



Department of Agriculture, Environment & Rural Affairs
Marine & Fisheries Division

**LICENCE ISSUED UNDER THE MARINE AND COASTAL ACCESS ACT 2009, PART 4, MARINE
LICENSING**

MARINE CONSTRUCTION LICENCE

**Licence to make repairs to sea defences on the Coleraine-Derry/Londonderry
railway line at Eglington (site 19E)**

Licence Number: ML2026026

PART 1 – PARTICULARS

1. Licensee(s) Name & Address:

██████████
22 Great Victoria Street,
Belfast,
BT2 7LX

**2. Names, and operators, of the vessels to be employed to undertake or support the deposit,
relocation or removal operations:**

To be provided under **Condition 6**.

3. Description of works and nature and quantity of all deposits below Mean High Water Springs:

Installation of new rock armour sea defences, including de-vegetation, clearance of failed defences, re-grading of the embankment, and placement of toe and face rock armour. Deposits comprise:

- Plastic/Synthetic – 164 m² Geofabrics HPS12 Coastal or similar
- Sand – 122 m³
- Stone/Rock/Gravel – 132 m³ granite primary armour grading 1 – 3 tonnes

4. Location of works:

Section 16E, located between ML87.75 and MP84.00 on the Coleraine-Derry/Londonderry railway line, adjacent to Eglington. The four corners of the site boundary are as follows:

- 55.045079, -7.1447671
- 55.044976, -7.1443983

- 55.044947, -7.1448489
- 55.044849, -7.1444801

See **Appendix A** – Location map of proposed works

5. Valid:

From: 27 August 2026

Until: 26 August 2027

As per Condition 18, works must only be undertaken between March and November to protect wintering birds.

6. Licence Documentation

Application form – dated 15/04/2026

Cover letter – dated 05/05/2026

Method statement – dated 11/11/2025

Coastal defence flood risk assessment – dated October 2025

Supporting statement – dated February 2025

General arrangement drawing - dated 02/12/2025

Typical cross section drawing – dated 02/12/2025

Asset 16E outline and designated sites map – received 06/05/2026

Location and access plan map – dated 02/12/2025

Geoenvironmental desk study assessment – dated October 2025

Construction environmental management plan (CEMP) – dated 03/12/2025

Habitat regulations assessment (HRA) – dated 26/05/2026

PART 2 - CONDITIONS

The Department of Agriculture, Environment & Rural Affairs (referred to as the licensing authority) authorises [REDACTED] to **make repairs to sea defences on the Coleraine-Derry/Londonderry railway line at Eglington (site 19E)**. This licence is subject to the under mentioned condition(s):

Licence Condition(s):

NOTE: FAILURE TO COMPLY WITH THE LICENCE CONDITIONS BELOW MAY RESULT IN ENFORCEMENT ACTION BEING TAKEN

1. The Licensee(s) must commence works with **12 months** of the date of this licence.
2. All conditions of this licence bind any persons whom, for the time being, owns, occupies or enjoys any use of the works for which this licence has been granted, in relation to those licensed activities authorised under section 66 of the 2009 Act, whether or not the licence has been transferred to that person.
3. The Licensee(s) must receive written authorisation from the licensing authority to assign or transfer the consent. The licensing authority must confirm in writing to both the original Licensee(s) and any proposed new Licensee(s) that the licence has been transferred/assigned before any works may commence under the new Licensee(s).
4. The Licensee(s) must not carry out any licensable activity other than that detailed in the Marine Licence application documents received by the licensing authority and deemed complete on 14 May 2026. The Licensee(s) shall contact the Department if it is proposed to vary the materials or methods to be used from those described in the documentation supplied in connection with the Marine Licence application.

5. The Licensee(s) must commence works in line with Condition 1 and complete works within the valid dates of this licence. After that date, the licence will expire in accordance with section 71(4) of the Act.
6. The Licensee(s) must ensure that the Department is informed of any contractor appointed to carry out part or all of the works. This information should be provided to the Department by email to MLComplianceandEnforcement@daera-ni.gov.uk no less than 24 hours before the commencement of the licensed activity. The licence holder must ensure that a copy of this licence and any subsequent revisions or amendments has been provided to, read and understood by any agents, contractors or sub-contractors that will carry on any licensed activity authorised by this licence on behalf of the licence holder.

Prior to the commencement of the Licensed Activity

7. A final Construction Environmental Management Plan (CEMP) must be submitted to NIEA Water Catchment Unit, at least **4 weeks** prior to the commencement of construction. MLComplianceandEnforcement@daera-ni.gov.uk must be copied in on the correspondence.

