

Message # 1

Not relevant to search

Message # 2

Message Key: 00031453F01E20F4739E208C411A471A8A4130E3
From: [REDACTED]
To: [REDACTED] Sam Mezec <s.mezec@gov.je>
Cc: [REDACTED]
Subject: RE: Ann Court and NoTMP
Date: Monday, November 12, 2018 14:36 GMT



Article 25

As requested by [REDACTED]

Link to planning permission <https://www.gov.je//citizen/Planning/Pages/PlanningApplicationDetail.aspx?s=1&r=P/2017/0730>

Link to North town masterplan <https://www.gov.je/Government/Pages/StatesReports.aspx?ReportID=661>

Kind regards

[REDACTED]

[REDACTED]
Growth, Housing and the Environment, States of Jersey

-----Original Message-----

From: [REDACTED]
Sent: 12 November 2018 12:07
To: [REDACTED]
Subject: Ann Court and NoTMP
Importance: High

Hi both

Could you send a link to the ann court permission to both Senator Mezec, and [REDACTED]

Plus a link or copy of NoTMP to Sen Mezec

Urgent please today.

Article 25

Thanks

----- End Of Message -----

Message # 3

Message Key: 0003145388C318DF07E1ED05E6CCEE041EDDD24C
From: frank walker <frankwa.kerjsy@gmail.com>
To: Sam Mezec <s.mezec@gov.je>
Cc: [REDACTED]
Subject: Re: JEP
Date: Tuesday, November 13, 2018 07:45 GMT
Attachments: image001.png (7 KB), image001.png (7 KB)



Article 25

Hi Sam,

Thanks for this. I very much hope you will be able to persuade the CM that this makes no sense at all, particularly as Ann Court is totally compliant with the Island Plan, plays a major role in the regeneration of St. Helier, provides 156 units of much needed accommodation, [REDACTED]

Article 33

If he can't be persuaded would it be possible to meet you, and Lindsay Ash, [REDACTED]

Article 35

Best regards,

Frank

Frank Walker OBE,
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Article 25

On Mon, 12 Nov 2018 at 13:33, Sam Mezec <s.mezec@gov.je> wrote:

> Hi [REDACTED] Frank,
>
>
>
> You have probably seen the JEP front page today which reports on the
> rumour which we discussed at our last meeting.
>
>
>
> The article states that a source (no idea who that is) had revealed I am
> meeting with the Chief Minister on Tuesday to discuss this. Just to
> clarify, they are correct that I am meeting with the Chief Minister on
> Tuesday, but I should say that this is officially just for a 'catch up'
> session, without an agenda. Of course I will raise Anne Court at this
> meeting, but it isn't uniquely to discuss that issue.
>
>
>
> My position on this remains unchanged since we last discussed it. I hope

> that things become clearer as soon as possible so that Andium are able to
> crack on with the brilliant work you have planned, without any shadows
> hanging over you in this way.

>
> Kind regards,
> Sam

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>
> *Senator Sam Mézec*

>
> *Minister for Children and Housing*

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>
>
> *Chairman of Reform Jersey*

> [image: RJ logo side]
>
>
>
> [REDACTED]
[REDACTED]

Article 25

>
>
>
> *-----*

>
> *Care* : If you have received this email and it was not intended for you,
> please reply to the sender, and then delete it. Please treat our
> information in confidence. This communication may contain legal advice
> which is confidential and/or privileged. It should not be forwarded or
> copied to anyone else without the prior permission of the sender.

>
> *Contract* : This email does not form any binding agreement unless it is
> supported by an official States of Jersey purchase order form.

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> *Content* : All States information systems may be monitored to ensure
> that they are operating correctly. Furthermore, the content of emails and
> other data on these systems may be examined, in exceptional circumstances,
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> email has been scanned for viruses by the States of Jersey email gateway.

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> *Confidentiality and Privacy* : The confidentiality of this e-mail and
> your reply cannot be guaranteed. As a public authority, the States of
> Jersey is subject to the provisions of the Freedom of Information (Jersey)
> Law 2011. Under this Law we may be required to disclose information we
> hold, including the contents of this email and any response to it, unless
> the information is protected from disclosure by an exemption under the Law
> or any other enactment, including the Data Protection (Jersey) Law 2018. We
> collect and process personal information about you under the Data
> Protection (Jersey) Law 2018. For more information on how we use your data
> please go to our privacy statement pages on www.gov.je.

>
> -----
>
>

----- End Of Message -----

Message # 4

Message Key: 000314535FC868A880E7F25769E5587D83F2E51F
From: [REDACTED]
To: Sam Mezec <s.mezec@gov.je>
Subject: FW: Ann Court pause letter
Date: Thursday, November 15, 2018 17:31 GMT
Attachments: 20181114 L I Gallichan re Ann Court pause.pdf (186.6 KB)



Article 25

Hello Sam

For information - attached is a letter from Deputy Ash to Ian Gallichan regarding the pause on the Ann Court site.

Kind regards

[REDACTED]
Department for Strategic Policy, Performance and Population
5th Floor | Cyril Le Marquand House | PO Box 140 | St Helier | Jersey | JE4 8QT
[REDACTED] w. gov.je/Home/RentingBuying<http://www.gov.je/Home/RentingBuying/>

From: Paul Bradbury
Sent: 15 November 2018 09:17
To: [REDACTED]
Subject: FW: Ann Court pause letter

Could you please provide to your Minister please.
Thank you.

