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THE UNITED STATES VIRGIN ISLANDS
OFFICE OF THE GOVERNOR
GOVERNMENT HOUSE
Charlotte Amalie, V.I. 00802
340-774-0001

October 30, 2025

VIA HAND DELIVERY

The Honorable Milton E. Potter
Senate President
Thirty-Sixth Legislature of the Virgin Islands
Capital Building
St. Thomas, Virgin Islands 00802

**Re: Lease Agreement for Ratification by the Thirty-Sixth Legislature of
the U.S Virgin Islands**

Dear Senate President Potter:

Transmitted herewith in accordance are the provisions of Title 31, Section 205, subsection (c), Virgin Islands Code is the following Lease Agreement submitted for ratification by the Thirty-Sixth Legislature:

Lease Agreement between the Government of the Virgin Islands, acting through the Department of Property and Procurement and PEO Productions, LLC, d/b/a WSTA Radio. (OLC No. 0016-2026).

This lease shall replace the proposed lease between the Government of the Virgin Islands and PEO Productions which was submitted to the Legislature in April of this year and held in committee pending renegotiation.

Under the instant Lease Agreement, the Government will lease Parcel No. 121 Submarine Base, No. 6, Southside Quarter, St. Thomas consisting of approximately 12,160.35 sq. ft. or 0.279 U.S. acres of improved land zoned I-2; Parcel No. 167 Sub Base, No. 6, Southside Quarter, St. Thomas, consisting of approximately 2,971.58 sq. ft. or 0.0682 U.S. acres of improved land zoned I-2; and Parcel No. 171 Sub Base, No. 6, Southside Quarter, St. Thomas Islands consisting of approximately 1,437.75 sq. ft. or 0.033 U.S. acres of improved land zoned I-2. The premises shall be used as a radio station, radio tower, and other related purposes.

The proposed lease is for a 20-year initial term, with the option to renew for two additional five-year periods. Annual base rent for the premises shall be \$30,000.00 following a reduced rent construction period of 24 months.

I thank you and the members of the Thirty-Sixth Legislature for your prompt action on this measure.

Sincerely,

A handwritten signature in blue ink, appearing to read "Albert Bryan Jr.", with a stylized flourish extending to the right.

Albert Bryan Jr.
Governor