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Mr. Paraic Fay

On behalf of Mr Vincent Quinn

14 August 2023

Reg. No.: P0871-03

Regulation 10(2)(b)(ii) of the EPA (Industrial Emissions) (Licensing) Regulations 2013, in respect of a licence review from Mr Vincent Quinn for an installation located at Cornanagh, Ballybay, County Monaghan.

Dear Mr. Fay,

I refer to the application for a licence received by the EPA on 18 February 2022.

Having examined the documentation submitted, I am to advise that the Agency is of the view that the documentation does not comply with the above mentioned legislation. You are therefore requested, in accordance with the regulations, to supply the information detailed below.

1. The site plan submitted (Site Plan Post Completion of New Poultry House) is not fully legible and some of the labelling is missing. An original drawing is required. It is not sufficient to annotate an original drawing with a textual correction. All infrastructure located within the site boundary should be clearly identifiable with legible labels and legend. Provide an updated site plan to include:
  - a) All infrastructure located within the site boundary clearly identifiable with legible labels e.g. office, store, gas tanks, groundwater wells; wash water tanks, drainage to wash water tanks etc.;
  - b) Numbering of poultry houses; and
  - c) Any further clarifications included in this request (outlined below) for information that affects the site plan.
  
2. With regards to planning permission 20/260:
  - a) Confirm the current status of the development works;
  - b) Where the development works have been completed, confirm whether the associated infrastructure is operational and if operational the associated poultry numbers; and

- c) Where the development works have not yet been completed, provide a proposed development schedule for construction works on site.
3. Provide a map showing, the location and distance from the proposed installation to the closest third-party dwelling houses. The map should also highlight which dwellings are family dwellings, and which are third party dwellings.
4. With regards to storm water discharges from the site, the existing licence (P0871-02) lists two storm water discharge points (SW1 and SW2) which conflicts with the information provided in the application:
  - a) Confirm the number of existing and proposed storm water discharge points;
  - b) Provide grid co-ordinates for the existing storm water discharge points;
  - c) Confirm what mitigation measures are proposed for each stormwater discharge point e.g. clarify if each will have a separate silt trap and justification if not;
  - d) The site plan outlining the storm water discharge points (Site Plan incl. monitoring points) does not clearly outline the storm water drainage system and the associated infrastructure. Provide an updated storm water drainage map to:
    - i. Outline clearly all discharge points (SW1, SW2, SW3 and SW4);
    - ii. Outline clearly the storm water discharge line to SW4;
    - iii. Outline clearly where the storm water discharges exit the site; and
    - iv. Outline clearly all existing and proposed silt traps or other mitigation measures.
  - e) Provide a map outlining the surface water pathways between the storm water discharge points and the local land drains/watercourses.
5. The existing licence (P0871-02) lists two groundwater monitoring points (AGW1 and AGW2):
  - a) Confirm the number of existing and proposed groundwater wells;
  - b) Identify the location of all groundwater wells (existing and proposed) on the site plan; and
  - c) Provide grid co-ordinates (where installed).
6. With regards to the on-site manure store:
  - a) Clarify whether the manure store is in use for the existing activity (even if only occasional use);
  - b) Clarify whether it is proposed to use the manure store for the proposed activity (even if only occasional use);
  - c) If the manure store is not or will not be used to store manure, clarify the existing and proposed use of this store;
  - d) Where the manure store is or will be used to store manure, provide the following details;

- i. Capacity, m<sup>3</sup>;
  - ii. Floor area, m<sup>2</sup>; and
  - iii. Height, m.
- e) Where relevant update the BAT assessment to reflect the presence of a manure store; and
- f) Where relevant, provide additional mitigation measures in relation to odour from the proposed manure store, having particular regard to the nearest third-party residence.

In addition to the above, please also provide an updated non-technical summary (Application Form, and EIS where applicable) to reflect the information provided in your reply, insofar as that information impinges on the non-technical summary.

The requested information should be submitted to the Agency within *4 weeks* of the date of this notice, in order to allow the Agency to process and determine your application.

It should be noted that the eight-week period within which the Agency is to decide the proposed determination will commence on the day on which this notice has been complied with. If you have any further queries please contact [licensing@epa.ie](mailto:licensing@epa.ie).

In the case where drawings already submitted are subject to revision consequent on this request, a revised drawing should be prepared in each case. It is not sufficient to annotate the original drawing with a textual correction. Where such revised drawings are submitted, provide a list of drawing titles, drawing numbers and revision status, which correlates the revised drawings with the superseded versions.

Your response to this request is to be submitted via EDEN. Guidance on how to use this portal is available on the EPA website at [IE Licence application guidance | Environmental Protection Agency \(epa.ie\)](#).

Please direct any queries to [licensing@epa.ie](mailto:licensing@epa.ie).

Yours faithfully,

Linda Cahill  
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