

The site and surrounding context

Site

The application site (circa 3.5 hectares) is located within the Maydown Industrial Estate denoted as zoned industrial lands in the Derry Area Plan 2011.

Surroundings

Coolkeeragh Power Station and the existing NIE substation are located to the northeast of the site, a RiverRidge Waste Management Facility is located to the south and an Evermore Energy Biomass Plant is to the northwest.

The site is not located within any environmental or landscape designations.

The closest sensitive receptor, No. 23 Maydown Road, is located in excess of 50 metres from the nearest proposed battery container.



Relevant planning history

ABO Energy previously achieved planning approval from Derry City and Strabane District Council in July 2024 for a battery energy storage project on this site (LA11/2023/1679/F).

Planning permission (LA11/2022/0455/F) was granted on 02 February 2023 within the Coolkeeragh Power Station site for a 'Synchronous Compensator' – an alternative and complementary form of grid stabilisation technology.

Similarly on lands opposite the site, planning permission (LA11/2022/0160/F) was granted on 20 February 2023 for a further 'Synchronous Compensator'.

Outline planning permission (LA11/2019/0431/O) was also granted on 17 June 2020 for the erection of four IT service and data centre buildings, substation compounds, generators, switchgear and transformers together with internal access roads, vehicular access, car parking, security perimeter fencing and gate houses, external site lighting and associated works at lands east and west of Maydown Road and situated approximately 150 metres north and northwest of No. 23 Maydown Road. The site covered approximately 12 hectares across two parcels of land separated by Maydown Road, on lands immediately north and west of the proposed BESS facility site.

A Reserved Matters application was consented in October 2024, associated with the above, with works associated with road widening and site entrance creation underway. An Electrical Substation associated with the Data Centre has also been constructed adjacent to the northern boundary of the proposed BESS site.

