

**LAND DEVELOPMENT CONTROL COMMITTEE
MINUTES OF THE MEETING HELD ON
12 JULY 2012**

1. OUTSTANDING APPLICATIONS

12/0082 Tower & Transmitter Site, Sachasses (Block 48714B/642) **Upbeat Radio**
Approved subject to the tower being setback 50 ft. instead of 40ft. from the boundaries.

12/0108 Temporary Tent (Restaurant), Stoney Ground (Block 58915B/113) **Sylvester Rogers**
Approved with the following conditions:

- i. permission shall be granted for a period of one (1) year effective from the 12th July 2012 to 11th July 2013. Upon expiration of planning permission the use of the tent as a restaurant must cease and the site restored to its original condition unless otherwise agreed to in writing with the Land Development Control Committee;
- ii. the operation of the restaurant must comply with the requirements as set out by the Director of Health Protection within the Environmental Health Unit and shall be carried out in accordance with specifications approved by him/her and completed to his/her satisfaction prior to the operation of the building erected on the land in accordance with the terms of this permission; and
- iii. running water must always be provided on the site for use by the staff and patrons for their sanitary conveniences.

12/0138 Subdivision, Rey Hill (Block 78813B/7) **Blondell Rodgiers**
Deferred for discussion with the agent regarding the possibility of relocating the right-of-way in an alternative position running between lots 4 and 5.

12/0161 Container Office, Shoal Bay (Block 89118B/21) **Kenneth Harrigan**
Deferred for discussion with the agent regarding the proposal as submitted.

12/0163 Subdivision, George Hill (Block 48713B/31) **Doreth Gumbs**
Approved

2. PLANNING APPLICATIONS RECEIVED SINCE 03 May 2012

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.

12/0171 Restaurant, West End (Block 18010B/171) **Doretta Yearwood**
Approved subject to:

- i. the correct scale being stated on the site plan; and
- ii. the west elevation to be correctly drawn.

12/0172 Subdivision, Stoney Ground (Block 58915B/77) **Alkin Rogers**

Approved subject to:

- i. the setback distance of the existing building to the 18ft. wide right-of-way to be stated on the subdivision scheme;
- ii. the scale to be stated on the site plan; and
- iii. the parking layout shown on the previously approved application for a Retail and Office Building Ref. # 11/0117 to be shown on the subdivision scheme.

12/0173 Subdivision, Long Bay (Block 18011B/225) **Edwin Edwards**

Deferred for further investigation by the Department regarding the road network from which access to the parcel is being taken.

12/0174 Advertisement, Wallblake (Block 38813B/160) **Chamber of Commerce**

Approved with the following conditions:

- i. permission shall be granted for a period of two (2) years effective from 12 July 2012-11 July 2014. Upon expiration of planning permission the use of the land for the display of the sign shall be discontinued unless otherwise agreed upon in writing with the Land Development Control Committee;
- ii. the Department of Infrastructure shall be notified at least 48 hrs. prior to the date and time on which it is proposed to erect the advertisement. Where 48 hrs. would fall on a Saturday, Sunday or public holiday, the notification should be on the proceeding working day;
- iii. the advertisement must be placed a minimum distance of 10 feet from the edge of the road or 16 feet from the centre of the road, whichever is the greater; and
- iv. the siting and construction of the advertisement shall be in accordance with the requirements and to the satisfaction of the Chief Engineer at the Department of Infrastructure.

12/0175 Advertisement, Wallblake (Block 78813B/131) **Chamber of Commerce**

Refused for the following reason:

The Land Development Control Committee wishes to limit the proliferation of advertisements displayed throughout the island in order to protect the amenity of the area along the roadside.

12/0176 Advertisement, East End (Block 89416B/27) **Chamber of Commerce**

Approved with the following conditions:

- i. permission shall be granted for a period of two (2) years effective from 12 July 2012-11 July 2014. Upon expiration of planning permission the use of the land for the display of the sign shall be discontinued unless otherwise agreed upon in writing with the Land Development Control Committee;
- ii. the Department of Infrastructure shall be notified at least 48 hrs. prior to the date and time on which it is proposed to erect the advertisement. Where 48 hrs. would fall on a Saturday, Sunday or public holiday, the notification should be on the proceeding working day;
- iii. the advertisement must be placed a minimum distance of 10 feet from the edge of the road or 16 feet from the centre of the road, whichever is the greater; and
- iv. the siting and construction of the advertisement shall be in accordance with the requirements and to the satisfaction of the Chief Engineer at the Department of Infrastructure.

12/0177 Advertisement, Queen Elizabeth Avenue (Block 58814B/63) **Chamber of Commerce**
Refused for the following reasons:

- i. the advertisement proposed to be erected at the road intersection would cause additional danger to users of the road by distracting the attention of drivers of vehicles, and
- ii. the Land Development Control Committee wishes to limit the proliferation of advertisements displayed throughout the island in order to protect the amenity of the area along the roadside.