From: Paul Bradbury
Sent: 15 November 2018 08:48
To: John Le Fondre <J.LeF@gov.je<mailto:J.LeF@gov.je>>
Subject: Ann Court pause letter

Dear Chief Minister - please see attached.

I am going to ask for copy to be provided to Kevin and Sam, for information and so they are in the loop.

Paul

----- End Of Message -----

Message # 5

Message Key: 000314530FCD0824BF705DF8FE8B172D321CA669
From: [REDACTED]
To: Sam Mezec <s.mezec@gov.je>
Cc: [REDACTED]
Subject: Ministerial Agenda
Date: Friday, November 16, 2018 16:00 GMT
Attachments: [REDACTED]
Ann Court.docx (26 KB)



Article 35

Hello Sam

Please find attached the agenda for the Ministerial meeting on Monday.

Also attached are draft responses to your 3x questions

* [Redacted]

[Redacted]

* Deputy Le Hegarat - Ann Court delay (oral)


[Redacted]

Have a good weekend.

[Redacted] Policy Principal
Department for Strategic Policy, Performance and Population
5th Floor | Cyril Le Marquand House | PO Box 140 | St Helier | Jersey | JE4 8QT
[Redacted] | w. gov.je/Home/RentingBuying<http://www.gov.je/Home/RentingBuying/>

----- End Of Message -----

Message # 6

Message Key:	00031453BC5FD5B751D6587CC983CE26F5081C23	
From:	[Redacted]	
To:	Samuel Mezec <s.mezec@gov.je>	
Subject:	Delay of Ann Court housing scheme	
Date:	Thursday, November 22, 2018 13:05 GMT	
Attachments:	image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)	

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to increasing at an accelerated rate? What signal does this send out to Islanders form the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]


[Redacted]

[Redacted]

[Redacted]

----- End Of Message -----

Message # 7

Message Key:	00031453976C75289A0427AF87B50666F2468F84	
From:	Sam Mezec <s.mezec@gov.je>	
To:	[Redacted]	
Addressed To:	[Redacted]	
Subject:	Fwd: Delay of Ann Court housing scheme	
Date:	Thursday, November 22, 2018 14:05 GMT	
Attachments:	image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)	

Hi,

[Redacted] on the phone before about Anne Court. Told them no chance of an off the cuff statement.

How should we handle this?

I'm in CoM meeting now but have access to emails.

Regards,
Sam

Sent from my iPad

Begin forwarded message:

From: [REDACTED]

Date: 22 November 2018 at 13:05:02 GMT

To: Samuel Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]


[REDACTED]

Article 25

[Redacted]

----- End Of Message -----

Message # 8

Message Key:	000314532976C53C8D76C9CD1D74FA4451D3918C	
From:	[Redacted]	
To:	Sam Mezec <s.mezec@gov.je> [Redacted]	
Cc:	[Redacted] Press Office <PressOffice@gov.je>	Article 25
Subject:	RE: Delay of Ann Court housing scheme	
Date:	Thursday, November 22, 2018 14:35 GMT	
Attachments:	image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)	

Hi Sam,

If you're happy, can you message [Redacted] and ask [Redacted] to go to the Press Office (as [Redacted] should be doing). Press office can ask [Redacted] to email the questions to them. They can then provide the answer.

That will give time to formulate a response.

The questions seem to be off the top of [Redacted] head and [Redacted] I would suggest something along the lines of:

"Obviously I am frustrated by the delay in Ann Court. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. In Jersey ??? people need affordable accommodation, and we need a consistent supply of good quality homes, so Ann Court should be seen as one part of a long-term and sustainable solution that I am developing."

Please consider this response [Redacted], do you have a figure for the number of people needing support), and the Press Office can then supply it to the [Redacted]

Kind regards,

[Redacted]

Article 25

[Redacted]
States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA
[Redacted] | www.gov.je<<http://www.gov.je>>

From: Sam Mezec <s.mezec@gov.je>
Sent: 22 November 2018 14:06
To: [Redacted]
Subject: Fwd: Delay of Ann Court housing scheme

Hi,

[Redacted] on the phone before about Anne Court. Told [Redacted] no chance of an off the cuff statement.

How should we handle this?

I'm in CoM meeting now but have access to emails.

Regards,

Sam

Sent from my iPad

Begin forwarded message:

From: [REDACTED]

Date: 22 November 2018 at 13:05:02 GMT

To: Samuel Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

[REDACTED]

[REDACTED]
[REDACTED]

[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED] [REDACTED] [REDACTED]
[REDACTED] [REDACTED]

[REDACTED]
[REDACTED]

Article 25

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
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[REDACTED]
[REDACTED]


[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]

[REDACTED]
[REDACTED]

----- End Of Message -----

Message # 9

Message Key: 00031453C5FD0567CA5C434BE5E078FF8FB5E0ED 

From: [REDACTED]
To: [REDACTED] Sam Mezec <s.mezec@gov.je>
Cc: [REDACTED] Press Office <PressOffice@gov.je>
Subject: RE: Delay of Ann Court housing scheme
Date: Thursday, November 22, 2018 14:45 GMT
Attachments: image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB), 2. (198) APPROVED Dep Le Hegarat to C.HOUS re delay in the Andium project at Ann Court.docx (37 KB)

Hi

Thanks for this.

