

HYDROCLEAR SEWAGE TREATMENT PLANT (OR OTHER EQUAL & APPROVED) AS APPROVED BY WATER MANAGEMENT UNIT, PLUS 40M MIN PERFORATED EFFLUENT DRAINAGE PRIOR TO POINT OF DISCHARGE INTO THE EXISTING OPEN SHEUGH.

TANK TO BE 10m MIN FROM DWELLING

TREES 1001, 1002, 1003 & 1004 ALL TO BE RETAINED

POINT OF DISCHARGE FOR BOTH STORM & EFFLUENT DRAINS INTO THE EXISTING OPEN SHEUGH

5m WIDE BUFFER STRIP ALONG THE NORTHERN SIDE OF THE EXISTING STREAM. NO WORKS TO TAKE PLACE WITHIN THIS AREA

PLANT NEW HEDGE

REPLACEMENT DWELLING POSITIONED ON SITE AS APPROVED IN OUTLINE PLANNING APPROVAL DOCUMENTATION

TREE 1001 TO BE RETAINED

TREE 1003

TREE 1004

TREE 1002

NEW HEDGE

EXISTING CULVERT

THE EXISTING HEDGE ALONG THE SITE FRONTAGE, FROM POINT A TO POINT B, TO BE RETAINED AS IT HAS BAT ROOSTING / FORAGING POTENTIAL

NEW ACCESS AS APPROVED BY DFI ROADS. PLANT NEW HEDGE BEHIND LINE OF THE APPROVED VISIBILITY SPY LINES

EXISTING OPEN SHEUGH

Planning Office RECEIVED
02 NOV 2022

File No
Causeway Coast and Glens Borough Council

LK01/2021/0518

Causeway Coast and Glens Borough Council
Drawing
Number **07**

TIRMACOY ROAD

SKETCH BLOCK PLAN A

SCALE 1 : 500

2021-08 NOV 2022

Planning Act (NI) 2011
Causeway Coast and Glens Borough Council

GRANTED

Subject to Conditions (if any) as set out on

Decision form No. **L.A.C./2021/0518/0**

Date **..07.10.23**.....

ALL LANDS ON MAP OWNED BY APPLICANT



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Centre Point (Easting, Northing): 260880, 420742

TIRMACOY ROAD, NED, BALLYKELLY, BT49 9JB, 185532776

Scale: 1:2,500

Order no ORD39101

Plan No. 02811SW

261080
421022

LOCATION MAP A

POINT OF DISCHARGE FOR BOTH STORM & EFFLUENT DRAINS INTO THE EXISTING OPEN SUEUGH

HYDROCLEAR SEWAGE TREATMENT PLANT (OR OTHER EQUAL & APPROVED) AS APPROVED BY WATERMANAGEMENT UNIT, DARD PLUS 10M MIN PERFORATED EFFLUENT DRAINAGE PRIOR TO POINT OF DISCHARGE INTO THE EXISTING OPEN SUEUGH

DWELLING TO BE REPLACED HIGHLIGHTED IN GREEN

POSITION OF NEW ACCESS TO BE AS AGREED ON SITE WITH DR. ROADS ENGINEER.

NEW MIXED DECIDUOUS HEDGE TO BE PLANTED TO REAR OF THE NEW SITE TO FORM NORTHERN SITE BOUNDARY

ALL EXISTING DEAD TREES AROUND SITE TO BE REMOVED AND REPLACED WITH HALF STANDARD MIXED DECIDUOUS TREES, ALL AS AGREED AT STAGE

Drawing Number **Q1A**

Planning Office RECEIVED
14 JUN 2021

File No.
Causeway Coast and Glens Borough Council

LAD1/2021/0518

2021-08 -- JOE & ALISON BLAIR -- APRIL 2021

Planning Act (NI) 2011

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Date **07/08/23**



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Centre Point (Easting, Northing): 260880, 420742

31 TIRMACOY ROAD, NED, BALLYKELLY, BT49 9JB, 185532776

Scale: 1:2,500

Order no ORD38101

Plan No. 02811SW

080192
421022

LOCATION MAP A

POINT OF DISCHARGE FOR BOTH STORM & EFFLUENT DRAINS INTO THE EXISTING OPEN SLEUGH

HYDROCLEAR SEWAGE TREATMENT PLANT (OR OTHER EQUAL & APPROVED) AS APPROVED BY WATERMANAGEMENT UNIT, DARD PLUS 10CM MIN PERFORMED EFFLUENT DRAINAGE PRIOR TO POINT OF DISCHARGE INTO THE EXISTING OPEN SLEUGH

420380
DWELLING TO BE REPLACED HIGHLIGHTED IN GREEN

POSITION OF NEW ACCESS TO BE AS AGREED ON SITE WITH DP/ROADS ENGINEER

NEW MIXED DECIDUOUS HEDGE TO BE PLANTED TO REAR OF THE NEW SITE TO FORM NORTHERN SITE BOUNDARY

ALL EXISTING DEAD TREES AROUND SITE TO BE REMOVED AND REPLACED WITH HALF STANDARD MIXED DECIDUOUS TREES. ALL AS AGREED AT

