

SITE NOTICE

Planning and Development Act 2000 (as Amended)

Notice of Direct Planning Application to An Coimisiún Pleanála in respect of a Strategic Infrastructure Development

County Dublin (Fingal County Council)

In accordance with Section 37E of the Planning and Development Act 2000 (as amended) Kilshane Energy Ltd, gives notice of its intention to make an application for permission/approval to An Coimisiún Pleanála in relation to the proposed development described below. The site is located at Kilshane, Finglas, Dublin 11 and comprises an area of c. 5.25 hectares. The site is located to the south of Kilshane Road and the site of a permitted peaking power generation station permitted under FCC Reg. Ref.: FW22A/0204 and ABP Ref.: 317480-23 as amended by FCC Reg. Ref.: FW25A/0523E, and adjacent to the site of a permitted 220kV Gas Insulated Switchgear substation permitted under ACP Ref.: 314894-22. The site is to the west of the M2 motorway, to the north of Roadstone Huntstown Quarry, and to the east of agricultural lands and Northwest Logistics Park.

The Proposed Development is a Power Generation Station development and comprises 2 no. Open Cycle Gas Turbines, with an output of up to 340 Megawatts (MW) each, equating to a total output of up to 680MW, along associated ancillary structures, and services, including an Air Insulated Substation (AIS) adjacent to each of the turbines. The Proposed Development also includes the construction of a 400kV Gas Insulated Switchgear (GIS) substation. The proposed GIS substation will be connected to the national grid by way of a 400kV transmission line connection, which will be subject to a separate application.

The proposals will comprise the following:

- Construction of 2 no. Gas Turbines, with an output of up to 340 Megawatts (MW) each, along with ancillary structures and auxiliary equipment associated with each of the two turbines (including gas turbine oil tank, rotor displacement system, natural gas system, hydraulic oil equipment, pneumatic system for blow-off valves, lube oil cooler, and fuel oil skid). Each of the turbines will have an exhaust stack with a height of c. 28m, with a height to the top of the evaporative cooler of c. 25.5m.
- Adjacent to each of the turbines, the development will also comprise a single storey Packaged Electrical and Electronic Control Centre (PEECC) with a height of c. 6m and a gross floor area (GFA) of c. 321 sq.m.; fan cooler systems with a height of c. 4m; a single storey Continuous Emission Monitoring System (CEMS) Shelter with a height of c. 2.9m and GFA of c. 9 sq.m.; single storey gas heater structure with a height of c. 3.2m and GFA of c. 43 sq.m.; backup generator structure with a height of c. 3.2m and GFA of c. 30 sq.m.; compressor cleaning structure with a height of c. 3.7m and GFA of c. 11 sq.m.; transformer structure with a height of c. 3.2m and GFA of c. 9 sq.m.; and associated plant and equipment including a demineralised water tank with a height of c. 5.2m, CO2 bottles, and an air dryer with a height of c. 1.9m.
- Adjacent to each of the gas turbines, the development includes an Air Insulated Substations (AIS) to house transformers and electrical equipment within fenced compounds.
- The proposed development will be bound to its northern and part of its eastern boundary by acoustic fencing (c. 12m in height).
- Construction of a 400kV GIS building (two storeys, with an overall height of c. 17m and a gross floor area of c. 907 sq.m.) and associated electrical equipment located to the northwest of the site, within a fenced compound.
- Provision of hard and soft landscaping works, tree planting and boundary treatments. Attenuation storage will be located to the southeast of the site, alongside the existing permitted attenuation storage.
- The proposals will be provided on two areas of stone surfacing. Access and services to connect to the adjacent permitted development. Additional planting is proposed across the site and all associated works. The development includes underground services, lighting, and associated site development and ancillary works, above and below ground, necessary to facilitate the development.

An EPA-Industrial Emissions Directive (IE) licence will be applied for to facilitate the operation of the proposed development. An Environmental Impact Assessment Report ('EIAR') will be submitted with the application.

The planning application and EIAR may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making a copy) during public opening hours for a period of seven weeks commencing on **2nd of June 2026** at the following locations:

- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1.
- Fingal County Council, County Hall, Main Street, Swords, Co. Dublin

The application may also be viewed/downloaded on the following website: www.kilshanephase2sid.com

Submissions or observations may be made only to An Coimisiún Pleanála ("the Commission"), 64 Marlborough Street, Dublin 1, D01 V902; or via the Commission's website, www.pleanala.ie/en-ie/observations, during the aforementioned period of seven weeks relating to:

- i. The implications of the proposed development for proper planning and sustainable development; and
- ii. The likely effects on the environment of the proposed development; and
- iii. The likely significant effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission in writing or online at www.pleanala.ie not later than 5.30 p.m. on the **21st of July 2026**. Such submissions/observations must also include the following information:

- The name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- The subject matter of the submission or observation, and
- The reasons, considerations and arguments on which the submission or observation is based in full. (Article 217 of the Planning & Development Regulations 2001, as amended refers).

Submissions that do not require a fee, can be made by hand, post, or email to sids@pleanala.ie. Submissions that require a fee can be made by hand, post, or by the Commissions online strategic infrastructure development submission portal: <https://online.pleanala.ie/en-ie/sid/observation>.

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application. (For further details see 'A Guide to Public Participation in Strategic Infrastructure Development' on the Commission's website www.pleanala.ie).

The Commission may in respect of an application for permission/ approval decide to-


- (a) (i) grant the permission/approval, or
- (ii) make such modifications to the proposed development as it specifies in its decision and grant permission/approval in respect of the proposed development as so modified, or
- (iii) grant permission/approval in respect of part of the proposed development (with or without specified modifications of it of the foregoing kind),

and any of the above decisions may be subject to or without conditions, or

- (b) refuse to grant the permission/approval.

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under Order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended), in accordance with Section 50 of the Planning and Development Act 2000, as amended. Practical information on the review mechanism can be accessed on the Commission's website (www.pleanala.ie) under the following heading: Legal Notices – Judicial Review Notice. This information is also available on the Citizens Information Service website (www.citizensinformation.ie).

Signed: 

(JSA Planning, 39 Fitzwilliam Place, Dublin 2 - Agent)

Date of Erection of Site Notice: **22nd May 2026**