

Aidan O'Donoghue  
Unit 1, Block B  
Forest Park  
Mullingar  
Co. Westmeath

Date: 21-Dec-2023

**PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING  
REGULATIONS THEREUNDER**

**Register Reference:** SD22A/0114/C2(a)-1

**Development:** Electric fast charging hub and drive-thru coffee building (24/7 opening hours). 8 electric fast charging spaces to the west side of the site; drive-thru coffee building (167sqm) will contain a beverage area, seating area and back of house area (storage, lobby, toilets); single storey building with a maximum ridge height of 6m and a minimum ridge height of 3.6m; 3 signs on the building; ancillary development of refuse compound, 4 free standing signs, 1 free standing height restrictor, 1 substation(28.75sqm 3.075m high), 31 car parking spaces, internal vehicular access, internal circulation road, paving, pedestrian entrance with steps, landscaping, boundary treatment and all associated site works including pumping station. 13 existing car park spaces will be removed to facilitate the proposed.

Condition 2(a):

Amendments.

Prior to the commencement of development the applicant, owner or developer shall submit the following for the written agreement of the Planning Authority:

Revised plans that incorporate all of the following amendments-

- (a) The applicant shall remove 1 no. car parking space serving the coffee shop. The applicants assertion that converting one space to EV charging as part of a EV charging facility is not accepted given the separation of the space from the other EV spaces permitted per this permission. Converting car parking spaces to EV does not allow for parking provision over and above the maximum rates of the Development Plan and this will not be accepted.

**Location:** Applegreen, Naas Road Service Station, Tootenhill, Rathcoole, Dublin, D24DH00

**Applicant:** Petrogas Group Ltd. Applegreen, Naas Road Service Station, Tootenhill, Rathcoole, Dublin, D24DH00

**Application Type:** Compliance with Conditions

Dear Sir/Madam,

With reference to the above, I wish to acknowledge receipt of your submission in compliance with condition (s) of the planning permission, received on 11-Dec-2023.

This submission will be considered in accordance with Section 34(5) of the Planning and Development Act 2000 (as amended).

Yours faithfully,

M.C.

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*for* **Senior Planner**