

**LAND DEVELOPMENT CONTROL COMMITTEE
EXTRA-ORDINARY MINUTES OF THE MEETING HELD ON
16 JULY 2015**

OUTSTANDING APPLICATIONS

15/0151 Addition to Dwelling House & Apartment, North Side (Block 58815B/17) **Allan Brooks**

Approved subject to:

- i. all existing roads being shown on the site plan;
- ii. the setback of the septic tank being stated on the site plan, a minimum distance of 6ft.from the side boundary; and
- iii. the setback distance of the proposed extension being stated on the site plan, a minimum of 6 ft. from the side boundary.

15/0155 Back of House, Kitchen, Cafeteria and Lounge, Meads Bay (Block 17910B/219) **Frangipani Resort**

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;
- ii. all necessary measures shall be taken to prevent the run off of silt, mud and other debris into the sea;
- iii. all surface and wastewater shall be treated and contained on site;
- iv. all top soil removed during excavation of footings shall be set aside and stored on site until it is required for respreading;
- v. the site must be landscaped and maintained to the satisfaction of the Principal Planning Officer; and
- vi. the facilities must comply with the requirements as set out by the Director of Health Protection and shall be carried out in accordance with specifications approved by him/her and completed to his/her satisfaction prior to the occupation of the facility erected on the land in accordance with the terms of this permission.

15/0173 Condo Complex, Sandy Ground (Block 08412B/162) **Michele Deher**

Approved subject to:

- i. a minimum of five (5) practical parking bays to be shown on the site plan;
- ii. all elevation drawings to be correctly labelled;
- iii. the site plan to be drawn to scale; and
- iv. discussion with the agent regarding the proposed setback distance of the building from the shoreline to be in line with or greater than the setback distance of the existing permanent structure on the neighbouring parcel and stated on the site plan.

15/0175 Reception, Office & Condo Units, Shoal Bay (Block 89118B/27) **Manoah Beach Resort**

Deferred for:

- i. the correct parcel to be highlighted on the location map;
- ii. the parcel to be highlighted on the site plan;
- iii. the entire parcel to be shown on the site plan;
- iv. all access ways to be shown on the site plan;
- v. the sewage disposal to be shown on the site plan with stated setback distances;
- vi. the dimensions of all rooms to be shown on the floor plan;
- vii. the correct scale to be stated on the floor plan and elevation drawings;
- viii. all elevation drawings to be labelled; and
- ix. the overall height of the office and condominium building to be stated on the elevation drawings.

15/0177 Boutique Resort, Meads Bay (Block 17810B/120, 136, 137 & 138) **Anguilla Land and Sea**

Deferred for:

- i. consultation with the Department of Fisheries & Marine Resources, the Economic Planning Unit, the Department of Environment and the Ministry of Tourism;
- ii. the proposed buildings shown on the coastal Parcel 120 to be setback a minimum distance of 100ft. from the line of permanent vegetation and stated on the site plan; and
- iii. all existing structures on Parcel 120 to be shown on the site plan in broken lines.

15/0186 Bar, South Hill (Block 08412B/370 & 290) **Livingston Hughes**

Refused for the following reasons:

- i. the location of the development is sited in an area that is physically unsafe in that the edge of a cliff is approximately twenty (27 ft.) away. This presents a safety hazard to the staff and patrons of the bar particularly as there is no substantively appropriate barriers to safeguard against persons accidentally falling over; and
- ii. the development would injuriously affect the visual character of an area that has an outstanding vista overlooking the scenic Sandy Ground Harbour and would therefore set a dangerous precedent for similar construction along this area of outstanding beauty.