heron (<i>Ardea cinerea</i>) [A028]</li> <li>Shelduck (<i>Tadorna tadorna</i>) [A048]</li> <li>Wigeon (<i>Anas penelope</i>) [A050]</li> <li>Teal (<i>Anas crecca</i>) [A052]</li> <li>Pintail (<i>Anas acuta</i>) [A054]</li> <li>Shoveler (<i>Anas clypeata</i>) [A056]</li> <li>Red-breasted Merganser (<i>Mergus serrator</i>) [A069]</li> <li>Oystercatcher (<i>Haematopus ostralegus</i>) [A130]</li> <li>Golden Plover (<i>Pluvialis apricaria</i>) [A140]</li> <li>Grey Plover (<i>Pluvialis squatarola</i>) [A141]</li> <li>Lapwing (<i>Vanellus vanellus</i>) [A142]</li> <li>Dunlin (<i>Calidris alpina</i>) [A149]</li> <li>Black-tailed Godwit (<i>Limosa limosa</i>) [A156]</li> <li>Bar-tailed Godwit (<i>Limosa lapponica</i>) [A157]</li> <li>Curlew (<i>Numenius arquata</i>) [A160]</li> <li>Redshank (<i>Tringa totanus</i>) [A162]</li> <li>Black-headed Gull (<i>Chroicocephalus ridibundus</i>) [A179]</li> <li>Common Gull (<i>Larus canus</i>) [A182]</li> <li>Lesser Black-backed Gull (<i>Larus fuscus</i>) [A183]</li> <li>Common Tern (<i>Sterna hirundo</i>) [A193]</li> <li>Wetland and Waterbirds [A999]</li> </ul>	14.58

Site Name & Code	Qualifying Interests	Minimum Distance from Site (km)
Courtmacsherry Estuary SAC (1230)	<ul style="list-style-type: none"> <li>• Estuaries [1130]</li> <li>• Mudflats and sandflats not covered by seawater at low tide [1140]</li> <li>• Annual vegetation of drift lines [1210]</li> <li>• Perennial vegetation of stony banks [1220]</li> <li>• Salicornia and other annuals colonising mud and sand [1310]</li> <li>• Atlantic salt meadows (<i>Glauco-Puccinellietalia maritima</i>) [1330]</li> <li>• Mediterranean salt meadows (<i>Juncetalia maritimi</i>) [1410]</li> <li>• Embryonic shifting dunes [2110]</li> <li>• Shifting dunes along the shoreline with <i>Ammophila arenaria</i> (white dunes) [2120]</li> <li>• Fixed coastal dunes with herbaceous vegetation (grey dunes) [2130]</li> </ul>	10.05





**Figure 3.1 - Designated Sites**

**Project:**  
Kinsale Active Travel

0 2.5 5 km

**Prepared for:**

Cork County Council

Colm Breslin BSc (Hons)  
D: 14/12/2023

## 3.2 HYDROLOGICAL CONTEXT

The proposed site is located in the Bandon-Ilen Catchment, Catchment ID 20, sub-catchment Bandon\_SC\_060. The proposed development footprint is not situated within a catchment with previous records of Freshwater Pearl Mussel (*Margaritifera margaritifera*).

The EPA undertakes survey of the water quality of water systems. The proposed development contains the Knocknabohilly\_010 stream (IE\_SW\_20K190980) at the northern-most extent of the scheme. The EPA categorise the water quality of this river system as having “Good” status (River Waterbody WFD Status 2016-2021) and is risk-assessed as ‘Review’ (River Waterbodies Risk 2021). Considering the extent and scale of the proposed development, lack of additional nearby river waterbodies and separation distances involved, no other river waterbody is considered relevant for this assessment.

The Knocknabohilly\_010 stream flows westwards and discharges into the Lower Bandon Estuary transitional waterbody (IE\_SW\_080\_0100) which borders the southern-most extent of the scheme, and eventually into the Celtic Sea. The EPA categorise the water quality of the estuary as having “Poor” status (Transitional Waterbody WFD Status 2016-2021) and is listed as ‘At risk’ (Transitional Waterbodies Risk 2021). Surface water at the north extent of the proposed development appears to drain into the Knocknabohilly\_010 stream. The Knocknabohilly\_010 stream provides a surface water source-receptor pathway between the northern extent of the proposed development and the Lower Bandon Estuary.

Drains forming part of the local municipal drainage system were noted along the entirety of the proposed development within the bounds of existing public roadways and private residential dwelling access roads. Surface water runoff within the bounds of public roadways currently is collected by a series of roadside drains associated with the municipal drainage network. This runoff feeds into the stormwater network which flows south along the L3235 via a series of gravity and private pressurised mains before discharging into the Lower Bandon Estuary (see **Appendix C**). The remaining surface water outside the bounds of this network discharges largely to ground, with portions adjacent to Commoge Marsh, Knocknabohilly Stream and Lower Bandon Estuary likely directly entering these receptors. A sluice gate currently connects Commoge Marsh and Lower Bandon Estuary at the south. As a result, there exists a viable surface water source-receptor pathway between the southern extent of the proposed development and Commoge Marsh and the Lower Bandon Estuary.

The groundwater body at the site location (Bandon, IE\_SW\_G\_086) has an overall groundwater status of ‘Good’ (Ground Waterbody WFD Status 2016-2021) and is risk-assessed as ‘Not at risk’ (Ground Waterbodies Risk 2021). Similarly, Geological Survey Ireland carry out groundwater vulnerability assessments on underlying aquifers and the proposed development footprint is predominantly within an area of ‘Medium’ permeability and ‘High’ vulnerability. The northern extent of the proposed development is underlain by an area of ‘Extreme’ groundwater vulnerability, with small isolated portions classified as ‘Extreme’ due to the presence of rock near the surface.

Considering the scale and extent of the proposed works, and separation distances involved, there exists no significant surface water or groundwater source-receptor pathway between any nationally or internationally designated sites and the proposed development.

### 3.3 ORNITHOLOGICAL CONTEXT

The bird species recorded within the survey area represent a typical assemblage of semi-urban and agricultural habitats in Ireland. The extent of the proposed development is limited primarily to public roadways and portions of scrub and grassland with semi-mature trees proximal to the development boundary.

Commoge Marsh (Subsite Code OL456) forms a portion of the wider Bandon Estuary (Site Code OL402) International Wetlands Bird Survey (I-WeBS) site. O'Donnell Environmental formally requested Birdwatch Ireland for data pertaining to the Bandon Estuary (OL402) Analysis of the mean peak count data of the overall Bandon Estuary site (OL402) show mean peaks of Curlew, Black-tailed Godwit, Dunlin, Redshank, Grey Heron and Little Egret approximating 1% of their respective national population. From the previous ten years of I-WeBS data, no recorded species within Commoge Marsh subsite (OL456) have exceeded the 1% national population threshold.

During the course of site visits, brief point counts were carried out overlooking Commoge Marsh and the Lower Bandon Estuary during the morning and evening which borders the southern end of the development. A range of special conservation interest (SCI) bird species associated with surrounding SPAs were observed, notably: Lapwing, Curlew, Dunlin, Black-tailed Godwit, Teal, Wigeon, Black-headed Gull, Oystercatcher, Redshank, Grey Heron and Cormorant.

During a point count carried out proximal to dusk on 1<sup>st</sup> November 2023, relatively large accumulations of wetland bird species were observed entering Commoge Marsh specifically to roost, most notably approximately 251 Curlew and 48 Lapwing (see **Figure 1.1** for location). This approximates nearly 1% of the national population for Curlew (350). These counts exceed annual I-WeBS peaks for both of these species from the last ten years within Commoge Marsh subsite (OL456). It is important to note that these point counts do not constitute dedicated wintering bird surveys and were thus non-exhaustive. This night roosting location is approximately 200m from the site boundary (see **Figure 1.1**).

### 3.4 IDENTIFICATION OF POTENTIAL IMPACTS ON NATURA 2000 SITES

Consideration is given here to identifying any aspects of the proposal which are likely to impact on the relevant Natura 2000 sites (identified above), and to identifying if uncertainty exists as to likelihood of occurrence.

The likelihood of effects is assessed considering a number of indicators including:

- Habitat loss.
- Habitat alteration.
- Habitat or species fragmentation.
- Disturbance and/or displacement of species.
- Water quality and resource.

#### 3.4.1 Potential Construction Phase Impacts

The potential for direct and indirect impacts on any Natura 2000 site during the construction phase is discussed below.



#### 3.4.1.1 Direct Impacts

The proposed works are not located within a Natura 2000 site, nor do they require any resources from any Natura 2000 sites. While the proposed development contains and is bordered by habitats listed under Annex I of the EU Habitats Directive alongside bird species which are listed as special conservation interests of surrounding SPAs, direct impacts on the Natura 2000 sites can be ruled out.

#### 3.4.1.2 Indirect Impacts

Habitat loss or deterioration of the ecological status of designated sites can occur from the indirect effects of contaminated run-off or discharge into the aquatic environment, through siltation, nutrient release and/or contamination. Indirect disturbances to relevant species may also be caused by anthropogenic disturbances such as noise, light or emissions of dust. Should habitat loss or deterioration of the ecological status of surrounding designated sites occur, a negative impact on the qualifying interests of these designated sites may result. In this instance the relevant qualifying interests consist of bird species and coastal habitats.

A remote hydrological pathway exists between the proposed site and Sovereign islands SPA (4124). As previously discussed, there is no viable hydrological connection between the proposed site of works and Old Head of Kinsale SPA (4021), Courtmacsherry Bay SPA (4219), Courtmacsherry Estuary SAC (1230), Seven Heads SPA (4191), or Cork Harbour SPA (4030). The potential for impacts on these designated sites due to hydrological connectivity can be excluded on this basis on this.

Multiple bird species which are listed as qualifying interests of surrounding SPAs (including Courtmacsherry Bay SPA and Sovereign Islands SPA) were identified within Commoge Marsh adjoining the proposed development scheme. The potential for ex-situ impacts to occur on these sites is discussed in **Section 3.4.1.6** below.

No other designated sites are considered relevant for this assessment considering the scale of the proposed development, separation distances involved, and lack of a viable source-receptor pathway.

#### 3.4.1.3 Surface Water

Surface water runoff within the bounds of public roadways currently is currently collected by a series of roadside drains associated with the municipal drainage network which discharges into the Lower Bandon Estuary via a series of gravity and private pressurised mains (see **Appendix C**). The remaining surface water outside the bounds of this network discharges largely to ground. Portions of surface water likely flows overland into the Knocknabohilly Stream at the north, and Commoge Marsh and Lower Bandon Estuary to the south.

During the construction phase, indirect impacts on the qualifying interests of the Natura 2000 sites could occur if siltation, nutrient release and/or contamination of downstream receptors were to occur. Indirect impacts on the designated site requires connectivity between the proposed works and the designated site in question through watercourses or through surface run-off. The most proximal Natura 2000 site is Sovereign Islands SPA with a considerable separation distance of 6km southeast and is located offshore. This site is buffered by marine habitats with considerable absorption capacity.

Considering the nature and scale of the proposed works, the separation distances involved, the assimilation capacity available, the nature of the receiving environment and standard management procedures, there is no likelihood of significant indirect impacts on Sovereign Islands SPA or any other Natura 2000 site, arising from run-off during the construction phase.



#### 3.4.1.4 Noise and Air Emissions

Localised increases in noise and air emissions are likely to occur during site preparation (e.g. earthworks, excavation etc.) and the operation of machinery within the bounds of public roadways during the construction phase. Standard procedures are outlined in the pCEMP (DBFL, 2024a) in order to control the likelihood of airborne emissions on local receptors.

Given the nature and scale of the proposed works and the distance to any Natura 2000 sites, it is considered that there is no likelihood of significant effects arising on surrounding designated sites as a result of the proposed development.

#### 3.4.1.5 Alien Invasive Plant Species

Surface expressions of Alien Invasive Plant Species (AIPS) including Japanese Knotweed (*Reynoutria japonica*) were recorded in two locations along the proposed scheme (see Ecological Impact Assessment Report, O'Donnell Environmental, 2024). The species is listed on Schedule III (Birds and Natural Habitats Regulations, 2011) and is considered a 'high impact' AIPS. Other species noted include Winter Heliotrope (*Petasites fragrans*), Traveller's-joy (*Clematis vitalba*) and Buddleja (*Buddleja davidii*) along the development and instances of *Rhododendron ponticum* within private residential dwellings adjacent to the proposed development.

