

**LAND DEVELOPMENT CONTROL COMMITTEE  
MINUTES OF THE MEETING HELD ON  
07 October 2021**

***OUTSTANDING APPLICATIONS***

18/0036 Apartment & Storage, George Hill (Block 48713B Parcels 250 & 251) **Lichao & Suying Feng**

***Approved*** with the following conditions:

- i. All wastewater shall be contained and treated on site before being discharged;
- ii. The flow and velocity of storm water must be controlled to the satisfaction of the Chief Engineer of the Department of Infrastructure;
- iii. The building shall not be utilised until the on-site accesses (roads etc.) and parking lots have been paved with concrete, asphalt, or any other hard surface approved by the Chief Engineer of the Department of Infrastructure. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure; and
- iv. The building when constructed shall not at any point exceed 25ft above ground level.

21/0283 Amendment to subdivision, Blowing Point (Block 38510B Parcel 227) **Mitchell Connor**

***Approved*** subject to the creation of a turn-around point at the end of the proposed 20ft wide right-of-way.

21/0333 Villas (3 Units), Long Bay (Block 18011B Parcel 88) **Morgan Hill Villas**

***Deferred*** for the vegetation line to be shown on the site plan.

***PLANNING APPLICATIONS RECEIVED SINCE 21 September 2021***

Please note that the following information clause is attached to the decision notice of all building applications in full that are approved with or without conditions:

NB. This permission does not in any way constitute a waiver of the need to obtain building permission for this proposed development and any other necessary Government licenses and or permits that may be required. The applicant is responsible for obtaining all necessary licenses that may be required.

21/0326 Subdivision, Little Dix (Block 59017B Parcel 75) **Sandra Hodge-Hilliman**

***Approved.***

21/0327 Apartments, Welches (Block 89216B Parcel 341) **Cordell Richardson**

***Approved Under Delegated Authority on 01 October 2021 with the following condition:***

The building shall not be utilised until the on-site accesses (roads etc.) and parking lots have been paved with concrete, asphalt, or any other hard surface approved by the Chief Engineer of the Department of Infrastructure. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure.

21/0328 Dwelling House, Cauls Bottom (Block 69015B Parcel 342) **Pablo Rogers**  
*Approved under delegated authority on 29 September 2021*

21/0329 Dwelling House, The Valley (Block 48714B Parcel 382) **Travis Carty**  
*Approved*

21/0330 Apartments, Rock Farm (Block 48713B Parcel 226) **Cordell Richardson**  
*Approved with the following condition:*

The building shall not be utilised until the on-site accesses (roads etc.) and parking lots have been paved with concrete, asphalt, or any other hard surface approved by the Chief Engineer of the Department of Infrastructure. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure.

21/0331 Dwelling House, Sandy Ground (Block 08412B Parcel 209) **Charles Hodge**  
*Deferred* for:

- i. consultation with government agencies; and
- ii. parking to be rearranged.

21/0332 Apartments & Commercial Building, The Farrington (Block 69014B Parcel 293) **Haslyn & Charmaine Patterson**  
*Deferred* for discussion with the agent concerning reducing the height of the boundary wall. A cross section drawing must be submitted showing the altered wall with the new height.

21/0333 Villas (5 Units), Long Bay (Block 18011B Parcel 88) **Morgan Hill Villas**  
**Was considered at an Extra-Ordinary Meeting of 20 September 2021.**

21/0334 Subdivision, Brimigen (Block 58817 B Parcel 6) **Lorraine Rogers & Remington Lake**  
*Approved* subject to the description being amended to convey the correct intention of the subdivision.

This application will then be approved with the following condition:

Lot 1 of Block 58817B Parcel 6 must be amalgamated to Parcel 5 and a restrictive covenant detailing this shall be entered on the Land Register at the Department of Lands and Surveys.

21/0335 Subdivision, Rock Farm (Block 48714B Parcel 486) **John Cyris Connor**  
*Deferred* for discussion with the agent regarding proper alignment of the road to facilitate practical use.

