

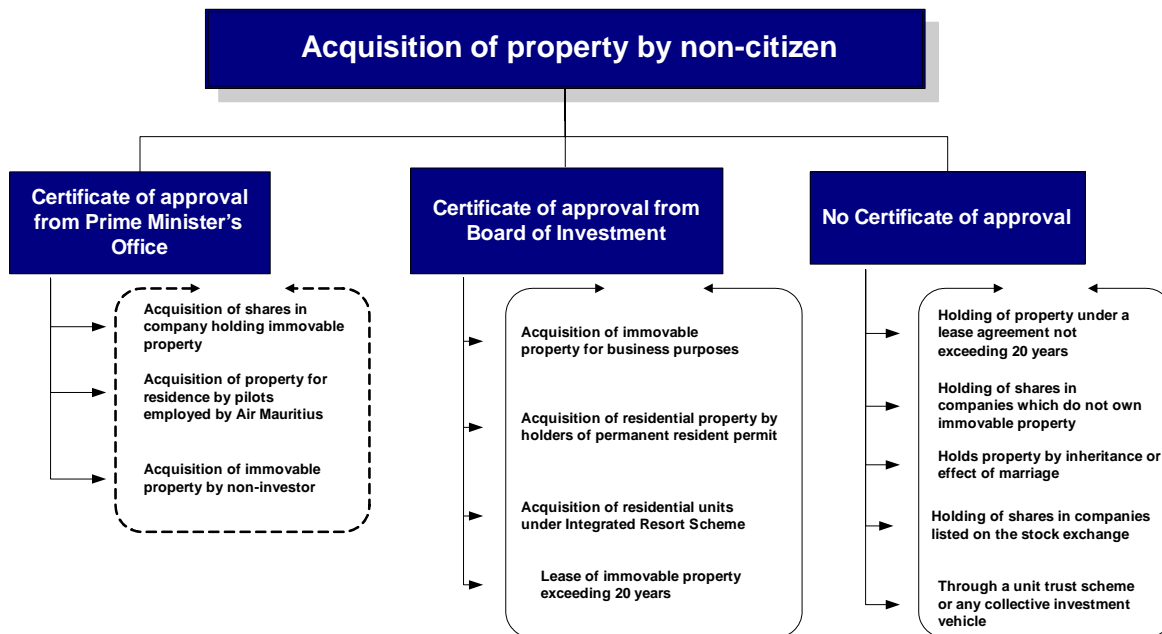
ROAD MAP FOR HOTEL DEVELOPMENT ON PRIVATE LAND IN MAURITIUS

Local authorities

Once the land has been identified, local authorities have to be consulted to check whether the land is developable and whether the said activity can be conducted in that area.

Application for acquisition of immovable property by a non citizen

Under the Non-Citizen Property Restriction Act, a non-citizen wishing to hold or purchase or acquire property in Mauritius must get the necessary approval to acquire the property. Approvals are provided either by the Prime Minister's Office or the Board of Investment (www.investmauritius.com), as may be the case



EIA License

An Environmental Impact Assessment (EIA) Licence is required for hotel and an application for an EIA licence must be made to the Ministry of Environment (<http://www.gov.mu/portal/site/menvsite>) as per the guidelines issued by the Ministry.

Land conversion permit

A land conversion permit is required whenever a hotel is being developed on agricultural land. Hotel development is exempted from the land conversion tax and for the purpose of obtaining the land conversion permit, an application must be submitted to the Ministry of Agro Industry and Fisheries (<http://www.gov.mu/portal/site/agroind/> / tel: +230 2113524 / +230 2104306) .

Other clearances have to be sought from the Central Electricity Board (CEB), Central Water Authority (CWA) and the Waste Water Management Authority (WWA)

Building and Land Use Permit

An application for a building and land use permit must be submitted to the local authority prior the development of the hotel. The application must be in conformity to the guidelines issued by the local authority, the Ministry of Health, the Fire Services, the Police Department. The Building and Land Use permit is issued within 15 days as from the effective date of the application.

The Tourism Authority (Contact no. +230 213 1740 – Mr Joel Rault – General Manager)

No person is allowed to run or carry on a tourist enterprise unless he holds a valid Tourism Enterprise License. For this purpose an application for hotel development must be submitted to the Tourism Authority on the prescribed application form together with a detailed project plan and feasibility study.

For the development and operation of a hotel, an application must be made to the Tourism Authority for a Tourism Enterprise Licence and the licence issued shall be valid for **12 months** as from the date of issue.

5.3 Activities requiring a Tourist Enterprise Licence

The following activities shall require a tourism enterprise licence from the Tourism Authority to operate within a hotel:

- (a) Restaurant (including or excluding liquor and other alcoholic beverages) with or without entertainment
- (b) Nightclub
- (c) Operating a boat house
- (d) Golf
- (e) Scuba Diving
- (f) Eco tourism activities

5.4 Licence Fees

Hotels	Up to 25 rooms	Rs 25,000
	26-50 rooms	Rs 50,000
	51-75 rooms	Rs 100,000

	76-100 rooms	Rs 150,000
	101-200 rooms	Rs 250,000
	Above 200 rooms	Rs 500,000
Food and Beverage outlets (including liquor and Alcoholic products) with entertainment		Rs 10,000
Food and Beverage outlets (excluding liquor and Alcoholic products) with entertainment		Rs 5,000
Food and Beverage outlets (including liquor and Alcoholic products) without entertainment		Rs 7,000
Food and Beverage outlets (excluding liquor and Alcoholic products) without entertainment		Rs 4,000
Operating a boat House		Rs 10,000
Eco tourism activities		Rs 10,000
Golf -9 holes		Rs 50,000
Golf-18 holes		Rs 100,000
Scuba Diving		Rs 10,000
Any other activities pursued by tourist		Rs 10,000