

Environmental Protection Agency (EPA)
McCumiskey House
UCD Richview
Dublin14
D14 YR62

02 July 2026

Re: Notice of Direct Planning Application to An Coimisiún Pleanála in Respect of a Strategic Infrastructure Development within the Local Administrative Boundary of County Carlow

Dear Sir/Madam,

In accordance with Section 37E of the Planning and Development Act 2000 (as amended), Greengate Biogas 001 Ltd. gives notice of its intention to make an application to An Coimisiún Pleanála (the 'Commission') for permission for development comprising the construction and operation of an anaerobic digestion facility at Powerstown, Milford, Co. Carlow.

The proposed development is covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413) and the planning application is subject to a completeness check under section 37JA of the Planning and Development Act 2000 (as amended). The proposal is considered a 'Renewable Energy Development' under the definition introduced by S.I. 274 of 2025 into Section 2 of the Planning and Development Act 2000, as amended. When a notice issues in accordance with section 37JA(b), the provisions of Article 26A of the Planning and Development Regulations 2001 to 2025 shall apply.

The Proposed Development

The proposed development is an anaerobic digestion facility for the production of 250 GWh per annum of renewable natural gas and biogenic liquefied carbon dioxide from agricultural residues, including liquid farmyard manures and solid farmyard manures, collectively referred to as 'feedstocks'. The application seeks a planning permission that has a duration of 10 years from the date of grant. The proposed development will consist of the following:

- 2 no. site entrances off L3045, and a Weighbridge and Weighbridge Office (Gross Floor Area {GFA} 20 sqm, 3.85 m high).
- Circulation Yard (33,000 sqm) including: a Liquids Reception Building (GFA 735 sqm, 9.25 m high); a Solids Reception Building (GFA 2,386 sqm, 14.25 m high); a Solid Digestate Building (GFA 1,160 sqm, 12.85 m high); an Administration Building (GFA 459 sqm, 5.45 m high with a roof access area at 7.15 m high); a Heating Centre (GFA 1,314 sqm, 15.45 m high), with an exhaust stack (20 m high); 2,200 sqm of roof mounted solar panels on the Heating Centre, Administration Building, Liquids Reception Building and Solids Reception Building; and an Odour Abatement System including a stack (651 sqm, stack 35 m high).

- Bunded Tank Farm (19,075 sqm) including: 6 no. Primary Digesters (28.3 m high); 3 no. Secondary Digesters (28.3 m high); 1 no. Tertiary Digester (18 m high); 1 no. Post Digestion Liquid Digestate Storage Tank (21 m high); 1 no. Liquid Pre-Storage Tank (21 m high); 1 no. Digestate Storage Tank (17.6 m high); 3 no. Pasteurisation Tanks (11.9 m high); and Tank Farm Building (GFA 410 sqm, 5.5 m high).
- Gas Upgrade Area including: a Desulphurisation Plant (10.75 m high); a Gas Upgrade Plant (24.0 m high); a CO₂ Liquefaction plant (13.9 m high); a Biomethane Network Entry Facility (147 sqm, containers 2.975 m high, infrastructure 5.175 m high); and 2 no. Gas Flares Units (11.1 m stack height).
- Drainage Infrastructure and a Storm Water Lagoon (5,733 sqm).
- 1 no. Digestate Loading Tank (3.5 m high); 2 no. Buffer Storage Tanks (5.75 m high); and 2 no. Process and Fire Water Storage Tanks (4.6 m high).
- 2 no. ESB Substations (20 kV substation and a 38 kV substation).
- Ancillary Infrastructure including: Storage of Chemicals; Process and Fire Water Supply; Site Security; Lighting; Landscaping; and Car Parking (48 no. spaces).

EIAR and NIS

An Environmental Impact Assessment Report (EIAR) and a Natura Impact Statement (NIS) have been prepared in relation to the project and accompany the planning application. The proposed development comprises an activity requiring an Industrial Emissions licence from the Environmental Protection Agency. The proposed development will be classified as a Lower Tier Control of Major Accident Hazards (COMAH) establishment and therefore falls under the scope of S.I. No. 209 of 2015 Chemicals Act (Control of Major Accident Hazards involving Dangerous Substances Regulations 2015).

The EIAR and NIS have been prepared in respect of the construction, operation and, decommissioning of the project, including a gas pipeline for which permission is not being sought. The gas pipeline route is 9.6 km from the anaerobic digestion facility (for which permission is being sought) to an existing Above Ground Installation at Clogrennanne Lime Works, in the townland of Raheendoran, Co. Carlow. The gas pipeline route traverses the following townlands: Powerstown, Orchard, Ballynaboley, Rathvinden, Glebe, Rathornan, Tomard Upper/Lower, Ballygowan, Ballinabranagh, Fonhill and Raheendoran, all of which are within Co. Carlow.