I have added in some numbers from the Housing Gateway waiting list. The States Question answer has supplementary information that might be helpful.

Kind regards

[REDACTED]
Department for Strategic Policy, Performance and Population
5th Floor | Cyril Le Marquand House | PO Box 140 | St Helier | Jersey | JE4 8QT
[REDACTED] w. gov.je/Home/RentingBuying<<http://www.gov.je/Home/RentingBuying/>>

From: [REDACTED]
Sent: 22 November 2018 14:35
To: Sam Mezec <s.mezec@gov.je>; [REDACTED]
Cc: [REDACTED] Press Office <PressOffice@gov.je>
Subject: RE: Delay of Ann Court housing scheme

Article 25

Hi Sam,

If you're happy, can you message [REDACTED] and ask [REDACTED] to go to the Press Office (as [REDACTED] should be doing). Press office can ask [REDACTED] to email the questions to them. They can then provide the answer.

That will give time to formulate a response.

The questions seem to be off the top of [REDACTED] head and [REDACTED]. I would suggest something along the lines of:

"Obviously I am frustrated by the delay in Ann Court. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. We need a consistent supply of affordable homes: currently, 638 people are registered with the Housing Gateway for one and two bedroom properties – and Ann Court should be seen as one part of a long-term and sustainable solution that I am developing to deliver these homes."

Please consider this response [REDACTED], do you have a figure for the number of people needing support), and the Press Office can then supply it to [REDACTED]

Kind regards,
[REDACTED]
[REDACTED]

States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA
| www.gov.je<http://www.gov.je/>

From: Sam Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Sent: 22 November 2018 14:06

To: [REDACTED]

Subject: Fwd: Delay of Ann Court housing scheme

Hi,

[REDACTED] on the phone before about Anne Court. Told [REDACTED] no chance of an off the cuff statement.

How should we handle this?

I'm in CoM meeting now but have access to emails.

Regards,
Sam

Sent from my iPad

Begin forwarded message:

From: [REDACTED]

Date: 22 November 2018 at 13:05:02 GMT

To: Samuel Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

[REDACTED]

[REDACTED]

[REDACTED]

[Redacted text]

[Redacted text]

[Redacted text]

[Redacted text]


[Redacted text]

[Redacted text]

[Redacted text]

----- End Of Message -----

Message # 10

Message Key: 000314538423A1B371E31D3B44ED4AE177AA3B45 

From: Sam Mezec <s.mezec@gov.je>

To: [Redacted]

Cc: [Redacted], Press Office <PressOffice@gov.je>

Addressed To: pressoffice@gov.je [Redacted]

Subject: Re: Delay of Ann Court housing scheme

Date: Thursday, November 22, 2018 15:13 GMT

Attachments: image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)

Thank you both. That quote has every important point in it.
Sam

Sent from my iPad

On 22 Nov 2018, at 14:45, [Redacted] >> wrote:

Hi

Thanks for this.

I have added in some numbers from the Housing Gateway waiting list. The States Question answer has supplementary information that might be helpful.

Kind regards

[REDACTED]
Department for Strategic Policy, Performance and Population

5th Floor | Cyril Le Marquand House | PO Box 140 | St Helier | Jersey | JE4 8QT

[REDACTED] | [w. gov.je/Home/RentingBuying](http://www.gov.je/Home/RentingBuying)<<http://www.gov.je/Home/RentingBuying/>>

From: [REDACTED]

Sent: 22 November 2018 14:35

To: Sam Mezec <s.mezec@gov.je<<mailto:s.mezec@gov.je>>>; [REDACTED]

Cc: [REDACTED] Press Office <PressOffice@gov.je<<mailto:PressOffice@gov.je>>>

Subject: RE: Delay of Ann Court housing scheme

Hi Sam,

If you're happy, can you message [REDACTED] and ask [REDACTED] to go to the Press Office (as [REDACTED] should be doing). Press office can ask [REDACTED] to email the questions to them. They can then provide the answer.

That will give time to formulate a response.

The questions seem to be off the top of [REDACTED] head and [REDACTED]. I would suggest something along the lines of:

"Obviously I am frustrated by the delay in Ann Court. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. We need a consistent supply of affordable homes: currently, 638 people are registered with the Housing Gateway for one and two bedroom properties – and Ann Court should be seen as one part of a long-term and sustainable solution that I am developing to deliver these homes."

Please consider this response [REDACTED], do you have a figure for the number of people needing support), and the Press Office can then supply it to [REDACTED]

Kind regards,
[REDACTED]

Article 25

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA

[REDACTED] | www.gov.je<<http://www.gov.je>>

From: Sam Mezec <s.mezec@gov.je<<mailto:s.mezec@gov.je>>>

Sent: 22 November 2018 14:06

To: [REDACTED]

Subject: Fwd: Delay of Ann Court housing scheme

Hi,

[REDACTED] on the phone before about Anne Court. Told [REDACTED] no chance of an off the cuff statement.

How should we handle this?

I'm in CoM meeting now but have access to emails.

