
STATES OF JERSEY



LAND TRANSACTIONS UNDER STANDING ORDER 168(3) –

- (a) **WEIGHBRIDGE PARK, ST. HELIER – LEASES;**
- (b) **APARTMENT No. 7, BLOCK F, MAISON D’AZETTE, ST. CLEMENT –
TRANSFER OF THE PUBLIC’S FLYING-FREEHOLD OWNERSHIP
AND CANCELLATION OF EXISTING 99-YEAR LEASE;**
- (c) **APARTMENT No. 10, BLOCK F, LES QUENNEVAIS PARK,
ST. BRELADE – TRANSFER OF THE PUBLIC’S FLYING-FREEHOLD
OWNERSHIP AND CANCELLATION OF EXISTING 99-YEAR LEASE.**

**Presented to the States on 19th March 2019
by the Minister for Infrastructure**

STATES GREFFE

REPORT

Decision(s): Under Standing Order 168(3), the Minister for Infrastructure hereby notifies the States that he has accepted the recommendation of Jersey Property Holdings to agree to the following –

(a) Land transaction –

- (i) A variation of the present 150-year lease – which commenced in 2007 – of the Weighbridge Park, St. Helier, from the Public to the States of Jersey Development Company Limited, to reduce the extent of the leased land to that of the al-fresco area presently subject to a 50-year sub-lease from the States of Jersey Development Company Limited to The Yacht Hotel Ltd.
- (ii) A new lease from the Public to the States of Jersey Development Company Limited of the remaining part of the Weighbridge Park, following the proposed lease variation mentioned in paragraph (a)(i) above, the new lease being on the same terms as the original 2007 lease.
- (iii) The assignment of the original 2007 lease, once varied, from the States of Jersey Development Company Limited to a new tenant.

The Minister hereby authorises, as applicable, the Attorney General and the Greffier of the States to pass any contract which is required to be passed on behalf of the Public; and the Director of Property Holdings to conclude any contract which is required to be concluded on behalf of the Public.

After the expiry of 15 days following presentation to the States the transaction may be concluded.

(Drawing attached at Appendix 1.)

Further information on this decision may be viewed in due course at:

*<https://www.gov.je/government/planningperformance/pages/ministerialdecisions.aspx>
under Ministerial Decision reference MD-PH-2018-0019.*

(b) Land transaction –

The cancellation of the existing 99-year lease of Apartment No. 7, Block F, Maison d'Azette, St. Clement; and the transfer to the present lessee of the Public's flying freehold interest in the unit – for an agreed consideration, plus reasonable costs incurred – in accordance with the approved policy (under MD-PH-2012-0124), and the independent valuation arranged by Jersey Property Holdings.

The Minister hereby authorises, as applicable, the Attorney General and the Greffier of the States to pass any contract which is required to be passed on behalf of the Public; and the Director of Property Holdings to conclude any contract which is required to be concluded on behalf of the Public.

After the expiry of 15 days following presentation to the States the transaction may be concluded.

(Drawing attached at Appendix 2.)

*Further information on this decision may be viewed in due course at:
<https://www.gov.je/government/planningperformance/pages/ministerialdecisions.aspx>
under Ministerial Decision reference MD-PH-2019-0007.*

(c) Land transaction –

The cancellation of the existing 99-year lease of Apartment No. 10, Block F, Les Quennevais Park, St. Brelade; and the transfer to the present lessee of the Public's flying freehold interest in the unit – for an agreed consideration, plus reasonable costs incurred – in accordance with the approved policy (under MD-PH-2012-0124), and the independent valuation arranged by Jersey Property Holdings.

