

BILL NO. 35-0385

Thirty-Fifth Legislature of the Virgin Islands

October 4, 2024

An Act approving a multi-year lease agreement between the Government of the Virgin Islands, acting through its Commissioner of the Department of Property and Procurement, and U.S.V.I. Soccer Federation, Inc., for Parcel N-1-Remainder of Tract 1 Estate Nazareth, No.1 Red Hook Quarter, St. Thomas, Virgin Islands, for a soccer field stadium with concessions, and soccer-related activities

PROPOSED BY: Senators Novelle. E. Francis, Jr., and Dwayne M. DeGraff
by Request of the Governor

1 **WHEREAS**, on September 23, 2024, the Governor of the Virgin Islands approved the
2 lease agreement between the Government of the Virgin Islands and U.S.V.I. Soccer Federation,
3 Inc.;

4 **WHEREAS**, U.S.V.I. Soccer Federation, Inc., is leasing Parcel N-1-Remainder of Tract
5 1 Estate Nazareth, No.1 Red Hook Quarter, St. Thomas, Virgin Islands, consisting of
6 219,193.92 U.S. sq. ft. or 5.032 U.S. acres, more-or-less, of unimproved land, as shown on
7 O.L.G No. D9-9848-T024, dated May 7, 2024, to be used for a soccer field stadium with
8 concessions, and soccer-related activities;

9 **WHEREAS**, the premises is leased for an initial term of 30 years, with two options to
10 renew for two additional terms of 10 years each:

11 **WHEREAS**, the rent will be \$3,600 per annum, payable in equal monthly installments
12 of \$300; and

1 WHEREAS, title 31 Virgin Islands Code, chapter 21, section 205, subsection (c)
2 provides that in addition to the Governor's approval of any lease, the Legislature of the Virgin
3 Islands must approve all leases exceeding a term of one year; Now, Therefore,

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

5 **SECTION 1.** Pursuant to title 31 Virgin Islands Code, section 205, subsection (c), the
6 Legislature of the Virgin Islands approves the lease agreement between the Government of the
7 Virgin Islands, acting through its Commissioner of the Virgin Islands Department of Property
8 and Procurement and U.S.V.I. Soccer Federation, Inc., for Parcel N-1-Remainder of Tract 1
9 Estate Nazareth, No.1 Red Hook Quarter, St. Thomas, Virgin Islands, consisting of 219,193.92
10 U.S. sq. ft. or 5.032 U.S. acres, more-or-less, of unimproved land, as shown on O.L.G No. D9-
11 9848-T024, dated May 7, 2024, for a term of 30 years with two options to renew for two
12 additional terms of 10 years each with an annual rent of \$3,600, to be used for a soccer field
13 stadium with concessions, and soccer-related activities.

14 **BILL SUMMARY**

15 This bill approves a lease agreement between the Government of the Virgin Islands and
16 U.S.V.I. Soccer Federation, Inc.

17 **BR24-1336/October 3, 2024/LMW**
18 **G35-088**