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**[EXTERNAL MAIL] Re: Zoning Map Amendment Recommendation Reports for Submission to the 36th Legislature (CCZP0085-25, CCZP0095-25, CCZP0104-25, CCZP0094-25, CCZP0066-25, CCZP0038-25 AND CCZP0008-25 )**

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**From** Dwane Callwood <dcallwood@legvi.org>

**Date** Tue 2/10/2026 8:35 AM

**To** Mona Spenceley <mona.spenceley@go.vi.gov>; Milton E. Potter <mpotter@legvi.org>; Cosme I. Christian <cichristian@legvi.org>

**Cc** OLC <OLC@usvi.onmicrosoft.com>; Rachel Haverkorn <rachel.haverkorn@go.vi.gov>; Richard T. Evangelista Esq. <Richard.Evangelista@go.vi.gov>; Gizette Thomas <Gizette.Thomas@go.vi.gov>; Jean-Pierre Oriol <jp.oriol@dpr.vi.gov>; Leia LaPlace <leia.laplace@dpr.vi.gov>

Good Morning. Receipt acknowledged

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**From:** Mona Spenceley <mona.spenceley@go.vi.gov>

**Sent:** Monday, February 9, 2026 4:33 PM


**To:** Milton E. Potter <mpotter@legvi.org>; Cosme I. Christian <cichristian@legvi.org>; Dwane Callwood <dcallwood@legvi.org>


**Cc:** OLC <OLC@usvi.onmicrosoft.com>; Rachel Haverkorn <rachel.haverkorn@go.vi.gov>; Richard T. Evangelista Esq. <Richard.Evangelista@go.vi.gov>; Gizette Thomas <Gizette.Thomas@go.vi.gov>; Jean-Pierre Oriol <jp.oriol@dpr.vi.gov>; Leia LaPlace <leia.laplace@dpr.vi.gov>


**Subject:** Zoning Map Amendment Recommendation Reports for Submission to the 36th Legislature (CCZP0085-25, CCZP0095-25, CCZP0104-25, CCZP0094-25, CCZP0066-25, CCZP0038-25 AND CCZP0008-25 )


This email was sent from someone outside of **Legislature of the Virgin Islands**. Always use caution when opening attachments, clicking links from unknown senders or when receiving unexpected emails. Good afternoon, Senate President Potter,


On behalf of the Governor, please see attached transmittal as well as the Electronic file link below. Please let me know if you have any questions.


Application No.  [CCZP0085-25](#) Petition of applicant, Ronnie Jones/Susannaberg LLC, to amend Parcel No. 15 Estate Susannaberg, No. 17A Cruz Bay Quarter, St. John from R-4 (Residential-Medium Density) to R-3 (Residential-Medium Density) zoning to develop a hotel/guesthouse.


Application No.  [CCZP0095-25](#) Petition of applicant, Selwyn and Asiah Clendinen Gumbs, to amend Parcel No. 19-2-111 Estate Smith Bay, Nos. 1, 2, and 3 East End Quarter, St. Thomas from A-1 (Agricultural Zone) to R-3 (Residential-Medium Density) zoning to create two apartments within the existing bottom floor footprint.

Application No.  [CCZP00104-25](#) Petition of applicant, Government of the Virgin Islands, requesting a use variance to the P (Public) zoned Plot No. 300-B Revised Cruz Bay Town, Cruz Bay Quarter, St. John. The purpose of the request is to allow a car wash facility.

Application No.  [CCZP0094-25](#): Petition of applicant, Government of the Virgin Islands, Department of Public Works to amend Plot Nos. 24B and 24D Estate Body Slob, King Quarter, St. Croix with a use variance to the P (Public) zoning to allow for Buses, Passenger Terminal. The property is currently in use as a bus terminal.

Application No.  [CCZP0008-25](#): Petition of applicant, Virgin Islands Department of Health, to amend Plot Nos. 11-F and 11-G Estate Penitentiary Land, Company Quarter, St. Croix from R-3 (Residential-Medium Density) to P (Public). The purpose of the request is to bring the property into zoning conformity for use as a Medical Laboratory and Offices for Emergency Medical/Ambulance Services.

Application No.  [CCZP0038-25](#): Petition of applicant, Highest Potential Design, LLC, to amend Plot Nos. 31-B, 32-B, 34-CA, 34-CAA, and 34-CB Strand Street, Christiansted Town, St. Croix from R-3 (Residential-Medium Density) to B-2 (Business-Secondary/Neighborhood). The purpose of this request is to allow a car rental agency as a matter of right.

Application No.  [CCZP0066-25](#): Petition of applicant, Ana Cresencia Tavares Payamps, to amend Plot No. 4 of 12 Estate Richmond, Company Quarter, St. Croix from R-3 (Residential-Medium Density) to B-1 (Business-Central Business District). The purpose of this request is to develop a mixed-use building with bar and restaurant on the bottom floor and three apartments on the top floor.

**Mona L. Spenceley**  
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