



Planning Consultants

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RMLA Limited,
Unit 3B,
Santry Avenue Industrial Estate,
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D09 PH04

Email: admin@rmla.ie

Date: 23rd May 2023

Dear Sir/Madam,

Re: Powering Up Dublin

We, RMLA Limited, are acting for our Client, Tesco Ireland Limited, Gresham House, Marine Road, Dun Laoghaire, County Dublin in relation to this submission for the public consultation on the Powering Up Dublin by EirGrid.

Please note all correspondence in relation to the submission should be sent to the Agents, RMLA Limited, Unit 3B, Santry Avenue Industrial Estate, Santry Avenue, Santry, Dublin 9, D09 PH04. We would request that the EirGrid keep us informed of any updates relating to this public consultation.

The retail sector makes a major contribution to Dublin City and its suburbs, by increasing the vitality and viability of its urban settlements and villages, and acts as an economic anchor, creating significant employment and indirect economic and social activity. Tesco Ireland is the single, largest retail purchaser of Irish food and drink in the world, totalling €1.6 Billion a year, and is a bigger buyer of Irish produce than any country in the European Union. Having regard to this, we welcome this opportunity to engage with EirGrid in respect of the preparation of the Powering Up Dublin Project. As such, please see enclosed transport specific report in response to the public consultation and setting out our Client's position in relation to matters directly effecting their stores.

Tesco operates a 'Central Distribution System' for deliveries. This involves the consolidation of individual supplier products at a central warehouse where they are organised and redistributed as part of a complete delivery. This system is an exemplar in terms of transportation management and environmental sustainability, as it allows one vehicle to deliver convenience goods to a number of stores. There are a range of logistical considerations that form part of this delivery system that makes it an efficient yet complex process.

Tesco Ireland Limited welcomes the proposed upgrading of Dublin's electricity infrastructure. It is considered that the proposed EirGrid Powering up Dublin will greatly improve and strengthen key electricity infrastructure in Dublin and the surrounding areas. However, we would request the below issues highlighted are considered.

We trust that the points raised in this submission will be considered by EirGrid. Should you have any queries please do not hesitate to contact us.

Yours Faithfully,

Robert McLoughlin

Managing Director

For and on Behalf of RMLA Limited

EirGrid – Powering Up Dublin

Formal Submission in relation to Public Consultation

On Behalf of TESCO IRELAND

Introduction

Tesco Ireland welcomes the opportunity to take part in the EirGrid – Powering Up Dublin public consultation. Tesco Ireland **has 166 stores across Ireland** which are supplied from our Distribution Centres in Dublin.

We are one of Ireland’s largest private sector employers, with over 13,000 colleagues across the country. We are the single, largest purchaser of Irish food and drink in the world, totalling €1.6 Billion a year, and now a bigger buyer of Irish produce than any country in the European Union.

The purpose of this submission is to positively engage on EirGrid – Powering Up Dublin, recognising the importance of the project to the future sustainability and vitality of Dublin, but not losing sight of potential delivery issues that arise in planning preferred routes for underground cable replacement and subsequent and subsequent impact at later project stages.

There will be 4 cable replacement projects linking the following substations:

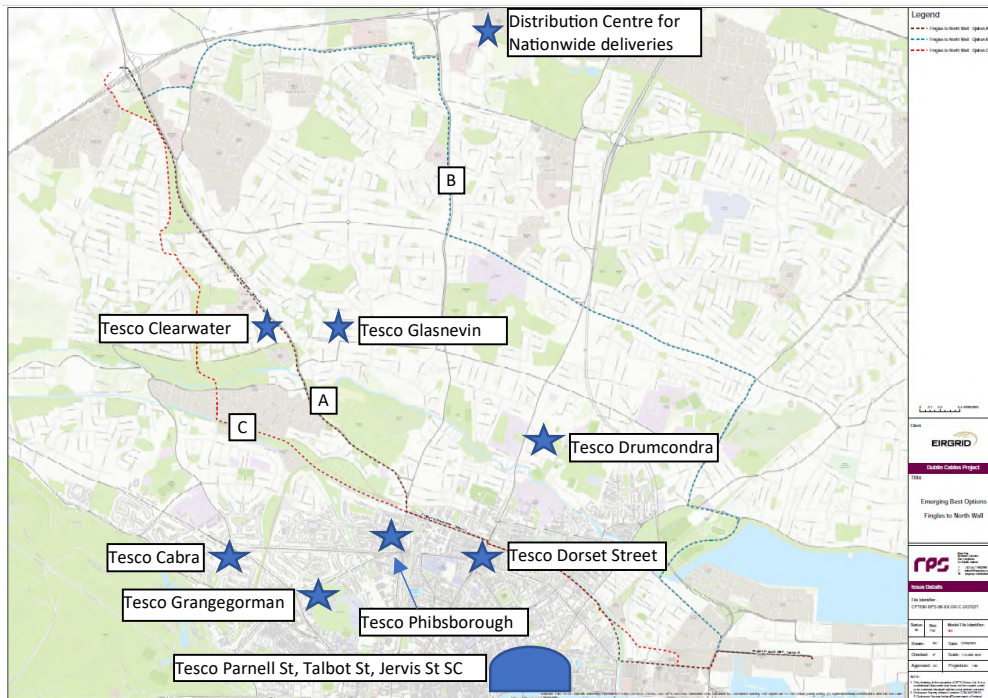
- Finglas and North Wall
- North Wall and Poolbeg
- Carrickmines and Poolbeg
- Two cables linking Inchicore and Poolbeg

A number of routes are being considered by EirGrid in relation to each cable replacement project. The routes, and their potential impact on Tesco Ireland operations, are described below.

Finglas and North Wall

Three options A, B and C, are under consideration for the Finglas to North Wall cable replacement project. Tesco Ireland has a strong presence along the Finglas to North Wall route options as shown on the figure below.

Figure 1 – Finglas to North Wall and existing Tesco Operations



Each route impacts Tesco Ireland operations in terms of accessibility for either its customers, service deliveries or both. The impacts are described below for each route.

Route A utilises Finglas Road and Royal Canal for the most part. The route overlaps with BusConnects Finglas Ballymun scheme which is currently under assessment by An Bord Pleanála. Tesco Clearwater is situated directly on the route. Tesco Glasnevin, Phibsborough and Dorset Street Lower are situated in close proximity to the route. Accessibility to these stores for all users is likely to be affected by construction activities.

In the event Route A is chosen, and given the disruption envisaged as part of BusConnects Finglas Ballymun scheme, it would be beneficial if works could be co-ordinated to minimise construction impact along the route.

Route B utilises Ballymun Road, R103, R107 and R834 for the most part. The route overlaps with Metrolink and BusConnects Finglas Ballymun schemes which are currently under assessment by An Bord Pleanála. The route shown includes an alignment which is subject to deep excavation for the Northwood Station box as part of Metrolink project as shown below in Figure 2.

In the event Route B is chosen, and given the disruption envisaged as part of BusConnects Finglas Ballymun and Metrolink schemes, it would be beneficial if works could be co-ordinated to minimise construction impact along the route.