Regards,

Sam

Sent from my iPad

Begin forwarded message:

From: [REDACTED]

Date: 22 November 2018 at 13:05:02 GMT

To: Samuel Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

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Article 25

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----- End Of Message -----

Message # 11

Message Key: 0003145375EB81A53FD90D72D73C6A0BF4B68DEB 
From: [REDACTED]
To: Sam Mezec <s.mezec@gov.je>
Subject: Delay of Ann Court housing scheme
Date: Thursday, November 22, 2018 16:35 GMT
Attachments: image009.png (3.6 KB), image010.png (3.8 KB), image011.png (3.8 KB), image012.png (3.2 KB)

Hi Sam,

Do you approve your statement below to be sent to Ian directly from press office?

'I wish to see the Ann Court issue resolved as soon as possible. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. Currently, there are more than 800 households on the Housing Gateway waiting list. We therefore need a consistent supply of affordable homes to meet the island's housing needs, and I am committed to delivering a long-term and sustainable solution to deliver these homes as well as the regeneration of St. Helier'.

Kind regards,

[REDACTED]
[REDACTED]

Article 25

[REDACTED]
[REDACTED]


Web: www.gov.je<<http://www.gov.je>>
Cyril Le Marquand House, PO Box 140, St Helier, Jersey JE4 8QT

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

More than 30,000 people are engaging with the work of government across States of Jersey social media channels

----- End Of Message -----

Message # 12

Message Key: 00031453EBB5BEF8C2725E768901B0D1E22F43D7 
From: Sam Mezec <s.mezec@gov.je>
To: [REDACTED]
Addressed To: [REDACTED]
Subject: Re: Delay of Ann Court housing scheme
Date: Thursday, November 22, 2018 17:07 GMT
Attachments: image009.png (3.6 KB), image010.png (3.8 KB), image011.png (3.8 KB), image012.png (3.2 KB)

Yes, thank you.
Sam

Sent from my iPad

On 22 Nov 2018, at 16:35, [REDACTED] wrote:

Hi Sam,

Do you approve your statement below to be sent to Ian directly from press office?

'I wish to see the Ann Court issue resolved as soon as possible. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. Currently, there are more than 800 households on the Housing Gateway waiting list. We therefore need a consistent supply of affordable homes to meet the island's housing needs, and I am committed to delivering a long-term and sustainable solution to deliver these homes as well as the regeneration of St. Helier'.

Kind regards,

[REDACTED]
[REDACTED]

Article 25

[REDACTED]
[REDACTED]

Web: www.gov.je<<http://www.gov.je>>


Cyril Le Marquand House, PO Box 140, St Helier, Jersey JE4 8QT

<[image009.png](#)><<https://www.facebook.com/StatesofJersey>><[image010.png](#)><https://www.linkedin.com/company/states-of-jersey?trk=top_nav_home><[image011.png](#)><<https://twitter.com/StatesofJersey>><[image012.png](#)><<https://www.youtube.com/user/StatesofJersey/>>

More than 30,000 people are engaging with the work of government across States of Jersey social media channels

----- End Of Message -----

Message # 13

Message Key:	00031453AAA5B720B4BCA5858EAA1E8796417496	
From:	[REDACTED]	
To:	Samuel Mezec < s.mezec@gov.je >	
Subject:	RE: Delay of Ann Court housing scheme	
Date:	Friday, November 23, 2018 09:54 GMT	
Attachments:	image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)	

Hello

Will you be getting back to me on this today?

Best,

From: [REDACTED]
Sent: 22 November 2018 13:04
To: Samuel Mezec
Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are

you planning to take any action?

- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

█

Article 25

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----- End Of Message -----

Message # 14

Message Key:	000314531B97098DFE39651A1ABB378EA7EBA6C0	
From:	Sam Mezec <s.mezec@gov.je>	
To:	█	
Addressed To:	█	
Subject:	Re: Delay of Ann Court housing scheme	
Date:	Friday, November 23, 2018 10:40 GMT	
Attachments:	image009.png (3.6 KB), image010.png (3.8 KB), image011.png (3.8 KB), image012.png (3.2 KB), image011.png (3.8 KB)	

Hi █

Has the press office sent this quote out yet? [REDACTED] are chasing me over it.

Sam

Article 25

Sent from my iPad

On 22 Nov 2018, at 16:35 [REDACTED] wrote:

Hi Sam,

Do you approve your statement below to be sent to Ian directly from press office?

'I wish to see the Ann Court issue resolved as soon as possible. The Common Strategic Policy has committed the Council of Ministers to improving the standard of living by improving the quality and affordability of housing. Currently, there are more than 800 households on the Housing Gateway waiting list. We therefore need a consistent supply of affordable homes to meet the island's housing needs, and I am committed to delivering a long-term and sustainable solution to deliver these homes as well as the regeneration of St. Helier'.

