



REGIONAL GUIDELINES FOR TURNEFFE ATOLL PLANNING REGION

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MAIN CHARACTERISTICS OF THE COASTAL PLANNING REGION

Population: N/A

Coastal communities and major population centers: N/A

There are no settlements on the atoll; however, development on the cayes within the atolls include three resorts, semi-permanent fishing camps, vacation homes, education/research facilities, and conservation/ranger stations.

Cayes: Balloon Cayes, Big Caye Bokel, Blackbird Caye, Calabash Caye, Cock Roach Caye, Cockroach Caye Range, Coco Tree (Fabian’s) Caye, Crawl Caye, Cray Fish Caye Range, Crickozeen Creek Area, Cross Caye (1), Cross Caye (2), Deadman’s Caye, Dog Flea Caye, Douglas Caye, Grand Bogue Creek Area, Grassy Caye Range, Harry Jones Point, Joe’s Hole, Little Calabash (Garfield’s) Caye, Little Caye Bokel, Little Joe’s Hole, Mauger Caye, Northern Bogue, Pelican Caye, Pigeon (Pelican) Caye, Rendezvous Caye, Rendezvous Point, Rivas Caye, Ropewalk Caye, Shag Caye, Snake Point, Soldier Caye, Three Corner Caye, Western Four Cayes

Area Approximately 2016 km²

Aquatic: 1891 km² **Continental:** 125 km² **Cayes:** 125 km²

Ecosystems: Seagrass beds, Coral reefs, Mangroves

Major Sources of Income: Tourism and hospitality, Commercial Fishing and Sport Fishing

Main topics: Tourism, Fishing, Research, Marine Transportation, Land Use and Development, Environment, Disaster Risk Management

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1 INTRODUCTION TO THE REGIONAL GUIDELINES

The management of the Turneffe Atoll's coastal zone should follow the recommendations and action lines proposed in the National Integrated Coastal Zone Management (ICZM) Plan and be linked to the goals and aspirations of the community and users. Turneffe Atoll is one of the best-known Marine Protected Areas (MPAs) in Belize and its co-management system provides an example of sustainable development in the country.

This Regional Guideline has been developed to support the management of this area, specifically to:

- Present updated information on Habitat Risk Assessment (HRA), a useful tool for assessing potential impacts and informing environmental conservation decision-making.
- Present updated information on the disaster risk profile to contribute to a more resilient development of the coastal zone.
- Summarize the key issues and challenges of the region, by identifying the strengths, weaknesses, opportunities and threats (SWOT analysis).
- Formulate a set of recommendations to be developed in the region, in collaboration with local committees and stakeholders.
- Provide information on sectoral recommendations for development standards.

To this end, this document is structured in the following sections:

- Section 1. Turneffe Atoll Planning Region: presents information on ecosystem services and HRA, disaster risk and SWOT analysis.
- Section 2. ICZM recommendations: this section presents the key issues identified based on literature review.
- Appendix: including (i) recommendations for community and caye development, as outlined in the *Interim National Integrated Coastal Zone Management Plan: 2020-2025*, align with the *National Guidelines for the Subdivision and Consolidation of Land* from the Lands Department; and (ii) recommendations from the *National Sustainable Tourism Master Plan*, updated in 2023.

The information presented in this document was intended to be prepared using a combination of technical and participatory approaches. The technical process included the review of existing studies and previous ICZM Plans and the performance of the Habitat Risk Assessment model.

However, feedback from the stakeholders in the Turneffe Atoll Region is still pending. Therefore, further consultations with key stakeholders will be required to validate and finalize mutually agreeable recommendations.

2 THE TURNEFFE ATOLL PLANNING REGION

2.1 ECOSYSTEM SERVICES AND HABITAT RISK ASSESSMENT

In the Turneffe Atoll region, coral reef is a key habitat, with most of the area at medium risk (85%) (Figure 1, Table 1). The variation in high-risk areas is due to infrastructure development. It is worth highlighting that in this region, most mangroves are at low risk (72%), with none at high risk. The stressors contributing to the small areas at medium risk (28%) are flooding and infrastructure development. Finally, seagrass beds, which cover the entire atoll area, are mostly at medium risk. In this case, the stressor contributing to the small areas at high risk (15%) is, once again, infrastructure development. The relative low level of risk in the area can be directly attributed to the Marine Protected Area in which all the ecosystem types are found.

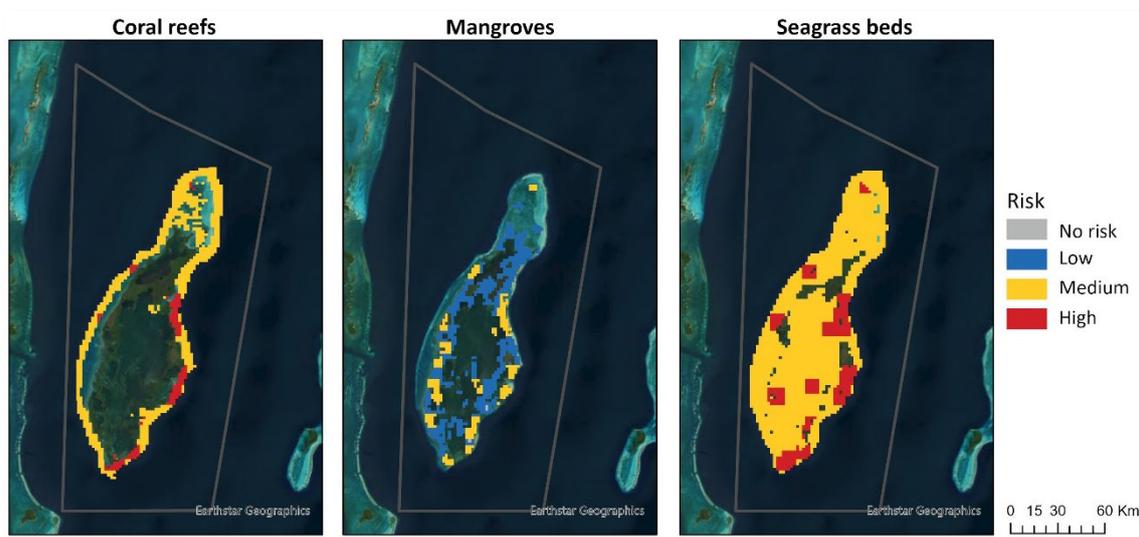


Figure 1. Coral Reef, mangroves and seagrass beds classified as high, medium and low risk for current human activity (2025) in Turneffe Atoll.

Table 1. Habitat Risk Assessment InVEST model outputs for Turneffe Atoll.

Habitat	No risk (km ²)	Low Risk (km ²)	Medium Risk (km ²)	High Risk (km ²)
Coral Reefs	0	0	173.25	31.25
Mangroves	0.75	140.5	55.25	0
Seagrass	0	0	486	89.25

2.2 DISASTER RISK AND CLIMATE CHANGE ADAPTATION

Turneffe Atoll Planning Region faces multiple hazards and risks related to coastal dynamics and climate change. Due to atolls conforming low lying areas, such regions are very highly exposed to tropical cyclone effects and storm surges. Flood mapping related to tropical cyclones (see Figure 2) indicates that Turneffe Atoll gets partially flooded under current and pessimistic climate change scenarios (IPCC AR5 RCP8.5 by 2050, resulting in a sea level rise of 0.275m), with all terrestrial parts being covered for storms with return periods above 500 years. Under current

conditions, flood heights reach 1.5 m during events with 500-year return periods, whereas similar heights are reached with return periods as short as 100 years under a pessimistic scenario (Martínez et al., 2022).

