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Legislative Department
Cayman Islands

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Ref: P/16/014

31st October, 2016

Honourable D Kurt Tibbetts, OBE, MLA
Minister of Planning, Lands, Agriculture, Housing and Infrastructure
Government Administration Building
Grand Cayman

Dear Hon Tibbetts,

Government Motions passed at the Second Meeting of the 2016/2017
Session of the Cayman Islands Legislative Assembly

Enclosed are two certified copies of the following Motions passed on the 24th October 2016 at the Second Meeting of the Cayman Islands Legislative Assembly for action:-

- (i) **Government Motion No. 4/2016-2017** – The Development and Planning (Amendment) Regulations, 2016;
- (ii) **Government Motion No. 5/2016-2017** – The Building Code (Amendment) Regulations, 2016;
- (iii) **Government Motion No. 7/2016-2017** – Proposed Rezoning: George Town Central, Block 13E Parcels 151, 152 and 166; and
- (iv) **Government Motion No. 8/2016-2017** – Proposed Rezoning: Bodden Town, Block 43D Parcel 8.

Yours faithfully,

Mrs Zena Merren-Chin
Clerk of the Legislative Assembly.



GOVERNMENT MOTION NO. 7/2016/2017

AMENDMENT TO THE DEVELOPMENT PLAN 1997

Proposed Rezoning: George Town Central, Block 13E Parcels 151, 152 and 166

WHEREAS the Central Planning Authority received an application for the rezoning of Registration Section George Town Central, Block 13E Parcels 151, 152 and 166 from High Density Residential and General Commercial, to General Commercial only;

AND WHEREAS the CPA considered the application on September 16th, 2015 (CPA/19/15 Item 3.3) and resolved to forward the rezoning application for 60 days notification and advertising per Section 11(2) in the Development and Planning Law (2015 Revision);

AND WHEREAS the proposed amendments were advertised in the *Cayman Reporter* on 13th, 16th, 19th and 22nd October 2015 in accordance with Section 11(2) of the Development and Planning Law (2015 Revision) and the application was available for inspection at the Planning Department public counter. During the comment period no letters of objections were received;

AND WHEREAS on January 20th 2016, the CPA again considered the application in light of the public review process (CPA/03/16 Item 3.2) and it was resolved to forward the proposed amendment to the Ministry with the recommendation that the proposed amendment be forwarded to Cabinet and the Legislative Assembly for approval;

AND WHEREAS on September 20th 2016, Cabinet approved the rezoning application, and further that the matter be referred on to the Legislative Assembly for consideration.

BE IT NOW THEREFORE RESOLVED THAT in accordance in Section 10(2)(b) of the Development and Planning Law (2015 Revision), the Central Planning Authority hereby recommends and submits to the Legislative Assembly the following proposal for alteration to the Development Plan 1997, a summary and maps of which are attached hereto;

AND BE IT FURTHER RESOLVED THAT, Registration Section George Town Central, Block 13E Parcels 151, 152 and 166 be rezoned from High Density Residential and General Commercial to General Commercial only.

MOVED BY: Honourable D. Kurt Tibbetts, OBE, JP
Minister of Planning, Lands, Agriculture, Housing & Infrastructure

Received in the Office of the Clerk this 23rd day of September, 2016

Passed by the Cayman Islands Legislative Assembly this 24th day of October, 2016.

A handwritten signature in blue ink, appearing to read 'Lefeb', is centered on the page.

Clerk of the Legislative Assembly.

SUMMARY OF REZONING PROPOSAL
High Density Residential & General Commercial to General
Commercial only
Block 13E Parcels 151, 152 and 166

The subject three Parcels are located on Courts Road, at its junction with Eastern Avenue in George Town. The principal Parcel 166 (4.1 acres) is owned by the National Housing Development Trust (NHDT), and is surplus to its requirements. The NHDT wishes to offer the Parcel for sale on the open market as a redevelopment opportunity. This Parcel is partly zoned High Density Residential and partly zoned General Commercial