Kind regards,

[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]

Web: www.gov.je

Cyril Le Marquand House, PO Box 140, St Helier, Jersey JE4 8QT

<image009.png><<https://www.facebook.com/StatesofJersey>><image010.png><https://www.linkedin.com/company/states-of-jersey?trk=top_nav_home>[Clients:STOJ_KK:Illustrator_STOJ_KK:4221 STOJ Social Media Icons:Final Social Media png files on red circle:Twitter Bird P202.png]<<https://twitter.com/StatesofJersey>><image012.png><<https://www.youtube.com/user/StatesofJersey/>>

More than 30,000 people are engaging with the work of government across States of Jersey social media channels

----- End Of Message -----


Message # 15

Not relevant to search

Message # 16

Not relevant to search

Message # 17

Message Key: 000314533F8EDAD3F0475BA6DF91D7641E822E6A 

From: [REDACTED]

To: Samuel Mezec <s.mezec@gov.je>

Subject: RE: Delay of Ann Court housing scheme

Date: Monday, November 26, 2018 09:33 GMT

Attachments: image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)

Hi Sam

I saw your post on social media saying that you had signed off a statement to be released [REDACTED] have not received anything.

Do you know if it will be sent today? Or, would you prefer to speak to us directly?

Best, Article 25

[REDACTED]

From: [REDACTED]
Sent: 23 November 2018 09:54
To: Samuel Mezec
Subject: RE: Delay of Ann Court housing scheme

Hello

Will you be getting back to me on this today?

Best||

█

From: █

Sent: 22 November 2018 13:04

To: Samuel Mezec

Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

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Article 25

[Redacted]
[Redacted]
[Redacted]
[Redacted]
[Redacted]
[Redacted]
----- End Of Message -----

Message # 18

[Redacted] [Redacted] 
[Redacted] [Redacted]
[Redacted] [Redacted]
[Redacted] [Redacted]

Article 25

Good morning Senator,

Just as of our phone call, when you have 5 mins to have a quick chat over the phone re the above that would be great.

I can be reached on [Redacted]

Kind Regards,

[Redacted]
[Redacted]

[Redacted]
[Redacted]
[Redacted]
[Redacted]
[Redacted]
[Redacted]
[Redacted]
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Article 25

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[REDACTED]

[REDACTED]


[REDACTED]

[REDACTED]

[REDACTED]

----- End Of Message -----

Message # 19

Message Key: 000314530843298CABB693D768235BB87B382636 

From: [REDACTED]

To: Samuel Mezec <s.mezec@gov.je>

Subject: RE: Delay of Ann Court housing scheme

Date: Monday, November 26, 2018 13:00 GMT

Attachments: image001.jpg (3.6 KB), image002.jpg (1.2 KB), image003.jpg (1.3 KB), image004.jpg (1.3 KB), image005.jpg (1.3 KB)

Hi Sam

Just to update you - have now received a statement from the Press Office after chasing them up.

Best,

[REDACTED]

From: [REDACTED]
Sent: 26 November 2018 09:33
To: Samuel Mezec
Subject: RE: Delay of Ann Court housing scheme

Article 25

Hi Sam

I saw your post on social media saying that you had signed off a statement to be released [REDACTED] have not received anything.

Do you know if it will be sent today? Or, would you prefer to speak to us directly?

Best,

[REDACTED]

[REDACTED]

Sent: 23 November 2018 09:54
To: Samuel Mezec
Subject: RE: Delay of Ann Court housing scheme

Hello

Will you be getting back to me on this today?

Best,

[REDACTED]

From: [REDACTED]
Sent: 22 November 2018 13:04
To: Samuel Mezec
Subject: Delay of Ann Court housing scheme

Hi Sam

I've spoken to Andium about this topic and they were reluctant to say too much due to the political sensitivity of the situation.

What I would ask:

- What is your opinion of this scheme being delayed at a time when house prices/rents again seem to be increasing at an accelerated rate? What signal does this send out to Islanders from the government?
- It was obvious during our telephone conversation that you are not happy with what is going on. Have you taken any action in response or are you planning to take any action?
- Are you now concerned that other Andium schemes could be disrupted?

If there is anything else you would like to add that would be great. Additionally, if you have any comments on today's House Price Index report please let us know. The trend I thought that stood out was house prices are continually creeping up and seem to be doing so at a quicker rate during the last year.

Best regards,

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Article 25

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----- End Of Message -----

Message # 20

Message Key: 00031453691C530BDFF7701B37E553AC2437D37D
From: ■
To: "s.mezec@gov.je" <s.mezec@gov.je>



Subject: Ann Court et al
Date: Tuesday, November 27, 2018 10:03 GMT

Hi Sam,

The current Andium Ann Court site and proposed re-development is a classic social housing site. It makes no sense to me to suddenly grab it and build a flag ship States Office complex. Please do something to stop this grab. Andium is managed by a fine group of locals. Ian Gallichan, John Hamon, Carl Mavity, Dominic Caunce run a billion pound fixed asset business. 47 people run this big and complex social housing business. They do a great job for the taxpayer. It is grossly unfair to take pot shots at the salaries recently awarded by a board review.

I might as well get this off my chest as well. I see SoJDC gloating about a 11 million profit on the sale of the 1st building. They got the site for nothing, Factor that in.

You must see these arguments as Housing Minister. I hear the phrase "Westminster By The Sea" echoing around the parishes.

Stand up for your island and locals.

Thank you Sam.

