



# Sustainability 2050

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Promoting • sustainability, • efficient energy use, • environmental protection, • human wellbeing.

The Planning Department  
South Dublin County Council  
County Hall Tallaght,  
Dublin 24, D24 A3XC  
September 19<sup>th</sup> 2022

**Planning Observation Planning Application Reference:** SD22A/0333

**Development Address:** Site within the townland of Ballymakailly, West of Newcastle Road (R120), Lucan, Co. Dublin

**Applicant:** EdgeConneX Ireland Limited

**Appellant:** Sustainability 2050, 10 The Cloisters, Oldcastle Road, Kells, Co Meath A82C9Y7

**Appellant Address:** Sustainability 2050, 10 The Cloisters, Oldcastle Road, Kells, Co Meath A82C9Y7

**Address for correspondence:** John Callaghan, Sustainability 2050, 10The Cloisters, Oldcastle Road, Kells, Co Meath A82C9Y7

**Development description:** Construction of 2 adjoined single storey data centres with associated office and service areas with an overall gross floor area of 15,274sq.m comprising of the construction of 2 adjoined single storey data centres with a gross floor area of 12,859sq.m that will include a single storey goods receiving area / store and single storey office area (2,415sq.m) with PV panels above, located to the east of the data centres as well as associated water tower, sprinkler tank, pump house and other services; The data centres will also include plant at roof level; with 24 standby diesel generators with associated flues (each 25m high) that will be located within a generator yard to the west of the data centres; New internal access road and security gates to serve the proposed development that will provide access to 36 new car parking spaces (including 4 electric and 2 disabled spaces) and sheltered bicycle parking to serve the new data centres; New attenuation ponds to the north of the proposed data centres; Green walls are proposed to the south and east that will enclose the water tower and pump house compound; The development will also include ancillary site works, connections to existing infrastructural services as well as fencing and signage; The development will include minor modifications to the permitted landscaping to the west of the site as granted under SDCC Planning Ref. SD19A/0042 / ABP Ref. PL06S.305948 and Ref. SD21A/0042; The site will remain enclosed by landscaping to all boundaries; The development will be accessed off the R120 via the permitted access granted

under SDCC Planning Ref. SD19A/0042 / ABP Ref. PL06S.305948 and SD21A/0042; An Environmental Impact Assessment Report (EIAR) has been submitted with this application.

Dear Sir / Madam,

## Observations

6.1 The planning authority must assess the application in accordance the Planning and Development Regulations 2001 to 2022.

6.2 The Planning Authority must assess the application in accordance with the Planning and Development Act 2000 as amended.

6.3 The Panning Authority must assess the application in accordance with the EIA Directive.

6.4 The Planning Authority must assess the application in accordance with the Habitats Directive.

6.5 The Planning Authority must assess the application in accordance with the Energy Efficiency Directive as recast in 2018 so far as it is transposed into Irish Law and in accordance with the direct effect of the directive in relation to elements not transposed into Irish Law.

Yours sincerely



John Callaghan for Sustainability 2050

ENDS



**John Callaghan**  
10, The Cloisters  
Kells  
Co. Meath  
A82C9Y7

**Date:** 20-Sep-2022

Dear Sir/Madam,

**Register Ref:**  
**Development:**

SD22A/0333

Construction of 2 adjoined single storey data centres with associated office and service areas with an overall gross floor area of 15,274sq.m comprising of the construction of 2 adjoined single storey data centres with a gross floor area of 12,859sq.m that will include a single storey goods receiving area / store and single storey office area (2,415sq.m) with PV panels above, located to the east of the data centres as well as associated water tower, sprinkler tank, pump house and other services; The data centres will also include plant at roof level; with 24 standby diesel generators with associated flues (each 25m high) that will be located within a generator yard to the west of the data centres; New internal access road and security gates to serve the proposed development that will provide access to 36 new car parking spaces (including 4 electric and 2 disabled spaces) and sheltered bicycle parking to serve the new data centres; New attenuation ponds to the north of the proposed data centres; Green walls are proposed to the south and east that will enclose the water tower and pump house compound; The development will also include ancillary site works, connections to existing infrastructural services as well as fencing and signage; The development will include minor modifications to the permitted landscaping to the west of the site as granted under SDCC Planning Ref. SD19A/0042 / ABP Ref. PL06S.305948 and Ref. SD21A/0042; The site will remain enclosed by landscaping to all boundaries; The development will be accessed off the R120 via the permitted access granted under SDCC Planning Ref. SD19A/0042 / ABP Ref. PL06S.305948 and SD21A/0042; An Environmental Impact Assessment Report (EIAR) has been submitted with this application.

**Location:**

Site within the townland of Ballymakailly, West of Newcastle Road (R120), Lucan, Co. Dublin

**Applicant:**

EdgeConneX Ireland Limited

**Application Type:**

Permission

**Date Rec'd:**

16-Aug-2022

I wish to acknowledge receipt of your submission in connection with the above planning application. The appropriate fee of €20.00 has been paid and your submission is in accordance with the appropriate provisions of the Planning and Development Regulations 2001(as amended). The contents of your submission will be brought to the attention of the Planning Officer during the course of consideration of this application.

This is an important document. You will be required to produce this document to An Bord Pleanála if you wish to appeal the decision of the Council when it is made. You will be informed of the decision in due course. Please be advised that all current applications are available for inspection at the public counter and on the Council's Website, [www.sdublincoco.ie](http://www.sdublincoco.ie).

You may wish to avail of the Planning Departments email notification system on our website. When in the **Planning Applications** part of the Council website, [www.sdublincoco.ie](http://www.sdublincoco.ie), and when viewing an application on which a decision has not been made, you can input your email address into the box named "**Notify me of changes**" and click on "**Subscribe**". You should automatically receive an email notification when the decision is made. Please ensure that you submit a valid email address.

**Please note:** If you make a submission in respect of a planning application, the Council is obliged to make that document publicly available for inspection as soon as possible after receipt. Submissions are made available on the planning file at the Planning Department's public counter and with the exception of those of a personal nature, are also published on the Council's website along with the full contents of a planning application.

Yours faithfully,

M. Furney  
for **Senior Planner**