



Lutheran Social Services
OF THE VIRGIN ISLANDS

516B Hospital Street, Frederiksted, VI 00840-3824
Phone: (340) 772-4099 Fax: (340) 772-0589
e-mail: info@lssvi.org www.lssvi.org

December 8, 2022

The Honorable
Donna Frett-Gregory
Legislature of the Virgin Islands
P.O. Box 1690
St. Thomas, VI, 00804

RE: Rezoning of #71 Estate Concordia West, Frederiksted, St. Croix
Property Owner: Lutheran Social Services of the Virgin Islands, Inc.

Dear Madam President Frett-Gregory:

This correspondence is to request a rezoning variance for #71 Estate Concordia West, Frederiksted, St. Croix. This rezoning variance is being requested to allow for the construction of a new replacement group home for Sister Emma Cottage at the Queen Louise Home for Children (QLH).

The home was originally built in the mid 60's and occupied in 1967 as the residence for the directors and their family, on the Queen Louise Home for Children campus. The cottage was converted and named Sister Emma Cottage in the late 1980's, as QLH began to receive many requests for residential foster placement of children with severe physical and developmental disabilities. Most of the children at the Cottage use wheelchairs and require intensive care with medical assistance. Every day, our caregivers provide love and care to our residents and engage the children to achieve their fullest potential. All placements are made by V.I. Department of Human Services.

The area where QLH campus sits was rezoned in 1971 to a R-2 Residential – Low Density one and two family. The campus is 9.99 acres. We are requesting a rezoning variance to R-3 Residential Medium Density, which would allow for the construction of a new Sister Emma Cottage that is desperately needed for the children and young adults who reside at the home.

Thanking you for your consideration in this matter.

Sincerely,

Jubia John-Straker
Chief Executive officer