

MEMORANDUM TO CABINET BY THE HON. MINISTER OF PUBLIC BUILDING & WORKS

Erection of a hotel near the Rockyvale - St. Julians

On the 2nd December 1966 an application was received by the Planning Area Permits Board for the erection of a hotel on a site adjacent to the Rockyvale, St. Julians. (Copy of site plan enclosed).

The Town Planning Board recommended the request, provided the height does not exceed four floors for bedroom accommodation and two floors for services. The height of the ancillary buildings, that is the restaurant, night club etc., was not to exceed two floors. A permit on the above conditions, was issued on the 21st. April 1967.

It then transpired that the area shown as car park and that on which the restaurant was to be built, was Government property. In view of this the relative planning permission was withdrawn.

Applicants then filed a request with the Commissioner of Land for the government owned land and a beach concession. This request was turned down by the Public Works Department and the Government land was earmarked as a public garden. However, it was agreed that applicant may be given only a right of access.

Applicant then submitted fresh plans for the hotel which was redesigned so as to have access from the existing road.

The Town Planning Board discussed this matter again on the 6th February 1968 and were not against the proposed layout on condition that the hotel be set-backed at least 10 feet from the road alignment and the clearance above the proposed footbridge should be at least three floors in height.

Hon. Ministers are kindly requested to decide whether the planning permit should be renewed and to determine the height of the building.

9th November, 1968.