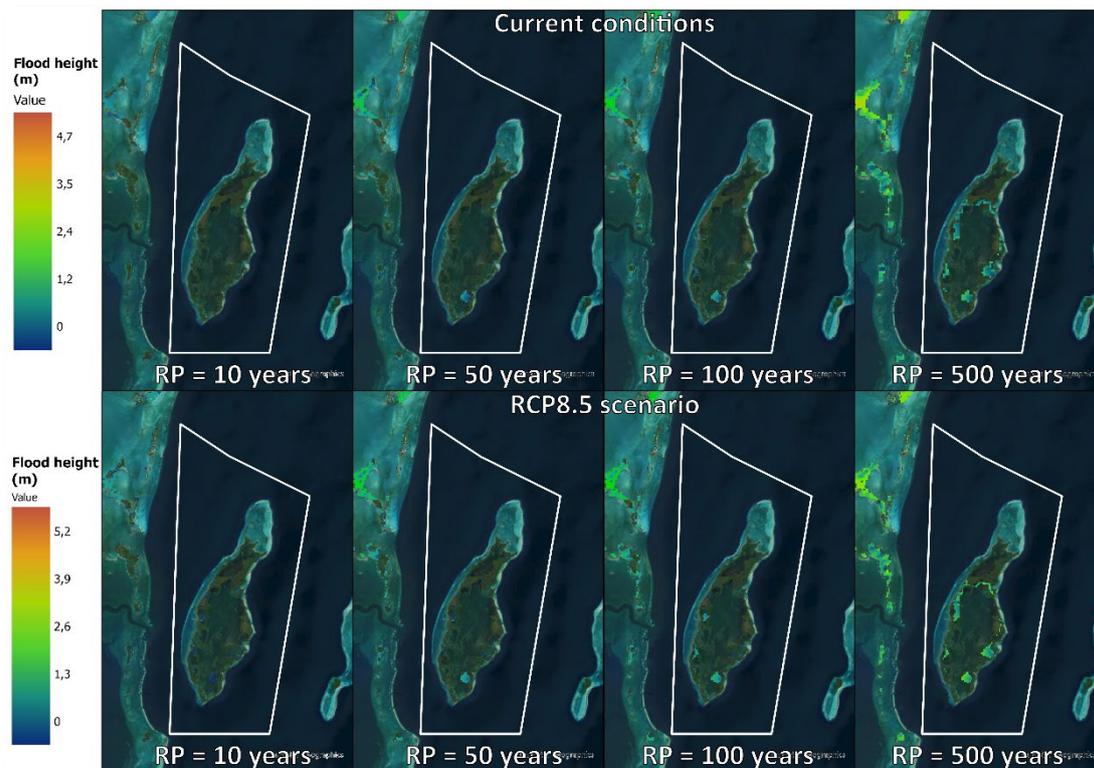


Figure 2. Maps with the 10, 50, 100 and 500 years return periods of extent and depth of flooding for current conditions and for the RCP8.5 climate change scenario by 2050 (SLR= 0.275 m) for Turneffe Atoll Planning Region. (Source: Martínez, J. et al., 2022)

Coastal erosion is another critical concern, but mangroves play a key role in mitigating its effects, by providing a natural shield for these areas. According to Martínez et al. (2022), Belize’s mangroves significantly reduce erosion caused by tropical cyclones, maintaining shoreline retreat in north-eastern side of Turneffe Atoll below 0.12 m under both current and pessimistic scenarios. However, in sandy coastal areas like the south-eastern side of the Coastal Planning Region (CPR), shoreline erosion (without considering beach resilience, i.e., the ability of a beach to recover naturally from erosion caused by storms or climate change effects) is projected to reach up to 4 and 4.7 m for 50 and 100-year storms respectively under current scenarios. Under a pessimistic scenario, the retreats for the same return periods reach 7.4 and 8 m respectively.

Despite Turneffe Atoll’s high exposure to tropical cyclone-related hazards, the lack of census and infrastructural data in this region hinders acquisition of reliable vulnerability, coping capacity and resilience parameters to enable a proper risk assessment. Nevertheless, it should be noted that the region is experiencing a rapid increase in demand for tourism development, with several touristic resorts, over-water structures and airfields, which directly suffer from these natural hazards’ effects.

2.3 SWOT ANALYSIS

The following section presents a SWOT analysis of the CPR identifying elements or processes that need to be improved or strengthened (Weaknesses), mitigated (Threats), maintained (Strengths), and leveraged (Opportunities), which in turn help define coastal management objectives and recommendations. This analysis results from a careful assessment, including a review of existing studies of the coastal area available and the analysis of previous ICZM Plans, together with the review of sectoral policies and plans.

Strengths:

- Turneffe Atoll is the largest and most biologically diverse atoll in the Caribbean, with extensive coral reefs, seagrass beds, and mangrove forests. These ecosystems provide critical habitat for species such as the American saltwater crocodile, Antillean manatee, and Hawksbill turtle.
- As one of the largest Marine Reserve in Belize, Turneffe Atoll benefits from a regulatory and co-management framework that ensures sustainable development and resource management.
- Turneffe Atoll's great biodiversity supports commercial and sport fisheries, while attracting eco-tourism, featuring low-impact resorts and small-scale cultural tourism ventures by local fishermen.
- Turneffe Atoll's no-take zones, spawning aggregation sites, and research-driven initiatives protect key species and ecosystems. As part of the Mesoamerican Barrier Reef, it serves as a hub for marine research, reinforcing Belize's reputation for marine conservation.
- The Turneffe Atoll Sustainability Association (TASA) co-manages the Turneffe Atoll Marine Reserve to ensure sustainable development in the area. There is accessible information of the area, including an App and a comprehensive website.

Weaknesses:

- Illegal fishing and unsustainable commercial practices, like overfishing of grouper and snapper, thrive due to weak enforcement and inconsistent regulations. The increasing pressure from itinerant fishermen and poor management threaten fish populations and marine habitats, exacerbating the environmental strain on the atoll.
- Mangrove clearance and dredging for development harm crucial areas like seagrass beds and back-reef flats.
- Poorly marked boating routes contribute to frequent vessel groundings, damaging coral reefs and seagrass beds.
- Highly dependent on external investors for tourism which limiting local economic benefits. High-end resorts dominate the area, thereby reducing opportunities for local communities to capitalize on tourism.

Opportunities:

- Promoting low-impact, nature-based tourism can generate revenue while preserving ecosystems. Existing plans, if enforced properly, can guide development, ensuring it aligns with ecological priorities and benefits local communities.

- Strengthening cooperation between tourism operators, the Belize Coast Guard, and the Fisheries Department can enhance monitoring and enforcement against illegal activities.
- Implementing sustainable fisheries practices, such as protecting critical habitats and setting seasonal catch limits, can help maintain both commercial and sport fisheries. Community involvement in management can ensure long-term success.
- Updating nautical charts and installing mooring buoys and markers will reduce vessel groundings and protect habitats. This infrastructure is crucial for safe, responsible tourism while preserving sensitive marine environments.
- Zoning regulations that account for the region's ecological capacity can prevent overdevelopment and safeguard habitats. Proper planning ensures that tourism, fishing, and research activities remain sustainable over the long term.
- Expanding research and educational initiatives at Turneffe Atoll can enhance conservation efforts. Collaboration with universities and research institutions can improve understanding of the atoll's unique ecosystems and foster more effective management.

Threats:

- Rising sea levels, increased storm intensity, and coral bleaching continue to threaten the resilience of Turneffe's coral reefs and marine ecosystems. These changes jeopardize biodiversity, disrupt fisheries, and increase vulnerability to extreme weather events.
- Unregulated fishing, overfishing of key species like grouper and snapper, and unsustainable tourism practices could degrade critical habitats, including coral reefs, seagrass beds, and mangroves, leading to long-term ecosystem collapse.
- The expansion of tourism and land privatization threatens traditional livelihoods, displacing local fishermen and resource users. This creates competition between conservation efforts, tourism development, and local needs, leading to tensions and policy challenges that hinder cohesive management and sustainable development.
- Insufficient waste disposal systems, especially for tourism-related sewage and plastics, contribute to marine pollution, threatening the health of ecosystems and reducing the area's appeal to tourists seeking pristine environments.

3 ICZM RECOMMENDATIONS

3.1 KEY ISSUES AND RECOMMENDATIONS

Table 2. Key issues and recommendations. ID refers to the code of each recommendation. S refers to the scale implementation of each recommendation: National (N), Local (L).

TOPIC	KEY ISSUES	ID	RECOMMENDATIONS	S*
Tourism	Rapid increase in demand for tourism development	R1	<ul style="list-style-type: none"> Promote low-impact high value, environmentally-sensitive, nature-based tourism with care to avoid practices that destroy Turneffe Atoll’s sensitive and valuable habitats. A commitment to supporting the management of TAMR should be a requirement for all tourism operators in Turneffe or any protected area. Restrict resort development to existing areas with land rather than inundated mangroves with limited scope for expansion. Avoid high-impact tourism and ensure ecological sustainability. All tourism facilities should meet BTB’s minimum standards, including disaster preparedness and evacuation plans; and also meet the “Tourism and Recreation Best Practices Guidelines for Coastal Areas in Belize” produced by CZMAI. 	N/L
	Incompatible tourism product	R2	<ul style="list-style-type: none"> Establish Turneffe Atoll-specific eco-tourism guidelines and enforce best practices to minimize environmental impact in accordance with the NSTMP. Establish a partnership between the BTB and TASA to enforce guide and operators licenses for Turneffe and between the CZMAI and TASA for Sport Fishing Licenses. Tourism and residential developments should be required to provide detailed plans about how they will provide adequate fresh water which will not degrade natural fresh water resources used by wildlife. Rainwater collection, recycling of gray water, and other water preservation methods, should be utilized as much as possible. Maximize and incentivize use of solar and wind power is recommended, yet it is recognized that some fossil fuel-based power will be necessary. 	N/L