Best wishes,


[Redacted signature]

Article 25

[Redacted signature]

----- End Of Message -----

Message # 21

Message Key: 00031453BD04CF36674139A41D7E6C81801F2752 
From: Sam Mezec <s.mezec@gov.je>
To: [Redacted]
Addressed To: [Redacted]
Subject: Re: Ann Court et al
Date: Tuesday, November 27, 2018 11:09 GMT

Thanks [Redacted]

Article 35

Sam

Sent from my iPad

On 27 Nov 2018, at 10:03, [Redacted] wrote:

Hi Sam,

The current Andium Ann Court site and proposed re-development is a classic social housing site. It makes no sense to me to suddenly grab it and build a flag ship States Office complex. Please do something to stop this grab. Andium is managed by a fine group of locals. Ian Gallichan, John Hamon, Carl Mavity, Dominic Caunce run a billion pound fixed asset business. 47 people run this big and complex social housing business. They

do a great job for the taxpayer. It is grossly unfair to take pot shots at the salaries recently awarded by a board review.

I might as well get this off my chest as well. I see SoJDC gloating about a 11 million profit on the sale of the 1st building. They got the site for nothing, Factor that in.

You must see these arguments as Housing Minister. I hear the phrase "Westminster By The Sea" echoing around the parishes.

Stand up for your island and locals.

Thank you Sam.

Best wishes,

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Article 25

[REDACTED]
[REDACTED]

----- End Of Message -----

Message # 22

Not relevant to search

Message # 23

Not relevant to search

Message # 24

Message Key: 000314549DDD06EF87757A9851B8AD641DC7F2BC
From: Sam Mezec <s.mezec@gov.je>
To: [REDACTED]
Addressed To: [REDACTED]
Subject: Re: Gateway breakdown
Date: Wednesday, December 12, 2018 11:09 GMT



So CoM has just decided that there is a further piece of work to be done to examine options on Ann Court.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Article 35

Sam

Section not relevant to request

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----- End Of Message -----

Message # 25

Message Key: 00031454766AF9834E64BFB40DD8C2560BE05307
From: Sam Mezec <s.mezec@gov.je>
To: [REDACTED]
Addressed To: [REDACTED]
Subject: Ann Court
Date: Wednesday, December 12, 2018 14:01 GMT



Article 25

Hi [REDACTED]

The government has decided today to further delay the proposed development of social housing at Ann Court, in order to investigate the potential of building the new States office block there.

I was asked questions about this in the Assembly last week and couldn't avoid being anything other than clear about my position, which is that I

don't support any delays and just want to get on with building much-needed housing there.

[Redacted]

[Redacted]


Article 35

Can you please have a think about how we might handle this and we can discuss it at some point?

Thanks,
Sam

----- End Of Message -----

Message # 26

Message Key: 00031454F036B3A47372D283E47791E5FFFD8EAC 

From: [Redacted]

To: Sam Mezec <s.mezec@gov.je> [Redacted]

Cc: [Redacted]

Subject: RE: Ann Court

Date: Wednesday, December 12, 2018 14:21 GMT

Hi,

Absolutely.

Article 35

[Redacted]

I'm free this afternoon and tomorrow morning - it might be best to call me at your convenience or [Redacted] or we can meet if required.

Kind regards,

[Redacted]

[Redacted]

Article 25

[Redacted]

States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA
[Redacted] | www.gov.je

From: Sam Mezec <s.mezec@gov.je>
Sent: 12 December 2018 14:01
To: [Redacted]
Subject: Ann Court

Hi [Redacted]

The government has decided today to further delay the proposed development of social housing at Ann Court, in order to investigate the potential of building the new States office block there.

I was asked questions about this in the Assembly last week and couldn't avoid being anything other than clear about my position, which is that I don't support any delays and just want to get on with building much-needed housing there.

[Redacted]

[Redacted]


Article 35

Can you please have a think about how we might handle this and we can discuss it at some point?

Thanks,
Sam

----- End Of Message -----

Message # 27

Message Key:	00031454A4061F58DA243660DD9260AA89FB5BF2	
From:	Sam Mezec <s.mezec@gov.je>	
To:	[REDACTED]	
Cc:	[REDACTED]	
Addressed To:	[REDACTED]	Article 25
Subject:	Re: Ann Court	
Date:	Wednesday, December 12, 2018 14:24 GMT	

Thanks [REDACTED] I'm snowed under with CoM, so will have to see how things go.

Sam

Sent from my iPad

On 12 Dec 2018, at 14:21, [REDACTED] .je>> wrote:

Hi,

Absolutely.

Article 35

[REDACTED]

[REDACTED]

I'm free this afternoon and tomorrow morning – it might be best to call me at your convenience on [REDACTED], or we can meet if required.

Kind regards,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA
[REDACTED] | www.gov.je<<http://www.gov.je>>

From: Sam Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>
Sent: 12 December 2018 14:01
To: [REDACTED]
Subject: Ann Court

Hi [REDACTED]

The government has decided today to further delay the proposed development of social housing at Ann Court, in order to investigate the potential of building the new States office block there.

I was asked questions about this in the Assembly last week and couldn't avoid being anything other than clear about my position, which is that I don't support any delays and just want to get on with building much-needed housing there.

[REDACTED]

Can you please have a think about how we might handle this and we can discuss it at some point?

