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**MINUTES OF EXECUTIVE COUNCIL DECISION AGREED BY ROUND-ROBIN**

The following was approved by Round Robin on **Thursday, 14<sup>th</sup> November 2024**: -

**EX MIN 24/314      EX MEMO 24/225 Application for Issue of Licence Under the Aliens Land Holding Regulation Act- Registration Section South East, block 79214 B, Parcel 204 Containing 0.50 of an Acre**

Executive Council approved the granting of an Aliens Land Holding Licence to hold on freehold basis, vacant property situated in Registration Section: South East Block 79214 B, described as Parcel 204 containing 0.50 of an acre located at Sea Feathers, Anguilla for residential purposes, subject to:

(a) Payment of the following Stamp Duties:

(i)	under the Stamp Act – 5% of EC\$182,797.60	EC\$ 9,139.88
(ii)	under the Aliens Land Holding Regulation Act – 6.25% of EC\$182,797.60	EC\$11,424.85
(iii)	Refundable Deposit – 10% of EC\$182,797.60	<u>EC\$18,279.76</u>
<b>TOTAL</b>		<b><u>EC\$38,844.49</u></b>

(b) The property must be used for residential purposes.

(c) The Licencee must not rent their dwelling house without first notifying the Ministry of Economic Development, Investment, Commerce, Information Technology & Natural Resources in order to rent the said properties.

(d) The construction of the dwelling house is to be completed within thirty (30) months. If said dwelling house is not

completed at the end of thirty (30) months, 50% of the refundable deposit will be forfeited to the Government of Anguilla. The balance 50% will be forfeited if the construction is not completed within a further 6 months. Thereafter, forfeiture proceedings for the property will be commenced by the Government of Anguilla for a period of twenty-four (24) months.

- (e) The Licensee shall fully comply with the laws of Anguilla in force from time to time including the Land Development Control Act, the Property Tax Act, the Building Regulations, the Labour Relations Act 2018 and Work Permit Regulations, the Social Security Act, the Immigration and Passport Regulations and any statutory modification or re-enactment thereof and any rules or regulations made there under.

Council authorised issue of the action sheet before confirmation of the minutes.

Action: DLS; PS, HA; HON MIN, HA.

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