

**LAND DEVELOPMENT CONTROL COMMITTEE  
MINUTES OF THE MEETING HELD ON  
06 MAY 2015**

***APPLICATIONS APPROVED UNDER DELEGATED AUTHORITY***

15/0111 Subdivision, Tackling (Block 58916B/355 & 357) **Dallen Connor & Calvin Samuel**  
***Approved*** 17 April 2015

15/0112 Subdivision, Welches (Block 89218B/521) **Clevette Rogers**  
***Approved*** 06 May 2015

15/0114 Dwelling House, Stoney Ground (Block 58915B/290) **Jaris Liburd**  
***Approved*** 06 May 2015

15/0115 Apartment, East End (Block 99417B/130) **Yvonne Vanterpool**  
***Approved*** 06 May 2015

15/0117 Dwelling House, South Hill (Block 28411B/42) **Perry Richardson**  
***Approved*** 06 May 2015.

15/0124 Subdivision, South Hill (Block 28311B/406) **Codvis Connor**  
***Approved*** 06 May 2015

***OUTSTANDING APPLICATIONS***

15/0004 Retail and Office Building, George Hill (Block 38713B/9) **Fathy Mohammad Tawfig Abshir**

***Refused*** for the following reason:

The development as proposed will penetrate the Transitional Surface , affecting the take off climb for Runway 28 from the East and the landing for Runway 10 from the West and will therefore pose a hazard to the safety of the aerodrome.

15/0033 Pool, Pool House and Deck (Block 38711B/99) **Constance Gumbs**

***Deferred*** for the septic tank to be setback a minimum of 100ft. from the well and shown on the site plan.

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

***Deferred*** for a meeting to be organized where the concerned residents of the Spring Path area will be present to discuss the application with the developer and the Land Development Control Committee.

15/0051 Subdivision, South Hill (Block 38511B/14) **Osbourne B. Fleming and Ruby Fleming**  
***Deferred*** for registered access from the parcel to the public road.

15/0073 Energy Project, Corito Bay (Block 38812B/131 Part of) **Canadian Global Investment Ltd.**

**Deferred** for a round table meeting to be organized where government agencies, the developer and the Land Development Control Committee will be present to discuss the application.

15/0096 Store Room, Long Pond (Block 79013B/51) **Sandra Benjamin**  
**Approved Exceptionally**

The Principal Planning Officer recused himself from the discussions on the application.

15/0098 Dwelling House, South Hill (Block 28311B/130) **Dawn Connor**  
**Approved** subject to the ground floor plan being correctly labeled.

15/0099 Advertisement, Blowing Point (Block 28409B/31) **Fountain Beach Residences**  
**Refused** for the following reasons:

- i. the advertisement sign does not conform to the Government of Anguilla's Policy relating to the Signs and Advertisements (EXMIN 01/238, approved on 8<sup>th</sup> November 2001) which seeks to control the proliferation of signs throughout the island; 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.

15/0101 Advertisement, Blowing Point (Block 38409B/5) **Fountain Beach Residences**  
**Approved** with the following conditions:

- i. permission shall be granted for a period of one (1) year effective from 06 May 2015-07 May 2016. 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, construction and maintenance of the advertisement shall be in accordance with the requirements and to the satisfaction of the Chief Engineer within the Department of Infrastructure and the Director of Disaster Management within the Department of Disaster Management.

15/0103 Subdivision, Island Harbour (Block 89318B/456) **Renyx Webster**  
**Approved**

### ***PLANNING APPLICATIONS RECEIVED SINCE 14 April 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.*

15/0109 Extension to Villa, Blowing Point (Block 38409B/50) **Noel Egan**  
*Approved*

15/0110 Boat Ramp, Blowing Point (Block 38409B/60 & 2) **Blowing Point Community Boat Ramp (Jacinth Romney-Drayton)**  
*Deferred* for:

- i. all parcels to be included on the application form;
- ii. certificate B of the application form to be completed;
- iii. consultation with the Ministry of FEDICTLP, Department of Lands & Surveys, Department of Environment and Department of Fisheries and Marine Resources; and
- iv. the beach to be shown on the site plan.

15/0111 Subdivision, Tackling (Block 58916B/355 & 357) **Dallen Connor & Calvin Samuel**  
*Approved under delegated authority*

15/0112 Subdivision, Welches (Block 89218B/521) **Clevette Rogers**  
*Approved under delegated authority*

15/0113 Bedroom and Storage, Little Harbour (Block 38611B/64) **John Biggar**  
*Approved* subject to the Right-of-Way being labeled on the site plan.