Planning Application Procedures

A soft copy of the Strategic Infrastructure planning application and the accompanying EIAR and NIS for the proposed development is enclosed for your information.

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which fee shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks, commencing on 10/07/2026, and ending on 28/08/2026, at the following locations:

- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1, D01 V902.
- The Offices of Carlow County Council, Athy Road, Carlow, R93 E7R7.

The application may also be viewed/downloaded on the following website:
www.greengatebiogas001-sid.ie

Submissions or observations may be made only to An Coimisiún Pleanála ('the Commission') in writing to the Commission's address at 64 Marlborough Street, Dublin 1, D01 V902 or online at www.pleanala.ie during the period of seven weeks stated in this notice relating to: (i) the implications of the proposed development for proper planning and sustainable development of the area concerned; (ii) the likely effects on the environment of the proposed development, if carried out, and (iii) the likely significant effects or adverse effects on the integrity of a European site, if carried out.

The Commission may in respect of an application for permission may decide to: (a) (i) grant the permission, or (ii) make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or (iii) grant permission 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.

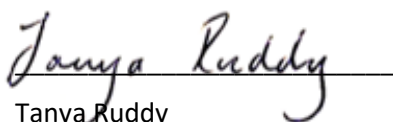
Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Telephone: 01 8588100).

Any submissions/observations must be received by the Commission no later than 5:30 p.m. on 28/08/2026.

Concluding Remarks

If you should require any further information please contact the undersigned.

Yours sincerely,



Tanya Ruddy

for and on behalf of Fehily Timoney and Company

Enc.

- Copy of the Strategic Infrastructure planning application, and the accompanying EIAR and NIS.

From: [EIAPlanning](#)
To: [SIDS](#)
Subject: SID application Powerstown, Milford, Co. Carlow
Date: Friday 28 August 2026 10:45:13
Attachments: [image004.png](#)
[image005.png](#)
[image006.png](#)
[SID_02_July_2026.pdf](#)

Caution: This is an **External Email** and may have malicious content. Please take care when clicking links or opening attachments. When in doubt, contact the ICT Helpdesk.

Strategic Infrastructure Development (SID) Application to An Coimisiún Pleanála:
Greengate Biogas 001 Ltd, Powerstown, Milford, Co. Carlow

Dear Sir/Madam,

I refer to correspondence received by the Agency on 17 July 2026 from consultants on behalf of the applicant regarding the SID planning application and Environmental Impact Assessment Report (EIAR) for the above referenced development. The Agency makes the below observations.

The development proposed may require an Industrial Emissions licence under Class 11.4 of the EPA Act. The Agency has not received a licence application relating to the development described above.

It is noted that the SID planning application was accompanied by an EIAR. Should the Agency receive a licence application for the development, the applicant will be required to submit the associated EIAR to the Agency as part of the licence application. The EIAR will be considered and assessed by the Agency and the Agency shall ensure that before the licence is granted, the licence application will be made subject to an Environmental Impact Assessment as respects the matters that come within the functions of the Agency and in accordance with Section 83(2A) and Section 87(1G)(a) of the EPA Act. In addition, consultation on the licence application and EIAR will be carried out in accordance with Section 87 (1B) to (1H) of the EPA Act as appropriate. All observations from An Coimisiún Pleanála will be taken into account as part of the Agency's assessment and before making a decision in relation to the licence application. Please also note that you will be requested to provide the documentation relating to the EIA you have carried out to the Agency under Section 173A(4) of the Planning and Development Act 2000 as amended.

Should a licence application be received by the Agency all matters to do with emissions to the environment from the activities proposed, the licence application documentation and EIAR will be considered and assessed by the Agency.

Where the Agency is of the opinion that the activities, as proposed, cannot be carried on, or cannot be effectively regulated under a licence then the Agency cannot grant a licence for such an activity. Should the Agency decide to grant a licence in respect of the activity, as proposed, it will incorporate conditions that will ensure that appropriate National and EU standards are applied, and that Best Available Techniques (BAT) will be used in the

carrying on of the activities.

Finally, please note that in accordance with Section 87(1D)(d) of the EPA Act, the Agency cannot issue a Proposed Determination on a licence application which addresses the development above until a planning decision has been made.

For all further queries and correspondence relating to planning matters, please contact eiaplanning@epa.ie.

Yours Sincerely,
Marian Doyle

Water, Energy and Business Support Programme
Office of Environmental Sustainability
An Clár um Cheadúnú Comhshaoil
Oifig um Inbhuanaitheacht Chomhshaoil



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