

BILL NO. 36-0252

Thirty-Sixth Legislature of the Virgin Islands

February 10, 2026

An act to ratify a perpetual access easement for ingress and egress over a portion of Public Road R.O.W. Store Tvaer Gade, Queen’s Quarter, St. Thomas

PROPOSED BY: Senator Milton E. Potter, by Request of the Governor

1 **WHEREAS**, the Government of the Virgin Islands, (“Grantor”) owns the stone walkway
2 abutting the Grantee’s property, on its eastern side, and Public Road R.O.W. Store Tvaer Gade
3 on its western side (the “Stone Walkway” or “Grantor’s Property”);

4 **WHEREAS**, 18 Dronningens Gade, LLC, (“Grantee”), owns Parcel No. 18 Dronningens
5 Gade, Queen’s Quarter, St. Thomas, as shown on O.L.G. Drawing No. D9-9808-T024
6 (“Grantee’s property”);

7 **WHEREAS**, The Stone Walkway and Grantee’s property are contiguous to each other
8 as further shown in the attached Exhibit “A”;

9 **WHEREAS**, the Grantor is authorized to grant easements over its property pursuant to
10 title 31 Virgin Islands Code section 205;

11 **WHEREAS**, a stone and concrete stairway used for entering the building on Grantee’s
12 property and a small area adjacent to the northern side of the concrete stairway used by Grantee
13 for trash receptacles, storage of propane gas tanks, and a small generator for Grantee’s Property

1 encroaches upon the Stone Walkway as shown on the attached Exhibit “A” (the “Stairway and
2 Storage Area”);

3 **WHEREAS**, the parties agree to establish a perpetual access easement for purposes of
4 ingress and egress over a portion of Grantor’s property to cure the encroachment;

5 **WHEREAS**, on September 5, 2025, the Governor, through the Virgin Islands
6 Department of Property and Procurement, approved the right of way easement for ingress and
7 egress for Parcel No. 18 Dronningens Gade, Queen’s Quarter, St. Thomas, U.S. Virgin Islands;

8 **WHEREAS**, the Department of Property and Procurement has acknowledged the
9 sufficiency of ten dollars consideration received for the grant of easements; and

10 **WHEREAS**, title 31 Virgin Islands Code section 205 provides that no real property
11 owned by the Government of the Virgin Islands shall be sold, leased, improved, or otherwise
12 disposed of without the written approval of the Governor of the Virgin Islands on behalf of the
13 Government of the Virgin Islands and, if the term exceeds one year, the approval of the
14 Legislature of the Virgin Islands or the Finance committee of the Legislature when the
15 Legislature is not in session; Now, Therefore,

16 ***Be it enacted by the Legislature of the Virgin Islands:***

17 **SECTION 1.** Pursuant to title 31 Virgin Islands Code section 205, the Legislature of the
18 Virgin Islands approves:

19 (1) The grant of a perpetual access easement by the Government of the Virgin
20 Islands, through the Virgin Islands Department of Property and Procurement, for ingress
21 and egress over a portion of Public Road R.O.W. Store Tvaer, Queen’s Quarter, St.
22 Thomas running in favor of Parcel No. 18 Dronningens Gade, Queen’s Quarter, St.
23 Thomas, as shown on Public Works Drawing No. 7283 – 3 dated April 28, 2024, as more

1 particularly set forth in the document titled “Grant of Easement” approved by the
2 Governor on September 5, 2025; and

3 (2) The grant of a perpetual access easement by the Government of the Virgin
4 Islands, through the Virgin Islands Department of Property and Procurement, running in
5 favor of Parcel No. 18 Dronningens Gade, Queen’s Quarter, St. Thomas, for the easement
6 property at Public Road R.O.W. Store Tvaer, Queen’s Quarter, St. Thomas for ingress
7 and egress to the Grantor’s property, as more particularly set forth in the document titled
8 “Grant of Easement” approved by the Governor of the Virgin Islands on September 5,
9 2025.

10 **BILL SUMMARY**

11 The bill grants easements of the ingress and egress over property belonging to the
12 Government of the Virgin Islands and sets forth conditions, including indemnification of the
13 government from all liability, claims, loss, damages and expenses resulting from the grantees’
14 use of the property.

15 **BR25-0835/February 4, 2026/CBM**
16 **G36-032**