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**MINUTES OF THE 211<sup>TH</sup> MEETING OF THE TWELFTH ANGUILLA  
EXECUTIVE COUNCIL HELD ON MONDAY 23<sup>RD</sup> DECEMBER 2024 AT 2.30 PM**

PRESENT:

Acting Governor, Mr. Perin Bradley

The Honourable Premier and Minister of Finance, Economic Development & Investment and Health, Dr. Ellis Webster

Acting Deputy Governor, Dr, Aidan Harrigan

The Honourable Minister of Home Affairs, Immigration, Labour, Human Rights, Constitutional Affairs, Information and Broadcasting, Lands and Physical Planning, Mr. Kenneth Hodge

The Honourable Minister of Infrastructure, Communications, Utilities, Housing, and Tourism, Mr. Haydn Hughes

The Honourable Minister of Sustainability, Innovation, and the Environment, Mrs. Quincia Gumbs-Marie

The Honourable Attorney General, Mr. Kurt De Freitas KC

Clerk to Executive Council, Ms. Dumisa Webster

ABSENT:

Her Excellency the Governor, Ms. Julia Crouch

The Honourable Minister for Social Development, Cultural Affairs, Youth Affairs, Gender Affairs, Education, and Library Services, Ms. Dee-Ann Kentish-Rogers

IN ATTENDANCE: The Honorable Parliamentary Secretary, Mr. Merrick Richardson

**EX MIN 24/361      CONFIRMATION OF THE MINUTES**

Hon. Parliamentary Secretary and Head of Governor's Office remained.

Council confirmed the Minutes of the Round Robin Decision Made on Wednesday, 18<sup>th</sup> December 2024.

**MATTERS ARISING OUT OF THE MINUTES**

None.

**EX MIN 24/362      EX MEMO 24/268 Land Acquisition under the Land Acquisition Act for Expansion of the Clayton J. Lloyd International Airport-Update 1.**

Hon. Parliamentary Secretary remained.

The Director of the Department of Lands and Surveys and Acting Permanent Secretary for Home Affairs, Mr. Leslie Hodge joined the meeting.

Executive Council:

- (i) Approved in the first instance, the acquisition of lands for Airport expansion development, as listed in the table below:

Block	Parcel	Acreage
78913 B	68	0.80
78913 B	76	1.50
78913 B	284	1.00
78913 B	333	8.11
78913 B	336	16.00
78913 B	337	19.50
78913 B	384	3.92
79013 B	257	30.00
79013	257	13.50

- (ii) Approved the acquisition team to commence acquisition with landowners for the market value as assessed by the valuers

appointed by the Government of Anguilla plus twenty percent (+20%) premium.

- (iii) Increased the compensation offer for property situated 79013 B Parcel 257. The new offer should be in the amount of US\$1,827,000.00 for 43.50 acres of land;
- (iv) The compensation amounts for the parcels are as follows:

Block	Parcel	Acreage	Assessed Market Value	Replacement Cost	Increased by 20% of MV (US\$)	Descr.	20% increased ECS MV
78913 B	68	0.80	USD 40,000.00		USD 48,000.00	Vacant	\$ 129,033.60
78913 B	76	1.50	USD 110,000.00		USD 132,000.00	Containers	\$ 354,842.40
78913 B	284	1.00	USD 564,000.00			House	\$ -
			Replacement Cost	USD 750,000.00	USD 900,000.00	House	\$ 2,419,380.00
78913 B	333	8.11	USD 320,000.00		USD 384,000.00	Vacant	\$ 1,032,268.80
78913 B	336	16.00	USD 560,000.00		USD 672,000.00	Vacant	\$ 1,806,470.40
78913 B	337	19.50	USD 680,000.00	USD -	USD 816,000.00	Vacant	\$ 2,193,571.20
78913 B	384	3.92	USD 200,000.00	USD -	USD 240,000.00	Vacant	\$ 645,168.00
79013 B	257	30.00	USD 1,050,000.00	USD -	USD 1,260,000.00	Vacant	\$ 3,387,132.00
79013 B	257	13.50	USD 472,500.00	USD -	USD 567,000.00	Vacant	\$ 1,524,209.40
				USD -			
Total			USD 4,182,500.00		USD 5,019,000.00		\$ 13,492,075.80

- (v) Instructed that the Director of Lands and Surveys be appointed as the Land Acquisition Officer under the Land Acquisition Act;
- (vi) Directed the Attorney General to finalise the draft letters submitted by the Director of Lands and Surveys;
- (vii) Approved the release of basis diagram(s) that show trajectory of 7000ft over Conch Bay Development lands with the actual parcel numbers of the affected lands and other pertinent information;
- (viii) Reconfirmed that the Attorney General is to action memo dated 27<sup>th</sup> May 2024 regarding the recovery of monies owed to the Government of Anguilla in the sum of US\$1,144,124.05 following the Privy Council decision on the award by the Board of Assessment;



Executive Council approved the granting of an Aliens Land Holding Licence to **XXXXXXXXXXXXXXXX**, to hold, on a freehold basis, land situated in Registration Section South East, Block 79214 B, described as Parcel 202 Strata Lot SL B6 consisting 899 sq. ft. and SL G4 containing 336 sq. ft. with a condominium thereon located in Sandy Hill for tourism purposes, subject to:

a) Payment of the following stamp duties:

(i) under the Stamp Act – 5% of EC\$537,640.00	EC\$26,882.00
(ii) under the Aliens Land Holding Regulation Act – 5% of EC\$537,640.00	<u>EC\$26,882.00</u>
<b>TOTAL</b>	<b><u>EC\$53,764.00</u></b>

- b) Sandy Hill Beach Resort Club Development should be the exclusive renting agent for the villa.
- c) The Licensees should be required to enter into an agreement with Sandy Hill Beach Resort Club Development for the management and use of the villa for at least forty-four (44) weeks in each calendar year.
- d) The licensees shall have the right to reside in the villa for a maximum of eight (8) weeks in each calendar year without being liable for the payment of accommodation tax. However, if the applicants wish to live in their villa for a period longer than eight (8) weeks, then they should be required to pay the accommodation tax.
- e) The Licensee shall fully comply with the laws of Anguilla in forced from time to time including the Land Development Control Act, the Property Tax Act, the Building Regulations, the Labour Relations Act 2018 and Control of Employment, 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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