

BILL NO. 35-0040

Thirty-Fifth Legislature of the Virgin Islands

February 27, 2023

An Act granting a zoning variance for Parcels Nos. A1-24 & A1-25 Estate Thomas, No. 6K New Quarter, St. Thomas, Virgin Islands to allow an office, 2 one-bedroom apartments, flex space, gym, 13 parking spaces, (1 handicapped) cistern and grey water cistern and accessory building for generator and garage space

PROPOSED BY: Senators Novelle E. Francis, Jr. and Franklin D. Johnson

Be it enacted by the Legislature of the Virgin Islands:

SECTION 1. Pursuant to the provisions of title 29 Virgin Islands Code, chapter 3, section 238a, a zoning use variance to the R-3 (Residential-Medium Density) zoning designation is granted for Parcels Nos. A1-24 & A1-25 Estate Thomas, No. 6K New Quarter, St. Thomas Virgin Islands, consisting of approximately 2.55 U.S. acres, as more adequately described on PWD Drawing No. D9-3894-T87 to allow for an office, 2 one-bedroom apartments, flex space, gym, 13 parking spaces, (1 handicapped) cistern and grey water cistern and accessory building for generator and garage space. All other requirements of the R-3 (Residential-Medium Density) Zoning designation continue to apply to the property.

BILL SUMMARY

This bill provides for a zoning variance for Parcels Nos. A1-24 & A1-25 Estate Thomas, No. 6K New Quarter, St. Thomas, Virgin Islands to allow for Office, 2 one-bedroom apartments, flex space, gym, 13 parking spaces, (1 handicapped) cistern and grey water cistern

- 1 and accessory building for generator and garage space. All other requirements of the R-3
- 2 (Residential-Medium Density) zoning designation continue to apply to the property.
- 3 **BR23-0330/February 1, 2023/AA**