Japanese Knotweed was recorded centrally adjacent to the proposed development within a pile of garden waste and adjacent to the Knocknabohilly Stream at the northern extent, of which some has been previously treated with herbicide. Following consultation with Cork County Council, these two stands will be added to the local area office management programme which includes yearly herbicide treatment. The proposed development design from Cork County Council currently avoids both stands of Japanese Knotweed and all other potentially infected areas (including rootzones) of AIPS, and sufficient distance is available between the proposed works any invasive species (including underground roost/rhizomes).

There is no specific measures necessary to reduce the likelihood of significant indirect impacts arising from the spread of the identified alien invasive plant species on any Natura 2000 site.

#### 3.4.1.6 Ex-situ Impacts on Birds

Disturbance and/or displacement may occur where populations of a mobile species listed as a qualifying interest of a Natura 2000 site suffer negative effects outside of the Natura 2000 site (ex-situ impacts). Such effects also include fatalities and loss of foraging opportunities.

No hazardous activities are proposed which have potential to give rise to bird fatalities. No evidence of usage of the site by birds listed as qualifying interests of surrounding SPAs were identified within the proposed development boundary and that the habitats contained therein are not of significant importance for any relevant bird species.

Annex species listed as qualifying interests of surrounding SPAs utilising Commoge Marsh and the Lower Bandon Estuary adjoining the proposed development are currently subject to visual disturbance at their borders from pedestrians and noise from traffic, of which the occupying species are largely habituated to.

There exists potential for additional localised and temporary increase in noise and air emissions as a result of the construction phase. Based on review of historic I-WeBS survey data and brief point counts carried out by surveyors in November 2023 (see **Section 3.3** for details), it appears that relatively large

accumulations of wintering special conservation interest species such as Curlew are likely to occur at least occasionally within Commoge Marsh.

Provision is made within the pCEMP (DBFL, 2024a) for standard visual and acoustic screening consisting of solid acoustic blanket mounted on full-height fences of approximately 2.5m in height. Works will generally take place during daylight hours and the site will not be lit during hours of darkness. Additionally, any necessary artificial lighting will be cowled and directed away from Commoge Marsh and Lower Bandon Estuary.

Considering the above standard measures, it is considered highly unlikely that the proposed development will result in any significant negative ex-situ impacts on bird species listed as special conservation interests of surrounding SPAs and therefore no effects on the qualifying interests of these sites are likely to occur.

#### 3.4.1.7 Operational Phase Impacts

The operational phase impacts of the proposed project otherwise do not differ significantly from the impacts already occurring at the site (the do-nothing scenario) in terms of habitat loss and disturbance. No additional potential impacts arise as a result of the operational phase of the proposed development specifically.

## 3.5 LIKELY IMPACTS OF THE PROJECT ON THE NATURA 2000 SITES

As outlined in above, it is deemed that the proposed development does not have the potential to impact the qualifying interests of Sovereign Islands SPA or any other Natura 2000 site via hydrological connectivity, ex-situ impacts or other pathways. All works will be carried out applying standard environmental controls throughout the construction phase and in accordance with standard construction procedure (e.g., CIRIA, 2001). The likely impact is discussed below.

### 3.5.1 Size, Scale & Land-take

There will be no direct impacts on any Natura 2000 site.

### 3.5.2 Distance from or Key Features of the Natura 2000 Sites

As detailed in **Table 3.1** and shown in **Figure 3.1**.

### 3.5.3 Resource Requirements (water abstraction *etc.*)

There will be no resource requirements (including water abstraction) from Natura 2000 sites as a result of the proposed works.

### 3.5.4 Excavation Requirements

Not Applicable.

### 3.5.5 Emission (disposal to land, water or air)

No significant impacts on any Natura 2000 site are likely to occur as a result of emissions from the proposed development in the construction or operational phases.

### 3.5.6 Transportation Requirements

Transport requirements during construction and operation will use existing road networks and will not occur within the boundaries of any Natura 2000 sites.

### 3.5.7 Duration of Operations

For the purposes of environmental assessment, the duration of operations at the proposed facility is assumed to be permanent.

### 3.5.8 Cumulative Effects

A review of the National Planning Database (NPD) was undertaken to identify proximal and relevant planning applications proximal to the study area. An appropriate site search area was defined as consisting of 300m from the site boundary. A search of planning applications within this area within the last 5 years was undertaken and reviewed on 8<sup>th</sup> January 2024 and update on 16<sup>th</sup> October 2024. **Table 3.2** below provides the results of this search. The locations of applications are shown in **Figure 3.2**.

Considering the nature and location of the proposed development, it is considered that the project itself, or in combination with any other plan or project will not have an effect on the conservation objectives of Sovereign Islands SPA or any other Natura 2000 sites.

**Table 3.2 - Planning applications within the relevant search area.**

Ref. No.	Development Description	Decision	Decision Date
235723	Permission for retention of existing detached domestic garage.	Conditional Permission	2023-10-18
234893	(I) Permission for retention and completion of alterations and porch extension to dwelling under construction - referred to as the upper house (change of plan to that permitted under Planning Ref. No. 18/4146), (II) Permission for retention and completion of minor elevational changes to dwelling under construction - referred to as the lower house (change of plan to that permitted under Planning Ref. No. 18/4146, (III) retention and completion of garage to serve both dwellings with green roof and landscaping, (IV) Retention and completion of external steps with lift, (V) Permission for retention of textured concrete walls on the west and south site boundaries and (VI) all associated site works	Conditional Permission	2023-10-03
235477	2 no. roof lights to front of dwelling.	Conditional Permission	2023-09-11
235074	Permission for alterations to existing two-storey split level dwelling, namely; two storey extension to south elevation, single storey extension to north elevation and changes to all elevations, along with enlarged outdoor terrace and any associated site works	Conditional Permission	2023-08-22
234656	Construction of a dwelling house and the installation of a waste-water treatment unit and percolation area and all associated site works.	Conditional Permission	2023-08-17
234991	Construction of a detached granny flat (adjacent and ancillary to their existing dwelling) and associated site works.	Conditional Permission	2023-07-05
225145	Construction of 86 no. dwellinghouses with one childcare facility, and all ancillary site development works. Access to the proposed development will be provided via 2 no. new accesses onto the link road permitted under ref no. 20/6563.	Conditional Permission	2023-05-24
225657/ ABP-316840- 23	The demolition and removal of existing facilities including changing rooms, ball alley and other ancillary facilities; and the construction of 71 no. dwelling houses and all associated ancillary development works including vehicular and pedestrian access, parking, footpaths, lighting, drainage, landscaping and amenity areas. The proposed development allows for the provision of a pedestrian/cycle link to connect into Abbeyfort Estate to the northeast.	Conditional Permission	2024-09-12
225877	Construction of a dwelling house and associated site works including the alterations of existing boundary walls and new connection to services	Conditional Permission	2023-03-06
225388	The provision of new club facilities and all ancillary site works. The proposed development includes the construction of 4 no. full sized playing pitches, an astroturf pitch, single storey clubhouse building, single storey gym building, single storey equipment store, surface car park and children's playground. The proposed development provides for ballstop netting serving each of the proposed pitches and the provision of 6 no. 21 metre floodlights serving pitch no. 2 and 4 no. 12-18 metre floodlights serving the proposed astroturf pitch. Ancillary development works include the provision of a pedestrian crossing on the L-3234 local road to connect the existing footpath network and servicing proposals including the diversion/undergrounding of existing overhead lines. Access to the proposed development will be provided from the L-3234.	Conditional Permission	2023-02-23

224920	The construction of 9 no dwelling houses and associated site works, including a new vehicular entrance and connection to public services. this application is for permission for modifications to previously granted residential development planning red 18/6381 and an Bord Pleanala ref ABP-304796-19 and includes (1)modifications to house types C and D with revised internal layouts, elevations and facades (2) updated road layouts and access point for the 4 no lower houses and ancillary site development works	Conditional Permission	2023-02-13
226060	Construction of 51 no. houses and all ancillary development works. This is a modification to a residential scheme permitted under Cork County Council Planning Ref. No. 06/11830 extended by Ref. No. 12/4124, Ref. No. 17/6075, and Ref. No. 21/6844 (and subsequently amended under Cork County Council Ref. No. 20/6563). Access to the proposed development will be from the existing access via Abbey Lane.	Conditional Permission	2023-01-31
226588	Retention of patio doors on the front elevation and for permission to construct a side extension with associated site works, all to the existing dwelling.	Conditional Permission	2023-01-23
225537	Alterations and extensions as listed below to our building at 55 Main Street, Kinsale, Co.Cork which is recorded in the National Inventory of Architectural Heritage under Categories of Special Interest. All external work is to be to the rear of the existing Café, Guesthouse, and Landlord's Apartment: 1st floor – new internal entrance lobby, new private stairs and new WC in ex. utility in landlord's apartment. New terrace and external access door to existing living room. Extension accommodating bin and tool/bicycle/maintenance stores, new external fire escape stairs; 2nd Floor – new E/S bathroom, balcony and external door to ex. guest bedrooms. New internal staircase. Extension accommodating new master bedroom, E/S bathroom, walk-in-wardrobe. Patio and walled rear garden; 3rd Floor – new balcony and door to ex. door to ex. guest bedroom. New internal staircase. Extension accommodating x2 bedrooms, x2 E/S bathrooms; Roof Level – x1 dormer roof, x1 new skylights over ex. main stairs. New staircase to roof. And to carry out all associated site works.	Conditional Permission	2023-01-16
217498	The following development of Patsy's corner building (this building is a protected structure): (A) Change of use of building from existing retail/shop unit on ground floor with associated (unused) residential accommodation on first and second floor to a use as an independent retail/shop unit on the ground floor and a separate short term holiday letting residential unit on the first and second floor with independent access (B) Alterations, repairs and conservation works throughout the building including the removal /replacement of defective and decayed timber and material throughout the building, (C) the strengthening and up-grading of internal partitions and floor to meet building regulations, (D) the replacement of shop front including windows and doors (E) the insertion of a new door in the shop front southwest elevation (F) the installation of a new door and two windows to the north east elevation framed in corten steel, (g) associated modifications to all internal layout and plans and elevations (H) and all associated site works	Conditional Permission	2022-11-08
226034	Modifications to the terrace associated with apartment 26 including the erection of a glass balustrade and all ancillary development	Unconditional Permission	2022-10-27
225929	Permission to construct a rear extension and alterations to an existing dwelling incl. all site works	Unconditional Permission	2022-10-14
225677	Alterations and extensions to dwelling; consisting of a front porch extension incorporating a new flat roof with entrance canopy, a ground floor side extension and all associated site works	Conditional Permission	2022-09-08