Reason: To ensure effective avoidance and mitigation methodologies have been planned for the protection of the water environment.

8. The Licensee(s) must notify The Source Data Receipt team, UK Hydrographic Office, Taunton. Somerset, TA1 2DN (Email: sdr@ukho.gov.uk; Tel: 01823 337900) at least **4 weeks** before commencement of the works. The UK Hydrographic Office must also be notified upon completion of the works. MLComplianceandEnforcement@daera-ni.gov.uk must be copied into all notifications.

Reason: To allow for any necessary amendments to nautical charts.

9. A biosecurity plan must be submitted and agreed by the Department at least **4 weeks** before works commence. MLComplianceandEnforcement@daera-ni.gov.uk must be copied in on the correspondence.

Reason: To ensure that risks to the marine environment from the introduction of Invasive Non-Native Species (INNS) is mitigated.

10. The Licensee(s) must ensure that all mitigation outlined in the HRA, CEMP, and Method Statement submitted in support of this application is adhered to at all times. Any reports detailed in the above documents must be submitted to the MLComplianceandEnforcement@daera-ni.gov.uk inbox.

Reason: To protect sensitive intertidal Annex I habitats and restore any disturbed habitats to their pre-works condition.

11. The Licensee(s) must submit a report containing a review of other relevant successful saltmarsh habitat restoration case studies identifying best practice and confirm how this has supported their approach within their supporting documents. This should be submitted at least **4 weeks prior** to works commencing to be reviewed by the Habitat Survey team. This report should be submitted to the MLComplianceandEnforcement@daera-ni.gov.uk inbox. No work should take place until written approval has been received.

Reason: to ensure that post works habitat restoration is carried out in line with relevant good practice.

12. A suitably qualified and experienced Ecological Clerk of Works must be present on site through-out the works and have the power to stop works if mitigation measures outlined in the supporting documentation are not being implemented. The Licensing Authority should be notified of who this person will be and provide evidence of their qualification by email to MLComplianceandEnforcement@daera-ni.gov.uk at least **2 weeks prior** to works commencing.

Reason: To ensure that an environmental baseline is recorded pre-works and that any disturbed sensitive intertidal habitats are restored to a state as close to their re-works condition as possible.

13. A survey must be carried out prior to works that includes a detailed habitat map of all saltmarsh habitats including transitional reedbed/swamp with fixed point photographs. The map and associated photographs should be submitted to the MLComplianceandEnforcement@daera-ni.gov.uk inbox within **8 weeks** of the completion of works, this can be submitted together with the post survey report, see **Condition 22**. This is to be reviewed and approved by the Habitat Survey team to be approved prior to discharge.

Reason: To ensure that an environmental baseline is recorded pre-works and that any disturbed sensitive intertidal habitats are restored to a state as close to their re-works condition as possible.

During the Licensed Activity

14. In the event of a discovery of an archaeological object and/or remains during the works the licensee(s) must: (1) record the position and details of the site; (2) not disturb the site further and (3) report your discovery to and contact MLComplianceandEnforcement@daera-ni.gov.uk immediately so further advice may be sought.

Reason: To ensure that historic monuments and archaeological objects are protected.

15. In the event of a discovery of wreck material during the works, the Licensee must report it to the 'Receiver of Wreck' (Maritime and Coastguard Agency) **within 28 days**.

Reason: To ensure that recovered wreck material is declared and dealt with appropriately.

16. The Licensee(s) must ensure that silt curtains and/or turbidity booms are implemented for the duration of all works below the MHWS mark. These should be measures suitable for a tidal environment.

Reason: To protect local intertidal Annex I habitats from the negative effects of sediment mobilization resulting from the proposed works.

17. In the event of a pollution incident or excessive turbidity, all works must immediately cease. Recommencement of works must not occur until effective corrective measures are put in place.

Reason: To protect sensitive local intertidal Annex I habitats from the negative effects of pollution or sediment mobilization resulting from the proposed works.

18. The works must only be carried out between 01 March and 31 October.

Reason: To ensure there are no negative impacts on wintering birds.

Upon Completion of the Licensed Activity

19. The Licensee(s) must inform the licensing authority of the finishing date of the licensed work within **28 days** of completion.

