

Memorandum

To : Chief Executive Officer, Directors, and Managers

From : Manager, Boards Secretariat

Date : 27 June 2024

**Re : TCPA AUTHORITY MEETING
(ZOOM/FACE TO FACE) HELD 27 JUNE 2024**

At the Special Meeting of the TCPA held on 27 June 2024 via Zoom/face to face, the following decisions were taken on the applications submitted: -

Item #	Description	SML	EPB	Decision
1	<p>Application Number: 2015-10015-PB00005 Planning Permission for the Construction addition to an existing supermarket and a residential dwelling at Whitehall Negril, Westmoreland by Zhang Wan</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
2	<p>Application Number: 2023-05005-PB00164 Planning Permission for the construction and operation of a petroleum storage and dispensing facility at #16 Grays Inn Estate, Annotto Bay, St. Mary by Kendom Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
3	<p>Application Number: 2023-10015-PB00082 Planning Permission for the construction and operation of a petroleum storage and dispensing facility at Part of Sheffield, Westmoreland by Alliance Petroleum Company Limited</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.

Item #	Description	SML	EPB	Decision
4	<p>Application Number: 2023-02001-PB00622 Planning Permission for Construction and Operation of Hotel or Resort Complex of 10 to 50 rooms at 51-53 Westminster Road, Kingston 10, St Andrew by Carlton L. Hume.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
5	<p>Application Number: 2023-09009-BA00004 Planning Permission for the construction and operation of a petroleum storage and dispensing facility at Fort Augusta, Bridgeport, St. Catherine by RUBIS Energy Jamaica Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
6	<p>Application Number: 2024-14014-BA00134 Planning Permission for construction of Housing project of 26 - 50 houses (27 houses) at Part of Mewton Pen, Spanish Town, St. Catherine by Ashtrom Building Systems Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>	√		Planning Permission granted with stipulated conditions.
7	<p>Application Number: 2021-10015-PB00096 Planning Permission for Construction and Operation Petroleum Storage and Dispensing Facility at Lot 1 Top Hill, Negril, Westmoreland by Robin R. McFayden.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
8	<p>Application Number: 2024-02001-PB00099 Planning Permission for proposed change of use from commercial to Industrial at 26 Deanery Road, St. Andrew by Barry's Auto Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.

Item #	Description	SML	EPB	Decision
9	<p>Application Number: 2022-02001-PB00270 Planning Permission for the proposed retention of structure and continuation of use of an existing professional office development at 2 ½ Newleigh Avenue, Kingston 10 by Modern Investigation and Security Company.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
10	<p>Application Number: 2024-02001-PB00092 Planning Permission is being sought for the proposed retention of structure and continuation of use of an existing warehouse development at 39 Queens Avenue, Kingston 10, St. Andrew by Mr. Karl McGregor.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
11	<p>Application Number: 2023-13013-PB00276 Planning Permission for Change of Use from Residential to an Institutional Development (Nursing Home) at Lot 91 Woodmere Drive, Inglewood, Clarendon by Neville Hylton.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
12	<p>Application Number: 2023-09015-PB00099 Planning Permission for the retention of structures and continuance of use of a Commercial development at Norman Manley Boulevard, Hanover by Just One Services Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
13	<p>Application Number: 2023-06006-PB00329 Planning Permission for the addition of structures to an existing petroleum storage and dispensing facility development at part of Drax Hall, St. Ann by Total Energies Marketing Jamaica Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.

Item #	Description	SML	EPB	Decision
14	<p>Application Number: 2024-06006-PB00049 Planning application (detailed) for the proposed construction of a hotel/resort development Phase 1 at Secrets Resort and Spa, Richmond Estate, St. Ann by Vista Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
15	<p>Application Number: 2023-02001-PB00549 Planning Permission for BPO building at 4 Retirement Road, St. Andrew by Plexus Ltd.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
16	<p>Application Number: 2023-04004-PB00120 Planning Permission for the change of use and construction of a commercial development at Lot 141 Woodstock, Buff Bay, Portland by DIB Block Factory & Hardware Supplies c/o Colin Bell.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission was refused for the following reasons: <ul style="list-style-type: none"> • The site is zoned for open space use in the Town and Country Planning (Portland) Confirmed Development Order 2015 • Petition submitted and objections received from neighbouring residents to the proposed development.
17	<p>Application Number: 2024-06006-PA00001 Planning Permission for proposed construction of a Rooftop Telecommunication Tower at Lot 31 Cardiff Hall, Runaway Bay, St. Ann by Crystal Network Solution Limited c/o Phoenix Tower.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
18	<p>Application Number: 2023-06006-PA00003 Planning Permission for proposed construction of a Rooftop Telecommunication Tower at Salem, Runaway Bay, St. Ann by Cable and Wireless Jamaica Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.

Item #	Description	SML	EPB	Decision
20	<p>Application Number: 2023-02001-PA00006 Planning Permission for the proposed continuation of use and retention of structures of a light industry development at 15 - 17 St. James Avenue, Kingston 13, St.Andrew by Auto Maintenance Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
21	<p>Application Number: 2024-14016-PA00001 Planning Permission for change of use (Pharmacy) at Lot 921 Miller Road, St. Catherine by Clement Williams.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
22	<p>Application Number: 2024-02001-PB00016 Planning Permission (Meat Distribution Facility) at 19 & 21 Westminister Road, St. Andrew by Jeremy Millingen.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.
23	<p>Application Number: 2023-12012-BA00037 Planning Permission for the proposed renovation/extension to a commercial development at Part of Walderston, Manchester by Romaine Robinson c/o Rohan Campbell.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			Planning Permission granted with stipulated conditions.

Item #	Description	SML	EPB	Decision
24	<p>Application Number: 2021-02001-PA00008 Planning permission for Retention of use and demolition and construction of a two (2) storey development containing Warehouse/Storage and ancillary Office use at 64 Westminster Road, St. Andrew by Ahmad Safaras.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			<p>Planning Permission refused for the following reasons:</p> <ul style="list-style-type: none"> • The proposed development, as proposed, is deemed as the intrusion of a non-compatible use and an intensification of the site, which will result in inconveniences to the main thoroughfare and to neighbors and can also be considered as bad neighborly. • The proposed site is located in an area that is zoned for residential use in the Town and Country Planning (Kingston and St. Andrew and the Pedro Cays) Confirmed Development Order 2023
25	<p>Application Number: 2021-02001-PA00011 Reconsideration - Planning Permission for Change of use at 19 Cheltenham Drive, St. Andrew by Yonnis Investments Limited.</p> <p>Meeting of 27 June 2024</p> <p>Signed.....</p>			<p>Planning Permission granted with stipulated conditions.</p>

Key:

SML – Special Monitoring List

EPB – Environmental Performance Bond