225674	Permission for the construction of a single storey extension to the rear of existing two storey dwelling, modifications to elevations of said dwelling, modifications to south elevation of attached granny flat and all associated site works	Unconditional Permission	2022-09-07
225134	Modifications to a permitted childcare facility by Cork County planning Ref. no. 06/11830 extended by ref no. 12/4124, ref no. 17/6075 and ref no. 21/6844. the proposed modifications consist of internal layout changes and all ancillary site development works.	Conditional Permission	2022-08-30
225509	Permission to erect one temporary classroom to the southwest of the existing school building and all associated site works.	Unconditional Permission	2022-08-10
225344	Alterations and renovations to existing dwelling including (a) demolition of existing single storey extension to rear (b) demolition of 2 no garden sheds to rear (c) elevational revisions including window and door opes to existing side and rear elevations (d) installation of 2 no dormer windows to rear roof (e) installation of 3 no velux rooflights to front and rear roof (f) construction of single storey garden shed (18m2) to rear (g) construction of single storey garage (39m2) to rear.	Conditional Permission	2022-07-26
224895	The construction of an extension of the living space to the west and south of the above dwelling house, some internal modification and associated infrastructure.	Unconditional Permission	2022-06-07
224427	Permission for the renovation and extension to the front, side and rear of their dwelling. The construction will consist of the following: 1) demolition of the existing single storey room at the side of the dwelling. 2) construction of a single storey porch to the front of the dwelling, 3) construction of a two storey extension to the side of the dwelling. 4) construction of a single storey extension to the rear of the dwelling. 5) all associated site works	Conditional Permission	2022-05-17
224554	Permission for retention for 1) rear two storey flat roof extension, 2) single storey side bay window, 3) rear facing roof light, 4) second floor side window to existing dwelling. Permission for retention for 1) detached domestic garage with associated side access steps, 2) rear garden shed, 3) alterations to boundary walls including access door onto side lane, 4) construction of boundary wall with access door onto side lane with associated site works. Permission to demolish single storey store room.	Conditional Permission	2022-04-28
224430	Permission to demolish the existing dwelling and existing garage, construct a new two storey dwelling with two storey glazed link staircase, a new rooflight, new solar panels on the pitched roof, permission to construct 2 no. new off-street car parking places. Permission is sought for part demolition and part alter the existing boundary walls, with ancillary works and associated site works to include new water, foul and storm sewer connections to public mains.	Conditional Permission	2022-04-26
216582	(i) Demolition of the existing annexes to the front elevation and side elevation of the 'Former Shirt Factory' (which is to become the production hall) , in addition to demolition of the steel ruin frame structure on site, (ii) Modernisation of existing building elevations (the proposed production hall), comprising alterations to the building façade, including revised material finishes to the roof and elevations incorporating fenestration changes allowing for a brewery and distillery at ground floor level, (iii) Construction of extension to the front elevation of the existing building on site (the proposed production hall) consisting of ancillary office space, retail space at first floor level with lower and upper terraces and associated signage, (iv) A storage hall, (v) The upgrading of the existing access into and through the site including a swale incorporating the length of the site with drainage to Commogue Marsh, (vi) Ancillary on-site car and bicycle parking provision, (vii) Beer storage tank farm, (viii) Malt grain storage silo farm, (ix) Plant including steam boiler unit and cooling ventilation unit, (x) Delivery	Conditional Permission	2022-01-26



	yard permitting open storage, (xi) Landscaping including fencing, new boundary treatments, lighting, and pedestrian linkages to nearby footpath, and (xii) Pumping station, ground level changes with all other associated site works and ancillary services.		
216518	Planning permission for retention of garage, for extension and alterations to and for change of use of said garage to dwellinghouse and for all associated site works.	Conditional Permission	2021-12-14
216844	Alterations to permitted residential development 05/588 to make provision for 214 no. dwellinghouses, 42 no. apartments and relocation and change of plan of creche and associated site works and services (change in overall layout and design) - Extension of Duration to Permission granted under Planning Ref. No.06/11830 extended by Ref. No.12/4124 and Ref. No. 17/6075.	Unconditional Permission	2021-12-09
215984	Construction of a single storey dwelling house with detached garage and associated site works	Conditional Permission	2021-10-15
216369	The construction of 2 new metal fenced enclosed ball play courts located to the south west of Kinsale Community School together with associated site works. The proposed works to be carried out within the curtilage of Kinsale Community School.	Unconditional Permission	2021-10-14
216059	Modifications to 35 no. permitted dwellings (currently under construction) by Cork County Council Planning Ref. No. 06/11830 extended by Ref. No. 12/4124 and Ref. No. 17/6075. The proposed modifications consist of internal layout changes, omission of roof lights, omission of dormer window on the front elevation, omission of gable window, modifications to the elevations and façade and all ancillary site development works.	Conditional Permission	2021-09-20
215998	The retention of an extension to an existing house. Permission is also sought to carry out works including: (i) the construction of a store; (ii) the installation of a pedestrian gate in an existing boundary wall abutting a public footpath; (iii) the erection of a porch at the front entrance of the aforesaid existing house and (iv) all associated works.	Unconditional Permission	2021-09-08
206563	The construction of 95 no. houses and all ancillary development works. This is a modification to a residential scheme permitted under Cork County Council Planning Ref. No. 06/11830 extended by Ref. No.12/4124 and Ref. No. 17/6075. Access to the proposed development will be from the existing access via Abbey Lane and via the proposed access at Bandon Road.	Conditional Permission	2021-09-03
215631	The construction of a dwelling house and associated site works. Note that the proposed development comprises changes from part of that permitted under a residential development Planning Reg. 19/5455 and An Bord Pleanála Appeal Reference: ABP-304970-19. Note that the proposed house was identified as house 'A' on the drawings submitted under the above planning permission which governs the overall development of the lands. The changes to the development include change of plan of the proposed dwelling house, change in elevation of the proposed dwelling house, increase in floor area of the proposed dwelling, change in site layout and associated site works.	Conditional Permission	2021-08-19
215775	The construction of a first floor extension to the existing dwellinghouse above the existing attached domestic garage, and a rear two storey extension behind the existing garage.	Unconditional Permission	2021-08-18
206168	The demolition of existing single storey commercial retail unit and the construction of a 10 bedroom commercial guest house comprising part three storey and part two storey, with associated dining room, professional kitchen and reception area, connection to public services and all associated site works.	Conditional Permission	2021-08-16

215264	To demolish existing roof, including dormers, and construct new raised roof and clearstory windows, for the existing dwelling. To demolish existing external stairs to the side and rear of the existing dwelling and construct new second floor extension, to rear and side, with new rooflight. To construct new window/door openings and to modify existing window/door openings, connection to public services and all associated site works.	Conditional Permission	2021-07-02
206757	9 no. dwellinghouses and all associated site development works. This application is a change of plan of Pl. Reg. No. 17/6867 and ABP301767-18, whereby permitted dwellinghouses 28 to 32 inclusive are to be replaced by the proposed new 9 dwellinghouses.	Conditional Permission	2021-06-01
206090	Conversion of detached domestic garage to granny flat ancillary to the main dwelling-house and permission for alterations to the elevations of said garage including bay window to the front and dormer window to the side and associated site works.	Conditional Permission	2021-05-31
214624	Permission for the retention of A) Extension to the rear of existing dwelling B) Porch extension to front elevation C) Roof lights to rear roof	Unconditional Permission	2021-04-29
214031	The construction of a dwelling house and domestic garage and associated site works. Note the proposed development comprises changes from part of that permitted under a residential development Planning Reg. 19/5455 & An Bord Pleanála Appeal Reference: ABP-304970-19. Note that the proposed house was identified as house 'C' on the drawings submitted under the above planning permission which governs the overall development of the lands. The changes to the development include change of plan of the proposed dwelling house, change in elevation of the proposed dwelling house, increase in floor area of the proposed dwelling, change in site layout, and the additional of a domestic garage in the site layout and associated site works.	Conditional Permission	2021-03-03
206937	Modifications to the rear elevation of the convent building to provide for private amenity space. The proposed modifications to apartments 28, 30, 33, 34, 36 and 37 permitted by Ref. No.'s 04/53026 [ABP PL65.211819], 14/6792 and 17/7332 consist of: the addition of ground floor patios and balconies at first and second floor levels; associated modifications to the rear façade; alterations to the external walkway at first and second floor level; and all associated site development works.	Unconditional Permission	2021-02-22
205515	Development to an existing dwellinghouse. (This building is a protected structure). The development comprises the construction of a two storey extension to the front of the existing structure with associated alterations and modifications to internal layout, plans and elevations of the existing structure and all associated site works.	Conditional Permission	2021-02-15
204401	Change of use of part of existing Guest House at first, second & third floor levels to form new apartment incorporating into existing four storey apartment building.	Conditional Permission	2021-01-29
206579	Modifications to 3 no. apartments permitted under Cork County Council Ref. No.'s 14/6792 and 17/7332. The proposed modifications consist of: i) the internal modifications to the convent building to amalgamate Apartment no.'s 24 and 26; ii) modifications to the layout of Apartment 23; and iii) all associated modifications to the facade and ancillary site developments works.	Unconditional Permission	2021-01-22
205734	(a) The construction of minor extensions to the ground floor and to the first floor area of the dwelling, (b) the construction of a flat roofed rear dormer roof extension with an associated increase in the floor area to the second floor, (c) the modifications to internal layout and plans of the dwelling and modifications to all elevations of the dwelling, (d) the removal of the bay window to the front elevation and replacement with a window, (e) the reconfiguration of some windows and doors including the	Conditional Permission	2020-11-13



	enlargement and the relocation of some windows and the addition of new windows to the dwelling, (f) the replacement of a dormer window with a roof light to front elevation, (g) the replacement of the roof of the dwelling with a natural slate roof, (h) the application of external insulation to the dwelling, (i) and all associated site works.		
205902	Permission to demolish existing outbuildings to the rear of the existing dwelling. Construct a two storey extension to the rear of the existing dwelling and a single storey extension to the side of the existing dwelling. Construct a new rooflight to the rear of the existing dwelling; modify existing window/door openings, construction of a new window opening to the South-Eastern elevation, with associated site works.	Conditional Permission	2020-10-23
205868	Retention for change of use of existing attached garage to a playroom and alterations to front elevation to include replacement of garage door with PVC door and windows, at the dwelling house.	Unconditional Permission	2020-10-16
205374	Change of use from previous use as a health centre to 3 units occupied by a youth community cafe, a youth social service and a community based men's organisation.	Conditional Permission	2020-09-11
205424	The construction of single storey extension to the rear of house.	Conditional Permission	2020-08-31
205317	Construction of two-storey retail/residential building comprising of retail unit (area 365sqm) to ground floor and 3 no. apartments at first floor with associated signage to north, east and west elevations, 16 no. car parking spaces, site entrance, site exit and all associated site works - Extension of Duration of Permission granted under Planning Reference: 15/4186	Unconditional Permission	2020-08-13
204968	Construction of 47 no. residential units, a crèche and all ancillary site development and landscaping works. The proposed development includes the construction of 27 no. houses consisting of 19 no. three-storey detached houses with first floor terraces, 1no. three-storey detached house with first and second floor terraces and 7 no. two-storey townhouses with first floor balconies; a new pedestrian access at Rampart Lane; and all ancillary landscaping, surface and underground car parking and site development works. The proposed works to the former convent buildings includes the development of 20 no. apartments; a crèche with mezzanine floor; modifications to the façade and extensions to the rear of the building. The proposed development will result in alterations to the residential scheme originally permitted under Planning Ref. No. 04/53026 and An Bórd Pleanála Ref. No. PL 65.211819. The alterations proposed will reduce the total number of residential units permitted on-site from 158 to 96 units. Extension of Duration of Permission granted under Planning Reference: 14/6792.	Unconditional Permission	2020-07-02
196697	Retention of garden shed to rear of existing dwelling	Unconditional Permission	2020-05-29
204248	The construction of an extension to an existing prefabricated structure for an additional classroom at the play school facility.	Conditional Permission	2020-03-27
196644	Demolition of gable wall and rear wall and roof of existing two storey end of terrace dwellinghouse and reconstruction of gable wall, rear wall and roof and erection of two storey extension at rear including all associated site works.	Conditional Permission	2020-03-20
196958	Retention to an existing dwellinghouse. Retention to consist of: 1) Garage, detached from the main dwelling, now converted to granny flat/separate dwelling unit 2) Ground floor window in existing dwellinghouse on the south eastern gable	Conditional Permission	2020-03-16
197039	The construction of a two bedroom detachedhouse, vehicular entrance, connection to public services and all ancillary site works.	Conditional Permission	2020-03-12

