



Ministry of Housing and Lands

Morcellement Permit

Ref: MHL-M-2024-684

Issue Date: 04/04/25

Dear Sir/Madam,

Subdivision of a plot of land of a total extent of 23927.5 m², having TV number/s, 716/74, into 8 lot(s) for Alteo Agri Ltd at La Lucie, Bel Air Riviere Seche for Agricultural purpose.

I am directed to inform you that in accordance with section 7(3) of the Morcellement Act, a Morcellement Permit is hereby granted to you in respect of your application for agricultural purposes as per enclosed plan on the following conditions:

A. CEB

1. In case electricity supply is needed:
 - a) Erection of High Voltage and Low Voltage networks together with transformers will be required.
 - b) Road reserve for erection of CEB poles or laying of Underground cable is required.
2. A minimum clearance of 4 metres with respect to the nearest 22 kV High Tension conductor has to be maintained for construction (if any).
3. A minimum clearance of 7.5 metres with respect to the nearest 66 kV High Tension conductor has to be maintained for construction (if any).
4. Should there be any CEB network crossing the site, a permanent access of 3.5 m wide has to be provided for maintenance of the poles and network.

B. RDA

1. No direct vehicular access shall be allowed onto Proposed Forbach - Bel Air East Coast Trunk Road (M4).
2. No encroachment onto corridor of Proposed Forbach - Bel Air East Coast Trunk Road (M4) shall be allowed.
3. No stormwater and any other effluent shall be discharged onto main roads and roadside drains.

C. Planning Division

1. No structure and/or boundary wall being erected within the 2m wide road reserves.
2. The lots should be used solely for agricultural purposes. This condition should be transferable to any eventual buyers.
3. No residential development being allowed on site.
4. Only infrastructural works essential for carrying out agricultural activities are permitted.
5. The use of pesticides and fertilisers shall be made in a rational manner so as not to cause any nuisance or health hazard to the public and to the surrounding environment;

D. CWA

Water cannot be granted for agricultural purposes. Applicant to liaise with Water Resources Unit to seek own source of water.

E. Ministry of Environment, Solid Waste Management and Climate Change

1. The proponent shall keep the individual lots clean and tidy and shall be responsible for the upkeep of same up to sale thereof.
2. The eventual owners of the lots shall thereafter properly maintain the acquired lots until the time of any development thereon.
3. The proponent shall submit to the Local Authority, the name, address and contact details of the owner of the respective lots after the sale thereof, for monitoring purposes.
4. The proponent shall inform the Local Authority whenever there is a land transaction.

F. Land Drainage Authority

1. The River shall not be obstructed or tampered with.
2. The Agricultural landuse shall mandatorily be maintained.

These conditions shall be included in the deed of sale and shall be transferable to all eventual buyers.

Yours faithfully

**S.SEETOHUL (MRS)
FOR SENIOR CHIEF EXECUTIVE
04/04/2025**