			<ul style="list-style-type: none"> ▪ Power requirements should be minimized to the extent possible through the use of power-saving measures and other efficiencies. ▪ As transportation and storage of fossil fuels present risks of serious environmental contamination, comprehensive policies and procedures for these activities should be required and approved through the EIA process for all residential and tourism developments. ▪ Fuel related contaminants must be disposed of responsibly and all tourism and residential development proposals should include responsible plans for these processes approved by the DOE through the EIA process. ▪ Transportation, distribution and disposal of fuel products should be monitored for all tourism and residential developments ensuring that appropriate standards are followed, through the Department of Environment's ECP process. Generating and water systems should be shared by neighboring developments whenever feasible. 	
	Loss of traditional tourism livelihoods	R3	<ul style="list-style-type: none"> ▪ Support ecologically sustainable tourism initiatives that integrate traditional livelihoods and nature-based activities. This could include utilizing camp fishers as a part of the tour product to build a story about sustainable sea food different harvest methods being used. 	L
Fishing	Destruction of critical habitats for fisheries	R4	<ul style="list-style-type: none"> ▪ Strengthen zoning protections for essential flats fishing habitats and commercial spawning areas to maintain critical fish stocks, under the MSP/BSOP process. 	N/L
	Unsustainable commercial	R5	<ul style="list-style-type: none"> ▪ For commercial fishing, implement and enforce science-based fisheries management with size limits, catch quotas. 	N
	Recreational fishing practices	R6	<ul style="list-style-type: none"> ▪ For recreational fishing, institute plans to ensure the fisheries long-term economic and ecological sustainability. 	N
	Loss of habitats essential for fisheries	R7	<ul style="list-style-type: none"> ▪ Strengthen the role of TASA and CZMAI in EIA processes to guide, and when necessary, restrict development activities that degrade seagrass beds, back-reef flats, and other critical fishery habitats. ▪ Over the water closed-structures should be prohibited on Turneffe Atoll; particularly those which include bathroom facilities and 	N

			<p>grey water risks, and particularly those that would impact flats fishing habitats.</p> <ul style="list-style-type: none"> Building height limitations should be established for the atoll with enforcement of the established management structure. 	
	Lack of navigational aids increasing risks	R8	<ul style="list-style-type: none"> Install and maintain clear markers for spawning aggregation sites and no-take zones. This should be budgeted under the GSA allocation via the Belize Fund. The Belize Port Authority should install and maintain clear channel markers for key navigational channels in Turneffe. 	N/L
	Overexploitation of fisheries resources	R9	<ul style="list-style-type: none"> Enforce the management of Fisheries Priority Areas (FPAs) and Aquatic Reserves identified for biodiversity conservation, as defined in the National Fisheries Policy, Strategy and Action Plan. Establish science-based fishing regulations to ensure the sustainability of Turneffe's commercial fisheries. This information should be reached via the analysis of SMART data and regular fish stock data analysis TAMR is at a critical point where the precautionary principle has to be applied based on the best available science. 	N/L
	Lack of awareness and management strategies for the flats fishing sector may threaten the sustainability of this economically valuable sport fishery.	R10	<ul style="list-style-type: none"> Promote sustainable management of flats fisheries through a public awareness campaign highlighting their economic value and the need to protect critical habitats. Develop specific regulations for flats sport fishing, including catch-and-release practices, effort limits, and habitat protection measures within marine protected areas such as the Turneffe Atoll. Conduct targeted scientific studies to identify critical habitats, spawning areas, and migratory patterns of flats species at Turneffe Atoll, in order to inform evidence-based management measures and strengthen protection of the fishery. 	N/L
Marine Transportation	Insufficient mooring buoys and navigation aids	R11	<ul style="list-style-type: none"> Implement a National Mooring Buoy Plan in collaboration with relevant agencies to protect sensitive marine habitats to compliment what TASA already has in place. The Belize Port Authority should install and maintain clear channel markers for key navigational channels in Turneffe. 	N/L
	Frequent vessel groundings due to outdated navigational charts	R12	<ul style="list-style-type: none"> Update navigational charts and clearly demarcate safe boating routes to reduce habitat damage. Lyder could be accessed via the Caribbean Community Climate Change Center. 	N/L

Land Use & Development	Increased land demand displacing traditional users	R13	<ul style="list-style-type: none"> ▪ Impose a moratorium on the sale of small cayes and prioritize lease renewals for traditional fishermen. ▪ No dredging, sand mining, or land filling, with the exception of limited hand dredging around docks, should be allowed at Turneffe without 1) a comprehensive Environmental Impact Assessment to include a vetting process involving relevant stakeholders and 2) compliance with these Guidelines. ▪ Any reclamation for maintenance or loss of lost property, (e.g. after hurricanes) should only be done in consultation with the relevant authorities. Dredging for this purpose should be kept to a minimum while guaranteeing that native habitats are not damaged. ▪ Land without feasible access should not be developed and only minimal manual dredging for boat access should be allowed. 	N/L
	Exceeding carrying capacity leading to resource depletion	R14	<ul style="list-style-type: none"> ▪ Integrate human carrying capacity into land-use planning and zoning regulations to prevent overuse of critical habitats. ▪ Integrate fishers carrying capacity in relation to stock and space to prevent overuse of critical habitats. This information could be reached via the analysis of the past years of SAMRT data and fish stock data.. TAMR is at a critical point where the precautionary principle has to be applied based on the best available information and science. 	N
	Sensitive Habitats	R15	<ul style="list-style-type: none"> ▪ Due to the importance of mangroves as providers of ecological services, their value to its major industries (fishing and tourism), and their potential blue carbon value, mangroves removal should be minimized in accordance with the new Mangrove Protection Act which should be strictly enforced. ▪ Clearing of vegetation should be kept to a minimum and valuable littoral forest should be identified with GPS coordinates, clearly mapped and zoned for strict protection. ▪ Some palmettos stands are selectively used for lobster trap construction and this use is sustainable in its present volume, although management may be required in the future. ▪ Preservation of seagrass beds should be a priority in all management decisions at Turneffe Atoll. ▪ Due to the economic and ecological importance of Turneffe's fringe reef, patch reef and back-reef flats, management of 	N

			<p>Turneffe Atoll should ensure that the integrity and health of these areas is carefully protected.</p> <ul style="list-style-type: none"> ▪ Modern planning methodologies, such as MSP/BSOP, should be used to further analyze, and presumably confirm, the economic, ecological and social value of preserving the unique and special areas at Turneffe Atoll. 	
	Pollution Control	R16	<ul style="list-style-type: none"> ▪ Procedures to minimize waste should be in place for all developments and recycling ▪ should be utilized as much as possible. On-site waste disposal should be accomplished in a manner consistent with the National Solid Waste Guidelines. ▪ For tourism and residential developments, solid waste from toilets should be treated by means of an earth tub or similar type technology with the resulting compost used in landscaping. Open septic tanks should not be permitted for tourism or residential facilities and closed septic tank/drain-field systems or hydro action sewage system should be permitted only with pre-approval from DOE through the EIA process. ▪ Maximize reusable products and containers and minimize or ban non reusable products especially at the tourism facilities. ▪ Gray water should be recycled and reused as much as possible. ▪ Food waste from tourism and residential properties should be composted and used on-site as fertilizer. ▪ All hazardous waste, including batteries, tires, propellant cans and petroleum-based products, should be properly stored to avoid contamination and transported to the mainland for final disposal. ▪ Metal containers should be used for incinerating burnable inorganic waste, although such incineration should be done in a manner that is not a nuisance to neighbors. Large-scale resorts (yet to be defined) should be required to utilize incinerators for these purposes. ▪ For fishing camps, the volume of solid waste generated is small enough that incineration on site, given adequate precautions, should be acceptable. ▪ Open latrines should be used only in fish camps where the occupancy is minimal, i.e. 2-3 people. If a fishing camps house more than 3 persons, they should then conform to the recommendations above. 	N

			<ul style="list-style-type: none"> ▪ In an effort to reduce and prevent the environmental impacts associated with the disposal of waste products, the operators of cruise ships, fishing and other vessels should comply with the National Plan. 	
	Social and Recreations Amenities	R17	<ul style="list-style-type: none"> ▪ Because there are no basic health care facilities on the atoll, all residents should be prepared to provide at least basic medical care, emergency response and resorts are encouraged to provide assistance to the wider community when needed. ▪ Provisions for emergency evacuation of inhabitants and visitors should be explored and formalized, possibly through the establishment of a Turneffe Emergency Management Plan. This should be done in collaboration with NEMO and the BTB. ▪ The University of Belize, on Calabash Caye or other suitable facilities, should be used for meetings of the general community or specific groups/committees on the islands. ▪ Public recreational areas, with infrastructure such as pier and bathroom facilities, should be established facilitate day-trip tourism at suitable sites on Turneffe. This is now established and overseen through TASA with some ▪ funding derived from user fees and national and international donor conservation support. This Reserve further requires support from the BTB and an increase in fees must be implemented as there has not been any raise in fees since the establishment of the Turneffe Atoll Marine Reserve in 2012. This is fully support by key all Turneffe tourism stakeholders. ▪ Large vessels, including cruise ships, should only be allowed at sites or in harbors designated by the Belize Port Authority. Near the reef, vessels must moor at sites designated by the Fisheries Department where adequate mooring facilities have been installed. Tender vessels associated with the operations of large vessels will not be allowed to drop anchor where the anchor, chain or any part of the vessel could cause damage to the reef. In the event that the cruise ships or other vessels are to be anchored in the vicinity of the atolls or reef, permanent-mooring sites must be established for this purpose in consultation with the Fisheries Department and the Belize Port Authority. 	L

