

**LAND DEVELOPMENT CONTROL COMMITTEE  
EXTRA-ORDINARY MINUTES OF THE MEETING HELD ON  
29 MAY 2015**

***OUTSTANDING APPLICATIONS***

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

***Refused*** for the following reasons:

- i. the Island Harbour beach is frequently utilised as a popular recreational area used for cultural practices and events for both locals and tourist. Any further commercialisation of the parcel would be injurious to the amenity of the area restricting and confining the use for which the land was acquired by Crown in 1993;
- ii. there are two existing beach bars already existing on that portion of the beach in close proximity to the proposed bar. To permit a third establishment would result in the overcrowding of that portion of the beach and compromise the aesthetic integrity of the beach;
- iii. the proposed building is in an active coastal zone, therefore to allow yet another beach bar and restaurant on the narrow sandy beach would contribute to the further reduction of the width of the beach; and
- iv. the bar as it has been constructed with an expanded square footage represents an obstruction to the free access along the foreshore and if permitted would be a precedent for similar proposals which would result in a detrimental effect on the waterfront environment of Anguilla.

15/0128 Dwelling House, Island Harbour (Block 89319B/159) **Wendell Herbert**

***Deferred*** for:

- i. consultation with the Department of Fisheries & Marine Resources & the Environmental Health Unit within the Department of Health Protection; and
- ii. discussion with the agent regarding the labelling of the vegetation line and the boundary line on the site plan;
- iii. the footprint of the building to be flagged out on the site and the Committee notified when it is ready to be site visited; and
- iv. a site visit by the Land Development Control Committee.

***PLANNING APPLICATIONS RECEIVED 26 May 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.*

15/0145-0146 WILL BE TABLED AT THE NEXT LDCC MEETING.

15/0147 Reception & Washroom Facilities for Fountain National Park, Shoal Bay (Block 59018B/26 & 27) **Government of Anguilla Ministry of FEDICTLP**

**Approved** with the following conditions:

All construction taking place within the park must be in a manner that is sensitive to the archaeological and historical character of the park.

15/0148-0149 WILL BE TABLED AT THE NEXT LDCC MEETING.

15/0150 Building #7 Condominium Units (8) part of Hotel Development, Shoal Bay (Block 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.