

LAND DEVELOPMENT CONTROL COMMITTEE MINUTES FOR THE EXTRA-ORDINARY MEETING HELD ON 11 OCTOBER 2021

OUTSTANDING APPLICATIONS

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.

21/0211 Subdivision, North Hill (Block 08413B Parcel 140) **David Carty**

Approved exceptionally with the following condition:

A Grant of Easement must be obtained for Parcel 140 to provide registered access to Lots 5 and 6. A restrictive covenant regarding Lots 1 to 4 will be entered in the Land Register at the Department of Lands & Surveys.

Note: The Grant of Easement over Parcel 67 must be registered for the benefit of Lots 5 and 6. Under Section 138 of the Registered Land Act, a restrictive covenant will be placed on the parcel due to the fact that Lots 1 to 4 will remain in the current landowner's name and will be entered on the Land Register at the Department of Lands & Surveys.

21/0273 Construct a Kitchen/Bar, Long Bay (Block 18011 B Parcel 262) **Josefa Bryan**

Approved with the following conditions:

- i. The owner/operator is responsible for the removal of all garbage and waste material and shall carry out such works in accordance with specifications approved by the Director of Health Protection within the Department of Health Protection;
- ii. All operations in connection with the proposed development shall be carried out in accordance with specifications approved by The Principal Environmental Health Officer of the Environmental Health Unit within the Department of Health Protection and completed to his or her satisfaction prior to the occupation of the building erected on the land in accordance with the terms of this application;
- iii. 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. They must be constructed and maintained to the satisfaction of the Chief Engineer at the Department of Infrastructure; and
- iv. There shall be no loud amplified sounds at the premises after 10 pm on any given day.

21/0280 Duplex, Generator room and Storeroom, Welches (Block 89317 B Parcel 194)

Claudette Richardson

Approved with the following conditions:

- i. at no time shall the storage room be used as living space; and

- ii. the generator to be installed shall be fitted with a hospital grade silencer to the satisfaction of the Principal Environmental Health Officer and the generator shall not be used without the hospital grade silencer installed.

21/0292 Beach Bar & Restaurant, Island Harbour (Block 89319 B Parcel 1)

Rudy Fleming

Deferred for consultations with government agencies.

21/0333 Construct three (3) villas, Long Bay (Block 18011B Parcel 88) **Morgan Hill Villas**

Approved with the following conditions:

- i. an Environmental Management Plan (EMP) must be developed and executed during the construction phase and for the duration of the operation of this facility;
- 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. All proposed works shall be properly set out for inspection by the Principal Planning Officer or his representatives;
- iii. all necessary measures shall be taken to prevent the run off of silt, mud and other debris into the sea;
- iv. all wastewater shall be treated and contained on site;
- v. The site must be landscaped and maintained to the satisfaction of the Principal Planning Officer; and
- vi. All top soil removed during excavation of footings shall be set aside and stored on site until it is required for re-spreading.

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Vincent Proctor
Secretary

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Dr. Adian Harrigan
Chair