	Further Conservation of TAMR		<ul style="list-style-type: none"> Now that Turneffe has had national level protection since 2012, TACAC recommends that Turneffe Atoll become Belize's first Biosphere Reserve under the UNESCO designation, emphasizing a multiple use (conservation, fishing/ tourism and education/research) zoning scheme or should be considered to be added to the UNESCO World Heritage Sites for Belize. 	N/L
	Invasive Species	R18	<ul style="list-style-type: none"> Lionfish populations and impacts should continue to be closely monitored. Intense fishing pressure for this species should be encouraged. Plans for controlling the population of this invasive species should be coordinated with relevant agencies in Belize such as the Belize Fisheries Department and throughout the Caribbean. 	N/L
	Fisheries Enforcement and Safety and Security	R19	<ul style="list-style-type: none"> Further cooperative public/private efforts should be explored to enhance enforcement and security at Turneffe Atoll. The Police, Coast Guard and other entities need to be coordinated for security purposes. This should become a part of the National Fisheries Enforcement Strategy and Plan being led by the Blue Bonds and Permanence Finance Unit. Improving the ability for fishing camps, resorts and other Turneffe Atoll locations to communicate with the Belize Coast Guard for security purposes should be a priority. Enhancing the ability of the Belize Coast Guard to easily travel to all areas of Turneffe Atoll, particularly the remote areas of the lagoon, should be enhanced. Enlisting local fishermen and resorts to help with monitoring and surveillance should be promoted to enhance security. A vessel monitoring system should be legally mandated for all fishing vessels. 	N
	Unregulated overwater structure development	R20	<ul style="list-style-type: none"> Prohibit closed overwater structures to avoid destruction of valuable habitats for flats fishing and other tourism activities, especially those with bathroom facilities, to prevent water pollution. 	N
Environment	Inadequate sewage and solid waste disposal	R21	<ul style="list-style-type: none"> Establish centralized waste management systems for each tourism and residential developments to prevent marine pollution. 	N/L
DRM	Rising sea levels, increased storm intensity, and coral bleaching threatening ecosystem	R22	<ul style="list-style-type: none"> Develop and implement climate adaptation strategies, such as nature-based coastal protection, coral reef restoration projects, and managed retreat policies to reduce long-term environmental risks. Enhance research initiatives and awareness campaigns led by 	N

	resilience and human lives		NEMO, regarding adaptation and evacuation, as defined by the National Climate Change Policy, Strategy and Master Plan (NCCPSMP).	
	Unplanned coastal development, including pier construction and mangrove removal, is accelerating beach erosion and sedimentation, increasing vulnerability to climate change impacts.	R23	<ul style="list-style-type: none"> ▪ Conduct an assessment of the cumulative impacts of coastal structures (e.g., piers, seawalls to guide future development and inform regulatory updates. ▪ Establish a national beach erosion monitoring program to systematically track shoreline changes and inform climate adaptation and disaster risk planning 	
	Scientific Research and Education	R24	<ul style="list-style-type: none"> ▪ The notable ability of Turneffe Atoll as a resource for coastal marine education and research should be embraced and continue to be promoted as model MPA site to undertake adaptive management approaches. ▪ The importance of ongoing monitoring and research to evaluate the effects of all influences on the atoll should be recognized and supported. ▪ Additional studies related to bird distribution, nesting and flight paths as well as sustainable fisheries management and numerous other topics should continue to be supported and encouraged. ▪ Establishing a recommendation for the number of fishers that can sustainably be fished (fish mortality) at Turneffe should be prioritized and established as soon as possible. If not instituted, the sustainability of the Atoll's fisheries will be in jeopardy. Currently, 50% of the nationally licensed fishers are licensed to fish at Turneffe and this is not sustainable. Establishing recommendations for the conch fishery at Turneffe based on data collection that TASA and the Fisheries Department have undertaken should be urgently prioritized. 	N
	Financing of the Turneffe Atoll Marine Reserve	R25	<ul style="list-style-type: none"> ▪ Effective operation of the Turneffe Atoll Marine Reserve requires definitive support, and this should be substantially sourced from tourists and tourism operators benefiting from the effective management and protection of TAMR. User fees for tourism have not been raised since the establishment 	N/L

		<p>of the Turneffe Atoll Marine Reserve in 2012. Tourism fees should be substantially increased and this is supported by key all Turneffe tourism stakeholders.</p> <ul style="list-style-type: none"> ▪ The Belize Fund and the Protected Areas Conservation Trust must allocate some basic costs for the support of the protection/enforcement salaries and maintenance of the basic cost of the reserve and this can be utilized to leverage other resources. ▪ The Belize Tourism Board must also allocate some financial and technical resources towards the management of the Turneffe Atoll Marine Reserve if we are to have impact into the future to safeguard a key resource. Marketing and Communication support from the BTB for Turneffe is crucial to the success of the model.
<p>S: Scale: National (N) and local (L)</p>		

4 APPENDIX

The sectoral recommendations for development standards in terrestrial zones and cayes, as outlined in the *Interim National Integrated Coastal Zone Management Plan: 2020-2025*, align with the *National Guidelines for the Subdivision and Consolidation of Land* from the Lands Department. The following sections present these recommendations in detail.

4.1 RECOMMENDATIONS FOR COMMUNITY AND CAYE DEVELOPMENT

Site Number	1
Name / location	MAUGER CAYE
Primary land use	Conservation / lighthouse / research & education
Secondary land use	None
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	2
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The natural vegetation to the east and west of the existing camp should be left undisturbed.

Site Number	2
Name / location	CRAWL CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The natural vegetation to the east and west of the existing camp should be left undisturbed.

Site Number	3
Name / location	THREE CORNER CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	6
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The whole of main caye, to west of caye with camp, to be left undisturbed. The vegetation to the west of camp also to be left undisturbed

Site Number	4
Name / location	COCKROACH / BABYROACH CAYES
Primary land use	Conservation / wildlife sanctuary/ research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The natural vegetation should be left undisturbed.

Site Number	5
Name / location	COCKROACH CAYE BAY
Primary land use	Conservation / wildlife sanctuary /research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	No dredging; no hunting.

Site Number	6
Name / location	MIDDLE GRASSY CAYE RANGE
Primary land use	Conservation / wildlife sanctuary/ research & education
Secondary land use	None (except the 1 fishing camp currently in existence)
Maximum lot size	2 acres - for the existing fish camp only
Minimum lot size	2 acres - for the existing fish camp only
Maximum No of lots per site	1- for the existing fish camp only
Minimum No of lots per site	n/a
Net site housing density	1- for the existing fish camp only
Maximum hab-room density	4- for the existing fish camp only
Maximum guest capacity	n/a
Maximum building coverage	600 sq. ft.-for existing fish camp only
Building set backs	n/a
Building height	14 ft - for the existing fish camp only
Maximum No of floors	1 - for the existing fish camp only
Water	Well / roof- for the existing fish camp only
Electricity	Generator- for the existing fish camp only
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1- for the existing fish camp only
Other	The natural vegetation should not to be disturbed; no dredging; strict control of domestic animals.

Site Number	7
Name / location	SOUTHERN GRASSY CAYE RANGE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	

Site Number	8
Name / location	NORTHERN BOGUE, MID CHANNEL
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	500 sq ft
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	4
Maximum guest capacity	4
Maximum building coverage	500 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	No dredging or filling.

Site Number	9
Name / location	NORTHERN BOGUE, EAST BANK, NORTH
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	

Site Number	10
Name / location	NORTHERN BOGUE, EAST BANK, NORTH
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	

Site Number	11
Name / location	TURNEFFE FLATS RESORT
Primary land use	Resort
Secondary land use	First aid
Maximum lot size	25.88 acres
Minimum lot size	25.88 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	n/a
Maximum hab-room density	16
Maximum guest capacity	20
Maximum building coverage	Main building = 1,200 sq ft; all others = 600 sq ft
Building set backs	Front = 66 ft; side & rear = n/a
Building height	30 ft
Maximum No of floors	2
Water	Well /roof / reverse osmosis under approval from the relevant authorities
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank with Drain field under approval from the relevant authorities
Piers per site	2
Other	Blackbird Caye has been identified as an important nesting site for the American Crocodile

Site Number	12
Name / location	BLACKBIRD MAIN, EAST COAST, SOUTH OF TURNEFFE FLATS RESORT
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	Blackbird Caye has been identified as an important nesting site for the American Crocodiles, and this site has no high land.

Site Number	13
Name / location	NORTHERN BOGUE, EAST BANK, SOUTH
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
n/a	
Maximum lot size	
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The land is low and swampy and the area was badly damaged by Hurricane Keith. This area has been identified as an important nesting site for the American Crocodile.

Site Number	14
Name / location	BLACKBIRD MAIN, OFF WEST COAST, NORTH OF SHEG CAYE (CROSS)
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	

Site Number	15
Name / location	PELICAN CAYE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	Attention should be paid to the maximized retention of vegetation.

Site Number	16
Name / location	BLACKBIRD MAIN, EAST COAST, HAULOVER AREA
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	There is no high land at this particular site. Blackbird Caye has been identified as an important nesting site for the American

Site Number	17
Name / location	BLACKBIRD MAIN, HAU-LOVER (SPRAT HOLE)
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The Haulover area is sometimes used as a means of access between the Central Lagoon and the sea. Blackbird Caye has been identified as an important nesting site for the American Crocodile.

Site Number	18
Name / location	SHAG CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The natural vegetation on the rest of the caye should not be disturbed.

Site Number	19
Name / location	BLACKBIRD MAIN, WEST SIDE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The developed camp at this site consists of 5 acres. The land is only marginally high and is considered as being able to support only a 2 acre camp without endangering the local environment.