196838	To undertake alterations to existing dwellinghouse, comprising of demolition of existing single storey extensions to the rear of the existing dwelling. To construct a new single storey extension to the rear of the existing dwellinghouse, together with alterations to elevations, a new rooflight to the rear of the existing dwelling house, with associated site works, to include new water, foul and storm sewer connections to the public mains	Conditional Permission	2020-01-29
195700	Construction of an extension to the side and rear of existing dwelling incorporating part raising of the ridgeline to incorporate development in the existing attic for use as habitable space and all ancillary site works	Conditional Permission	2020-01-20
196543	Retention and completion of 8 no. dwelling houses (change of plan to houses 1 to 8 previously permitted under TP 17/06867 and ABP301767-18) and all associated site works.	Conditional Permission	2019-12-16
195455	(a) The demolition of Riverview House, detached domestic garage and existing domestic swimming pool, (b) The construction of three detached houses, (c) Modifications to boundary treatment including new boundary walls to road side and new entrances to the three proposed dwelling houses, (d) All associated site works.	Conditional Permission	2019-07-15
195285	Retention of the existing dwelling as constructed (change of plan to that permitted under Pl. Reg. No. 96/1179), and all ancillary works	Conditional Permission	2019-07-08
195343	Alterations to dwellinghouse including (A) internal alterations and associated external alterations, (B) close in existing open front porch, (C) fit solar panels to front elevation and (D) construct boundary wall to front and side of site	Unconditional Permission	2019-07-08
195179	A dwellinghouse and all associated site development works including connection to mains sewage system. Site development works permitted under Pl. Reg. No. 15/6681.	Conditional Permission	2019-06-25
194879	Retention of a prefabricated structure for use as a play school facility.	Conditional Permission	2019-05-31
194825	(This building is a Protected Structure) (a) The demolition of existing rear extension to a dwelling house, (b) the construction of a flat roofed rear dormer roof extension, (c) the replacement of 2 no. existing roof lights with larger roof lights to front elevation, (d) the replacement of the roof of the dwelling with a natural slate roof, (e) the replacement of the windows, (f) modifications to all elevations, (g) the modifications to internal layout and plans, (h) and all associated site works.	Conditional Permission	2019-05-22
194486	Retention for minor changes to dwelling granted permission under PL Reg. No. 11/53018, to include minor alterations to elevations and an increase to area of basement as used as plant room and storage area and all associated site works.	Unconditional Permission	2019-04-16
187463	The demolition of existing structure containing 3 no. apartments and the construction of a new building containing 3 no. apartments and associated site works	Conditional Permission	2019-02-25
187346	Construction of single storey extension to rear of existing single storey creche building and all associated site works. Extension of Duration of Permission Granted under Planning Reg: 13/6481	Unconditional Permission	2019-02-19
186806	Construction of dwelling house and all associated site development works, including connection to mains sewage system and relocation of site entrance. Site development works permitted under Pl. Reg. No. 15/6681.	Conditional Permission	2018-12-17
234424	To develop 2 no. all weather "astro" playing pitches (soccer and hockey) including drainage, 2.4m high perimeter protective fencing with 3m high ballstop netting above, 6 no. 15.24m high and 2 no. 24.38m high floodlights, earth retaining structures, reduce in size existing all weather pitch, remove existing basketball/tennis court together with all site development works	Awaiting FI Response	-

234447	To demolish existing dwelling house and to construct a two-storey dwelling house over proposed basement with attic accommodation to first floor including the installation of renewable energy measures, a single storey flat roofed garage to rear, extending existing driveway to rear, parking at rear including new main entrance to dwelling at rear, retaining walls and all associated site works	Awaiting Recommendation	-
234946	The demolition and removal of the former St. Joseph's National School and associated structures and construction of 18 no. residential units consisting of 2 no. 5 bed dwelling houses, 10 no. 4 bed dwelling houses, 3 no. 3 bed duplex apartments and 3 no. 2 bed simplex apartments and all associated ancillary development works including the car and bicycle parking, footpaths, lighting, drainage, landscaping and amenity areas. Vehicular and pedestrian access serving the development will be via Blind Gate Street. Pedestrian access is also facilitated via Rampart Lane.	Awaiting FI Response	-
235573	Construction of a dwelling house and associated site works.	Awaiting FI Response	-
235783	Permission for retention of side extension with associated site works, all to the existing dwelling.	Awaiting Recommendation	-
236031	Permission is sought for the development of the following (alterations to the permitted development under planning ref. no. 21/6582): a) change of use of permitted office space at first floor level to hospitality and retail space ancillary to the permitted brewery and distillery, b) relocation of public entrance to the visitor centre to south elevation, c) minor changes to roof profile (the permitted ridge level retained), d) the development of a second raised terrace recreational space on the south elevation at first floor level (152m2) ancillary to hospitality uses on site, and all other associated site works and ancillary services on site. Retention permission is sought for the 'building as built', incorporating the following alterations to the permitted development under planning ref. no. 21/6582: a) The removal and replacement of steel portal framed sub-structure of the former 'Old Shirt Factory', b) fenestration changes to north, south, east and west elevations, c) increase in height at ground floor level to the permitted undercroft area (476m2) allowing storage for the brewery and distillery operation, d) reduction in number of roof lights from 12 to 3, e) reorientation of covered fire escape to western elevation, f) provision of boiler room as constructed to the rear of the brewery and distillery building, and g) provision of electrical switch room to the west elevation.	Awaiting Validation	-

*Note: 'Development Description' field was truncated by the Planning Authority when providing data to the NPD.*





**Figure 3.2 - Planning Search**

**Project:**  
Kinsale Active Travel

0 100 200 m

**Prepared for:**

Cork County Council

Colm Breslin BSc (Hons)  
D: 16/10/2024

### 3.6 AA SCREENING CONCLUSION

This Appropriate Assessment screening exercise has been carried out based on the best available scientific information and data, an ecological site walkover and project details provided by Cork County Council and DBFL Consulting Engineers. It is considered that bespoke avoidance or mitigation measures are not required to eliminate the likelihood of significant negative impacts occurring on any Natura 2000 site as a result of the proposal.

It is concluded that the proposed project is not likely to cause significant negative effects on Sovereign Islands SPA (4124), Courtmacsherry Bay SPA (4219), Courtmacsherry estuary SAC (1230), Old Head of Kinsale SPA (4021), Cork Harbour SPA (4030), Seven Heads SPA (4191) or any other Natura 2000 site, individually or in combination with other plans or projects. It is considered that there is no reasonable scientific doubt in relation to this conclusion.



## 4 References

Council of the European Communities (1992) Council Directive of 21 May 1992 on the Conservation of Natural Habitats and of Wild Fauna and Flora (92/43/EEC). OJL 206/35, 1992.

Department of the Environment, Heritage and Local Government (DoEHLG) (2009). Appropriate Assessment of Plans and Projects in Ireland: Guidance for Planning Authorities. Department of Environment, Heritage and Local Government.

European Commission (2001). Assessment of Plans and Projects Significantly Affecting Natura 2000 Sites: Methodological guidance on the provisions of Article 6(3) and (4) of the Habitats Directive 92/43/EEC. Luxembourg: Office for Official Publications of the European Communities.

NPWS (2010) Site Synopsis: Courtmacsherry Bay SPA 004219. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.

NPWS (2011) Site Synopsis: Sovereign Islands SPA 004124. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.

NPWS (2014a) Site Synopsis: Old Head of Kinsale SPA 004021. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.

NPWS (2014b) Site Synopsis: Cork Harbour SPA 004030. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.

NPWS (2015) Site Synopsis: Seven Heads SPA 004191. National Parks and Wildlife Service, Department of Arts, Heritage and the Gaeltacht.

# Appendix A - Photographic Record



**A1.** View of Commoge Marsh along the southern extent of the proposed development.



**A2.** View of L3235 looking north along the southern extent of the proposed development.





**A3.** View of wet woodland along the southern extent of the proposed development.



**A4.** Dense stand of Japanese Knotweed (*Reynoutria japonica*) extending along the Knocknabohilly Stream and adjacent to the L3234 (Bandon Road) at the northern extent of the proposed development.



**A5.** View looking north along L3235 Abbey View.



**A6.** View looking south along L3235 Abbey View adjacent to Kinsale Community School.





**A7.** View looking west along L7249.



**A8.** View looking along Knocknabohilly Stream at the northern extent of the scheme.



**A9.** Example of point count undertaken on Commoge Marsh on the morning of 1<sup>st</sup> November 2023.







**A10.** Accumulation of Lapwing along the central stone ridge of Commoge Marsh on the morning of 1<sup>st</sup> November 2023.

# Appendix B - Project Design








# LEGEND

## Tree Planting

-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  10no. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  15no. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (370sqm)  
See Planting Schedule for details.
-  Shade tolerant Pollinator Friendly Mix (140sqm)  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire rool balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0204 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

### Watering (General)

1. General Provision: Provide for 3 Years Watering
2. Supply: Potable mains water or Rain water from storage tank
3. Quantity: Wet full depth of topsoil
4. Application: Do not damage or loosen plants.
5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

### Watering (Summer)

1. Supply: Potable mains water or Rain water from storage tank
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

### Watering (Heatwaves)

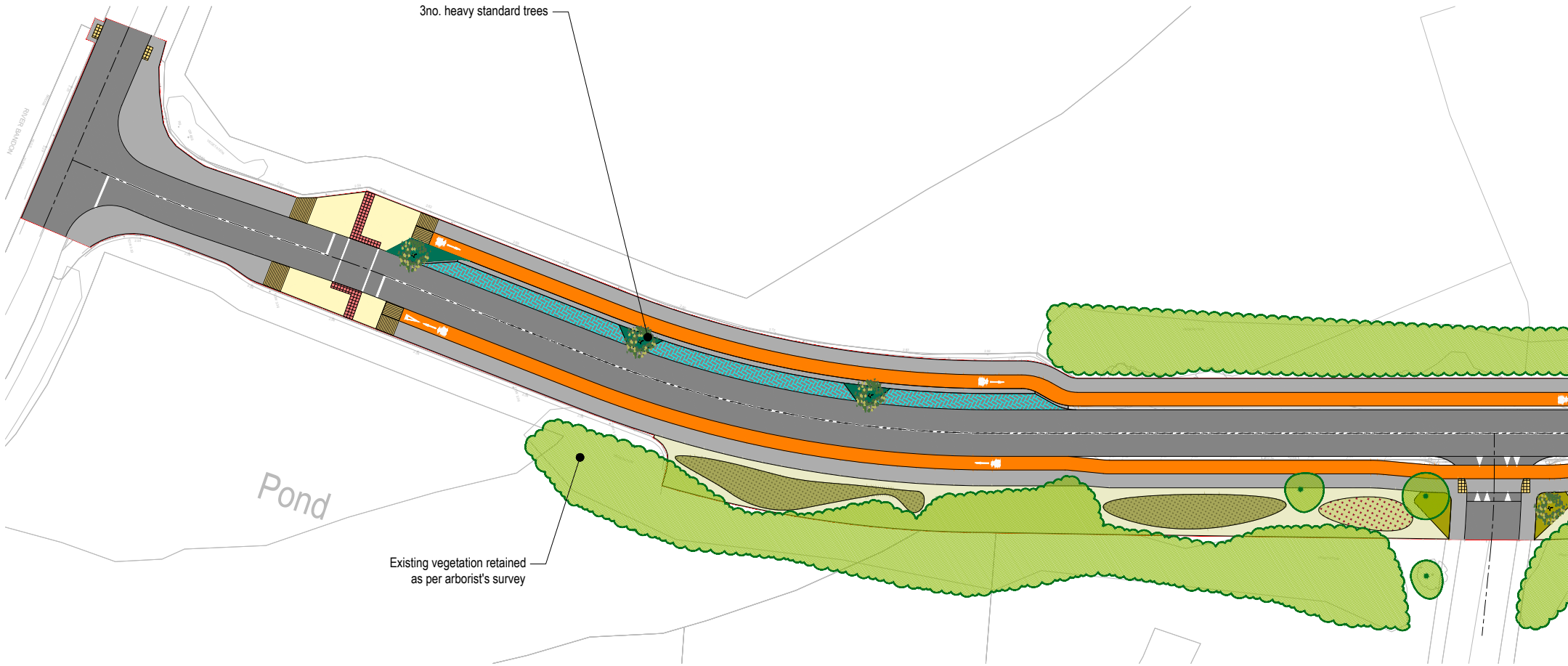
1. Supply: During these conditions water is to be collected via bousier/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Bi-weekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25 °C.)) as required and as necessary to ensure trees and planting do not suffer due to heat.

### Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: **First 2 years of establishment:** Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. **After 2 years of establishment:** Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

### Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.





