

**LAND DEVELOPMENT CONTROL COMMITTEE
MINUTES OF THE MEETING HELD ON
05 FEBRUARY 2015**

OUTSTANDING APPLICATIONS

11/0325 Amendment to Subdivision, Lockrum (Block 38510B/111) **Mitchell Connor**
Approved

14/0203 Six (6) Salt Ponds for processing salt, Island Harbour (Block 89319B/151 & 152) **Carl Irish & Matthew Webster**

Approved with the following condition:

The Salt Processing Facility must be carried out in accordance with specifications approved by the Chief Environmental Officer within the Department of Health Protection and maintained to his satisfaction.

14/0249 Dwelling House, Cauls Pond (Block 69015B/251) **Clive Garvey**

Deferred for parcel 251 to be regularized to eliminate the encroachment on parcel 249.

14/0277 Amendment to Subdivision, Welches (Block 89218B/509) **Thomas B. Smith**
Approved

14/0278 Hotel, Lockrum (Block 38510B/264) **Lockrum Boutique Hotel**

Approved with the following condition:

The Hotel shall not be operated until the on site accesses and parking lots have been paved with concrete, asphalt or any other hard surface approved by the Chief Engineer of the Department of Infrastructure.

14/0300 Gym, The Farrington (Block 78914B/117) **Wilmoth Richardson**

Approved subject to:

- i. staircase being shown on the floor plan and the cantilevered floor being shown on the first floor; and
- ii. parcels 117 and 118 being amalgamated.

15/0007 Storage Container, Sandy Ground (Block 08513B/165) **Jeremy Brown**

Refused for the following reasons:

- i. the proposal is contrary to the Government's policy relating to mobile/portable and containerized units (approved on January 2011) which seeks to control the proliferation of these units throughout the island individually and combined which can have a negative impact on public health, safety, amenity and the image that Anguilla portrays as a high end tourism destination; and

- ii. the nature of the material of the mobile/containerized office puts it at risk to withstand adverse weather conditions during storms and hurricanes in that the light construction material makes it susceptible to damage from flying objects.

15/0013 Rock Revetment & Land Reclamation, Island Harbour (Block 89418B/1, 2 & 3)
Kenneth Harrigan

Approved with the following conditions:

- i. planning permission is granted only on the condition that the developer meets and satisfies the requirements as stipulated by the Ministry of Home Affairs;
- ii. the Chief Engineer, Ministry of Infrastructure shall be notified at least 48 hours prior to the date and time on which it is proposed to commence any building or engineering operations to which this permission relates. Where 48 hours would fall on a weekend or public holiday the notification should be given on the preceding work day. All proposed works shall be properly set out for inspection by the Chief Engineer or his representatives;
- iii. all necessary measures shall be taken to mitigate the run off of silt, mud and other debris into the sea; and
- iv. save and except for the construction of the rock revetment, nothing shall be done to impede the free movement of persons along the coastline.

15/0014 Retail, Bakery/Café & Wineshop, South Hill (Block 28312B/137) **Grands Vins De France Ltd.**

Approved with the following conditions:

- i. 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; and
- ii. before an electrical certificate is granted for the operation of the facility, the kerb must be constructed.

PLANNING APPLICATIONS RECEIVED SINCE 14 January 2015

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.

15/0016 Change of Use from a Dwelling to Two (2) Apartment Units, Lockrum (Block 38510B/290) **Daryl Hodge**

Approved

15/0017 Deck, George Hill (Block 38713B/97) **Fathy Mohammad Tawfig Adsir**

Deferred for:

- i. the description of the use to be stated correctly on the application form;
- ii. parcels 247 and 97 to be amalgamated in order to eliminate the encroachment of the deck onto parcel 247;
- iii. the labeling on the floor plan to reflect the description of the proposed use stated on the application form; and
- iv. the parking for the existing restaurant on the site to be shown on the site plan.

15/0018 Two (2) Dwelling Houses, West End (Block 17809B/283) **Gershwin & Shelly-Ann Richardson**
Approved

15/0019 Dwelling House, Island Harbour (Block 89418B/251) **Sherine Fleming**
Approved subject to the correct ownership being stated on the application form.

15/0020 Dwelling House, Stoney Ground (Block 58915B/261) **Alkins Rogers**
Approved

15/0021 Subdivision, Seafeathers (Block 99415B/245) **Jonas Vlaun**
Approved

15/0022 Dwelling House, Stoney Ground (Block 68915B/292) **Odell Hodge**
Approved

15/0023 Change of Use from a Shop to a Restaurant, Blowing Point (Block 28410B/33) **Serena Connor-Banks**
Approved

15/0024 Subdivision, Long Pond (Block 79114B/169) **Calvin & Patricia Adams**
Approved

15/0025 Dwelling House, Spring Path (Block 28211B/451) **Chantelle & Kendell Richardson**
Approved

15/0026 Subdivision, Spring Path (Block 28211B/454) **Alfred Richardson**
Approved

15/0027 **CANCELLED**

15/0028 Dwelling House, Island Harbour (Block 89319B/344) **Shedicia Fleming**
Deferred for:

- i. the steps to be shown on the site plan;
- ii. the building to be setback a minimum of 16ft. from the back boundary; and
- iii. the setback distance of the building to the existing dwelling house to be taken from the closest point between the two buildings.

15/0029 Change of Use from Office to Restaurant, The Valley (Block 48814B/240) **Hodge Holdings Ltd.**
Deferred for consultation with the Chief Environmental Health Officer within the Department of Health Protection.

15/0030 Subdivision, Island Harbour (Block 89318B/476) **Patricia Harvey**
Deferred for registered access to the parcel from the public road.

15/0031 Subdivision, Lockrum (Block 38510B/291) **Valencia Hodge**

Approved

15/0032 Green House, Shoal Bay (Block 89118B/105) **Jacqueline Cestero**

Deferred for:

- i. the green house to be setback a minimum of 16ft. from the right-of-way shown on the site plan; and
- ii. the site plan to accurately reflect what is existing on the parcel.

15/0033 Dwelling House, Little Harbour (Block 38711B/99) **Constance Gumbs**

Deferred for:

- i. the septic tank to be located on the parcel and shown on the site plan; and
- ii. discussion with the agent regarding the existing well and the pump house shown on parcel 99 for which there are no plans on record.

15/0034 Extension to Dwelling House, West End (Block 17609B/1) **Albert Paul Pace &**

Kristin Morch

Approved with the following conditions:

- i. the Principal Planning Officer shall be notified at least 48 hours prior to the date and time on which it is proposed to commence any clearing of land and building or engineering operations to which this permission relates. Where 48 hours would fall on a weekend or public holiday the notification should be given on the preceding work day. All proposed works shall be properly set out for inspection by the Principal Planning Officer or his representatives; and
- ii. all necessary measures shall be taken to prevent the run off of silt, mud and other debris into the sea all wastewater shall be treated and contained on site.

15/0035 Boat Storage, Spring Path (Block 28211B/127) **Calypso Charters**

Deferred for a site visit by the Land Development Control Committee.