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ALEXANDER BIGENI

ARCHITECTURE

21.09.2019

The secretary
Environment and Planning Review Tribunal
St. Francis Ditch
Floriana



RE: Pa 731/19

I am writing on behalf of the applicant, Ms. Mary Doloress Xuereb with regards to the decision taken by the EPC board to refuse this proposal.

I would like to lodge an appeal to this decision for the following reasons:

1. The property is abutted by another farm recently approved through PA3931/16. The directorate in this case also quoted the distance of 140m to the development zone. The permit was nonetheless approved;
2. Rural policy and Design Guidelines 2014 do not make any reference whatsoever to the distance of farms from the development zone. The distance is only stipulated for animal enclosures (Part 5 of the document). Farms fall under part 2 of the document;
3. The applicant has already lowered the boundary walls to reduce land fragmentation. If need be, the walls can be removed altogether.

You may wish to consider.

Alex Bigeni B.E. & A. (Hons)
Architect, Civil Engineer & Cost Consultant
74/2 Borg Olivier Street,
Victoria, Gozo
Mobile: 99491090 Tel: no: 21561134
Email: a.bigeni@gmail.com

Perit Alex Bigeni
B.E.&A. (Hons). Warrant 593
Managing Architect

Phone: 0035621561134
@: alex@alexbigeni.com
74-2, Borg Olivier Street, Victoria, Gozo