NO.	REV.	DESCRIPTION	DATE	BY

NOTES:

	8th Floor, The National Centre, Research Park, Dublin 18, Ireland T: +353 (0)1 492 0000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 1	DRAWING NO: 24C04-DR-0201 DRAWN BY: LHM IN ISSUE: 05.10.2024 SCALE: 1:200 SHEET SIZE: A1 CHECKED BY: GMB	






# LEGEND

## Tree Planting

-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  10no. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  15no. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (370sqm)  
See Planting Schedule for details.
-  Shade tolerant Pollinator Friendly Mix (140sqm)  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
- Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire rool balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0202 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

### Watering (General)

1. General Provision: Provide for 3 Years Watering
2. Supply: Potable mains water or Rain water from storage tank
3. Quantity: Wet full depth of topsoil
4. Application: Do not damage or loosen plants.
5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

### Watering (Summer)

1. Supply: Potable mains water or Rain water from storage tank
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

### Watering (Heatwaves)

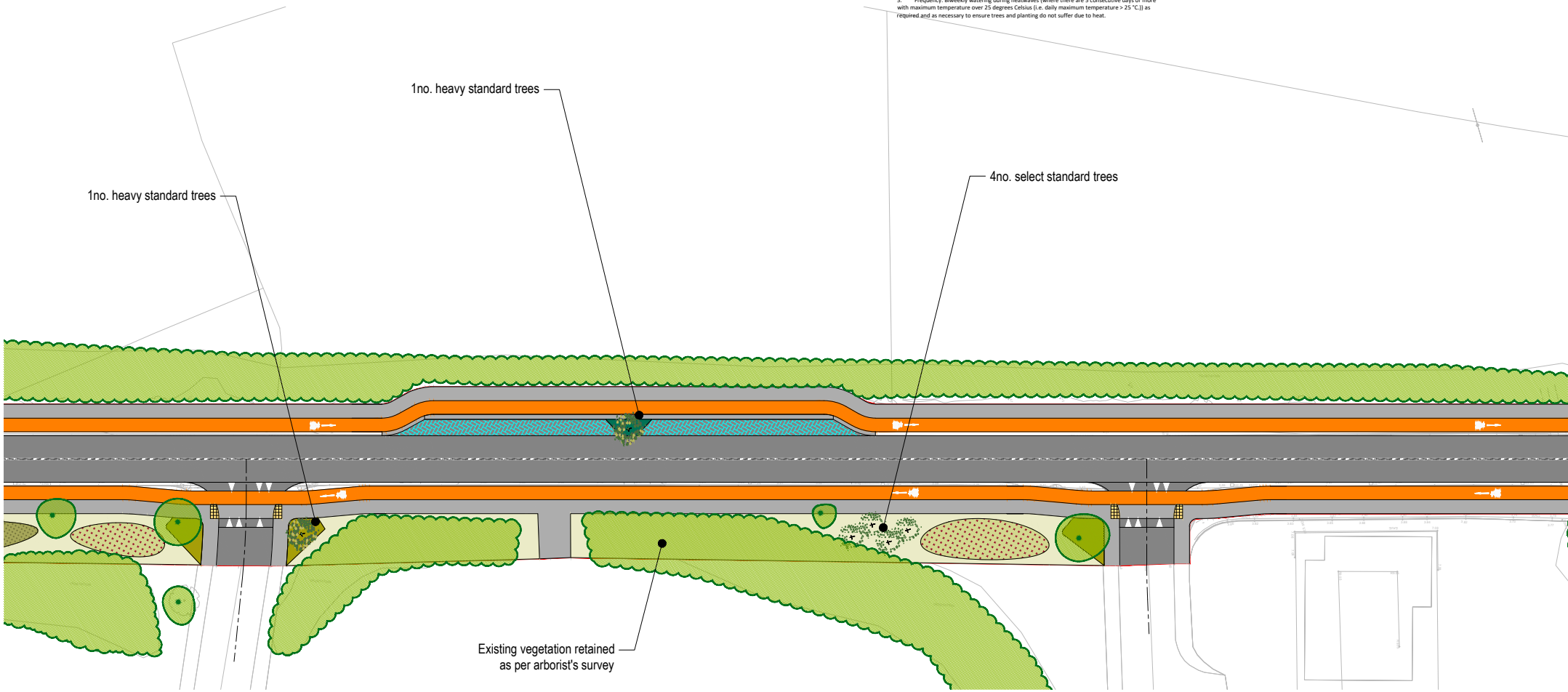
1. Supply: During these conditions water is to be collected via bousser/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Bi-weekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C.) as required and as necessary to ensure trees and planting do not suffer due to heat.

### Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: **First 2 years of establishment:** Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. **After 2 years of establishment:** Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

### Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. If the drawing includes conflicting details/dimensions the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.





NO.	REV.	DESCRIPTION	DATE	BY

NOTES:

	8th Floor, The National Centre Republic of Square Dublin 4 Ireland T: +353 1 7740000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 2	DRAWN BY: LHM PROJECT NO: 24C04-DR-0202 SCALE: 1:200 IN ISSUE: 08/10/2024 SHEET SIZE: A1 CHECKED BY: GMB	






# LEGEND

## Tree Planting

-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  10no. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  10no. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (170sqm)  
See Planting Schedule for details.
-  Shade tolerant Pollinator Friendly Mix (140sqm)  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fittings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire root balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70-30 Wildflower to Grass Seed - see 24C04-DR-0203 for full planting list and details. Seed sowing should be undertaken in August/ September.

- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.

- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

### Watering (General)

1. General Provision: Provide for 3 Years Watering
2. Supply: Potable mains water or Rain water from storage tank
3. Quantity: Wet full depth of topsoil
4. Application: Do not damage or loosen plants.
5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

### Watering (Summer)

1. Supply: Potable mains water or Rain water from storage tank
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

### Watering (Heatwaves)

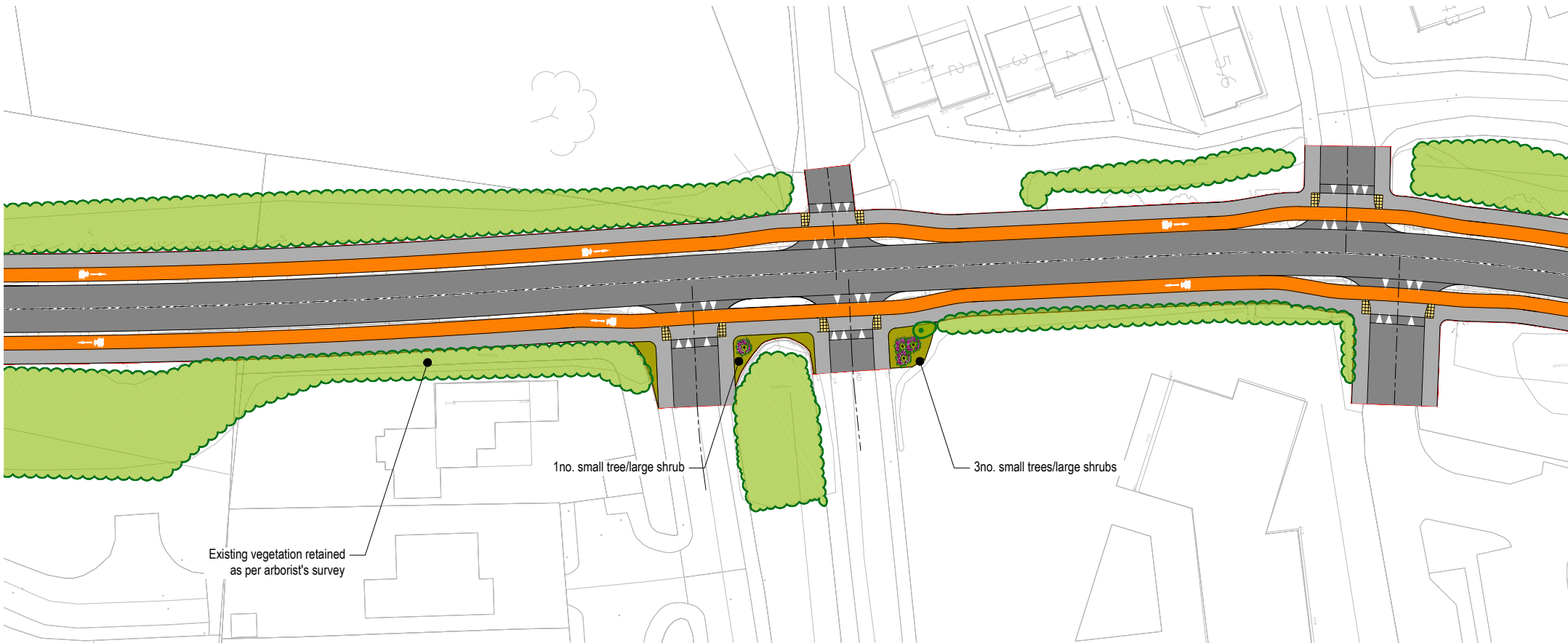
1. Supply: During these conditions water is to be collected via bousser/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Biweekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C)) as required and as necessary to ensure trees and planting do not suffer due to heat.

### Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: First 2 years of establishment: Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. After 2 years of establishment: Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

### Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. If the drawing includes conflicting details/dimensions the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.

NO.	DATE	DESCRIPTION	ISSUED BY	CHECKED BY





**NOTES:**

	8th Floor, The Waterfront Plaza, Republic Square, Dublin 4, Ireland T: +353 (0) 1 709 0000 www.ait.ie		<b>ISSUE STATUS:</b> PLANNING		
	CLIENT: Client	DRAWING NO: 24C04-DR-0203	REVISION: -	SHEET NO: 1	
PROJECT: BANDON ROAD TO R606 CYCLE SCHEME	DRAWN BY: LHM	IN ISSUE: 08.10.2024	NORTH		
DRAWING: Landscape Plan 3	PROJECT NO: 24004	SCALE: 1:200	SHEET SIZE: A1 CHECKED BY: [Signature]		








# LEGEND

## Tree Planting

-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  10no. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  10no. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (270sqm)  
See Planting Schedule for details.
-  Shade tolerant Pollinator Friendly Mix (140sqm)  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanized. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire root balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0204 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

## NOTES ON WATERING

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

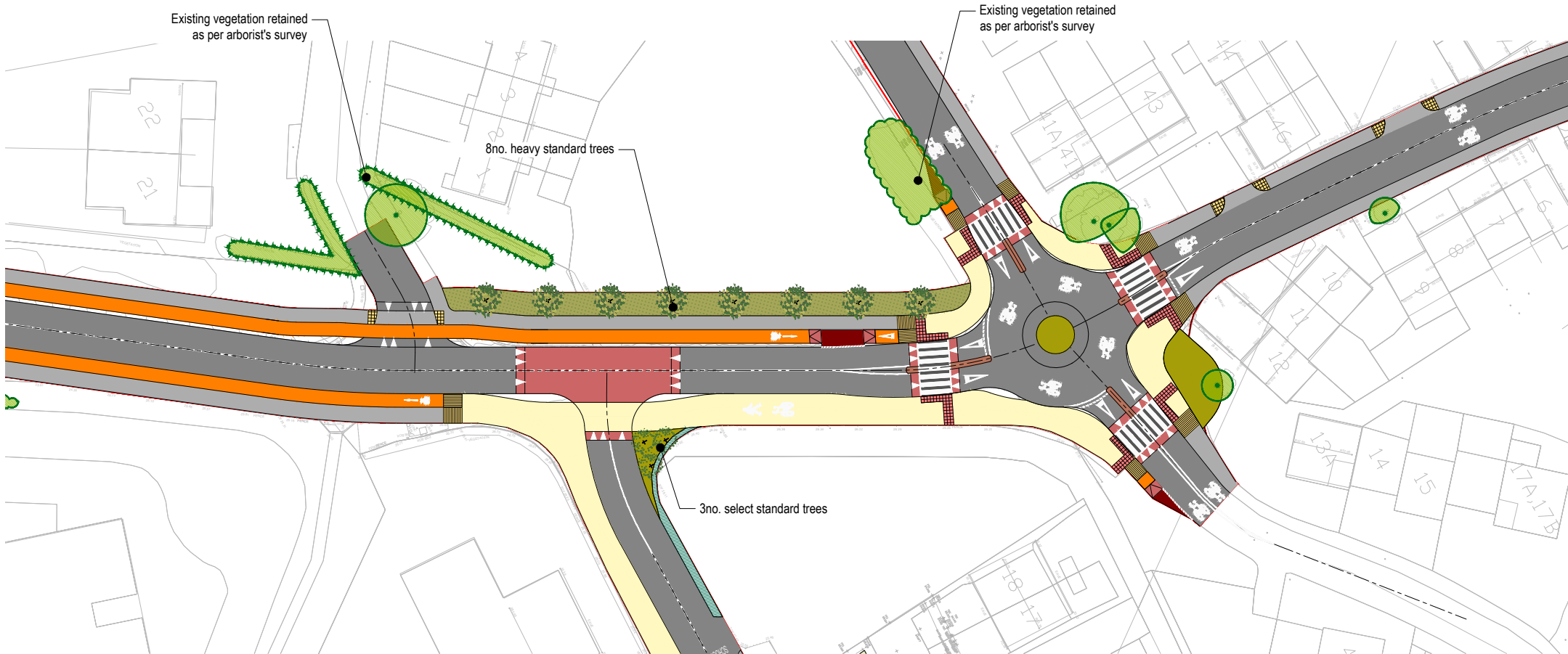
- Watering (General)**
1. General Provision: Provide for 3 Years Watering
  2. Supply: Potable mains water or Rain water from storage tank
  3. Quantity: Wet full depth of topsoil
  4. Application: Do not damage or loosen plants.
  5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.
- Watering (Summer)**
1. Supply: Potable mains water or Rain water from storage tank
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.
- Watering (Heatwaves)**
1. Supply: During these conditions water is to be collected via bousier/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: Biweekly watering during heatwaves (where there are 6 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C)) as required and as necessary to ensure trees and planting do not suffer due to heat.

## Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: First 2 years of establishment: Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. After 2 years of establishment: Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait urbanism + landscape. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the notes must be referred to for any clarification. If the drawing includes conflicting details/dimensions the reader must refer to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.

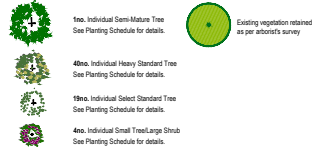
REV	NO.	DESCRIPTION	DATE	BY

**NOTES:**

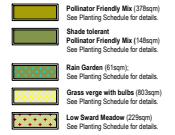
	8th Floor, Newmarket House, Newmarket Square, Dublin 4, Ireland T: +353 1 7740000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 4	DRAWN BY: LAM IN ISSUE: 08/10/2024 PROJECT NO: 24C04 SCALE: 1:200 SHEET SIZE: A1 CHECKED BY: GMB	

# LEGEND

## Tree Planting

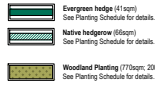


## Planting Mixes



Existing vegetation retained as per architect's survey

## Hedge Planting



Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- Rip subsoil to a depth of min. 650mm from finished surface.
- Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- Staking + guying: All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanized. All tree ties to be adjustable and flexible.
- Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- All bare root planting to be undertaken during October-March inclusive. All wire rool balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70-30 Wildflower to Grass Seed - see 24C04-DR-0205 for full planting list and details. Seed sowing should be undertaken in August/ September.
- Meadows to be mown four times during the first season. All cuttings are to be removed.

## NOTES ON WATERING

- Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## Watering (General)

- General Provision: Provide for 3 Years Watering
- Supply: Potable mains water or Rain water from storage tank
- Quantity: Wet full depth of topsoil
- Application: Do not damage or loosen plants.
- Compacted soil: Loosen or scoop out, to direct water to rootzone.
- Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

## Watering (Summer)

- Supply: Potable mains water or Rain water from storage tank
- Quantity: Wet full depth of topsoil
- Application: Do not damage or loosen plants.
- Compacted soil: Loosen or scoop out, to direct water to rootzone.
- Frequency: Include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

## Watering (Heatwaves)

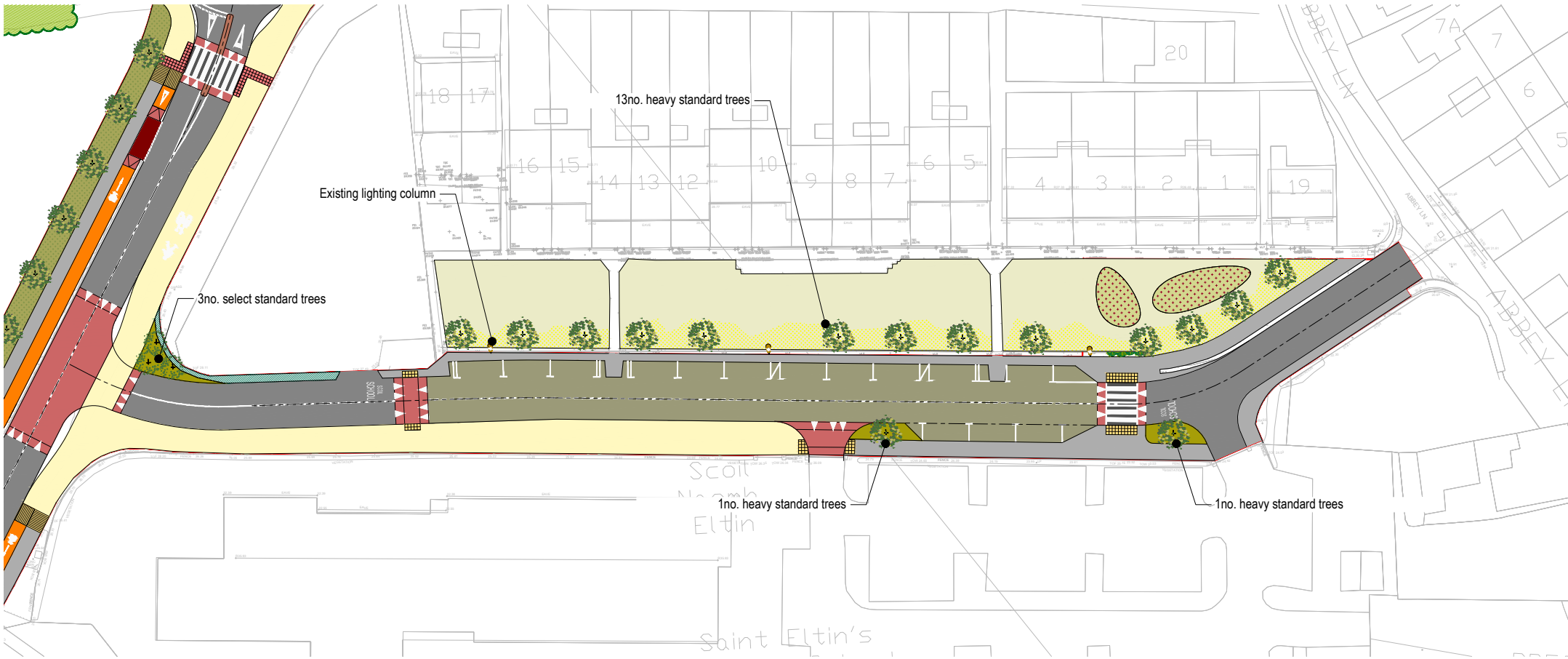
- Supply: During these conditions water is to be collected via bousier/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
- Quantity: Wet full depth of topsoil
- Application: Do not damage or loosen plants.
- Compacted soil: Loosen or scoop out, to direct water to rootzone.
- Frequency: Bi-weekly watering during heatwaves (where there are 3 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25 °C)) as required and as necessary to ensure trees and planting do not suffer due to heat.

## Watering (Trees)

- Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
- Quantity: Wet full depth of topsoil (double bag setup)
- Application: Do not damage or loosen plants.
- Compacted soil: Loosen or scoop out, to direct water to rootzone.
- Frequency: First 2 years of establishment: Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. After 2 years of establishment: Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions

- General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must refer to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.

NO.	DATE	DESCRIPTION	BY	CHECKED

## NOTES:





Copyright : All creative artwork, landscape symbology, text, legends, specifications, descriptions and illustrations used in our drawings and reports are the intellectual property of ait urbanism + landscape ltd. and are not to be reproduced by others.

	24C04-DR-0205 PLANNING	ISSUE STATUS: PLANNING	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 5	DRAWING NO: 24C04-DR-0205 REVISION: - PROJECT NO: 2404 SCALE: 1:200 SHEET SIZE: A1 CHECKED BY:	








# LEGEND

## Tree Planting

-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  3nos. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  11nos. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (37%com)  
See Planting Schedule for details.
-  Shade tolerant  
Pollinator Friendly Mix (14%com)  
See Planting Schedule for details.
-  Rain Garden (61%com)  
See Planting Schedule for details.
-  Grass verge with bulbs (83%com)  
See Planting Schedule for details.
-  Low Sward Meadow (22%com)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11m)  
See Planting Schedule for details.
-  Native hedge (66cm)  
See Planting Schedule for details.
-  Woodland Planting (77%com; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + gowing:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All foliage to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire root balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0206 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.
- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

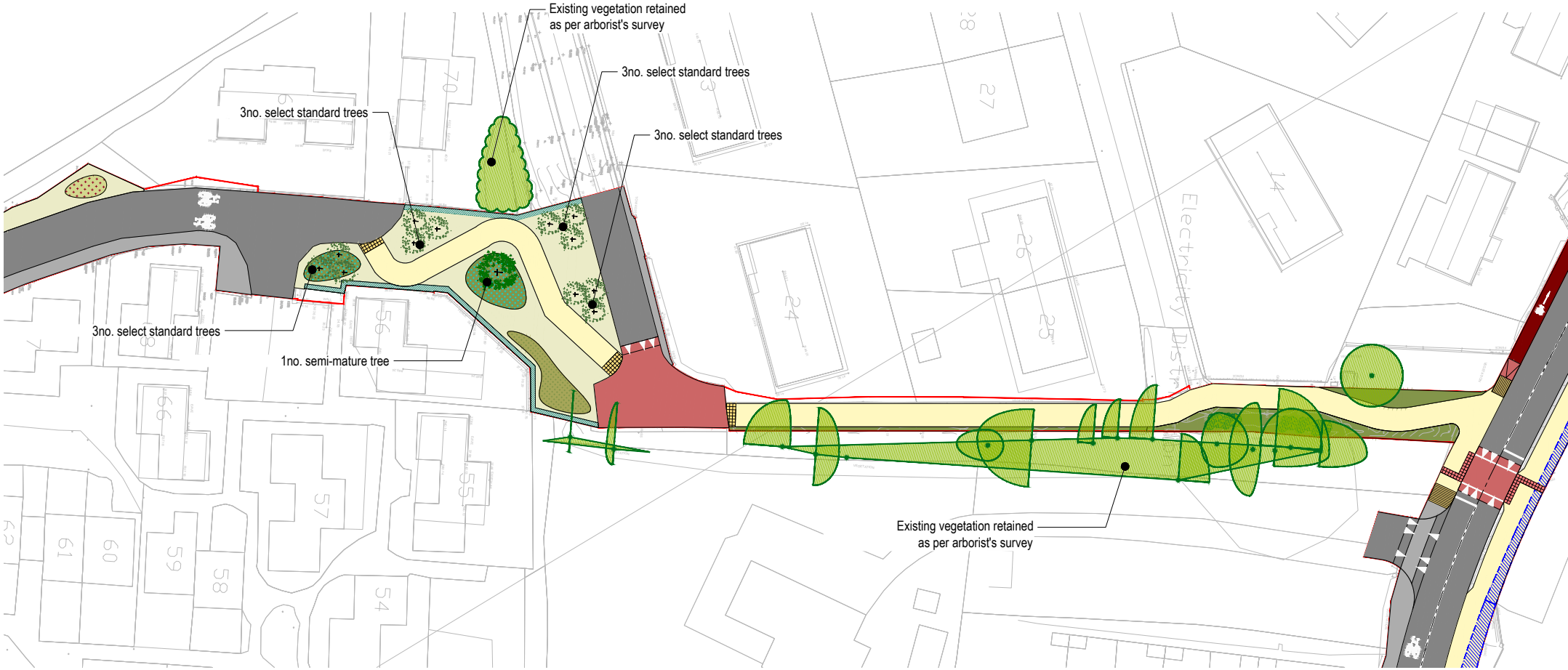
- Watering (General)**
1. General Provision: Provide for 3 Years Watering
  2. Supply: Potable mains water or Rain water from storage tank
  3. Quantity: Wet full depth of topsoil
  4. Application: Do not damage or loosen plants.
  5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.
- Watering (Summer)**
1. Supply: Potable mains water or Rain water from storage tank
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: Include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.
- Watering (Heatwaves)**
1. Supply: During these conditions water is to be collected via bousier/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: Bi-weekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C)) as required and as necessary to ensure trees and planting do not suffer due to heat.

## Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: **First 2 years of establishment:** Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. **After 2 years of establishment:** Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions



1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings shall not be scaled and the maker shall be referred to the Landscape Architect. If the drawing includes conflicting details/dimensions the maker shall be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.