15/0114 Dwelling House, Stoney Ground (Block 58915B/290) **Jaris Liburd**  
*Approved under delegated authority*

15/0115 Apartment, East End (Block 99417B/130) **Yvonne Vanterpool**  
*Approved under delegated authority*

15/0116 Storage, The Farrington (Block 79013B/129) **Ernie Hodge**  
*Deferred* for:

- i. the back setback distance of the building to the boundary to be a minimum of 16ft.;
- ii. the setback distance of the building to the side boundary to be taken from the closest point of the building;
- iii. the septic tank to be setback a minimum of 6ft. from the boundary and stated on the site plan;
- iv. a minimum of three (3) parking bays to be shown on the site plan;
- v. the correct ownership to be stated on the application form;
- vi. the application to be advertised on radio by the Department;
- vii. a sign describing the application, to be posted on the site suitably located as to be visible and legible from the closest public road. The sign must include that anyone having objections to the Storage Building must provide their concerns in writing to the Department of Physical Planning. Please note that the Department must be notified of the date that the said sign has been placed on the site and it must be posted for a minimum period of two weeks; and
- viii. a site visit by the Land Development Control Committee.

15/0117 Dwelling House, South Hill (Block 28411B/42) **Perry Richardson**  
*Approved under delegated authority.*

15/0118 Change of Use, West End (Block 17709B/258 & 179) **Altamer**  
*Approved* subject to the correct ownership being stated on the application form.

15/0119 Dwelling House, Spring Path (Block 28211B/448) **La Shawn Corbett**  
*Approved* subject to the correct ownership being stated on the application form.

15/0120 Dwelling House, George Hill (Block 48713B/218) **Xin Ning Lim**  
*Deferred* for:

- i. consultation with the Airport Manager; and
- ii. the building to be setback a minimum of 19ft. 4 inches from the back boundary.

15/0121 Restaurant, Pool, Club Houses and Dining Room, Shoal Bay (59018B/220) **Fountain Beach Residences**

*Approved* with the following conditions:

- i. all matters relating to storm water drainage including the layout and design of the disposal system shall be carried out in accordance with specifications approved by the Chief Engineer of the Department of Infrastructure and completed to his satisfaction prior to the occupation of the building being erected on the land in accordance with the terms of this permission;
- ii. 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;
- iii. all proposed works shall be properly set out for inspection by the Principal Planning Officer or his representatives;
- iv. the clearing of vegetation shall only take place in areas indicated by the Principal Planning Officer;
- v. all necessary measures shall be taken to prevent the run off of silt, mud and other debris into the sea;
- vi. all wastewater shall be treated and contained on site; and
- vii. the site must be landscaped and maintained to the satisfaction of the Principal Planning Officer.

15/0122 Apartment Building (3 Units), Little Harbour (Block 38712B/222) **Clive & Allison Foster**

*Approved* subject to:

- i. the setback distances being taken from the closest point of the building to the boundary; and
- ii. the number of units proposed to be stated on the application form.

15/0123 Subdivision, Blowing Point (Block 28410B/87) **Ambrose Richardson**  
*Approved* subject to the number of existing units presently located on Lots 6 and 7 to be stated on the application form.

15/0124 Subdivision, South Hill (Block 28311B/406) **Codvis Connor**  
*Approved under delegated authority.*

15/0125 Executive Offices, The Valley (Block 48814B/35) **Webster-Attorneys at Law**

*Deferred* for:

- i. all roads to be shown on the site plan;
- ii. all existing structures on the parcel to be shown on the site plan;
- iii. the means of sewerage disposal to be shown on the site plan with stated setback distances from the boundary;
- iv. the correct block number to be stated on the application form; and
- v. the correct location map to be submitted for the parcel.

15/0126 Dwelling House, Shoal Bay (Block 89117B/288) **Ashley Brooks**

*Approved* subject to:

- i. the elevation drawing being correctly labeled; and
- ii. the description of the use being stated correctly to include one (1) apartment unit.

15/0127 Bar, Island Harbour (Block 89319B/73) **Susan Webster**

*Deferred* for consultation with the Department of Lands and Surveys and the Ministry of FEDICTLP.