



Environment and Planning review tribunal  
Block B St.Francis Ditch  
Floriana

Planning reference: PA/761/21  
Location: Site at, Triq Dun Karm Caruana, Ghasri  
Description: To construct poultry farm, rubble walls, store and reservoir.

**19.10.2022**

I refer to the decision taken by EPC board in relation to the above mentioned permit application. I would like to submit an appeal to this decision on behalf of the applicant for the reasons listed below.

The development was refused the application for the reasons highlighted below:

*1 The proposed poultry farm and its ancillary facilities runs counter to policies 1.2H and 2.3B of the Rural Policy & Design Guidance (RPDG) 2014, and the proposal has not been endorsed by the Agriculture Advisory Committee (AAC), Environment & Resources Authority (ERA) and the Superintendence of Cultural Heritage (SCH), hence running counter to Thematic Objective 1.10 and to Rural Objective 4 of the Strategic Plan for Environment and Development in terms of land-use in that the proposal is not considered legitimate or necessary within the rural area.*

*2 The 250sq.m beaten earth access area is excessive while the proposed location of the store (plus reservoir) at the back of the site far away from the site entrance and the proposed farm structures, runs counter to policy 1.2D of the RPDG and to Rural Objective 1 of the Strategic*

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With regards to the second reason for refusal, this relates to generic design of the proposal. Again, in this case applicant was not given a chance to amend the proposal and in fact the request for further consolidation of the buildings was made by AAC following the submission of revised drawings.

Further to the above we would like to ask for the EPRT to overturn this decision.

We would like to avail of the opportunity to produce the following witnesses:

SCH representative  
AAC representative  
PA representative.



Regards

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