NO.	DATE	DESCRIPTION	BY	CHECKED

**NOTES:**

	801 River Road, Carrigrohane, County Cork Ireland T: +353 (0)23 871100 www.ait.ie		<b>ISSUE STATUS:</b> PLANNING		
	CLIENT: Client	DRAWING NO: 24C04-DR-0206	REVISION: -	DATE ISSUED: 05.10.2024	
PROJECT: BANDON ROAD TO R606 CYCLE SCHEME	DRAWN BY: LK	IN ISSUE:	SCALE:	SHEET SIZE: A1	NORTH
DRAWING: Landscape Plan 6	PROJECT NO: 2024	SCALE: 1:200	SHEET NO: 1	CHECKED BY:	DATE:






# LEGEND

## Tree Planting




-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  2nos. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  10nos. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (370sqm)  
See Planting Schedule for details.
-  Shade tolerant  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds. Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire rool balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0207 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

## NOTES ON WATERING

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## Watering (General)

1. General Provision: Provide for 3 Years Watering
2. Supply: Potable mains water or Rain water from storage tank
3. Quantity: Wet full depth of topsoil
4. Application: Do not damage or loosen plants.
5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

## Watering (Summer)

1. Supply: Potable mains water or Rain water from storage tank
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

## Watering (Heatwaves)

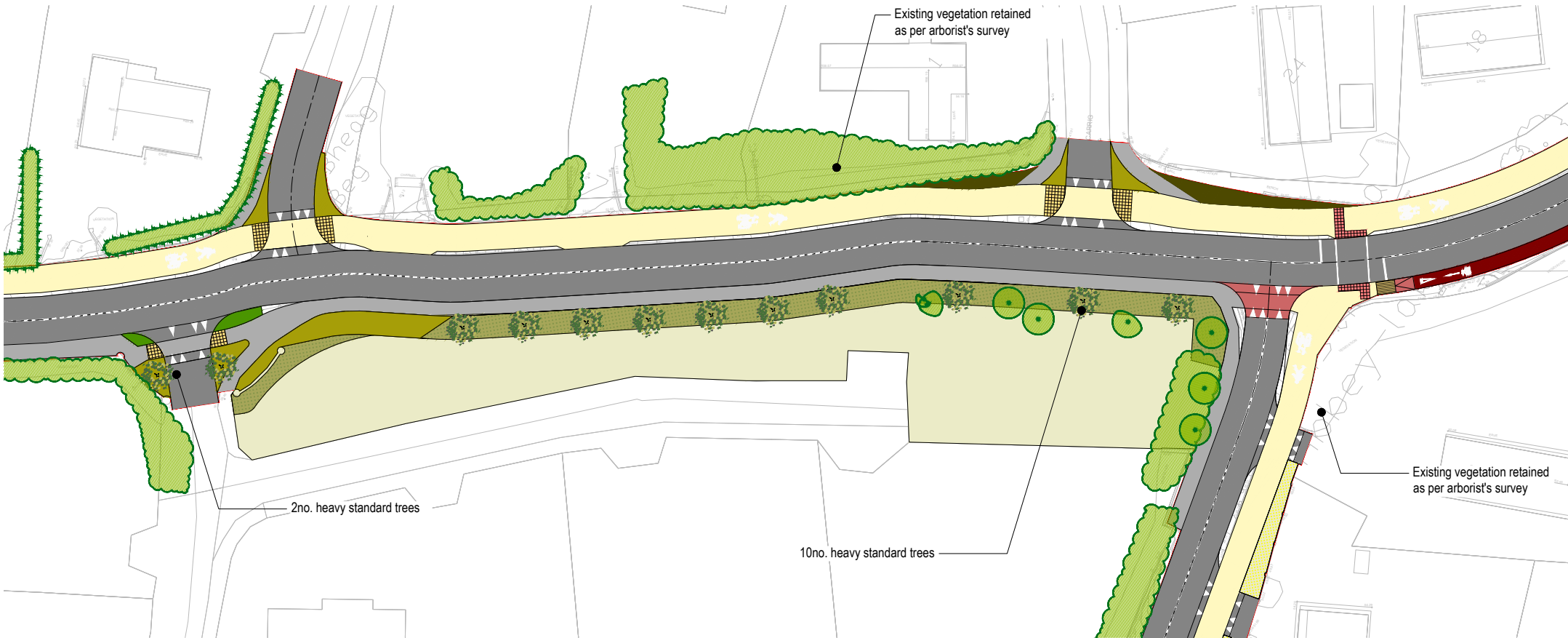
1. Supply: During these conditions water is to be collected via bousser/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Biweekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C)) as required and as necessary to ensure trees and planting do not suffer due to heat.

## Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: First 2 years of establishment: Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. After 2 years of establishment: Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait urbanism + landscape. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.





NO.	REV.	DESCRIPTION	DATE	BY

NOTES:

	8th Floor, Newmarket House Newmarket Square Dublin Ireland T: +353 (0)1 470 2000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 7	DRAWN BY: LHM PROJECT NO: 24C04-DR-0207 SCALE: 1:250 SHEET SIZE: A1 IN ISSUE: 08.10.2024 CHECKED BY: GMB	






# LEGEND

## Tree Planting




-  1No. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  1No. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  1No. Individual Select Standard Tree  
See Planting Schedule for details.
-  4No. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation retained as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (270sqm)  
See Planting Schedule for details.
-  Shade tolerant  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm, 20No. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + gowing:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fixings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire root balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70:30 Wildflower to Grass Seed - see 24C04-DR-0208 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

## NOTES ON WATERING

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## Watering (General)

1. General Provision: Provide for 3 Years Watering
2. Supply: Potable mains water or Rain water from storage tank
3. Quantity: Wet full depth of topsoil
4. Application: Do not damage or loosen plants.
5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.

## Watering (Summer)

1. Supply: Potable mains water or Rain water from storage tank
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

## Watering (Heatwaves)

1. Supply: During these conditions water is to be collected via bousser/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
2. Quantity: Wet full depth of topsoil
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: Biweekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C.)) as required and as necessary to ensure trees and planting do not suffer due to heat.

## Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2No. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: First 2 years of establishment: Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. After 2 years of establishment: Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait urbanism + landscapage. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. If the drawing includes conflicting details/dimensions the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.





NO.	REV.	DESCRIPTION	DATE	BY

**NOTES:**

	8th Floor, Newmarket House, Newmarket Square, Dublin 4, Ireland T: +353 (0) 1 709 0000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING DRAWING NO: 24C04-DR-0208 REVISION: -	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan B	DRAWN BY: LK PROJECT NO: 24004 SCALE: 1:200 IN ISSUE: 09.10.2024 SHEET SIZE: A1 CHECKED BY: GMB	






# LEGEND

## Tree Planting




-  1no. Individual Semi-Mature Tree  
See Planting Schedule for details.
-  10no. Individual Heavy Standard Tree  
See Planting Schedule for details.
-  10no. Individual Select Standard Tree  
See Planting Schedule for details.
-  4no. Individual Small Tree/Large Shrub  
See Planting Schedule for details.

 Existing vegetation marked as per arborist's survey

## Planting Mixes

-  Pollinator Friendly Mix (170sqm)  
See Planting Schedule for details.
-  Shade tolerant Pollinator Friendly Mix (140sqm)  
See Planting Schedule for details.
-  Rain Garden (61sqm)  
See Planting Schedule for details.
-  Grass verge with bulbs (803sqm)  
See Planting Schedule for details.
-  Low Sward Meadow (225sqm)  
See Planting Schedule for details.

## Hedge Planting

-  Evergreen hedge (11sqm)  
See Planting Schedule for details.
-  Native hedgerow (66sqm)  
See Planting Schedule for details.
-  Woodland Planting (770sqm; 200no. select standard trees)  
See Planting Schedule for details.

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure.

## NOTES ON PLANTING WORKS

- 1.0 Rip subsoil to a depth of min. 650mm from finished surface.
- 2.0 Cultivate the planting beds to a min. depth of 450mm, working in 100mm depth of peat free organic compost.
- 3.0 Staking + guying:  
All feathered, multi-stem and standard trees planted to be supported with a single stake. All timber to be pressure treated. All fittings to be hot-dip galvanised. All tree ties to be adjustable and flexible.
- 4.0 Apply a layer of mulch to all planting beds, Medium Grade Bark Chip.
- 5.0 All bare root planting to be undertaken during October-March inclusive. All wire rood balled stock to be planted October-April inclusive.

## NOTES ON MEADOWS

- 1.0 Meadow areas will be sown with a Low Sward Meadow mix at a ratio of 70-30 Wildflower to Grass Seed - see 24C04-DR-0209 for full planting list and details. Seed sowing should be undertaken in August/ September.
- 2.0 Meadows to be mown four times during the first season. All cuttings are to be removed.

- 3.0 Post establishment Garden Meadows are to be cut once annually after August and cut no shorter than 40mm. All cuttings are to be removed. Roadside verges can be cut more frequently; max. every 6 weeks.
- 4.0 Removal and/or treatment of aggressive weeds as required, such as, Creeping Thistle *Cirsium arvense*, Spear Thistle *Cirsium vulgare*, Common Ragwort *Senecio vulgaris*, Broad-leaved Dock *Rumex obtusifolius* and Curled Dock *Rumex crispus*.

## NOTES ON WATERING

- ### Watering (General)
1. General Provision: Provide for 3 Years Watering
  2. Supply: Potable mains water or Rain water from storage tank
  3. Quantity: Wet full depth of topsoil
  4. Application: Do not damage or loosen plants.
  5. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  6. Frequency: As necessary for the continued thriving of all planting and when instructed by Cork County Council; number of watering visits to be agreed with Cork County Council.
- ### Watering (Summer)
1. Supply: Potable mains water or Rain water from storage tank
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: include for watering all planting areas as required by dry conditions; 2 weeks without rain (precipitation less than 20mm) during months April to September.

- ### Watering (Heatwaves)
1. Supply: During these conditions water is to be collected via bousier/tanker & locally sourced from canal or other river/waterbody where there is an adequate supply.
  2. Quantity: Wet full depth of topsoil
  3. Application: Do not damage or loosen plants.
  4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
  5. Frequency: Biweekly watering during heatwaves (where there are 5 consecutive days or more with maximum temperature over 25 degrees Celsius (i.e. daily maximum temperature > 25°C.)) as required and as necessary to ensure trees and planting do not suffer due to heat.

Copyright : All creative artwork, landscape symbology, text, legends, specifications, descriptions and illustrations used in our drawings and reports are the intellectual property of **ait** urbanism + landscape Ltd. and are not to be reproduced by others.

## Watering (Trees)

1. Supply: Drawn from: Potable mains water or locally sourced from canal or other river/waterbody where there is an adequate supply via Slow Release Tree Watering Bag (2no. bag per base of tree) Double bag setup maximum water capacity is approximately 88.95 litres
2. Quantity: Wet full depth of topsoil (double bag setup)
3. Application: Do not damage or loosen plants.
4. Compacted soil: Loosen or scoop out, to direct water to rootzone.
5. Frequency: **First 2 years of establishment:** Refill bag 2-3 times per week (depending on needs/conditions to keep soil moist); water depleted after 5-9 hours. **After 2 years of establishment:** Refill bag every 5-7 days (depending on needs/conditions to keep soil moist)

## Water restrictions

1. General: If water supply is, or is likely to be, restricted by emergency legislation, submit proposals for an alternative suitable source of water. Obtain instructions before proceeding.



This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the notes must be referred to for any further information. If the drawing includes conflicting details/dimensions the reader must refer to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.

NO.	DATE	DESCRIPTION	BY	CHECKED

**NOTES:**

	8th Floor, Newmarket House, Newmarket Square, Dublin 4, Ireland T: +353 (0)1 470 0000 www.ait.ie	<b>ISSUE STATUS:</b> PLANNING DRAWING NO: 24C04-DR-0209 REVISION: -	
	CLIENT: Client PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Landscape Plan 9	DRAWN BY: LHM IN ISSUE: 08.10.2024 PROJECT NO: 24004 SCALE: 1:200 SHEET SIZE: A1 CHECKED BY: GMB	



# LEGEND

## Tree Planting

- Individual Semi-Mature Tree**
  - Ps *Pinus sylvestris*
  - 18-20 cm g.
- Individual Selective/Very Standard Tree**
  - Ib *Betula pendula*
  - Ib *Betula pubescens*
  - Cc *Corylus colurna*
  - Pa *Pinus avium*
  - Ps *Pinus sylvestris*
  - Ag *Alnus pedunculata*
  - Sa *Sorbus aucuparia*
  - Sr *Sorbus aria*
  - Mix of 10-12 cm g. and 12-14 cm g.
- Individual Small Tree/Large Shrub**
  - Cc *Corylus avellana* (N), multi-stem
  - Cm *Crataegus monogyna* (N)
  - Ms *Malus sylvestris* (N)
  - Pa *Pinus avium* (N)
  - Multi-stem 2.5-3.1 m high, 1.2m crown spread.

