



Electronic Copy

Gerard McCutcheon  
Mr. Paul Tully  
On behalf of Mr Paul Tully

19 August 2025

Reg. No.: P0710-04

Further Notice under the EPA (Industrial Emissions) (Licensing) Regulations 2013, in respect of a licence review from Mr Paul Tully for an installation located at Moate Pig Unit, Ballinakill, Portlaoise, County Laois, R32 FX31

Dear Sir,

I refer to the EPA's notice of 06 May 2025 requesting information in respect of your licence review application.

1. **Environmental Impact Assessment:** Please submit a copy of the most up-to-date environmental impact assessment report (EIAR), dated September 2024, including any revisions of the EIAR required during the application for planning permission process following further information requests from Laois County Council. The EIAR submitted to the Agency is dated May 2024 (Regulation 9(2)(e)).
2. **Storm water:** Conflicting information regarding storm water discharge points has been provided. It appears that the stone soakaway identified on the site plan adjacent to the proposed meal bins at Pig House 14 represents another storm water discharge point to groundwater in addition to discharge points SW1 and SW2.

For clarity, please confirm all storm water discharge points including details of where the discharge is to (e.g. 'River', 'Land Drain', 'Percolation Area', 'Groundwater'), the discharge point code, the discharge point controls (e.g. silt trap) and the grid reference for the associated monitoring points (Regulation 9(2)(j)).

3. **Water abstraction:** Under *Schedule C.6.1: Groundwater Monitoring* of IE licence Reg. No. P0710-03, groundwater well (GW1), located in the southern part of the site within the licence boundary, is monitored annually for nitrate, total ammonia, total & faecal coliforms. Your recent response states that the groundwater abstraction well associated with the site is now located outside the boundary of the licensed

site. Please confirm and provide evidence that groundwater well (GW1) is decommissioned / no longer operational.

4. **Best Available Techniques (BAT):** Provide further clarification on compliance with BAT 30 from '*Commission Implementing Decision (EU) 2017/302 of 15 February 2017 establishing best available techniques (BAT) conclusions for the intensive rearing of poultry or pigs*' identifying the specific technique(s) that will be used to reduce ammonia emissions to air from new pig houses (Houses no. 14 to 18) and existing pig houses (Houses no. 2, 3 and 5 to 13) (Regulation 9(2)(h)).

Note that BAT 30.a(ii) specifies an "*increase in the frequency of slurry (manure) removal to external storage*", as such, BAT 30.a4 requires frequent slurry removal by flushing to external storage. The storage currently proposed by the applicant under Houses no. 1 and 4 is considered internal storage as it is covered by pig housing. Please note that any proposed external storage must comply with BAT 16 which identifies specific techniques to reduce ammonia emissions from slurry storage.

5. **Site plan:** For clarity, please submit an electronic version, rather than a scanned copy, of the final site plan as a separate file as the current version is illegible. The site plan should be updated to account for external storage tank(s), groundwater well GW1, storm water discharge points and any septic tank and associated percolation area, where applicable (Regulation 9(4)(d)).

Should a reviewed IE licence be granted for this installation, the conditions contained within that licence will apply to all infrastructure identified on the site plan within the licensed activity boundary.

The Agency notes the decision to grant planning permission by Laois County Council was appealed to An Coimisiún Pleanála (Case Ref. PL11.321395) and this case is not yet decided. Please provide a copy of final grant of planning permission when available. Notwithstanding this, please provide the information requested in points 1 to 5 above at your earliest convenience.

With a view to advancing this application for determination, the above mentioned information should be submitted to the EPA by 31 October 2025.

Note that where the licensee fails to comply with this requirement in full and to the satisfaction of the Agency, the Agency may consider, having regard to the extent of the failure, whether the application can be considered pursuant to Regulation 10(2)(b)(ii) of the Environmental Protection Agency (Industrial Emissions)(Licensing) Regulations 2013 as amended, and may issue a notice in writing that the application cannot be considered by the

Agency, outlining the extent of such failure. Alternatively, where there is a failure to comply with this requirement the Agency may activate Regulation 19 of the Environmental Protection Agency (Industrial Emissions)(Licensing) Regulations 2013 as amended which pertains to Withdrawal or Abandonment of an application for licence.

Your prompt attention to this matter is requested.

Yours sincerely,

Éilis Linehan

Industrial Control and Environmental Regulation Programme

Office of Environmental Sustainability

Tel: 053 – 9160600