

# Erratum & Addendum

## LA01/2024/1187/F

### 1.0 Erratum

1.1 Dfl Roads raises no objection to the proposal. However, Paragraph 8.20 states the following:

*“8.20 DFI Roads raises objection to the proposal.”*

This should read as follows:

*“8.20 DFI Roads raises no objection to the proposal.”*

### 2.0 Update

2.1 1 letter of objection has been received in relation to this application. Concerns relate to:

- The objector recently received planning approval for a dwelling less than 50 metres from the landfill site.
- Objector thought Landfill Site had closed and was being turned into a GeoPark
- Odour and smell will impact on the enjoyment of the new dwelling
- Proposal will generate complaints from nearby caravan park.

2.2 The distance from the approved dwelling to the shed subject of this application is nearly 220 metres; not less than 50 metres. The odour management plan states that the closest dwelling to the proposed development is approximately 200 metres to the northwest.

2.3 This application relates to a use within the shed. The shed is neither a temporary permission nor has it a timeline condition terminating the use or facility.

- 2.4 An odour management plan has been submitted as part of the application. Regulation Unit (RU) of DAERA NIEA, has primary regulatory responsibility for Craigahullier Landfill, which is a permitted installation under the Pollution Prevention and Control (Industrial Emissions) Regulations (NI) 2013, - Permit Reference: P0148/06A4. Under the PPC Regime, emissions from the installation to land, air and water are regulated under the permit conditions, this includes noise, pollutant emissions and air quality impacts. Such risks associated with the proposed development may be required to be appraised as part of the PPC permit /variation of conditions and if considered to be unacceptable would not be Permitted. This is considered within the PCR Paras 8.22&8.23.
- 2.5 The shed received planning approval in 2004,prior to the caravan site being operational. The caravan site has operated together with the landfill site and shed. The site is regulated by a PPC permit.

### **3.0 Recommendation**

- 3.1 That the Committee note the contents of this Erratum & Addendum and agree with the recommendation to approve the application in accordance with Paragraph 1.1 of the Planning Committee Report.