Site Number	20
Name / location	BLACKBIRD MAIN, EAST COAST, MIDDLE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	Blackbird Caye has been identified as an important nesting site for the American Crocodile.

Site Number	21
Name / location	BLACKBIRD MAIN, EAST COAST, UPPER RIDGE
Primary land use	Residential
Secondary land use	Tourism
Maximum lot size	40 acres
Minimum lot size	9 acres
Maximum No of lots per site	15
Minimum No of lots per site	n/a
Net site housing density	1 per lot
Maximum hab-room density	8 per lot
Maximum guest capacity	0
Maximum building coverage	1000 sq ft
Building set backs	front = 66 ft; side & rear = 30 ft
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water.
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank with Drain field under approval from the relevant authorities
Piers per site	5 at minimum intervals of 1000 ft
Other	

Site Number	22
Name / location	SOLDIER CAYE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	This caye has been identified as an important nesting site for the roseate tern and white crowned pigeon

Site Number	23
Name / location	BLACKBIRD MAIN, EAST COAST, LOWER RIDGE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	This site has been identified as being particularly rich in local biodiversity. It is also separated from the sea by a large area of mangrove. Considering these factors, it is recommended that this area be used as a wildlife sanctuary which could add an attraction to the Blackbird Caye Resort and give ambulatory access to the upper coastal ridge.

Site Number	24
Name / location	BLACKBIRD CAYE RESORT
Primary land use	Resort
Secondary land use	First aid / research & education / marina (on west coast / Soldier Bight side)
Maximum lot size	43.5 acres
Minimum lot size	43.5 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	n/a
Maximum hab-room density	30
Maximum guest capacity	35
Maximum building coverage	Main building = 1200 sq ft; all others 600 sq ft
Building set backs	Front = 66 ft; side = n/a; rear = 66 ft (from lagoon)
Building height	28 ft
Maximum No. of floors	2
Water	Well / roof / reverse osmosis with approval from the relevant authorities
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water.
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank with Drain field under approval from the relevant authorities
Piers per site	2 (1 at front and 1 into Soldier Bight);
Other	

Site Number	25
Name / location	HARRY JONES POINT, EASTERN POINT
Primary land use	Research & educational facility
Secondary land use	Residential
Maximum lot size	11.2 acres
Minimum lot size	11.2 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	3
Maximum hab-room density	12
Maximum guest capacity	12 (plus capacity of 2 dorms in the main building)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side & rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Above Ground Septic Tank with Drain field under approval from the relevant authorities; Compost toilet
Piers per site	2
Other	This site has been designated as a research facility. The high sand bar, generally 32 meters wide, extends down to the point with mangroves behind. No other coastal structures are recommended.

Site Number	26
Name / location	HARRY JONES POINT, WESTERN POINT
Primary land use	Fishing
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site Number	27
Name / location	HARRY JONES AREA, EAST SIDE OF CAYE FACING TOWARDS HARRY JONES
Primary land use	Fishing
Secondary land use	None
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Compost Toilet
Piers per site	2
Other	

Site Number	28
Name / location	LITTLE CALABASH CAYE (GARFIELD'S)
Primary land use	Fishing/residential
Secondary land use	Conservation/wildlife sanctuary/research and education
Maximum lot size	484 square yards
Minimum lot size	484 square yards
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft
Building set backs	25 ft from water
Building height	28 feet
Maximum No of floors	2
Water	Roof/well
Electricity	Solar/wind/generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non-Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System /Above Ground Septic Tank with Drainfield under approval from relevant agencies
Piers per site	1 (on west side only)
Other	<p>Any generators should be sited to avoid any fuel, noise, or smoke pollution; no other coastal structures; no dredging; no hunting;</p> <p>Strict control of domestic animals; no external lights. The Calabash Caye area has been identified as an important site for the American crocodile, and also as a turtle nesting area. It has also been registered as a site of archaeological interest</p>

Site Number	29
Name / location	CALABASH CAYE NORTH: FRONT
Primary land use	Recreation (public beach)
Secondary land use	Conservation
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Maximum housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The Calabash Caye area has been identified as an important site for the American crocodile, and also as a turtle nesting area. It has also been registered as a site of archaeological interest. This 4 acre site contains high sand bar covers the site and extends behind into the littoral forest.

Site Number	30a
Name / location	CALABASH CAYE: PLANETARY CORAL REEF FOUNDATION
Primary land use	Research & education / wild-life sanctuary/conservation
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Maximum housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	Calabash Caye has been identified as an important site for the American crocodile, and also as a turtle nesting area. It has also been registered as a site of archaeological interest and no development has taken place. The land consists of a high sand bar.

Site Number	30b	Site Number	31
Name / location	CALABASH CAYE: INSTITUTE OF MARINE STUDIES (UNIVERSITY OF BELIZE)	Name / location	CALABASH CAYE CENTRAL, FRONT
Primary land use	Research & education / administration facility	Primary land use	Residential / residential tourism /resort (one only on a lot larger than 5 acres)
Secondary land use	Residential	Secondary land use	Fish camp
Maximum lot size	12 acres	Maximum lot size	15 acres
Minimum lot size	7 acres	Minimum lot size	15 acres
Maximum No of lots per site	2	Maximum No of lots per site	10
Minimum No of lots per site	1	Minimum No of lots per site	5
Maximum housing density	6	Maximum housing density	Lot with 5 acres or more = 2 per lot or 1 per lot with 4 cabanas; lot with less than 5 acres = 1 per lot with 1 cabana
Maximum hab-room density	30	Maximum hab- room density	10 (resort only)
Maximum guest capacity	40 per site	Maximum guest capacity	600 sq ft
Maximum building coverage	1200 sq ft	Building set backs	front = 66 ft; side = 30 ft; rear = n/a
Building set backs	Front = 66 ft; side & rear = n/a	Building height	28 ft
Building height	28 ft	Maximum No of floors	2
Maximum No of floors	2	Water	Well / roof
Water	Well / roof	Electricity	Generator / solar / wind
Electricity	Solar / wind / generator / sites 30/32/33	Solid waste	Removal to Belize City or Waste Control Point / incin- eration of Non Hazardous Waste under approval from relevant authorities
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities	Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from rele- vant authorities
Liquid waste	Liquid Waste Manage- ment System / Above Ground Septic Tank &Drain field under approval from relevant authorities	Piers per site	1 though lots less than 5 acres should share 1 per between them
Piers per site	1	Other	Access to the lagoon should be kept to 10 ft wide paths; only one resort per site; no dredging. Any generators should be sited to avoid any fuel, noise or smoke pollu- tion. No other coastal structures, dredging, or hunting. Strict control of domestic animals and no external lights. The Calabash Caye area has been identified as an important site for the American crocodile, and also as a turtle nesting area. The land is fronted by a high sand bar that extends further back into littoral forest. Towards the back on the lagoon side, the land becomes a mangrove swamp. Towards the south the sand bar decreases. Sea access is constrained by reef on the south. The site could support a low density development with one low impact resort provided that adequate pro- visions were made for waste disposal and the extraction of ground water. Attention should be paid to retaining littoral forest and mangroves, especially around the lagoon and in clumps along the seafront on the southern side. The lagoon at the back is occasionally used for the safe harboring of boats in times of bad weather. It is recommended that this practice be continued, though there should be no fuel storage by the lagoon which has been identified as having a unique environment and should be maintained.
Other	Any generators should be sited to avoid any fuel, noise or smoke pollu- tion. No other coastal structures, no dredging, no hunting, strict control of domestic animals, no external lights. The Cala- bash Caye area has been identified as an important site for the American croc- odile, and also as a turtle nesting area. It has also been registered as a site of archaeological interest. The land is a high sand bar that extends into the littoral forest at the back.		

Site Number	32
Name / location	CALABASH CAYE NORTH, SOUTH PART
Primary land use	Research & education / / wildlife sanctuary
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The Calabash Caye area has been identified as an important site for the American Crocodile, and also as a turtle nesting area. It has also been registered as a site of archaeological interest

Site Number	33
Name / location	CALABASH CAYE, HALF-MOON BAY (CUTFINGER CREEK)
Primary land use	Fish camp
Secondary land use	None
Maximum lot size	6307 sq yds
Minimum lot size	2480 sq yds
Maximum No of lots per site	2
Minimum No of lots per site	1
Net site housing density	1 per lot
Maximum hab-room density	4 per lot
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per lot
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Above Ground Septic Tank and Drain field
Piers per site	1 per lot
Other	Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights.

Site Number	34
Name / location	CALABASH CAYE, HALFMOON BAY
Primary land use	Fish camp
Secondary land use	Guest house / resort (one) / docking facility
Maximum lot size	5 acres
Minimum lot size	5 acres
Maximum No of lots per site	8
Minimum No of lots per site	8
Net site housing density	2 per lot; 1 per lot with 4 cabanas
Maximum hab-room density	8 per lot
Maximum guest capacity	10
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; rear = 66 ft; side = 20 ft
Building height	28 ft
Maximum No of floors	2
Water	Well / roof;
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	2 (1 into sea & 1 into lagoon); docking facility on lagoon side, maximum number of boats = 5 / all less than 30 ft long: requires
Other	approval from GOP and Environmental Screening from DOE in order to proceed. (No docking facility if significant dredging is necessary). Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. This is a large block of high land that extends from the sea to the lagoon. It is relatively free from the reef, which lies a short distance out. The fact that the high land reaches, more or less, all the way to the lagoon side may allow for the possible construction of a small docking facility in the lagoon. A full assessment of the site would, however, be required before any such scheme proceeded.