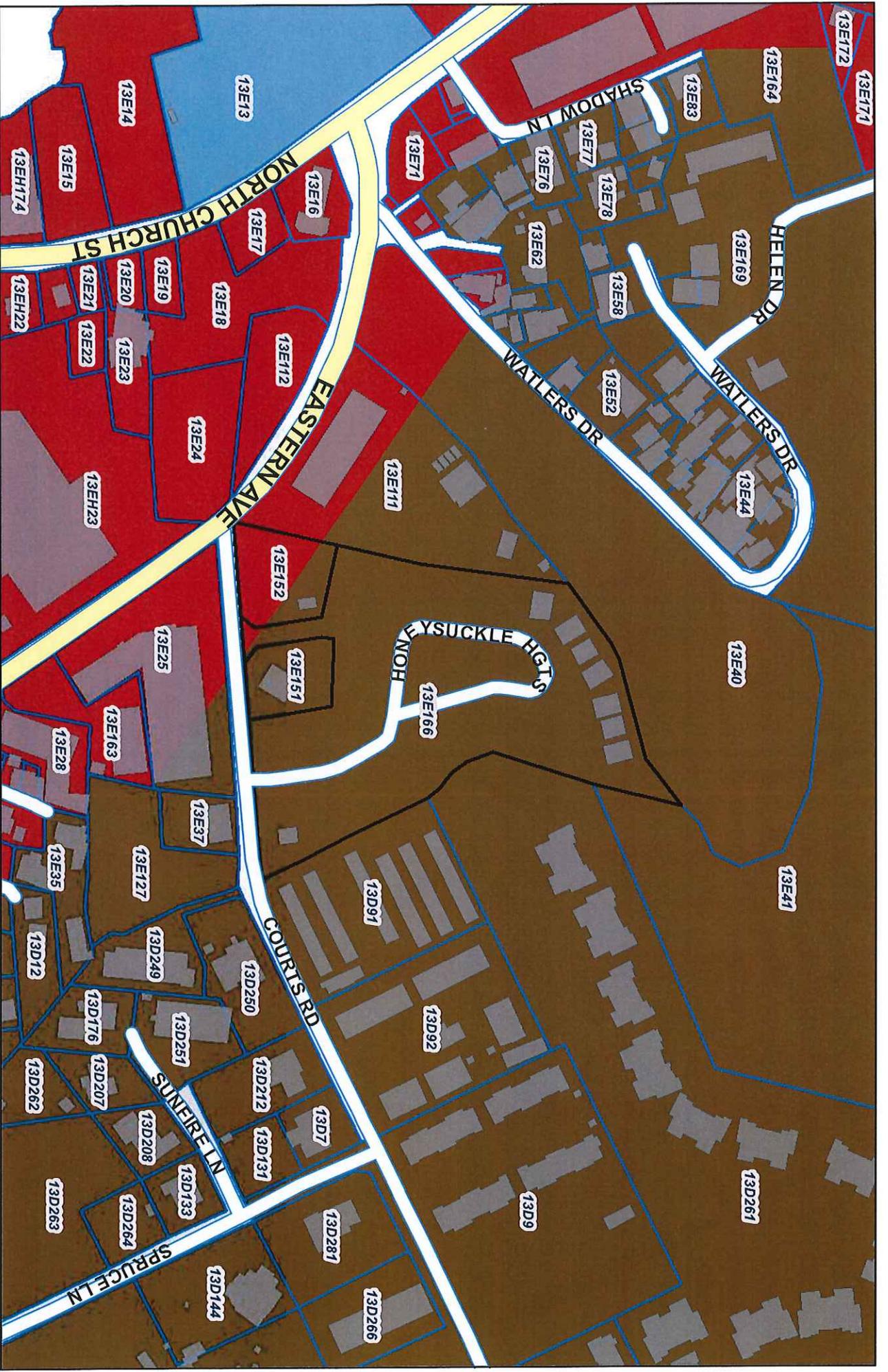
The other two Parcels adjoin the principal Parcel and are in Crown ownership. One accommodates an outdoor basketball court & public rest rooms, and the other was formerly leased to the National Trust. To enable NHDT to leverage maximum value from the disposal it is under consideration to enlarge the site that is to be offered for sale, by including these two adjoining ancillary Crown Parcels. Parcel 152 is zoned both General Commercial and High Density Residential. Parcel 151 is zoned High Density Residential. The proximity of the site to both central George Town and the Seven Mile Beach corridor makes it an attractive location for commercial investment.

The Ministry of Planning, Lands, Agriculture, Housing & Infrastructure applied to the Central Planning Authority (CPA) for the subject Parcels to be rezoned from High Density Residential & General Commercial to General Commercial only, in order to improve the marketability of the site. At its meeting on 16th September 2015 the CPA resolved to direct the Planning Department to undertake the 60 day notification & advertising in accordance with Section 11(2) Development & Planning Law (2015 Revision).

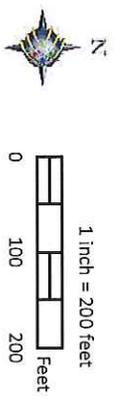
Thereafter, the proposed amendment to the Development Plan was advertised in the Cayman Reporter on 13th, 16th, 19th, and 22nd October 2015 in accordance with Section 11(2) Development and Planning Law (2015 Revision) and the application was made available for inspection at the Planning Department public counter. During the comment period no letters of objection were received.

On 20th January 2016 the CPA again considered the application in light of the public consultation process, and resolved to forward the proposed amendment to the Ministry of Planning with the recommendation that it be forwarded to the Legislative Assembly for debate, subject to Cabinet approval.