Thanks,
Sam

----- End Of Message -----

Message # 28

Message Key: 00031454335EF3FA3CF7EA2D2F4306976D78234D
From: [Redacted]
To: Sam Mezec <s.mezec@gov.je>
Cc: [Redacted]
Subject: RE: Ann Court
Date: Wednesday, December 12, 2018 14:52 GMT



Feel free to call at any time – [Redacted]

Article 25

Thanks

[Redacted]
[Redacted]
[Redacted]

[Redacted]
[Redacted]

States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA
[Redacted] | www.gov.je

From: Sam Mezec <s.mezec@gov.je>
Sent: 12 December 2018 14:25
To: [Redacted]
Cc: [Redacted]
Subject: Re: Ann Court

Thanks [Redacted] I'm snowed under with CoM, so will have to see how things go.

Sam

Sent from my iPad

On 12 Dec 2018, at 14:21, [Redacted] wrote:
Hi,

Absolutely.

Article 35

[Redacted]
[Redacted]
I'm free this afternoon and tomorrow morning – it might be best to call me at your convenience on [Redacted], or we can meet if required.

Kind regards,

[Redacted]
[Redacted]
[Redacted]

Article 25

[Redacted]
[Redacted]

States of Jersey | Cyril Le Marquand House | PO Box 600 | St Helier | Jersey | JE4 8YA

[Redacted] | www.gov.je

From: Sam Mezec <s.mezec@gov.je<mailto:s.mezec@gov.je>>

Sent: 12 December 2018 14:01

To: [Redacted]

Subject: Ann Court

H [Redacted]

The government has decided today to further delay the proposed development of social housing at Ann Court, in order to investigate the potential of building the new States office block there.

I was asked questions about this in the Assembly last week and couldn't avoid being anything other than clear about my position, which is that I don't support any delays and just want to get on with building much-needed housing there.

[Redacted]
[Redacted]

Article 35

[Redacted]

Can you please have a think about how we might handle this and we can discuss it at some point?

Thanks,

Sam

----- End Of Message -----

Message # 29

Not relevant to search

Message # 30

Message Key: 00031454909848687669ED8BAEC171AC68B01A94
From: [REDACTED]
To: Samuel Mezec <s.mezec@gov.je>
Subject: Ann Court
Date: Friday, December 14, 2018 12:12 GMT
Attachments: image001.jpg (4 KB)



Hi Sam,

I've just tried calling you but got no answer. I was hoping to speak to you about Ann Court.

I met John yesterday afternoon and we discussed the potential change from housing development to States office. I wanted to have a chat with you about how this ties in with your housing portfolio.

Are you free at all this afternoon to discuss, and if so, what would be the best time to give you a call?

Kind regards,

[REDACTED]
[REDACTED]
[REDACTED]

[Redacted]

Article 25

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

----- End Of Message -----

Message # 31

Message Key: 000314541874DB572ED87AAD011089835BA3F26E

From: [Redacted]

To: John Le Fondre [Redacted]

Cc: "s.mezec@gov.je" <s.mezec@gov.je>

Subject: Housing - Ann Court / St Saviour's Hospital

Date: Monday, December 17, 2018 09:52 GMT



Article 25

Dear John

I see that you are thinking about how to replace the loss of Andium's asset in Ann Court with another site.

Might I suggest St Saviour's Hospital?

Minutes of the last COMs (albeit redacted) suggest that a decision was taken to ask Jersey Development Company to develop proposals mainly for housing on the site.

<https://www.gov.je/Government/Pages/StatesReports.aspx?ReportID=4062>

However no land transfer has taken place, and nothing has been formally approved by the States.

As it is a site designated (as per the minutes, even in redacted form) for housing, that would seem to be now much better suited to Andium's brief, and would allow a proportionate other site to be given in replacement for Ann Court.


Kind regards

[Redacted]

----- End Of Message -----

Message # 32

Message # 33

Message Key: 00031454D73F1974D1BC188938F7B9C279FFA78B 

From: Sam Mezec <s.mezec@gov.je>
To: [REDACTED]
Addressed To: [REDACTED]
Subject: Re: Anne Court
Date: Monday, December 17, 2018 23:17 GMT

Article 25

Dear [REDACTED]

My apologies for the delay in getting back to you.

I have been crystal clear with both the public and my ministerial colleagues that there is a clear and pressing need for more social housing units, and that the scheme for Ann Court is a crucial part of delivering that.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Article 35

Kind regards,
Sam

Sent from my iPad

> On 4 Dec 2018, at 22:18, [REDACTED] > wrote:
>
> Sam
>
> I hope life is treating you well.
>

[Redacted]

Article 25
Article 35

>
[Redacted]


> Cheers

[Redacted]

> Sent from my iPad

----- End Of Message -----

Message # 34

Message Key: 0003145487CB7EDA0AD446828801F9370710942E 
From: [Redacted]
To: Sam Mezec <s.mezec@gov.je>
Subject: Re: Anne Court
Date: Tuesday, December 18, 2018 07:24 GMT

Sam

Much appreciated for your response. [Redacted]

Best regards

Article 25

[Redacted]

Sent from my iPad

> On 17 Dec 2018, at 23:17, Sam Mezec <s.mezec@gov.je> wrote:

> Dear [Redacted]

> My apologies for the delay in getting back to you.

>
> I have been crystal clear with both the public and my ministerial colleagues that there is a clear and pressing need for more social housing units, and that the scheme for Ann Court is a crucial part of delivering that.