Drawing Number **01A**

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LA01/2021/0518

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Date **07/08/23**



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420462

288670

260720

2611

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5m WIDE BUFFER STRIP ALONG THE NORTHERN SIDE OF THE EXISTING STREAM. NO WORKS TO TAKE PLACE WITHIN THIS AREA

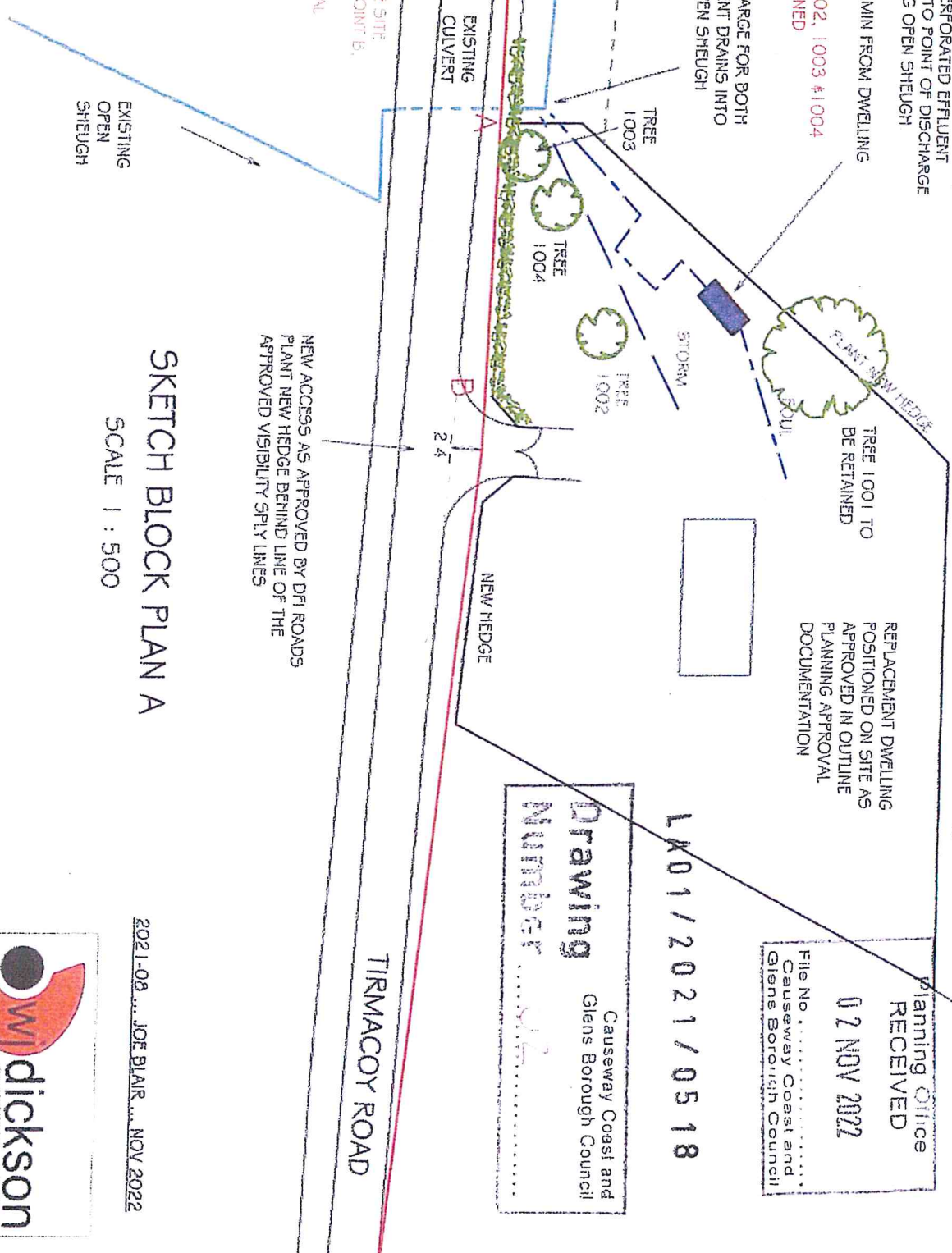
HYDROCLEAR SEWAGE TREATMENT PLANT (OR OTHER EQUAL & APPROVED) AS APPROVED BY WATER MANAGEMENT UNIT, PLUS 40M MIN PERFORATED EFFLUENT DRAINAGE PRIOR TO POINT OF DISCHARGE INTO THE EXISTING OPEN SHEUGH

TANK TO BE 10m MIN FROM DWELLING
TREES 1001, 1002, 1003 & 1004 ALL TO BE RETAINED

POINT OF DISCHARGE FOR BOTH STORM & EFFLUENT DRAINS INTO THE EXISTING OPEN SHEUGH

THE EXISTING HEDGE ALONG THE SITE FRONTAGE, FROM POINT A TO POINT B, TO BE RETAINED AS IT HAS BAT ROOSTING / FORAGING POTENTIAL

Planning Act Causeway Coast and Glens Borough Council
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Date .. 07/08/23