On 20th September 2016 Cabinet approved the rezoning application, and directed that the proposal be referred on to the Legislative Assembly for consideration.



MAP 1: Existing Zoning, Block 13E Parcels 151, 152 & 166

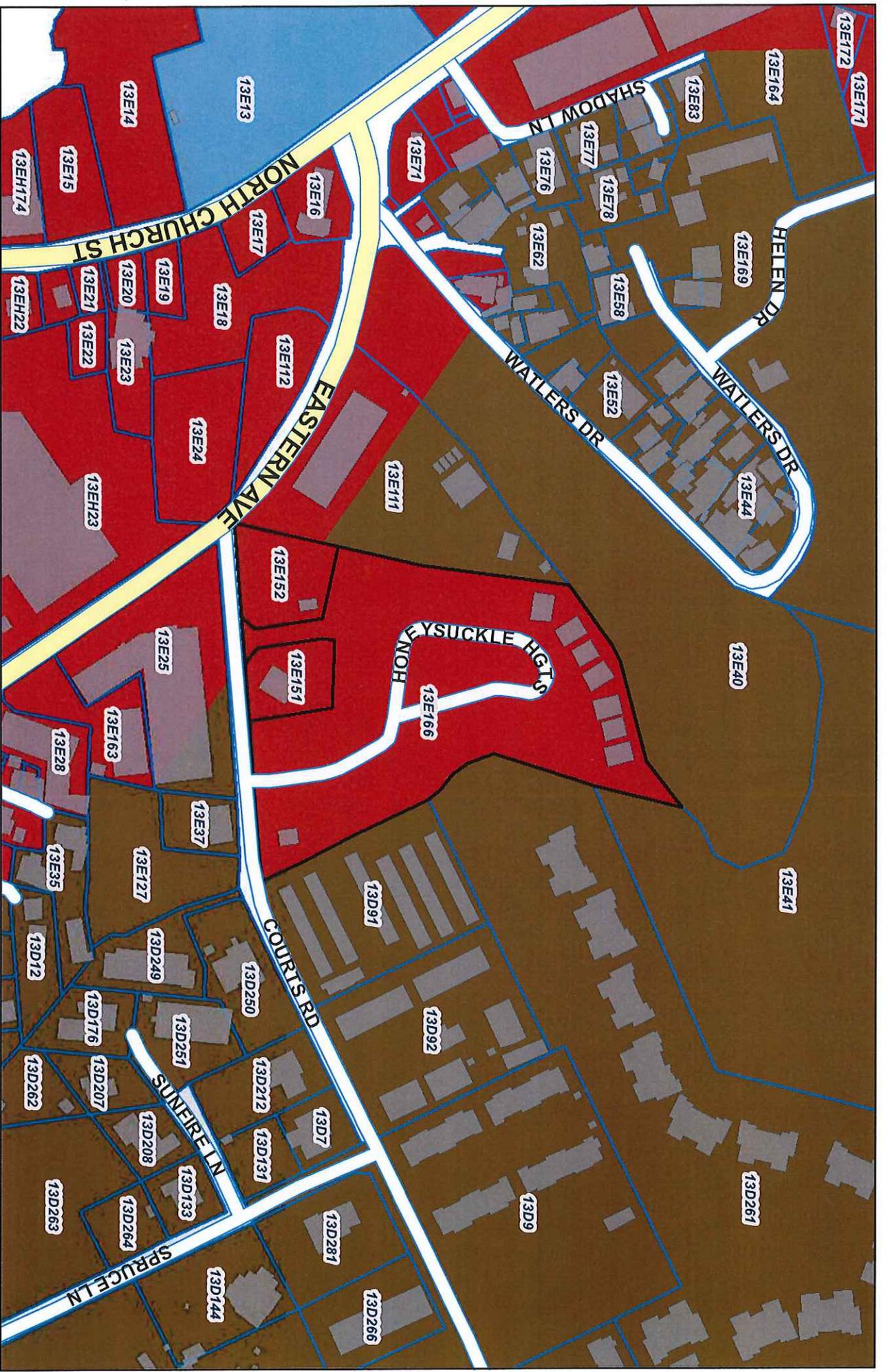


Legend

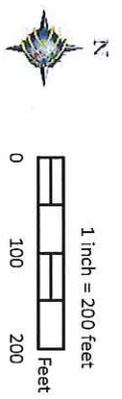
| | | | |
|---|------------------|---|--------------------------|
|  | Planning Zones |  | Institutional |
|  | Zone Description |  | High Density Residential |
|  | |  | General Commercial |
|  | |  | Private Road |



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MAP 2: Proposed Zoning, Block 13E Parcels 151, 152 & 166



- Legend**
- Planning Zones**
- Institutional
 - High Density Residential
 - General Commercial
- Zone Description**
- Private Road

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