21/0336 Dwelling House, Bungalows (Block 28310B Parcel 434) **Tamsyn Wilkinson**  
*Approved* subject to the elevations being correctly labelled.

21/0337 Dwelling House, Tackling (Block 58916B 395) **Calston Julius**  
*Approved with the following condition:*

This permission is granted in **OUTLINE ONLY**. Full planning permission is required before any development commences. An application for full planning permission should be submitted to the Land Development Control Committee and shall detail all matters relating to

design and siting of the structures; external appearances of the structures; traffic circulation and parking layout; drainage; treatment and disposal of sewage; and landscaping of site.

21/0338 Subdivision, Welches (Block 89216B Parcel 359) **Kenneth Harrigan**  
*Approved.*

21/0339 Subdivision, East End (Block 89316B Parcel 191) **Carlisle Romeo Wallace**  
*Approved.*

21/0340 Apartments, West End (Block 17809B Parcel 64) **Wendell Connor Sr.**  
*Approved* subject to:

- i. the correct scales being shown on the site plan and on the floor plan; and
- ii. to the site plan being amended to show a minimum setback distance of 6ft. from the northern boundary line.

21/0341 Modular Warehouse Store & Staff Parking, Rendezvous (Block 28110B Parcel 3 & Block 28210B Parcel 60) **BCQS International (Aurora)**

*Approved* subject to the submission of the drainage plan and warehouse at a larger scale so that it is more legible. This application will then be approved with the following conditions:

- i. the flow and velocity of storm water must be controlled to the satisfaction of the Chief Engineer of the Department of Infrastructure;
- ii. all wastewater shall be treated and contained on site; and
- iii. the site must be landscaped and maintained to the satisfaction of the Principal Planning Officer.

21/0342 Service Station, Lockrum (Block 38510B Parcel 224) **Michael & Lindon Connor**  
*Deferred* for:

- i. the submission of a drainage plan;
- ii. consultation with government agencies; and
- iii. The application to be advertised on one type of public medium by the applicant for a minimum period of two weeks and for an advertisement sign to be placed on the site. The applicant is required to submit to the Land Development Control Committee a copy of the receipt demonstrating that the application is advertised for the minimum period of two weeks and a photograph of the advertisement sign erected on the site.

21/0343 Woodwork shop/Dwelling, Island Harbour (Block 89318B Parcel 234) **James Reid**  
*Deferred* for:

- i. consultation with government agencies;
- ii. a site visit by the LDCC
- iii. the correct parcel number to be stated on the application form; and
- iv. The application to be advertised on one type of public medium by the applicant for a minimum period of two weeks and for an advertisement sign to be placed on the site. The applicant is required to submit to the Land Development Control Committee a copy of the receipt demonstrating that the application is advertised for the minimum period of two weeks and a photograph of the advertisement sign erected on the site.

21/0344 Subdivision, The Farrington (Block 79114B Parcel 48) **Elvera & Vere Hodge**

*Approved* subject to the access road to the parcel being shown.

21/0345 Dwelling House, Captain's Ridge (Block 99519B Parcel 105) **Darlene Byrd**

*Approved with the following condition:*

This permission is granted in **OUTLINE ONLY**. Full planning permission is required before any development commences. An application for full planning permission should be submitted to the Land Development Control Committee and shall detail all matters relating to design and siting of the structures; external appearances of the structures; traffic circulation and parking layout; drainage; treatment and disposal of sewage; and landscaping of site.

21/0346 Dwelling House, West End (Block 17910B Parcel 238) **Fritz Smith**

*Approved* subject to:

- i. stated setback distance from the septic to the boundary line;
- ii. verification of the name of the applicant; and
- iii. Section C being correctly filled out.