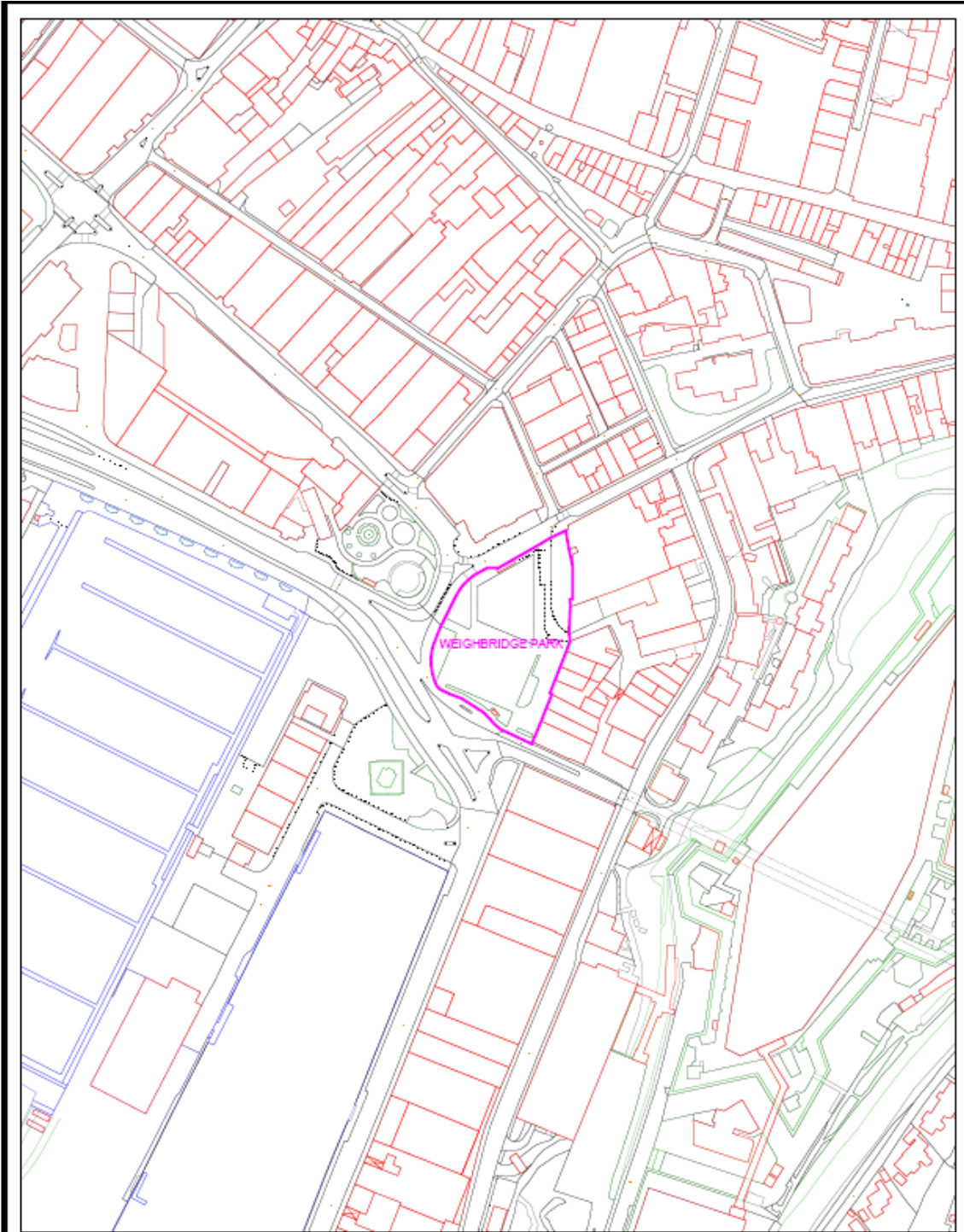
The Minister hereby authorises, as applicable, the Attorney General and the Greffier of the States to pass any contract which is required to be passed on behalf of the Public; and the Director of Property Holdings to conclude any contract which is required to be concluded on behalf of the Public.

After the expiry of 15 days following presentation to the States the transaction may be concluded.

(Drawing attached at Appendix 3.)