Site Number	35
Name / location	CALABASH CAYE SOUTH
Primary land use	Residential
Secondary land use	Fish camp
Maximum lot size	13 acres
Minimum lot size	5 acres
Maximum No of lots per site	5
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per building
Building set backs	front = 66 ft; rear = 66 ft; side = 20 ft
Building height	28 ft
Maximum No of floors	2
Water	Well / roof;
Electricity	Solar / wind / generator;
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	0
Other	All lots to have equal sea frontage; any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. This site constitutes the southern part of the high land, yet this part is constrained on the sea side by the reef which comes right up to the shore. This constraint effectively shuts of access to the sea, which in turn requires that the land use not be based on sea access.

Site Number	36
Name / location	CALABASH CAYE SOUTH, LAMBEY BAY
Primary land use	Residential
Secondary land use	Residential tourism /fish camp
Maximum lot size	8 acres
Minimum lot size	4 acres
Maximum No of lots per site	3
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	5 per lot
Maximum guest capacity	0
Maximum building coverage	600 sq ft
Building set backs	Front = 66 ft; rear = 66 ft (from lagoon); side = 20 ft
Building height	28 ft
Maximum No of floors	2
Water	Well / roof;
Electricity	solar / wind / generator;
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	2 (1 into sea & 1 into lagoon)
Other	<p>All/any lots should extend from beachfront to back of site. Any generators should be sited to avoid any fuel, noise or smoke pollution.</p> <p>No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights.</p> <p>The land at this bay is high, narrowing to the south, and it extends to the lagoon in the west; moreover it has access through the reef to the sea, though the access is confined.</p>

Site Number	37
Name / location	CALABASH CAYE SOUTH, HEADLAND BETWEEN LAMBEY BAY AND BULL BAY
Primary land use	Recreation
Secondary land use	Conservation
Maximum lot size	6 acres
Minimum lot size	6 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	0
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	Removal to sites 36 / 38
Liquid waste	n/a / sites 36 / 38
Piers per site	0
Other	<p>Here the high sand bar narrows to the point of being inadequate to support development without presenting a threat to the surroundings</p> <p>Furthermore, the headland is closely constrained by the reef. Considering these factors, it is recommended that this site is reserved for low impact recreation or conservation if that use is not feasible.</p>

Site Number	38
Name / location	CALABASH CAYE SOUTH, BULL BAY
Primary land use	Residential
Secondary land use	Residential tourism / fish camp / resort (one)
Maximum lot size	57 acres
Minimum lot size	5 acres
Maximum No of lots per site	11
Minimum No of lots per site	2
Net site housing density	2 per lot; 1 per lot with 4 cabanas
Maximum hab-room density	8 per lot
Maximum guest capacity	10
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = 20 ft
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Solar / wind / generator;
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	5 (4 on seafront at minimum intervals of 1000 ft, 1 into lagoon)
Other	<p>Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging, or hunting. Strict control of domestic animals and no external lights. Maximized retention of mangroves along southern part of seafront.</p> <p>This bay offers good sea access onto a stretch of high land (about 325 meters at its widest) which narrows to the north and south. Also, to the south some large stands of mangrove come between the land and the sea.</p>

Site Number	39
Name / location	CALABASH CAYE SOUTH, GRAND BOGUE
Primary land use	Fish camp
Secondary land use	None
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights.

Site Number	40
Name / location	SOUTHEAST BIGHT, WEST SIDE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	500 sq ft
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	4
Maximum guest capacity	4
Maximum building coverage	400 sq ft per building
Building set backs	n/a
Building height	12 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at neighboring sites
Liquid waste	Compost toilet
Piers per site	1
Other	

Site Number	41
Name / location	SOUTHEAST BIGHT, EAST SIDE
Primary land use	Fish camp
Secondary land use	None
Maximum lot size	0.50 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	500 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at neighboring sites
Liquid waste	Compost toilet
Piers per site	1
Other	

Site Number	42
Name / location	ROPEWALK CAYE NORTH, GRAND BOGUE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	Tall mangroves front onto the sea and the land is low, yet not permanently inundated. Grand Bogue Point is registered by the Department of Archaeology as a historic settlement area

Site Number	43
Name / location	ROPEWALK CAYE NORTH, GRAND BOGUE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Above Ground Septic Tank and Drain field
Piers per site	1
Other	The northern extremity of a coastal bar extends into this site and the reef impedes access to the south. It is recommended that one camp could be accommodated here. The caye has been identified as an important nesting site for the American Crocodile. It is also Surrounded by valuable bonefish habitats

Site Number	44
Name / location	ROPEWALK CAYE NORTH
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if primary use is a fish camp)
Maximum lot size	5 acres
Minimum lot size	fishing use = 2 acres; other use = 5 acres
Maximum No of lots per site	5
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	Fishing use = 4; other use = 0
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof; Connection with site 45
Electricity	Solar / wind / generator; 1 shared generator with site 45
Solid waste	Removal to Belize City or Waste Control Point/ incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	1
Other	Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animal and no external lights. Here the coastal bar is formed in a bay with a shallow opening through the reef to the sea. There is high land up to approximately 40 meters wide. The shallowness of the sea prohibits access to it except in high tide with boats with a shallow draft. Development at this site may result in proposals for dredging, and development should, therefore, be discouraged. The caye has been identified as important nesting sites for the American Crocodile. It is also surrounded by valuable bonefish habitats.

Site Number	45
Name / location	ROPEWALK CAYE NORTH
Primary land use	Residential / fish camp
Secondary land use	Guest house (only if primary use is a fish camp)
Maximum lot size	10 acres
Minimum lot size	5 acres
Maximum No of lots per site	5
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	Fishing use = 4; other use = 0
Maximum building coverage	600 sq ft per building
Maximum site clearance	% to be determined in the Management Plan
Building set backs	front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof; Connection with sites 44 & 46
Electricity	Solar / wind / generator; 1 shared generator with sites 44 & 46
Solid waste	Removal to Belize City or Waste Control Point/ incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	0
Other	Access from neighboring sites. Any generators should be sited to avoid any fuel, noise or smoke pollution; no other coastal structures; no dredging; no hunting; strict control of domestic animals; no external lights. Here the coastal bar widens significantly to about 250 meters at its broadest; however, access to the sea is cut off by the reef. The confinement by the reef calls for development that will have low impact, and will not require ready sea access. The caye has been identified as an important nesting site for the American Crocodile, it is also surrounded by valuable bonefish habitats.

Site Number	46
Name / location	ROPEWALK CAYE NORTH
Primary land use	Fish camp / residential / resort (one)
Secondary land use	Guest house (only if primary use is fish camp)
Maximum lot size	10 acres
Minimum lot size	5 acres
Maximum No of lots per site	4
Minimum No of lots per site	2
Net site housing density	2 per lot; 2 per lot with 4 cabanas
Maximum hab-room density	7 per lot; resort = 8
Maximum guest capacity	Guest house = 4; resort = 10
Maximum building coverage	600 sq ft
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof; Connection with site 45
Electricity	Solar / wind / generator; 1 shared generator with site 45
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	1 (with a minimum interval of 1000 ft)
Other	All lots to have equal sea frontage. Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. The caye has been identified as an important nesting site for the American Crocodile. It is also surrounded by valuable bonefish habitats. It is recommended that this site should support no more than one small resort.

Site Number	47
Name / location	CAYE, EAST OF ROPEWALK CREEK
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if primary use is a fish camp)
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4 (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof; connection to site 46
Electricity	Generator shared with site 46
Solid waste	removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Above Ground Septic Tank and Drain field
Piers per site	1
Other	Retention of mangroves on north side is necessary. Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. The caye is generally high, though closed in by the reef on its eastern side. The caye is generally high though closed in by the reed on its eastern side

Site Number	48
Name / location	ROPEWALK CAYE SOUTH
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. Access to the sea is north of site 47, though a channel gives access to the Southern Lagoon behind. It is recommended that this site should support only one camp. The caye has been identified as an important nesting site for the American Crocodile. It is also surrounded by valuable bonefish habitat.

Site Number	49
Name / location	DEADMAN'S CAYES
Primary land use	Conservation/wildlife sanctuary/research & education
Secondary land use	None
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid Waste	n/a
Liquid Waste	n/a
Piers per site	n/a
Other	These cayes have been identified as important nesting sites for the American Crocodile. They are also surrounded by valuable bonefish habitats. They are entirely confined by the reef, and therefore offer limited scope in use.

Site Number	50
Name / location	ROPEWALK CAYE SOUTH
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if primary use is fish camp)
Maximum lot size	4 acres
Minimum lot size	4 acres
Maximum No of lots per site	2
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft, rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field
Piers per site	1
Other	Each lot to have equal sea frontage. Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. The reef opens onto a generally narrow bay of high land, only 25 meters wide at its narrowest, allowing for low density use only. The caye has been identified as an important nesting site for the American Crocodile, and is also surrounded by valuable bonefish habitat.

