



An
Coimisiún
Pleanála

Record of Meeting

ACP-323063-25

3rd meeting

Description	Pre-Application Consultation - Proposed increase in permitted tonnage and upgrade to Commercially Robust Advanced Conversion Technology		
Case Type	Pre-application Consultation		
1st / 2nd / 3rd Meeting	3 rd Meeting		
Venue	Virtually by Microsoft Teams		
Date	01/07/26	Time	14:30pm-15:00pm

Representing An Coimisiún Pleanála		
Una Crosse, Assistant Director of Planning (Chair)		
Joe Bonner, Senior Planning Inspector		
Emmet Smyth, Scientist		
Lauren Griffin, Executive Officer	lauren.griffin@pleanala.ie	01-8737244
Representing the Prospective Applicant		
Raphael McEvoy – Chief Executive Officer - Glanpower Ltd.		
Sean Garry – Engineering Coordinator - Glanpower Ltd.		
Stephen Curtis – Finance – Glanpower Ltd.		
Declan Brassil – Consultant – Declan Brassil & Company Planning Consultancy		

Introduction:

The Commission welcomed the prospective applicant to the meeting and introduced those attending from the Commission and noted that the procedures outlined at the first meeting remain applicable.

Presentation:

The prospective applicant introduced those attending the meeting and stated it would be giving a short presentation which would comprise going through the documents submitted in advance of the meeting which are on the file.

Discussion:

The following topics were discussed which were detailed in the Brief Note attached on file:

Preliminary View and Consultation

The Commission's representative advised that while it was their preliminary view that the proposed development would come within the Seventh Schedule and meet the tests outlined in Section 37A, it is the Commission who determine whether the proposal is or is not strategic infrastructure and the Prescribed Bodies to be notified will be attached to the determination that issues if it is determined to be SID.

The Commission's representatives advised the prospective applicant to consult with the TII if possible, with the prospective applicant confirming it would endeavour to contact TII.

The Commission's representative noted the difference in the square footage from 8,612 sqm to 8,489sqm in the floor plans of the building from the original application. The Commission's representative advised addressing this difference with the new proposed application.

RED III

The prospective applicant stated that after consultation, it was their view that the proposed development does not come under the scope of RED III. The Commission's representatives outlined that they would agree with this view.

EPA Licence

The prospective applicant stated it had requested a meeting with the EPA in June 2026 but had not received any feedback. It was stated that the primary objectives of the proposed meeting would be to confirm if the prospective applicant would be required to renew their existing licence or apply for a new licence given the increase in tonnage.

The prospective applicant stated the EPA licence was relative to their notices and to their EIAR and would need to be confirmed before submitting an application.

Planning status of the building

The Commission's representative noted that a decision to grant retention has issued on the 16th of June 2026 in respect of amendments to the facades of the building.

The prospective applicant stated the EPA licence was relevant in respect of the public consultation and to the preparation of the EIAR and would need to be confirmed prior to submission.

The prospective applicant stated the drafting of the EIA was being progressed with results from air dispersion modelling awaited. The Commission's representatives queried if potential odour was being addressed in relation to the air dispersion modelling, with the prospective applicant confirming it was and that it had engaged Odour Monitoring Ireland as consultants.

AA Screening and Climate Act

The Commissions representative queried if the AA screening process had been concluded and if the proposed development would be screened in or out for the purposes of appropriate assessment. The prospective applicant stated it has appointed a new consultant, and they had not provided a response as yet on this matter. It confirmed it would need to review the dispersion modelling prior to a reaching a conclusion.

The Commission's representative queried if the Climate Act was being addressed in the documentation with the prospective applicant confirming that it was.

Draft Description of Development

When drafting the description of development, the Commission's representatives advised the prospective applicant to be clear on the nature of the development proposed in addition to the nature of the EPA licence required.

Conclusion:

The record of the meeting will issue to the prospective applicant, and it will then be a matter for the prospective applicant to submit any comments on this if it wishes to do so. It will be a matter for the prospective applicant to revert to the Commission if it requires a further meeting or if it wishes to close the pre-application consultation process.



Una Crosse

Assistant Director of Planning