21/0347 Dwelling House, East End (Block 99315B Parcel 293) **Nakeema Duncan-Brodie**

*Approved*

21/0348 Dwelling House, The Quarter (Block 68914B Parcel 211) **Shanice Monzac**

*Approved.*

21/0349 Subdivision, George Hill (Block 48713B Parcel 23) **Anthony Brooks**

*Deferred* for:

- i. consultation with Civil Aviation Authority;
- ii. all existing buildings to be shown with setbacks from the new proposed boundary lines; and
- iii. the size of the right of way to be stated.

21/0350 Extension to apartments (1 unit, two floors), North Hill (Block 48613B Parcel 298)

**Arenel Richardson**

*Deferred* for:

- i. the floor plan to reflect how the new extension will connect to the already existing part of the building; and
- ii. the site plan to show all roads.

21/0351 Dwelling House & two (2) Apartments, Little Dix (Block 69016B Parcel 204) **Shanika**

**Richardson**

*Approved* subject to the parcel being highlighted on the location map.

21/0352 Apartment, Tackling (Block 58916B Parcel 396) **Katy-Ann & Allyndel Sylvester**

*Approved*

21/0353 Supermarket, Hardware, House & Apartment, Island Harbour (Block 89418B Parcel 298) **Island Supermarket**

***Approved with the following condition:***

The building shall not be utilised until the on-site accesses (roads etc.) and parking lots have been paved with concrete, asphalt, or any other hard surface approved by the Chief Engineer of the Department of Infrastructure. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure.

**Information Clause**

**The Government of Anguilla has enacted a *Business Licence Moratorium (Amendment) (No. 2) Act, 2021*, has not issued business licences for supermarkets and hardwares for approximately 2 years (save for one instance based on the peculiar circumstances of the case) and will not issue business licences for supermarkets and hardwares for the foreseeable future. Please be aware of this and govern yourself accordingly.**

21/0354 Subdivision, South Hill (Block 38511B Parcel 336) **Barbara Simpson**  
*Deferred* for registered access.

21/0355 Subdivision, North Hill (Block 08413B Parcel 130) **Gordon Andrews**  
*Deferred* for registered access.

21/0356 Apartments (4 units), Rock Farm (Block 48714B Parcel 565) **Carlos Ross**  
*Approved* subject to the date of certification being stated in Section C.

This application will then be approved with the following condition:

The building shall not be utilised until the on-site accesses (roads etc.) and parking lots have been paved with concrete, asphalt, or any other hard surface approved by the Chief Engineer of the Department of Infrastructure. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure.

21/0357 Duplex, South Hill (Block 38512B Parcel 167) **Claude Iliou & Susanne Schroeder**  
*Approved by delegated authority on 01 October 2021.*

21/0358 Duplex, The Copse (Block 99416B Parcel 35) **Keithly Benjamin**  
*Approved*

21/0359 Apartments (3 units) & a guest house (6 rooms), South Hill (Block 38512 B Parcel 76) **Fathy Abshir**

*Deferred* for:

- i. consultation with government agencies;
- ii. an additional seven parking spaces to be shown; and
- iii. site visit by the Committee

21/0360 Commercial Building, The Valley (Block 48813B Parcel 62) **ABC Supplies Ltd.**

*Deferred* for:

- i. access to the units on the first floor to be shown;
- ii. the elevation drawings to correspond with the floor plans; and
- iii. the application form to be amended to state five (5) units rather than four (4);

21/0361 Subdivision, Caus Bottom (Block 69014B Parcel 148) **Amethyst Saunders**

*Approved* subject to the correct scale and distances being submitted.

21/0362 Subdivision, South Hill (Block 28312 B Parcel 201) **Central West Company Ltd.**

*Approved* subject to the width of the proposed right-of-way being increased to 10ft wide.

21/0363 Subdivision, South Hill (Block 28312 B Parcel 212) **Central West Company Ltd.**

***Approved with the following condition:***

Lot 4 of Block 28312B Parcel 212 must be amalgamated to Block 28312 Parcel 201. A restrictive covenant detailing this shall be entered on the Land Register at the Department of Lands and Surveys.

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*Vincent Proctor*  
Secretary

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*Dr. Adian Harrigan*  
Chair