Site Number	51
Name / location	ROPEWALK CAYE SOUTH
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / site 50
Electricity	Generator / site 50
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	Any generators should be sited to avoid any fuel, noise or smoke pollution. No other coastal structures, dredging or hunting. Strict control of domestic animals and no external lights. The caye has been identified as an important nesting site for the American Crocodile and is also surrounded by valuable bonefish habitat.

Site Number	52
Name / location	COCO TREE CAYE (FABIAN'S)
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	3 acres
Minimum lot size	n/a
Maximum No of lots per site	3
Minimum No of lots per site	n/a
Net site housing density	2 per lot or 1 house and 3 cabanas
Maximum hab-room density	7 per lot
Maximum guest capacity	10
Maximum building coverage	600 sq ft per building
Building set backs	Resort development = 66ft from sea and 20 ft from lagoon
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2 (1 into sea & 1 into lagoon)
Other	

Site Number	53
Name / location	LITTLE CAYE BOKEL (TURNEFFE ISLAND LODGE)
Primary land use	Resort
Secondary land use	First aid
Maximum lot size	11 acres
Minimum lot size	11 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	n/a
Maximum hab-room density	30
Maximum guest capacity	30
Maximum building coverage	Main building = 1200 sq. ft, all others = 600 sq. feet
Building set backs	Front = 66 ft; side & rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Well / roof / reverse osmosis under approval from the relevant authorities
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from the relevant authorities
Piers per site	2
Other	Maximized retention of vegetation on west of the caye / no dredging or filling.

Site Number	54
Name / location	BIG CAYE BOKEL, EAST
Primary land use	Residential/ fish camp
Secondary land use	Residential tourism / guest house (only if primary use is a fish camp)
Maximum lot size	5 acres
Minimum lot size	3 acres
Maximum No of lots per site	2
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 30 ft; side & rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well /connected to site 53
Electricity	Solar / wind / generator; 2 permanently occupied houses = 1 shared generator; connection with site 53
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	1
Other	The narrow strip of higher land which runs along the coast should be able to accommodate some low density residential use. The remainder of the land lying on the west, in both properties, is low and should not be developed.

Site Number	55
Name / location	BIG CAYE BOKEL, SOUTH
Primary land use	Residential / fish camp
Secondary land use	Residential tourism / guest house (only if primary use is a fish camp)
Maximum lot size	18 acres
Minimum lot size	6 acres
Maximum No of lots per site	4
Minimum No of lots per site	2
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side & rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well /connected to site 53
Electricity	Solar / wind / generator; 2 permanently occupied houses = 1 shared generator; connection with site 54
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	1 (only at extreme east away from reef)
Other	The site contains a more pronounced coastal ridge than site No 54 though the development prospects are the same as with No 54. The site is completely surrounded by reef, which will impede sea traffic. The remainder of the land to the north and the west, in both properties, is low and should not be developed.

Site Number	56
Name / location	BIG CAYE BOKEL, WEST
Primary land use	Residential / fish camp
Secondary land use	Residential tourism
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	5
Maximum guest capacity	0
Maximum building coverage	600 sq ft
Building set backs	Front = 66 ft; side & rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Comment	The land at this site has a slight elevation in comparison with its surroundings, and therefore offers a possible opportunity for use.

Site Number	57
Name / location	CAYE, WEST OF BIG CAYE BOKEL
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1.89 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site Number	58
Name / location	GRAND POINT, WEST COAST, SOUTH
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	The land, having no height, offers little scope for meaningful use. It is recommended that only one camp be established here in addition to the one at site 59

Site Number	59
Name / location	GRAND POINT, WEST COAST, MIDDLE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site Number	60
Name / location	GRAND POINT, WEST COAST, NORTH
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site Number	61
Name / location	SOUTHERN LAGOON, SOUTH WEST SIDE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site Number	62
Name / location	SOUTH OF BLUE CREEK, WEST COAST
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2 and 3 cabanas
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site Number	63
Name / location	RIVAS CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The caye is generally low and should not be developed further than is necessary for a fish camp.

Site Number	64
Name / location	CAYE NORTH OF RIVAS CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The whole of the caye is low and the southern part should be left undeveloped

Site Number	65
Name / location	PIGEON CAYE (PELICAN CAYE), NORTH EAST
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	The land is low and the remainder of the caye should be left undeveloped

Site Number	66
Name / location	NORTH OF JOE'S HOLE, WEST COAST
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The land is low and it is recommended that the site not be used as it is essentially a mangrove overwash and quite unsuitable for development.

Site number	67
Name / location	NORTH OF JOE'S HOLE, LAGOON SIDE
Primary land use	Fish camp
Secondary land use	Residential / guest house (only if primary use is a fish camp)
Maximum lot size	4 acres
Minimum lot size	n/a
Maximum No of lots per site	2
Minimum No of lots per site	n/a
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per guest house (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well;
Electricity	Solar / wind / generator; 3 or more permanently occupied houses = 1 shared generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	2
Other	A ridge of high land reaches down to the lagoon at this point offering the potential for some fishing related use. The high interior land should be left in its natural state and not be used to deposit waste.

Site number	68
Name / location	CAYE IN SOUTHERN LAGOON, WEST OF PIGEON (PELICAN) CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site number	69
Name / location	CAYE IN SOUTHERN LAGOON, WEST OF PIGEON (PELICAN) CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The caye is low and narrow and unsuitable for further development

Site number	70
Name / location	NORTH OF LITTLE JOE'S HOLE, WEST COAST
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	The site is low and has very limited potential for development

Site number	71
Name / location	LONG RIDGE, WEST FRONT
Primary land use	Fish camp
Secondary land use	Guest house (only if primary use is a fish camp) / residential
Maximum lot size	4.5 acres
Minimum lot size	4.5 acres
Maximum No of lots per site	4
Minimum No of lots per site	4
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per guest house (only if primary use is fishing)
Maximum building coverage	600 sq ft per lot
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Wind / solar / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities;
Piers per site	1 per lot
Other	A large ridge of high land extends to the lagoon at this site offering a good potential for fishing related occupation. The interior of the high land should be left undisturbed and not used for the disposal of waste.

Site number	72
Name / location	LONG RIDGE, EASTERN SIDE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	n/a
Maximum No of floors	14 ft
Water	1
Electricity	Roof
Solid waste	Generator
Liquid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Piers per site	Compost toilet
Other	

Site number	73
Name / location	WESTERN FOUR CAYES, SOUTHERN
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1.15 acres
Minimum lot size	1.15 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site number	74
Name / location	WESTERN FOUR CAYES, SOUTHERN PART OF SOUTH MIDDLE CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The caye is very low and unsuitable for further development.

Site number	75
Name / location	GRAND BOGUE CREEK, SOUTH SIDE OF WESTERN MOUTH
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site number	76
Name / location	SOUTH OF TARPON CREEK, WEST COAST
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site number	77
Name / location	CRAYFISH RANGE, THIRD CAYE FROM THE SOUTHERNMOST
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	<p>Maximized retention of vegetation; minimal interference with fringing mangroves and surrounding waters.</p> <p>The Crayfish Range has been identified as a prime breeding area for the spiny lobster and, as such, they are recommended for conservation. The site is very low and should not be further developed.</p>

Site number	78
Name / location	WESTERN FOUR CAYES, NORTH PART OF NORTHERN CAYE (ABALON CAYE)
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site number	79
Name / location	CRAYFISH RANGE, NORTH-ERNMOST CAYE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	<p>Maximized retention of vegetation; minimal interference with fringing mangroves and surrounding waters.</p> <p>The Crayfish Range has been identified as a prime breeding area for the spiny lobster. As such, this area is recommended for conservation. In addition, no further development should take place on any of these cayes</p>

Site number	80
Name / location	DOUGLAS CAYE
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	The caye has been identified for conservation, and as such should be left undeveloped.

Site number	81
Name / location	CRIKOZEEN CREEK, LAGOON SIDE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq f
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	The camp at this site is on a thin spit of overwash mangrove which offers very limited potential for further development.

Site number	82
Name / location	NORTH OF CRIKOZEEN CREEK, WEST COAST
Primary land use	Fish camp
Secondary land use	Guest house (only if primary use is fishing) / residential
Maximum lot size	4 acres
Minimum lot size	4 acres
Maximum No of lots per site	3
Minimum No of lots per site	3
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per guest house (only if primary use is fishing)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / water
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Above Ground Septic Tank and Drain field under approval from relevant authorities / Compost toilet
Piers per site	1 per lot
Other	All lots should have equal sea frontage. No dredging. A narrow ridge of high land, generally only 75 meters wide, runs along the coast at this site. This ridge offers the potential for an additional two camps

Site number	83
Name / location	SNAKE POINT
Primary land use	Fish camp / residential / access to site 84
Secondary land use	Guest house (only if a fish camp is the primary use)
Maximum lot size	4 acres
Minimum lot size	4 acres
Maximum No of lots per site	10
Minimum No of lots per site	10
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per lot (only if fishing is primary use)
Maximum building coverage	600 sq ft per building
Building set backs	front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well / connect to site 84
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field under approval from relevant authorities
Piers per site	5 or more lots = 1 per 2 lots; 4 or less lots = 1 per lot
Other	All lots should have equal sea frontage; no dredging. The large area of high land that occupies the center of the caye extends to the coast at this site offering the possibility of accommodating a relatively large number of fishing camps(10), which may not be feasible at other locations. It could also offer access to the waste collection site, as described for site 85

Site number	84
Name / location	SNAKE POINT, NORTH
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if primary use is a fishing camp)
Maximum lot size	4 acres
Minimum lot size	4 acres
Maximum No of lots per site	3
Minimum No of lots per site	3
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per lot (only if primary use is fishing)
Maximum building site clearance	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Solar / wind / generator;
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste under approval from relevant authorities
Liquid waste	Liquid Waste Management System / Compost toilet
Piers per site	2
Other	All lots should have equal sea frontage. No dredging. A stretch of low land separates this site, a small coastal ridge, from site 83.