Figure 2 – Extract from Metrolink Railway Order on Northwood Station

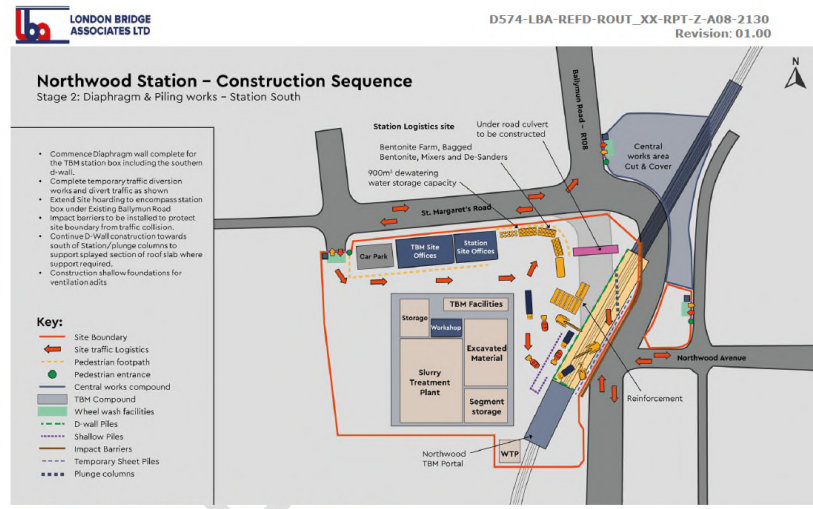


Figure 8-2 Northwood Station and Portal Stage 2 - Diaphragm and Piling Works

A Tesco Distribution Centre is located off Northwood Avenue along this route, and as such, accessibility to the Distribution Centre for vehicles delivering to stores nationwide via M50 are likely to be affected by construction activities. On average, 324 delivery vehicles must both enter and exit the Distribution Centre over a 24-hour period on any given day. Midweek there is a much higher volume of traffic when compared with weekend traffic.

Early morning deliveries are an important aspect of the central distribution system. Such deliveries not only ensure consistent product quality and availability but also reduce the number of delivery trucks on the road network at peak times. For example, one of the busiest time frames during the day for entering and exiting traffic at the Distribution Centre is 01.00am to 06.00am. To accrue all the benefits of a central distribution system, from product availability to a reduction in the number of delivery vehicles on the roads, it is important that delivery vehicles are accommodated, and that access to the Distribution Centre is not restricted during the construction phase.

Tesco Phibsborough and Dorset Street Lower are situated in close proximity to the route. Accessibility to these stores for all users are likely to be affected by construction activities.

Route C utilises R805 and Royal Canal for the most part. Tesco Phibsborough and Dorset Street Lower are situated in close proximity to the route. Accessibility to these stores for all users are likely to be affected by construction activities.

Finglas and North Wall Assessment outcome

The potential impact of routes A, B and C are described above.

Route C is preferred as it minimises likely construction impact on Tesco Ireland operations. Tesco Ireland respectfully request Route B be avoided due to its potential impact on Tesco distribution to stores nationwide and the extensive Works already planned at this location as part of BusConnects and Metrolink.