*Further information on this decision may be viewed in due course at:
<https://www.gov.je/government/planningperformance/pages/ministerialdecisions.aspx>
under Ministerial Decision reference MD-PH-2019-0008.*

APPENDIX 1



Weighbridge Park

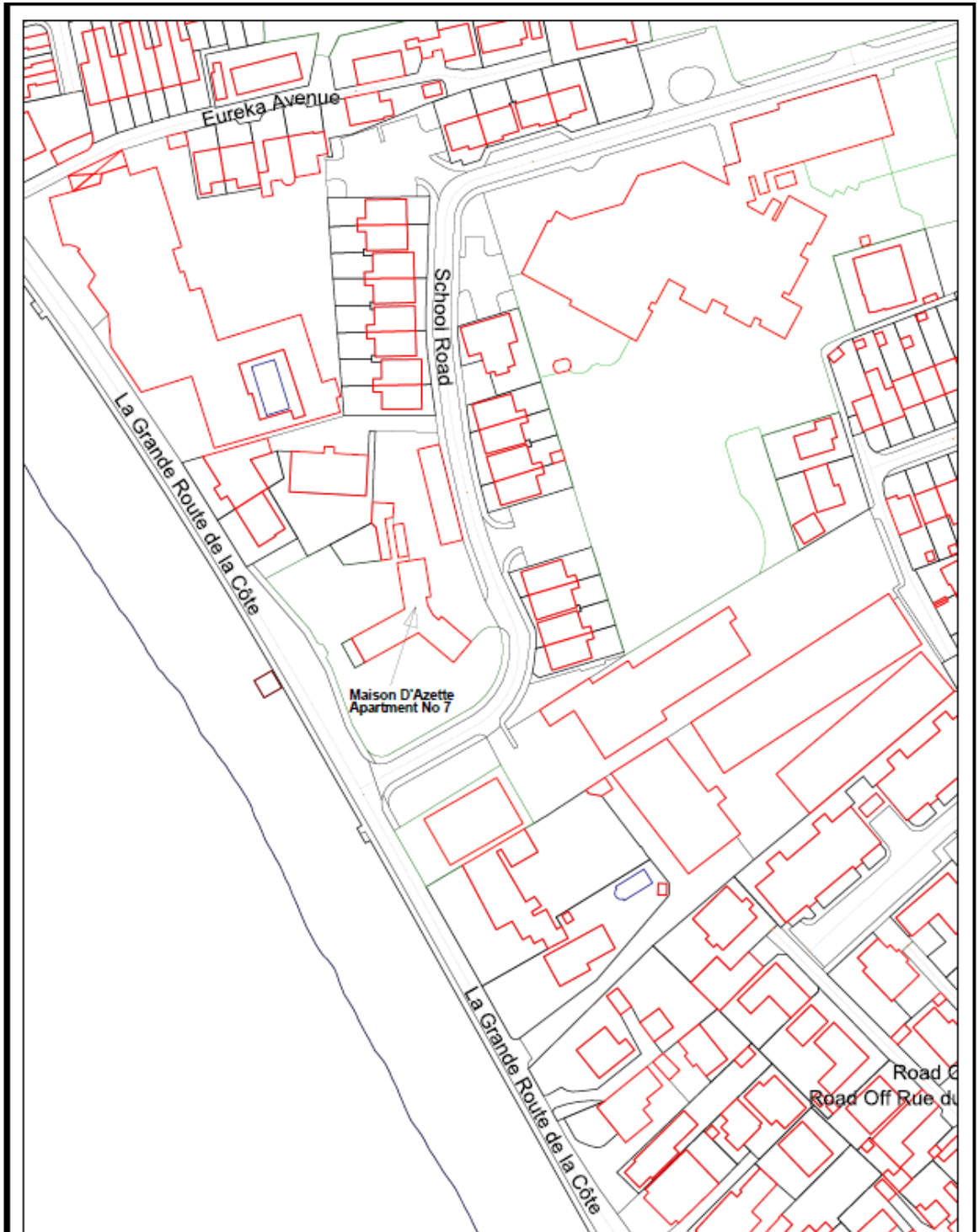
Drawing No: 0372 D1

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APPENDIX 2



No 7 Maison D'Azette

Drawing No: 1393 7 D1

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APPENDIX 3



F10 Quennevais Park

Drawing No: 2068 F10 D1

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