Site number	85
Name / location	SNAKE POINT, INLAND BLOCK
Primary land use	Waste Collection Point / storage facilities
Secondary land use	Residential
Maximum lot size	50 acres
Minimum lot size	10 acres
Maximum No of lots per site	4
Minimum No of lots per site	1
Net site housing density	3 per parcel
Maximum hab-room density	7 per parcel
Maximum guest capacity	0
Maximum building coverage	1 main storage building = 1500 sq ft; all others = 600 sq ft
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Solar / wind / generator (sufficient for sites (81, 82 , 83, 84 & 85)
Solid waste	Collection in specially constructed containers for transport to mainland and/or partial incineration and/or re-cycling; requires approval
Liquid waste	from Public Health and Environmental Screening from DOE before proceeding Liquid Waste Management System / Above Ground Septic Tank and Drain field / Compost toilet
Piers per site	n/a
Other	<p>The development of the Waste Collection Point should be fully approved by the DOE and Public Health before it can proceed. The clearing of any area in excess of three acres also requires the approval of the DOE.</p> <p>This is a large area of high palmetto and thicket which has a frontage to the west coast but not to the Central Lagoon, and, as such, it offers the opportunity to act as a collection point for the solid waste of the whole of the atoll. Waste disposal is problematic in any circumstance yet in the coastal zone this problem becomes extreme. The option proposed here is that all developments on the islands are, according to size, either required or recommended to deposit their waste at this site where it will be safely stored until it can be taken to the mainland.</p> <p>Various factors must be considered: it is probable that a certain critical mass will be required before a private agency would be interested in managing this facility, and that critical mass can only be achieved through increased development.</p> <p>In the interim, the facility will still have to be managed / supervised. This could be undertaken as part of the National Solid Waste Management Authority. On-site management could be undertaken through a voluntary arrangement among the islands' occupants, NGO, Belize Waste Control Ltd, or some other contracted company. The possibility exists for incineration or compaction of some waste. The site, due to its western location, also has potential as a storage facility though guidelines would have to be established on what could be stored and how. Attention should be paid to the maintenance of a buffer of high land between the uses mentioned above and all surrounding low land.</p>

Site number	86
Name / location	SNAKE POINT, LAGOON SIDE
Primary land use	Access to waste collection point / fish camp
Secondary land use	Guest house (only if primary use is a fish camp) / residential
Maximum lot size	2 acres
Minimum lot size	2 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4 (only if primary use is fishing)
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof /Connect to site 85
Electricity	Solar / wind / generator at site 85
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet / Above Ground Septic Tank and Drain field
Piers per site	2
Comment	It is considered necessary for the feasibility of the Waste Collection Point to have an access on the Central Lagoon side, and this site is, approximately, at the closest point between the lagoon and the high interior land. The site could also accommodate other fish camp related uses

Site number	87
Name / location	SOUTH PART OF CRIKOZEEN CAYE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	The undeveloped portions of the caye should be left in its natural state.

Site number	88
Name / location	WEST COAST, NORTH OF SNAKE POINT
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	1
Maximum hab-room density	6
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	14 ft
Maximum No of floors	1
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site Number	89
Name / location	NORTHERN LAGOON AREA, WEST COAST, SOUTH (VICENTE)
Primary land use	Conservation / wildlife sanctuary / research & education
Secondary land use	none
Maximum lot size	n/a
Minimum lot size	n/a
Maximum No of lots per site	n/a
Minimum No of lots per site	n/a
Net site housing density	n/a
Maximum hab-room density	n/a
Maximum guest capacity	n/a
Maximum building coverage	n/a
Building set backs	n/a
Building height	n/a
Maximum No of floors	n/a
Water	n/a
Electricity	n/a
Solid waste	n/a
Liquid waste	n/a
Piers per site	n/a
Other	This is low land and not suitable for development., and is recommended for conservation

Site number	90
Name / location	NORTHERN LAGOON AREA, WEST COAST, MIDDLE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	1 acre
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft per building
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	1
Other	

Site number	91
Name / location	NORTHERN LAGOON AREA, WEST COAST, MIDDLE
Primary land use	Fish camp
Secondary land use	Guest house
Maximum lot size	2 acres
Minimum lot size	n/a
Maximum No of lots per site	1
Minimum No of lots per site	n/a
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4
Maximum building coverage	600 sq ft
Building set backs	n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof
Electricity	Generator
Solid waste	Removal to Belize City or Waste Control Point; incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Compost toilet
Piers per site	2
Other	

Site number	92
Name / location	RENDEZVOUS POINT, SOUTH
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if a fish camp is the primary use)
Maximum lot size	10.5 acres
Minimum lot size	10.5 acres
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	2
Maximum hab-room density	7
Maximum guest capacity	4 (only if fishing is primary use)
Maximum building coverage	600 sq ft per building
Building set backs	front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well;
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field / Compost toilet
Piers per site	1
Other	The mangroves on the lagoon side should not be disturbed. A relatively long coastal ridge offers the potential for a maximum of two lots. Though the parcel extends almost to Vincent's Lagoon, the ridge does not, and it is recommended that this side of the land is left undeveloped and untouched.

Site number	93
Name / location	RENDEZVOUS POINT, CENTRAL
Primary land use	Fish camp
Secondary land use	Residential
Maximum lot size	1 acre
Minimum lot size	1 acre
Maximum No of lots per site	1
Minimum No of lots per site	1
Net site housing density	1
Maximum hab-room density	4
Maximum guest capacity	n/a
Maximum building coverage	600 sq ft per building
Building set backs	front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field / Compost toilet
Piers per site	1
Other	The mangroves on the lagoon side should not be disturbed.

Site number	94
Name / location	RENDEZVOUS POINT, NORTH
Primary land use	Fish camp / residential
Secondary land use	Guest house (only if a fish camp is the primary use)
Maximum lot size	5.7 acres
Minimum lot size	2 acres
Maximum No of lots per site	2
Minimum No of lots per site	1
Net site housing density	2 per lot
Maximum hab-room density	7 per lot
Maximum guest capacity	4 per lot (only if fishing is primary use)
Maximum building coverage	600 sq ft per building
Building set backs	Front = 66 ft; side = 20 ft; rear = n/a
Building height	28 ft
Maximum No of floors	2
Water	Roof / well
Electricity	Solar / wind / generator
Solid waste	Removal to Belize City or Waste Control Point / incineration of Non Hazardous Waste at least 30 ft from water
Liquid waste	Liquid Waste Management System / Above Ground Septic Tank and Drain field /Compost toilet
Piers per site	1 per lot
Other	All lots to have equal sea frontage. The low land to the back and to the north should be left undeveloped.

4.2 NSTMP RECOMMENDATIONS

The *National Sustainable Tourism Master Plan*, updated in 2023, provides an overarching tourism policy and strategic planning instrument. It spans a 20-year period (2010-2030) and highlights 8 contemporary themes regarding tourism. The following themes and actions are established for the Turneffe Atoll Planning Region:

Urban Settlement & Management

- 1.7** Ensure the (real and perceived) safety and security of all visitors (at day and night) in tourism towns is prioritised.

Marine, Reef and Caye Condition

- 3.2** Undertake research and monitoring to better measure the impact of climate and water temperature change of reef systems.
- 3.3** Policing of illegal fishing and related behaviours that compromise reef & biosphere conditions.
- 3.4** Acknowledge the critical role of caye and reef management by NGO and seek a coordinated approach to tourism practices.
- 3.6** Better management of recreation air & boat traffic in and around the reef and cayes.
- 3.7** Apply carrying capacity measures to public cayes with the prospect of visitor quotas and seasonal limits.
- 3.8** Recognise the delicate environmental condition of cayes and establish common development regulations.

National Parks and Protected Areas (Terrestrial Areas)

- 4.2** Improve visitor access (roads or alternative river, lagoon, or sea craft) to national parks and protected areas for greater convenience.

Trunk Infrastructure and Connectivity -Accessibility

- 6.6** Develop funding models (such as tourism development contributions) to improve investment and maintenance of infrastructure.
- 6.9** Expand the capability and service of National Information & Technology (Internet) to support wider tourism market and aid communications, emergency management, and climate threats.

Tourism Governance Management and Marketing

- 8.1** Adopt the Spatial Tourism Framework as a national network of hubs, nodes, and corridors to aid decision-making on planning and investment.
- 8.6** Promote the use of clean energy and sustainable land and management for tourism development and services.
- 8.14** Restore tourism standards program to benchmark with other regions (i.e. ASEAN) and promote information technologies.

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