20. The Licensee(s) must, within **8 weeks** after the completion of the licensed works, make a written report to the licensing authority stating the quantity and description of all articles and substances deposited under the authority of this licence. This report is to be submitted to MLComplianceandEnforcement@daera-ni.gov.uk

21. The Licensee(s) must ensure that all temporarily disturbed intertidal habitats, including mudflats, sandflats, and saltmarsh, are returned to their pre-works condition. A post-construction monitoring

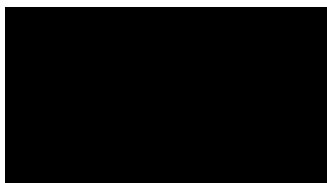
programme (as detailed in the submitted HRA dated 26/05/2026) must demonstrate successful recovery. Where recovery is not achieved, additional remediation measures must be implemented.

Reason: To restore sensitive local intertidal Annex I habitats which have been disturbed or damaged during the course of the proposed works.

22. A survey must be carried out upon the completion of works that includes a detailed habitat map of all saltmarsh habitats including transitional reedbed/swamp with fixed point photographs. The map and associated photographs should be submitted the MLComplianceandEnforcement@daera-ni.gov.uk inbox within **8 weeks** of the completion of works, this can be submitted together with the prior survey report, see **Condition 13**. This is to be reviewed and approved by the Habitat Survey team to be approved prior to discharge.

Reason: To ensure that an environmental baseline is recorded pre-works and that any disturbed sensitive intertidal habitats are restored to a state as close to their re-works condition as possible.

Signed on behalf of the Department:



Dated: 27 August 2026

NOTE:

- (1) The licensing authority would advise that this licence does not negate the licensees' responsibility to gain any other environmental or access permissions that may be required to progress the works.
- (2) Under Part 4, Chapter 1, paragraph 72 of the **Marine and Coastal Access Act 2009**, the licensing authority may revoke, vary or suspend this licence if it appears to the authority that the holder is in breach of a condition included in it, or if it appears to the authority that the licence ought to be varied, suspended or revoked because of a change of circumstances relating to the marine environment or human health, including a change in scientific knowledge. A revocation, variation or suspension may also be enforced in the interests of safety of navigation.
- (3) A person who deposits material in contravention of the terms of a licence is guilty of an offence under Section 85 of the Act. It is a defence under paragraph 86 (1) for a person charged with such an offence to prove 'force majeure'. However they are also required to prove that they took steps within a reasonable time to inform the licensing authority of all details pertaining to the incident contained in paragraph 86 (2). The licensing authority shall be obliged to report force majeure cases immediately to the OSPAR Commission.
- (4) Attention is drawn to the necessity of complying where appropriate with the **Radioactive Substances Act 1960**, the **Prevention of Oil Pollution Act 1971** and to the **Merchant Shipping (Dangerous Goods) (Amendment) Rules 1968**.
- (5) If within 28 days of the issue of a licence the person to whom it was issued requests the licensing authority to give him notice in writing of the reasons for the inclusion of any provision in it, the Authority shall comply with his request within 28 days of receiving it.
- (6) Anyone who fails to comply with a condition on a Marine Licence commits an offence under Section 85 of the **Marine and Coastal Access Act 2009**, and may be subject to enforcement action. Possible enforcement actions are compliance notices, remediation notices, fixed monetary penalties and variable monetary penalties. In the worst cases, a person found guilty of an offence on summary conviction may be subject to a fine not exceeding £50,000. In addition, a person found guilty of an offence on conviction on indictment, to a fine or to imprisonment for a term not exceeding two years or to both. Further details can be found at our guidance note <https://www.daera-ni.gov.uk/sites/default/files/publications/doe/marine-licensing-guidance-enforcement-under-part-4-marine-and-coastal-access-act%2C-2009-may-2016.pdf>

INFORMATIVES:

DAERA Marine Licensing advice

- Any person authorised by the licensing authority will be permitted to inspect the licensed activity at any reasonable time.
- The Licensee(s) must ensure that copies of the licence are available for inspection by any authorised Enforcement Officer at:
 - The premises of the Licensee(s)
 - The premises of the operating facility
 - The site of the works (including on board vessels)

Maritime & Coastguard Agency advice on Navigational Safety

- The Licensee(s) should consider adopting the Port Marine Safety Code (PMSC), which sets out a national standard for every aspect of port marine safety. The Code is not mandatory; however it is endorsed by the UK Government, devolved administrations and representatives from across the marine industry sector. It is applicable to both Statutory Harbour Authorities (SHA) and non-SHAs including marinas, terminals, marine berths and jetties. The Department for Transport also publishes the PMSC Guide to Good Practice which provides useful information and detailed guidance on the safe management of these facilities, and is intended to supplement the Code. This can be found here: <https://www.gov.uk/government/publications/a-guide-to-good-practice-on-port-marine-operations>
- The site is within port limits and, as such, the Licensee(s) should gain the approval or agreement of the responsible local navigation authority or the Harbour Authority, Commissioners, or Council, as appropriate.
- The Licensee(s) may wish to issue local warnings to alert those navigating in the vicinity to the presence of the works, as deemed necessary.

