

**WRITTEN QUESTION TO THE MINISTER FOR PLANNING AND ENVIRONMENT
BY DEPUTY J.H. YOUNG OF ST. BRELADE
ANSWER TO BE TABLED ON TUESDAY 16th APRIL 2013**

Question

Will the Minister provide the Assembly with details of the proposed transfer of land from the owners of the Plémont Holiday Village to an appropriate body or trust, in pursuance of his Ministerial decision of 23rd November 2012, which required a planning obligation agreement to be entered into as a pre-condition of development consent, such details to include:

- (a) the area of land proposed to be transferred;
- (b) the identity of the appropriate body or trust to whom it is intended to transfer the land for allowing public access;
- (c) the landscaping work required at the owners' expense to remove any existing liabilities on the land and to bring it into a suitable condition for transfer to public access;
- (d) the future responsibility for the upkeep and maintenance of the land and standard and frequency of maintenance work required;
- (e) the public and private rights of access, permitted uses and restrictions upon the land after the transfer to the body or trust for public access ;
- (f) the financial implications of the proposed land transfer for the public and the appropriate body or trust and whether agreement has been reached with them and the Minister for Treasury and Resources.

Answer

- (a) The area of land to be transferred to a body to ensure public access is approximately 16 verges.
- (b) The identity of the body or trust to whom the land will be transferred has not yet been determined. The final approval of such body will rest with the Minister for Planning and Environment.
- (c) The landscaping work required at the owner's expense will be subject to a Programme of Works which will be required to be submitted within 2 months of the signing of the Planning Obligation Agreement. Until approval is given to such programme, it would be premature for me to comment further.
- (d) The responsibility for the upkeep and maintenance of the land will rest with the approved body to which the land is transferred. The standard and frequency of such maintenance works will be as per stipulated in the approved Programme of Works.
- (e) The Planning Obligation Agreement and associated Planning Permit will specify the areas of land that will have public access. Each house plot will, of course, benefit from its own private access. As regards permitted use of the land to be transferred, this will simply be open amenity land. Any material change of use of the land away from open amenity land would be subject to the full control of the planning system.

- (f) The financial implications of the proposed land transfer will be settled in the Planning Obligation Agreement, which is a matter for the Minister for Planning and Environment.