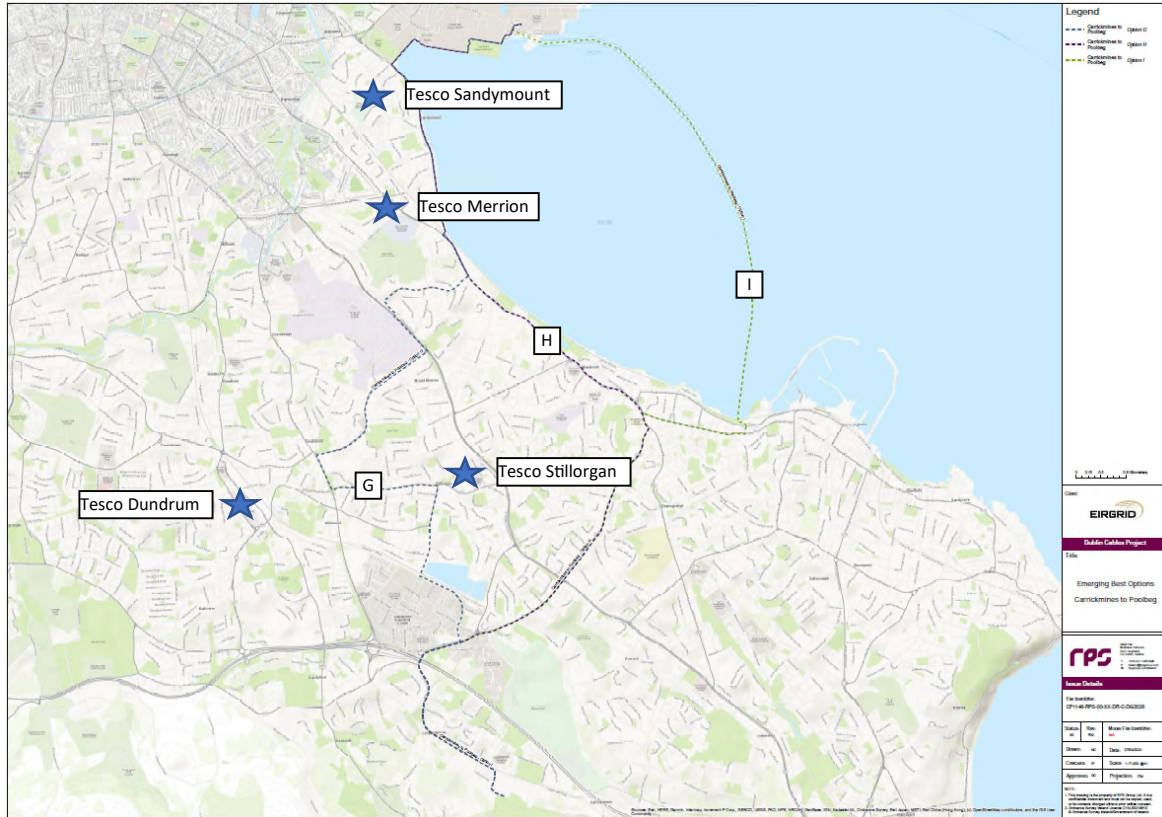
North Wall and Poolbeg

Tesco Ireland does not envisage impact on its operations as part of Northwall to Poolbeg cable replacement project.

Carrickmines to Poolbeg

Three options, G, H and I, are under consideration for the Carrickmines to Poolbeg cable replacement project. Tesco Ireland has a limited presence along the Carrickmines to Poolbeg route options as shown on the Figure below.

Figure 3 – Carrickmines to Poolbeg and existing Tesco Operations



Carrickmines to Poolbeg Assessment outcome

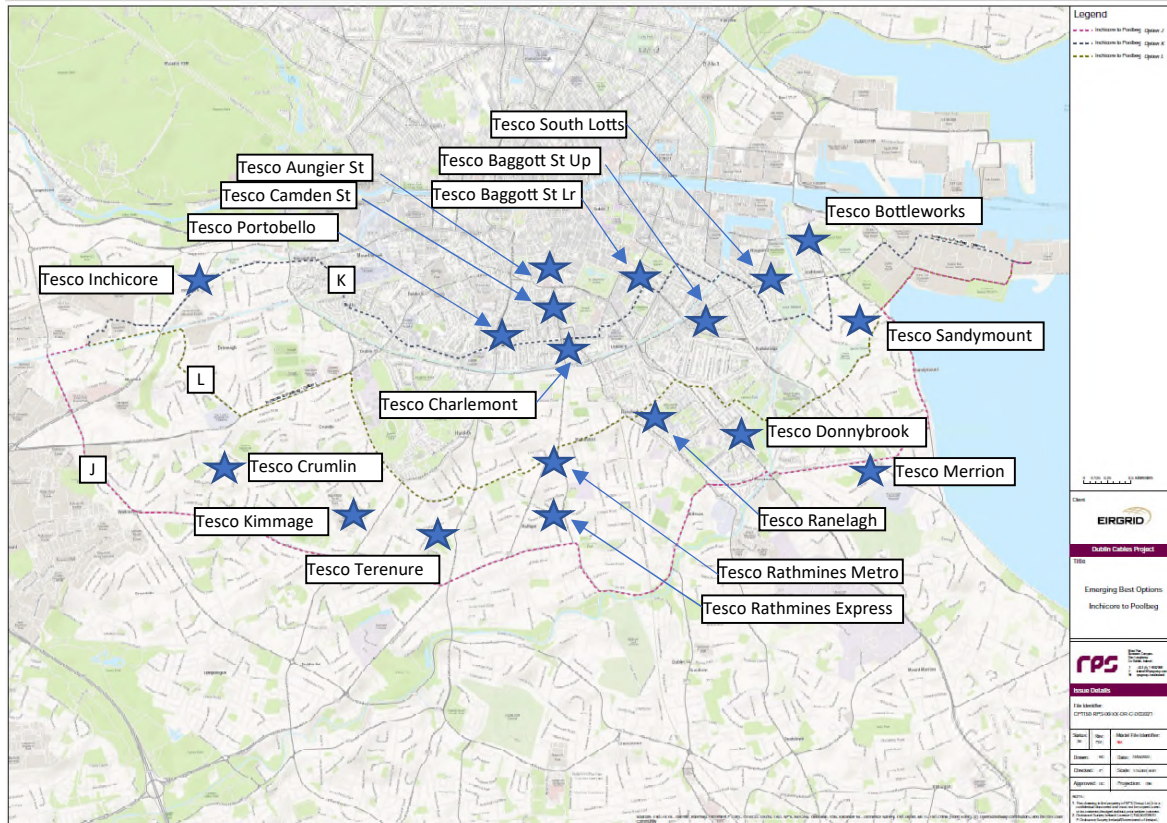
In considering the three routes, Route Option I is preferred to Tesco Ireland as it minimises potential for impact on its operations.

