

Attn: Mr. Marcus Pisani
Obo Corinthia Oasis Ltd.
[PRIVATE]

Dear Mr. Pisani,

PA Reference: PA/05420/21

Description Proposal: Amended Application to PA 3134/19 - Construction of Corinthia Oasis – Works include amendments to previous permit - Construction of Hotel and 25 Residences.

Location: Corinthia Oasis (ex Hal Ferh Complex), Triq il-Kappella Tal-Militar, Triq in-Nahhalija, Mellieha.

Environmental Impact Assessment Regulations (S.L. 549.46)

Reference is made to the above-captioned proposal, for which a Project Description Statement (PDS) was referred directly to ERA on 21 September 2021.

Reference is also made to ERA's previous correspondence at document PA/05420/21 – 24a, dated 15 September 2021. In the said ERA correspondence, ERA had requested that the proposal includes the restoration of the watercourse passing through the site, as part of the overall layout/design of the project.

In terms of EIA screening, following review of the PDS, ERA is of the opinion that the proposed development qualifies under Category I, Section 7.1.1.1 (i) and (ii) of Schedule I of the EIA Regulations (S.L. 549.46). In this regard, the submission of an Environmental Impact Assessment (EIA) is required.

Full details of the EIA process should be obtained from the afore-mentioned EIA Regulations (S.L. 549.46) and the following webpage: <https://era.org.mt/era-topic-categories/eia-process/>.

In accordance with Regulation 15(2) of the EIA Regulations, you are kindly requested to confirm in writing, within 30 days of receipt of this letter, whether you wish to carry out the EIA and when you estimate that it will be completed.

Flora, Fauna, and Natural Habitats Protection Regulations (S.L. 549.44)

The proposed development is situated in the vicinity of the following Natura 2000 sites:

- MT0000024: Rdumijiet ta' Malta: Ir-Ramla taċ-Ċirkewwa sal-Ponta ta' Bengħisa (Special Area of Conservation – SAC);
- MT0000101: Żona fil-Baħar bejn Rdum Majjiesa u Għar Lapsi (SAC); and
- MT0000111: Żona fil-Baħar fil-Lbiċ (Special Protection Area - SPA)

In view of the above designations, this proposal has been screened in terms of Regulation 19 of S.L. 549.44. From the information submitted to ERA, it cannot be ascertained upfront that the proposed development will not adversely affect the integrity of the aforementioned protected sites, especially in terms of:

- Potential impacts on protected species and habitats from the proposed works during the demolition, excavation and construction phases;
- Potential disturbance to protected species due to noise, lighting and other operational disturbances, associated with the proposed tourism and residential uses on site (including cumulation with other existing development); and
- Potential impacts on the protected habitats, notably the dune remnants at ir-Ramla tal-Mixquqa bay, due to the proposed interventions relating to the channelling of surface water from the site (Corinthia Oasis Limited - COL site).

In this regard, the proposal requires the submission of an Appropriate Assessment (AA) in terms of Regulation 19(1) of the Flora, Fauna and Natural Habitats Protection Regulations, 2006 (S.L. 549.44).

You may wish to note that ERA considers the eventual EIA and AA Reports as public documents and in its review it consults widely with Local Councils, entities of government, NGOs and the general public.

Any other technical studies/reports which are of direct environmental relevance to the project or are cross-referred to in the EIA report, should be submitted together with the EIA, and made available to the public. Should these documents not be made available upon submission of the EIA report, ERA reserves the right to re-open the public consultation for an additional 30-days, over and above the timeframe stipulated in Regulation 19(1), as deemed fit.

Should you have any queries relating to this letter, please do not hesitate to contact the undersigned.





Yours faithfully,

Yves De Blick
Environment Protection Officer
f/Director of Environment & Resources

c.c. Perit Edgar Caruana Montaldo, [PRIVATE].