Existing vegetation retained as per arborist's survey

## Planting Mixes

- Pollinator Friendly Mix**
- Perennials:**
  - Centaurea altissima*
  - Ornithogalum*
  - Euphorbia characias*
  - Echinops bonariensis*
  - Eryngium yuccifolium*
  - Erythronium 'Hedera'*
  - Geranium 'Rozanne'*
  - Geranium 'Johnson Blue'*
  - Helianthus argenteus*
  - Rosa rugosa*
  - Alchemilla mollis*
  - Alcea 'Red Star'*
  - Phlox paniculata 'Blue Spire'*
  - Pulsatilla nuttalliana*
  - Rudbeckia hirta 'Goldstrum'*
  - Salvia nemorosa*
  - Stachys byzantina*

- Ornamental Grasses and Sedges, for mid-Winter interest, max. 30% of any planted area:**
  - Calamagrostis 'Waldenburst'*
  - Carex elata* (N)
  - Deschampsia cespitosa*
  - Helictotrichon sempervirens*
  - Molinia caerulea* (N)
  - Sesleria autumnalis*

- Shade Tolerant Pollinator Friendly Mix**
- Perennials:**
  - Anemone hepatica*
  - Anemone x hybrid*
  - Bergenia cordifolia 'Rubea'*
  - Brunnera 'Jack Frost'*
  - Brunnera 'Looking Glass'*
  - Digitalis purpurea*
  - Geranium macrorrhizum*
  - Helianthus scaberrimus*
  - Helianthus 'White Lady'*
  - Hesperis 'Lime Marmalade'*
  - Lysimachia nummularia 'Aurea'*
  - Panicum affinis 'Dappled Red'*
  - Polygonatum 'Blue Ensign'*
  - Rudbeckia 'Oak Palms'*
  - Vicia villosa*

- Ornamental Ferns, for mid-Winter interest, max. 30% of any planted area:**
  - Asplenium adnigrum*
  - Dryopteris affinis*
  - Polygonatum sibiricum*

## Hedge Planting

- Evergreen hedge** (all 200cm g. plants at 4m<sup>2</sup>, 0.5m height, to be selected from the following):
  - Ilex aquifolium*
  - Prunus lazarica*
  - Ilex creata*
- Native hedgerow**
  - Planted at 500mm centres in a double staggered row, 0.9 - 1.2m ht.
  - Plants list:
    - Crataegus monogyna*
    - Corylus avellana*
    - Alnus pedunculata*
    - Sorbus aucuparia*
    - Sorbus aria*
    - Pinus sylvestris*
    - Pinus avium*
    - Rosa canina*
    - Sambucus nigra*
    - Viburnum opulus*

## Rain Garden, Type A: Ornamental planting

- Shrub species:**
  - Oregon Grape*
  - Sweet Box*
  - Sisyrinchium*
  - Mahonia eurystrachia 'Soft Caress'*
  - Sarcococca confusa*
  - Sisyrinchium japonicum 'Rubell'*
- Perennial species:**
  - Achillea filipendula*
  - Artemisia abrotanensis var. salicifolia*
  - Anemone x hybrid 'Honore Jobert'*
  - Camelot 'Blue Cloud'*
  - Polemonium caeruleum*
  - Rudbeckia hirta*
  - Verbena bonariensis 'Lollipop'*
  - Veronicastrum virginicum 'Album'*
  - Lobelia formalis*
  - Libertia grandiflora*
  - Luzula sivea*
  - Luzula sylvatica*
- Ornamental grasses:**
  - Carex elata (native plant)*
  - Deschampsia cespitosa*
  - Helictotrichon sempervirens*
  - Molinia caerulea (native plant)*

## Low Sward Meadow

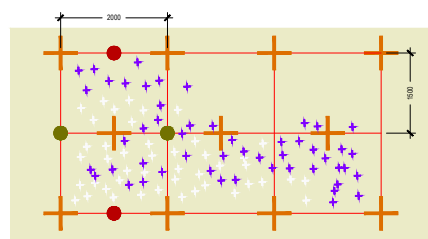
- Ratio of Wildflower to Grass Seed: 70:30. Sowing rate 2g/m<sup>2</sup> m<sup>2</sup> approx.
- Wildflowers:**
  - Lady's Bedstraw*
  - Bugle*
  - Meadow Buttercup*
  - Wild Chamomile*
  - Red Clover*
  - Cowslip*
  - Oxeye Daisy*
  - Smooth Hawkbit*
  - Ribwort Plantain*
  - Quaking Grass*
  - Selfheal*
  - Sorrel*
  - Birdfoot Trefoil*
  - Yarrow*
  - Kidney Vetch*
  - Galium verum*
  - Ajuga reptans*
  - Ranunculus acris*
  - Chamaemelum nobile*
  - Trifolium pratense*
  - Primula veris*
  - Leucanthemum vulgare*
  - Leontodon saxatilis*
  - Plantago lanceolata*
  - Beta media*
  - Phlox subulata*
  - Rumex acetosa*
  - Lotus corniculatus*
  - Achillea millefolium*
  - Antirrhinum vulgare*
- Native Grasses:**
  - Agrostis stolonifera*
  - Cynodon dactylon*
  - Cynurus cristatus*
  - Festuca pratensis*
  - Festuca ovina*
  - Festuca rubra*
  - Poa pratensis*
  - Poa trivialis*
- Bulb Mix (D) bulb types combined in equal proportions, planted 25 bulbs/m<sup>2</sup>**
  - 20% Allium species, 20% Crocus, 20% Galanthus, 20% Narcissus, 20% Scilla
- Bulb coverage: 20% of total area

## Grass verge with bulbs

- Bulbs:**
  - Shade tolerant mix of bulbs for around the base of trees:
    - Wild Garlic*
    - Allium ursinum*
    - Wood Anemone*
    - Anemone nemorosa*
    - Snowdrop*
    - Galanthus nivalis*
    - Bluebell*
    - Hyacinthoides non-scriptus*
- Open aspect:**
  - Allium
    - Allium 'Gladator'*
    - Allium 'Purple Sensation'*
    - Allium 'Mount Everest'*
  - Crocus*
    - Crocus* (var. white, lilac and purple flowering varieties)
    - Crocus sativus*
  - Fritillaria*
    - Fritillaria meleagris*
  - Prunella*
    - Prunella vulgaris*
    - Muscari armeniacum*
    - Narcissus 'Tete a tete'*
- Native Grasses:**
  - Creeping Bent*
  - Crested Dogtail*
  - Meadow Fescue*
  - Sheeps Fescue*
  - Slender Red Fescue*
  - Timothy*
  - Smooth Stalked Meadowgrass*
  - Agrostis stolonifera*
  - Cynurus cristatus*
  - Festuca pratensis*
  - Festuca ovina*
  - Festuca rubra*
  - Poa pratensis*
  - Poa trivialis*

**NOTES:**  
Proposed tree locations are indicative and may be subject to modification to take account of below ground infrastructure

## Native Woodland Planting

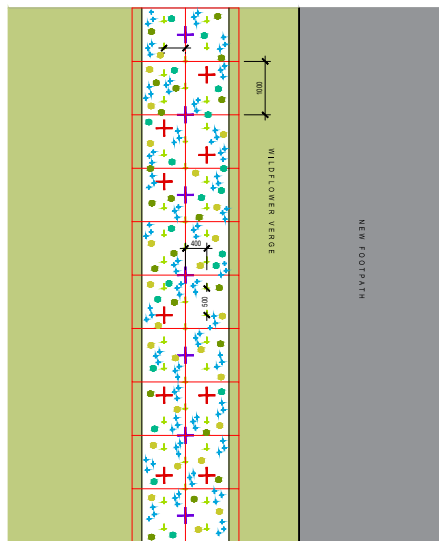


- WOODLAND PLANTING:**
  - Over storey and dominant species: feathered, 1500-1800mm h., br.
  - Under storey and minor species, planted in clumps to the edge of woodland groups: feathered/wings 900-1500mm h., br.
- BULB PLANTING:**
  - Bluebell *Hyacinthoides non-scriptus*
  - Wood Anemone *Anemone nemorosa*
  - Wild Garlic/Ranuncus *Allium ursinum*
  - planted as bulbs, top size, 7 per sqm.

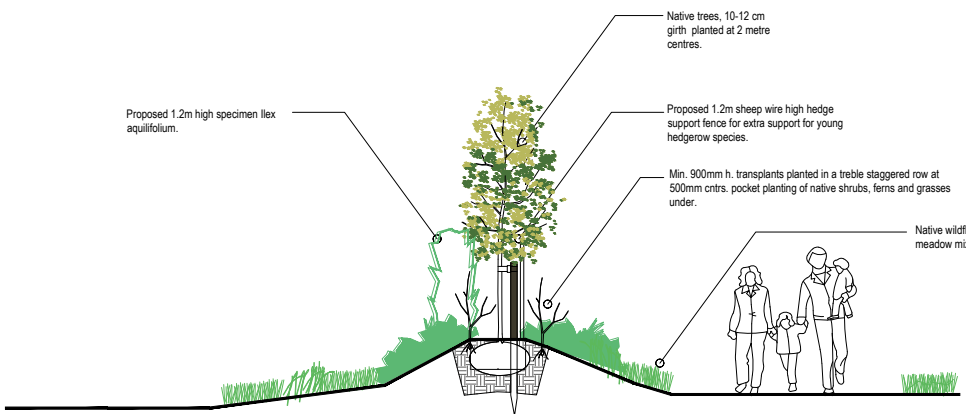
**NOTES ON MANAGEMENT:**  
Year 1 + 2: Maintain weed free zone to each tree: 200-300mm radius by hand weeding or using a herbicide. Spraying to be undertaken post May and/or when bulb foliage has died back. Ensure all tree stakes and ties are secure. Ensure all stakes are upright and adjust if necessary.  
Year 3: Remove all tree stakes and ties.

- Planting Specifications:**
  - All trees with a height of 100-1800mm high.
  - Planted at 1.0m x 1.0m centres:
  - 30% Hazel *Corylus avellana*
  - 30% Hawthorn *Crataegus monogyna*
  - 10% Scots Pine *Pinus sylvestris*
  - 20% Oak *Quercus robur*
  - 10% Shrub Layer
  - 50% Hilly *Ilex aquifolium*
  - 50% Guller Rose *Viburnum opulus*

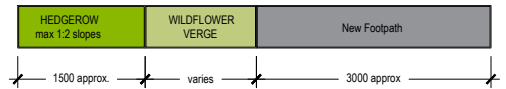
- Abbreviations:**
  - nr number of transplants in nursery
  - h height
  - sp spread
  - w/b wire root balled
  - g/m grafts of tree in containers measured 1m above ground
  - cm girth
  - 200 g g



Hedgerow Reinstatement - typical setting out



Hedgerow Reinstatement - typical section



01 0600 Planting schedule n/a

02 0600 Woodland planting detail 1:50

03 0600 Hedgerow reinstatement detail 1:50

This drawing is the copyright of ait. Unless otherwise stated all dimensions are in millimetres. Where dimensions are not given, drawings must not be scaled and the maker must be referred to the Landscape Architect. If the drawing includes conflicting details/dimensions the maker must be referred to the Landscape Architect. All dimensions must be checked on site. The Landscape Architect must be informed by the Contractor of any discrepancies before work proceeds.

DATE	NO.	DESCRIPTION	ISSUED BY	CHECKED BY

NOTES:

	2nd Floor Newmarket House Newmarket Road Ipswich Suffolk IP1 3DU www.ait.co.uk	<b>ISSUE STATUS:</b> DRAWING NO: 24C04-DR-0600 REVISION: -
	CLIENT: Cork County Council PROJECT: BANDON ROAD TO R606 CYCLE SCHEME DRAWING: Planting Details	DRAWN BY: LHM PROJECT NO: 2404 SCALE: 1:50 SHEET NO: 4/4 CHECKED BY:



# Appendix C - Kinsale Storm Water Network



**O'DONNELL**   
ENVIRONMENTAL

[info@odonnellenviro.ie](mailto:info@odonnellenviro.ie)