Route Option G is least preferred due to its impact on Stillorgan Village, recognising Route Options G and H have a similar impact on Tesco Ireland operations at Merrion Centre and Sandymount.

Inchicore to Poolbeg

Three options J, K and L, are under consideration for the Inchicore to Poolbeg cable replacement project. Tesco Ireland has a strong presence along the Inchicore to Poolbeg route options as shown on the Figure below.

Figure 4 – Inchicore to Poolbeg and existing Tesco Operations



The routes run in an orbital direction relative to the city centre, and when combined with radial BusConnects routes, have potential to gridlock the south inner city for all transport users should construction activities take place in parallel. Construction activities across all public transport and utility work should be sequenced and integrated to minimise disruption to communities and businesses.

Inchicore to Poolbeg Assessment outcome

In considering the three routes, Route Option J is preferred to Tesco Ireland as it minimises potential for impact on its operations, notwithstanding the number of stores in close proximity who accessibility is likely to be affected by construction activities.

Tesco Ireland stores are located directly on Routes K and L with several stores in close proximity to both Routes as well. Route K is envisaged to be the most disruption to Tesco Ireland operations and as such is the least preferred option.

Conclusion and Next Steps

Tesco Ireland reiterates its broad support of EirGrid – Powering Up initiatives notwithstanding the specific considerations and assessment outcomes identified in this submission. Tesco Ireland recognises the important role electricity infrastructure plays in delivering a sustainable future for Dublin, including Tesco operations city wide.

In reviewing EirGrid – Powering Up, Tesco Ireland has assessed impacts which affect how it can serve goods to its customers during the Construction Stage of Powering Up. It is trusted that preferred route options put forward by Tesco Ireland to mitigate against these impacts are considered further by EirGrid’s Powering Up - Project Team, and help arrive at solutions which cater for the variety of stakeholder affected, thereby resulting in a successful outcome for all parties. It also envisaged that EirGrid will use construction techniques such as Horizontal Directional Drilling insofar as possible to minimise impact on communities and businesses.

Tesco Ireland is eager to ensure that deliveries and customer access to our stores can continue to be undertaken in a safe and sustainable manner. In particular, we request the operational requirements associated with retail deliveries are taken into consideration as part of the finalisation of this project and we welcome the opportunity for further engagement in relation to this project.

Tesco Ireland would like to thank EirGrid for the opportunity to engage on the project at this early stage. In relation to the specific matters identified, we would welcome the opportunity to work closely with EirGrid – Powering Up Project Team as the design and build progresses, to ensure the future success of the project, and retain safe and efficient access to Tesco Ireland’s Distribution routes and Stores for its customers, colleagues and trading partners.