12/0178 Advertisement, Sandy Ground (Block 08412B/357) **Chamber of Commerce**
Refused for the following reasons:

The Land Development Control Committee wishes to limit the proliferation of advertisements displayed throughout the island in order to protect the amenity of the area along the roadside.

12/0179 Advertisement, West End (Block 17910B/211) **Chamber of Commerce**
Approved with the following conditions:

- i. permission shall be granted for a period of two (2) years effective from 12 July 2012-11 July 2014. Upon expiration of planning permission the use of the land for the display of the sign shall be discontinued unless otherwise agreed upon in writing with the Land Development Control Committee;
- ii. the Department of Infrastructure shall be notified at least 48 hrs. prior to the date and time on which it is proposed to erect the advertisement. Where 48 hrs. would fall on a Saturday, Sunday or public holiday, the notification should be on the proceeding working day;
- iii. the advertisement must be placed a minimum distance of 10 feet from the edge of the road or 16 feet from the centre of the road, whichever is the greater; and
- iv. the siting and construction of the advertisement shall be in accordance with the requirements and to the satisfaction of the Chief Engineer at the Department of Infrastructure.

180 Advertisement, Shoal Bay (Block 59017B/136) **Chamber of Commerce**
Refused for the following reason:

The Land Development Control Committee wishes to limit the proliferation of advertisements displayed throughout the island in order to protect the amenity of the area along the roadside.

12/0181 Advertisement, Blowing Point (Block 38409B/5) **Chamber of Commerce**
Approved with the following conditions:

- i. permission shall be granted for a period of two (2) years effective from 12 July 2012-11 July 2014. Upon expiration of planning permission the use of the land for the display of the sign shall be discontinued unless otherwise agreed upon in writing with the Land Development Control Committee;
- ii. the Department of Infrastructure shall be notified at least 48 hrs. prior to the date and time on which it is proposed to erect the advertisement. Where 48 hrs. would fall on a Saturday, Sunday or public holiday, the notification should be on the proceeding working day;
- iii. the advertisement must be placed a minimum distance of 10 feet from the edge of the road or 16 feet from the centre of the road, whichever is the greater; and

- iv. the siting and construction of the advertisement shall be in accordance with the requirements and to the satisfaction of the Chief Engineer at the Department of Infrastructure.

12/0182 Subdivision, Sea Feathers (Block 99418B/77) **Catherine Rieman**
Approved

12/0183 Boutique, Shoal Bay (Block 89118B/27) **Robin & Sue Ricketts**
Approved subject to:

- i. the setback distance of the building from the boundaries, roads and other existing buildings being stated on the site plan; and
- ii. the correct ownership as registered at the Department of Lands and Surveys being stated on the application form.

12/0184 Advertisement, West End (Block 18010B/187) **Trophy Properties**
Deferred for discussion with the agent regarding the advertisement sign conforming to Policy A8 which relates to Directional Advertisements/Signs within the Sign and Advertisement Policy 2001 (approved 8th November 2001, EX MEM 01/238).

12/0185 Dwelling House, North Side (Block 58716B/278) **Claudette & Clarence Belle**
Approved

12/0186 Subdivision, South Hill (Block 28411B/114) **Dorethea Pickering**
Approved subject to the 18ft. wide right-of-way shown on the subdivision scheme being increased to a minimum width of 20ft.

12/0187 Subdivision, Deep Waters (Block 69216B/85) **Sweets L. Fleming**
Approved subject to land marks being shown on the location map.

12/0188 Subdivision, The Keys (Block 89317B/66) **Liston Adams & Calvin Scarborough**
Approved subject to landmarks being shown on all the copies of the location map.

12/0189 Subdivision, Long Ground (Block 38718B/ 181) **George Gumbs**
Approved

12/0190 Subdivision, Sachasses (Block 48714B/22) **Austin Gumbs**
Deferred for a site visit by the Land Development Control Committee.

12/0191 Subdivision, Long Bay Road (Block 18011B/86) **Robert Fleming**
Deferred for:

- i. the right-of-way to be increased to a minimum width of 5ft.; and
- ii. grant of easement forms to be submitted for access to the subdivision.

12/0192 Subdivision, Long Bay (Block 18011B/83) **Robert Fleming**
Approved

12/0193 Subdivision, Mount Fortune (Block 89317B/66) **Liston Adams & Calvin Scarborough**

Approved subject to parcel 66 being highlighted on the location map.

12/0194 Dwelling House, Bad Cox (Block 69116B/144) **Merlyn Stevens**

Approved

12/0195 (4) Apartment Units, Cauls Pond (Block 69014B/237) **Vonlee Harris**

Approved with the following condition:

The apartment units 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.

12/0197 Store and Storage Building, The Quarter (Block 68914B/91) **Candis Mkoba**

Deferred for:

- i. the building to be setback a minimum of 16ft. from the back boundary;
- ii. the building being setback a minimum of 6ft. from the side boundary and the distance taken from the staircase;
- iii. the front setback distance of the building to the boundary to be verified by the Department;
- iv. a minimum of five (5) practical parking bays to be shown on the site plan; and
- v. the applicant to explore off site parking.