

M. Caruana A&CE

Address:

54,

Triq il-Ballut,

Attard ATD 2090

M: 79888800, E: marrkie@gmail.com

VAT No: 22117429

RECEIVED

01 SEP 2021



PLANNING AUTHORITY

FRONT OFFICE

ST FRANCIS RAVELIN - FLORIANA

Date: 23rd August 2021**PA Number:** 2006/21**Location:** 116, Triq Hal Qormi, Marsa**Proposal:** Sanctioning of townhouse as built inclusive of extension of kitchen**ENVIRONMENT AND PLANNING
REVIEW TRIBUNAL****RECEIVED**
- 6 SEP 2021**ST. FRANCIS DITCH
FLORIANA**

Dear Sir/Madam,

I refer to the above refused application, published on the 25th August 2021.

1. Reasons for refusal:

The proposal does not comply with the provisions of Legal Notice 227 of 2016: Development Planning (Health and Sanitary) Regulations, 2016, in terms of Article 13(2) and Article 16 - kitchen/dining room to sanction lacks adequate natural light and ventilation whilst a backyard is required.

2. Request for appeal:

This request for appeal is being made for the opportunity to address and rectify the issues deemed unacceptable and that led to the application being refused. It is being proposed that the front room is reutilised as a kitchen/living/dining room, as it was in the Pre-1967 layout, and to utilise the back room as a domestic store.

3. Desired Outcome:

It is hoped that by adhering to the principles imposed by the Authority as per items 1 and 2 above, the application may be favourable considered and the applicant would be able to proceed with the application.

M. Caruana A&CE

Address:

54,
Triq il-Ballut,
Attard ATD 2090

M: 79888800, E: marrkie@gmail.com

VAT No: 22117429



4. Documentation

The pertinent documentation, including site plan, refusal decision and proposed plan is attached to this cover letter.

I trust the forgoing is sufficient for your immediate requirements.

Kind Regards,

Mark Caruana