REPLACEMENT DWELLING POSITIONED ON SITE AS APPROVED IN OUTLINE PLANNING APPROVAL DOCUMENTATION

NEW ACCESS AS APPROVED BY DFI ROADS
PLANT NEW HEDGE BEHIND LINE OF THE APPROVED VISIBILITY SPLY LINES

SKETCH BLOCK PLAN A
SCALE 1 : 500

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ALL LANDS ON MAP OWNED BY APPLICANT



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EXPLANATORY NOTES TO ACCOMPANY APPROVALS

Type of Approval	See Notes
(a) Planning Permission or Approval of Reserved Matters	1, 2, 3 & 4
(b) Consent to Display Advertisements	1, 2, 4 & 5
(c) Listed Building Consent	1, 2, 4 & 6

Notes

1. If you are unhappy with the conditions placed on the permission/approval/consent granted by the Council or department of the Environment (the Department) you may appeal to the Planning Appeals Commission, Park House, 87-91 Great Victoria Street, Belfast BT2 7AG [Tel: (028) 9024 4710] within 4 months of receipt of the notice. Guidance on Appeal procedures is available on the Planning Appeals Commission's website (www.pacni.gov.uk) or by contacting the Commission directly at the aforementioned address.
2. You should check whether further approval is required under other legislation, such as the Building Regulations or the Water Act.
3. If your proposal involves an access or any vehicular crossing of the highway, it is in your interest to notify your intentions to the authorities responsible for electricity, telephones, water, etc to allow them the opportunity to carry out any planned works first and so avoid breaking through any newly made surfaces.
4. Failure to adhere to the approval plans or comply with conditions attached to this permission is a contravention of the Planning Act (Northern Ireland) 2011 [or the Planning (Control of Advertisements) Regulations (Northern Ireland) 1973 in the case of advertisements], and may result in enforcement action.
5. If you intend to display an advertisement on land which is not in your possession you should first obtain the consent of the landowner or the person(s) entitled to grant such permission.
6. If you have obtained Listed Building Consent to demolish a building you must not do so before the Northern Ireland Environment Agency (NIEA) has:
 - (i) Been given reasonable access to the building for one month following the granting of consent; or
 - (ii) Stated that it has completed its record of the building; or
 - (iii) Stated that it does not wish to record it.

The Northern Ireland Environment Agency (NIEA): Built heritage can be contacted at bh@doeni.gov.uk or Tel: (028) 9054 3095.

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TIRMAGOY ROAD, NED. BALLYKELLY, BT49 9JB, 185532776

Scale: 1:2,500

Order no. ORD39101

Plan No. 02811SW

261090
421022

LOCATION MAP

POINT OF DISCHARGE FOR BOTH
STORM & LIGHT DRAINS INTO
THE EXISTING OPEN DRAIN

HYDROCLEAR SEWAGE TREATMENT PLANT
(OR OTHER EQUAL) APPROVED AS
APPROVED BY WATERMANAGEMENT UNIT,
DARD PLUS 40M MIN. PERFORATED EFFLUENT
DRAINAGE PRIOR TO POINT OF DISCHARGE
INTO THE EXISTING OPEN DRAIN

EXISTING
LEVELING TO BE REPLACED
HIGHLIGHTED IN GREEN

EXISTING
MATURE HEDGE
RETAINED

POSITION OF NEW ADDRESS TO BE
AS AGREED ON SHL WITH ON
ROADS ENGINEER

NEW MIXED DECIDUOUS HEDGE
TO BE PLANTED TO REAR OF
THE NEW SITE TO FORM
NORTHERN BUILT BOUNDARY

ALL EXISTING DEAD TREES
AROUND SITE TO BE REMOVED
AND REPLACED WITH HALF
STANDARD MIXED DECIDUOUS
TREES, ALL AS AGREED AT
R.M. STAGE

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2021-08 - IOP & AUCION BLAIR APRIL 2021



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DATE FOR THE NEW HEDGE

THE NEW HEDGE IS TO BE PLACED AS SHOWN ON THE PLANS AND TO BE MAINTAINED AS SUCH.

WATERCOURSE

NEW HEDGE

NEW HEDGE

NEW HEDGE

NEW HEDGE

MATURE HEDGE RETAINED

FLYVT NEW HEDGE

REPLACEMENT DWELLING FOOTPRINT OF SITE AS APPROVED BY LOCAL AUTHORITY PLANNING APPROVAL FOR CONSTRUCTION

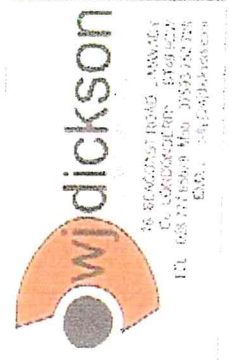
TIRMACOY ROAD

NEW ACCESS AS APPROVED BY THE ROADWORKS DEPARTMENT OF THE LOCAL AUTHORITY AS SHOWN ON THE PLANS

SKETCH BLOCK PLAN

SCALE 1 : 500

2021.04.01 J.C. GUAR APRIL 2021



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