DAERA advice on Habitat Regulations Assessments (HRAs)

- The Licensee(s) should be aware that HRAs should screen for marine protected areas which are designated for marine mammals and fall within the relevant screening distance for the species concerned. As such, the Skerries and Causeway SAC (located ~30 km away, designated for Harbour porpoise) and the Maidens SAC (located ~70 km away, designated for grey seal) should be included in the HRA screening. This will ensure that the Department, as the Competent Authority, is satisfied beyond reasonable scientific doubt that the proposal will not adversely affect the integrity of a European site designated for marine mammals, either alone or in combination with other plans or projects. No direct disturbance pathways to marine mammals are anticipated; however, potential indirect pollution pathways such as water quality should be considered.

DAERA advice on the prevention of water pollution

- The Licensee(s) should comply with all the relevant DAERA Standing Advice documents and Guidance for Pollution Prevention (PPG/GPPs) available at: <https://www.daera-ni.gov.uk/publications/standing-advice-development-may-have-effect-water-environment-including-groundwater-and-fisheries>
- The Licensee(s) shall ensure that measures are in place to prevent pollution of surface or ground water as a result of the activities on site, both during construction and thereafter. Guidance for Pollution Prevention (GPPs) documents can be obtained at: <https://www.netregs.org.uk/environmental-topics/guidance-for-pollution-prevention-gpp-documents/>
- The contractor / person carrying out the works is responsible for ensuring that any and all required mitigation measures are in place and ultimately under the Water (Northern Ireland) Order 1999 is liable for any discharge or deposit, whether knowingly or otherwise, of any poisonous, noxious or polluting matter so that it enters a waterway or water in any underground strata.
- The Licensee(s) should be aware that it is an offence under the **Water (Northern Ireland) Order 1999** to discharge or deposit, whether knowingly or otherwise, any poisonous, noxious or polluting matter so that it enters

a waterway or water in any underground strata. Conviction of such an offence may incur a fine of up to £20,000 and / or three years imprisonment.

- The Licensee(s) should ensure that [DAERA Pollution Standing Advice](#) is followed to prevent adverse impacts to Marine Protected Areas, habitats and species, as required under the **Conservation (Natural Habitats, etc.) Regulations (Northern Ireland) 1995 (as amended)**, the **Environment Order (Northern Ireland) 2002**, and the **Wildlife and Natural Environment Act (Northern Ireland) 2011**.
- The Licensee(s) should adhere to the relevant precepts in [DAERA Standing Advice on Pollution Prevention Guidance, Discharges to the Water Environment and Abstractions and Impoundments](#).
- To reduce the likelihood of accidental spills into the marine environment, it is advised that fuel and/or oil should be stored away from the water. Any fuelling required should only occur at a non-hydrologically linked location, using a buffer of at least 10 m.
- All areas where oil is stored (or any other potentially contaminating liquids) must be constructed from an impermeable material, and the drainage of the area must be engineered in such a way that all potentially contaminated site drainage is contained and prevented from entering the aquatic environment without adequate treatment.
- All works should comply with the **Control of Pollution (Oil Storage) Regulations (Northern Ireland) 2010**. A key requirement of the Regulations is that oil storage containers (including temporary storage) must have a secondary containment system (a bund, which is an outer wall or enclosure designed to contain the contents of an inner tank, or a drip tray) to ensure that any leaking oil is contained and does not enter the aquatic environment.
- All equipment and/or plant should be in good working order to minimise the risk of water pollution from hydrocarbons and/or hydraulic fluids.
- An NIEA discharge consent, issued under the **Water (Northern Ireland) Order 1999**, is required for any discharges of potentially contaminated water to the aquatic environment and may be required during the construction phase of the development.

