

CHAPTER 188

**LAND UTILIZATION (MANGO CREEK SPECIAL
DEVELOPMENT AREA) REGULATIONS**

ARRANGEMENT OF REGULATIONS

1. Citation.
2. Declaration of Special Development Area.
3. Permitted development.
4. Development Plan and administration.
5. Offence and penalty.

SCHEDULE

CHAPTER 188

**LAND UTILIZATION (MANGO CREEK SPECIAL
DEVELOPMENT AREA) REGULATIONS**

S.I. 4 of 1994.
Act 16 of 1981.

(section 19)

[8th January, 1994]

1. These Regulations may be cited as the

Citation.

**LAND UTILIZATION (MANGO CREEK SPECIAL
DEVELOPMENT AREA) REGULATIONS.**

2. The Mango Creek area, as more fully described in the Schedule hereto, is hereby declared to be a Special Development Area.

Declaration of
Special
Development
Area.
Schedule.

Permitted
development.

3. The type of development that will be permitted in the Special Development Area declared under regulation 2 above shall be the following or any combination thereof—

- (a) agriculture;
- (b) residential;
- (c) commercial;
- (d) tourism;
- (e) forestry;
- (f) wildlife reserve; and
- (g) environmental protection.

Development
Plan and
administration.

4.-(1) The Land Utilization Authority shall, after consultation with such local persons and institutions as it may think fit, draw up a Development Plan for the Special Development Area referred to in regulation 2 above, to demarcate the zonation and density of the types of development as stipulated in regulation 3 above.

(2) Every Development Plan prepared by the Land Utilization Authority under subregulation (1) above shall be subject to approval by the Minister.

(3) After approval by the Minister, the Development Plan shall be available for inspection at the Ministry of Natural Resources, Belmopan, as well as at the Lands and Survey Offices in Dangriga, Punta Gorda and Belize City.

(4) Every Development Plan approved by the Minister under this regulation shall be administered by the Land Utilization Authority either directly or through the agency of such local institutions as it may deem fit to appoint.

5. Any person who commences or carries out in the Special Development Area, declared by regulation 2 above, any development other than the types of development stipulated in regulation 3 above, or in contravention of the form of zonation and density drawn up in a Development Plan as stipulated in regulation 4 above, commits an offence and is liable on summary conviction to a fine not exceeding five hundred dollars.

Offence and
penalty.

MADE by the Minister of Natural Resources this 28th day of December, 1993.

(EDUARDO JUAN)
Minister of Natural Resources
Minister responsible for Land

SCHEDULE

[regulation 2]

MANGO CREEK SPECIAL DEVELOPMENT AREA

ALL THAT piece or parcel of land situate in the Stann Creek and Toledo Districts, containing approximately 274,000 acres, and bounded on the North by the South Stann Creek, the Cockscomb Wildlife Reserve and the Maya Mountains Forest Reserve; on the East by the Caribbean Sea; on the South by the Monkey River Special Development Area; and on the West by the Bladen Branch, the Trio Branch and Governor Creek, and being more particularly described as follows:

Commencing at a point mid stream at the mouth of the South Stann Creek; thence in Western and North Western direction, following the middle course of the South Stann Creek, to a point at Long Fall having the scaled U.T.M. co-ordinates of 345 000 East and 1852 275 North; thence in an East South Eastern direction for an approximate distance of 15,200 metres to a point having the scaled U.T.M. co-ordinates of 330 000 East and 1850 000 North; thence in a South Eastern direction for an approximate distance of 5,850 metres to a point having the scaled U.T.M. co-ordinates of 325 000 East and 1847 000 North; thence in a Southern direction for a distance of 9,000 metres to a point in the mid course of Governor Creek having the scaled U.T.M. co-ordinates of 325 000 East and 1838 000 North; thence in a generally Southern direction, following the middle course of Governor Creek to its confluence with the Trio Branch; thence in a generally Southern direction, following the middle course of the Trio Branch to its confluence with the Bladen Branch; thence in a generally Southern direction, following the middle course of the Bladen Branch to a point having the scaled U.T.M. co-ordinates of 326 230 East and 1816 640 North; thence in an Eastern direction for the approximate distance of 4,700 metres to a point in the middle course of Black Creek having the scaled U.T.M. co-ordinates of 330 930 East

and 1816 640 North; thence in a general Eastern direction, following the middle course of Black Creek to a point having the scaled U.T.M. coordinates of 331 900 East and 1816 340 North; thence in a South Western direction for the approximate distance of 3,180 metres to a point on the Swasey Branch having the scaled U.T.M. co-ordinates of 334 100 East and 1814 190 North; thence in a South Western direction for an approximate distance of 5,900 metres to a point on the South bank of Pine Ridge Creek having the scaled U.T.M. co-ordinates of 339 900 East and 1812 450 North; thence in an Eastern direction, following the South bank of Pine Ridge Creek to its mouth; thence in an Eastern direction into the Caribbean Sea for an approximate distance of 3,750 metres to a point having the scaled U.T.M. co-ordinates of 346 000 East and 1812 720 North; thence in a North Eastern direction for an approximate distance of 15,750 metres to a point having the scaled U.T.M. co-ordinates of 356 000 East and 1825 000 North; thence in a North East Northern direction for an approximate distance of 23,650 metres a point having the scaled U.T.M. co-ordinates of 362 000 East and 1848 000 North; thence in a North Western direction for an approximate distance of 1,375 metres to the point of commencement.
