

17<sup>th</sup> Aug 2017

ENVIRONMENT AND PLANNING  
REVIEW TRIBUNAL

**RECEIVED**  
18 AUG 2017  
ST. FRANCIS RAVELLIN

Environment and Planning Review Tribunal  
St. Francis Ravellin  
Floriana

Nicholas Mallia  
architect & civil engineer

**PA reference:** PA 4414/16

**Applicant:** Mr Benny Caruana

**Address:** USA Flats, Triq Patri Guzepp Calleja, San Pawl il-Bahar,

**Proposal:** Changes to PA1882/14 that include an additional floor & residential unit.

**Re: Appeal against dismissal of application of PA 4414/16**

Dear Sir

I refer to PA 4414/16 that was approved on the 26<sup>th</sup> October 2016 (see doc 1) and then dismissed and published on the 19<sup>th</sup> July 2017 (see doc 3)

The undersigned hereby files an appeal against the dismissal for the following reason:

1. On the 26<sup>th</sup> October 2016 the following post decision requirements were made by the PA (see doc2 attached herewith)
  - a) the payment of Euro 1164 to compensate for a shortfall in parking and
  - b) the extension of the original bank guarantee covering PA1882/14 so as to cover PA 4414/16.

The payment of the parking compensation was effected by my client however the extension of the bank guarantee was not done in time. My client got confused with the first Bank Guarantee which was still active and was under the impression that the requirement were already fulfilled.

Kindly consider that my client is an elderly individual that is not conversant with emails and thus did not see the reminders sent by PA on 28/01/2017, 02/03/2017 & 28/03/2017 stating that the post decision requirements were still outstanding.

The shortfall was rectified on the 15<sup>th</sup> July 2017 (see doc No4 attached herewith) and the bank guarantee was extended as requested.

Nicholas Mallia  
architect & civil engineer

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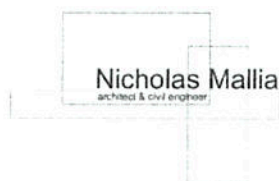
My client is now compliant with the post decision requirements and I hereby request the Environment and Planning Review Tribunal to overturn the dismissal of PA 4414/16 and grant the permission to develop.

Sincerely



Nicholas Mallia  
BE&A Hons , A&CE, MSc (Struc)

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