DAERA advice on the management of suspended solids

- The Licensee(s) should be aware of those operational processes which are likely to cause the release of suspended solids into the marine environment and adjust the operational methods utilised to be carried out at a pace whereby the release of suspended solids is minimised.
- The Licensee(s) should note the risk of surface water overflow and the discharge of waters heavily laden with suspended solids from any stockpiles of materials or temporary access platforms made from compacted granular material. Surface water discharges from the site should be managed and controlled so that surface water is collected and treated prior to discharge to the environment using settlement features designed, installed and maintained as per industry best practice and CIRIA guidelines, which are outlined in the relevant documents at www.ciria.org as well as the Guidance for Pollution Prevention (GPPs) produced by NetRegs: <https://www.netregs.org.uk/tools/guidance-for-pollution-prevention-gpp-documents/>.
- All waste materials / effluent generated by this proposal must be taken away for disposal at appropriately licenced waste facilities.

DAERA advice on water abstraction and impoundment

- Where dewatering works may be carried out, in accordance with the **Water Abstraction and Impoundment (Licensing) Regulations (Northern Ireland) 2006 (as amended)**, it is a mandatory requirement that upon the abstraction and/or diversion and/or impoundment of water from the natural river channel/lake, coastal or groundwater sources, an abstraction/impoundment licence should be obtained unless the operations specified are

Permitted Controlled Activities, a list of which can be found at: <https://www.daera-ni.gov.uk/publications/water-abstraction-and-impoundment-licensing-regulations-northern-ireland-2006-permitted>.

DAERA advice on the protection of sensitive intertidal habitats

- The use of protection mats in intertidal areas which could be impacted by the proposed works may help to keep disturbance to a minimum and increase the chance of recovery to pre-works conditions.
- There should be no storage of materials or machinery on areas of coastal saltmarsh, nor should any refuelling of machinery take place on or adjacent to areas of saltmarsh.
- An Ecological Clerk of Works is highly recommended to be present on site during any works on or adjacent to areas of saltmarsh in order to enforce any mitigation measures carried out.
- It is also recommended that a detailed map of the saltmarsh habitat locations should be provided for any toolbox talks to highlight any necessary exclusion zones for vehicles/material storage.

DAERA advice on the management of Invasive Non-Native Species (INNS)

- To prevent the introduction and spread of INNS, as required under the **Wildlife (Northern Ireland) Order 1985**, the Licensee(s) should implement biosecurity measures throughout all project stages in line with DAERA INNS guidance ([Northern Ireland Biosecurity guidelines](#) and [DAERA Marine Invasive Non-Native Species Guidance](#)) and [Check Clean Dry](#), including a contingency plan, staff training, reporting to DAERA MFD/CEDaR, and appropriate disposal of any INNS.
- It is advised that all rock armour used in the works should be sources, handled and, where necessary, inspected to minimize the risk of introduction of marine INNS.

DAERA advice on marine litter

- The Licensee(s) should ensure that all solid waste and litter encountered or generated during the works is collected and appropriately disposed of at the end of each working day to prevent it from entering the marine environment and becoming marine litter, following [DAERA Marine Litter Standing Advice](#). This will prevent litter entering the marine environment and adversely impacting Marine Protected Areas, habitats and species, as required **under The Environment Order (Northern Ireland) 2002, Draft Marine Plan for Northern Ireland 2018 and the UK Marine Policy Statement**.

DAERA advice on minimising potential harm to sea fisheries and aquaculture interests

- The Licensee(s) attention is drawn to the nearby Shellfish Water Protected Area in Lough Foyle, the Longfield Bank. The applicant should consider the risk of the proposed works to impact Shellfish Water Protected Areas which are designated under **The Water Environment (Water Framework Directive) Regulations (Northern Ireland) 2017**. These designated sites contain commercial shellfish harvesting areas which must meet stringent bacteriological and chemical standards as outlined in the **Water Framework Directive (Classification, Priority Substances and Shellfish Waters) Regulations (Northern Ireland) 2015**.
- Shellfish Water Protected Areas are particularly vulnerable to water pollution and therefore the Licensee(s) should ensure adherence to the [DAERA Pollution Standing Advice](#) and the [DAERA Discharges to the water environment Standing Advice](#) for any work activities that may impact the water environment.

DAERA advice on protection of archaeological objects

- The Licensee(s) attention is drawn to Article 42 of the **Historic Monuments and Archaeological Objects (NI) Order 1995** that requires finders of archaeological objects to report within 14 days to a relevant authority.

DAERA advice on recovery of wreck material

- The Licensee(s) must report any recovered wreck material to the Receiver of Wreck (Maritime and Coastguard Agency) in accordance with the **Merchant Shipping Act 1995**.

APPENDIX A – Location map of proposed works