>
[REDACTED]

Article 35

> Kind regards,
> Sam

>
>
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>
> Sent from my iPad

>
>> On 4 Dec 2018, at 22:18, [REDACTED] > wrote:

>>
>> Sam
>>
>> I hope life is treating you well.

>>
[REDACTED]

Article 25
Article 35

>>
>> Cheers

>>
[REDACTED]

>>
>> Sent from my iPad
>
> *****
> Care : If you have received this email and it was not intended for you, please reply to the sender, and then delete it. Please treat our information in confidence. This communication may contain legal advice which is confidential and/or privileged. It should not be forwarded or copied to anyone else without the prior permission of the sender.
>
> Contract : This email does not form any binding agreement unless it is supported by an official States of Jersey purchase order form.
>
> Content : All States information systems may be monitored to ensure that they are operating correctly. Furthermore, the content of emails and other data on these systems may be examined, in exceptional circumstances, for the purpose of investigating or detecting any unauthorised use. This email has been scanned for viruses by the States of Jersey email gateway.
>
> Confidentiality and Privacy : The confidentiality of this e-mail and your reply cannot be guaranteed. As a public authority, the States of Jersey is subject to the provisions of the Freedom of Information (Jersey) Law 2011. Under this Law we may be required to disclose information we hold, including the contents of this email and any response to it, unless the information is protected from disclosure by an exemption under the Law or any other enactment, including the Data Protection (Jersey) Law 2018. We collect and process personal information about you under the Data Protection (Jersey) Law 2018. For more information on how we use your data please go to our privacy statement pages on www.gov.je.
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> *****
----- End Of Message -----

Message # 35

Not relevant to request

Message # 36

Message Key: 000314544D7976C6C106F8C87496360011365271 

From: [REDACTED]

To: Ian Gorst <I.Gorst@gov.je>, Lyndon Farnham <L.Farnham@gov.je>, Sarah Ferguson <S.Ferguson@gov.je>, John Le Fondre <J.LeF@gov.je>, Tracey Vallois <T.Vallois@gov.je>, Kristina Moore <K.Moore2@gov.je>, Steve Pallett <S.Pallett@gov.je>, Sam Mezec <s.mezec@gov.je>, aascrowcroft <Simon.Crowcroft@posh.gov.je>, Len Norman <L.Norman@gov.je>, Deidre Mezbourian <D.Mezbourian@gov.je>, Sadie Rennard <S.Rennard@gov.je>, Michael Jackson <M.Jackson2@gov.je>, John Le Maistre <J.LeMaistre@gov.je>, Christopher Taylor <C.Taylor@gov.je>, Philip Le Sueur <P.LeSueur@gov.je>, Richard Vibert <R.Vibert2@gov.je>, John Le Bailly <J.LeBailly2@gov.je>, Richard Buchanan <R.Buchanan2@gov.je>, Karen Stone <K.Stone@gov.je>, Judith Martin <J.Martin3@gov.je>, Geoffrey Southern <G.Southern@gov.je>, Carolyn Labey <C.Labey@gov.je>, Kevin Lewis <K.Lewis@gov.je>, Montfort Tadier <M.Tadier@gov.je>, "Mike R. Higgins" <mr.Higgins@gov.je>, Jeremy Macon <J.Macon@gov.je>, Susie Pinel <S.Pinel@gov.je>, Steve Luce <S.Luce@gov.je>, Richard Renouf <R.Renouf@gov.je>, Louise Doublet <L.Doublet@gov.je>, Russell Labey <R.Labey@gov.je>, Scott Wickenden <S.Wickenden@gov.je>, David Johnson <D.Johnson@gov.je>, Graham Truscott <G.Truscott@gov.je>, John Young <J.Young@gov.je>, Lindsay Ash <L.Ash@gov.je>, Kirsten Morel <K.Morel2@gov.je>, Gregory Guida <G.Guida@gov.je>, Rowland Huelin <R.Huelin4@gov.je>, Hugh Raymond <H.Raymond@gov.je>, Trevor Pointon <T.Pointon2@gov.je>, Mary Le Hegarat <M.LeHegarat2@gov.je>, "Steve Ahier (Deputy)" <S.Ahier@gov.je>, Jess Perchard <J.Perchard@gov.je>, Robert Ward <R.Ward2@gov.je>, Carina Alves <C.Alves@gov.je>, Kevin Pamplin <K.Pamplin@gov.je>

Cc: Bailiff of Jersey <Bailiffof.Jersey@gov.je>, Deputy Bailiff <deputybailiff@gov.je>, Robert MacRae <R.MacRae@gov.je>, Mark Temple <M.Temple@gov.je>, Mark Egan <M.Egan@gov.je>, Lisa Hart <L.Hart@gov.je>, [REDACTED]

Subject: Today's Publications

Date: Thursday, December 20, 2018 16:39 GMT

Attachments: P.146-2018.pdf (340.8 KB)

To be lodged tomorrow:

Andium Homes: authorisation of loan to develop the Ann Court site.

Lodged: 21st December 2018.

Deputy of St. Martin.

P.146/2018.

Regards

[REDACTED]

[REDACTED]

Legislative Drafting Office | States Greffe | Morier House | Ha kett Place | St Helier | Jersey JE1 1DD

[REDACTED]

[REDACTED] | www.gov.je <<http://www.gov.je/>>

Article 25

----- End Of Message -----