

Press Coverage 2018: Sugar Beach Residences

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Trump blames China for wrecking Korea summit

● Kim Jong-un 'hostile' since latest trip to Beijing ● Talks collapse after US vice-president insulted

Boer Deng Washington
Catherine Philip Diplomatic Correspondent
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President Trump suggested that China was to blame for souring North Korea's relations with the US before his dramatic decision yesterday to cancel the peace summit with Kim Jong-un.

Mr Trump wavered between threats of military action and entreaties to the North Korean dictator to schedule another summit after pulling the plug on their planned meeting in Singapore next month.

The US president lamented that dialogue with Mr Kim "was good until recently" when things abruptly changed. "I think I understand why that happened," he said, but did not elaborate.

Earlier this week he pointed a finger at Beijing, saying that Mr Kim's attitude had shifted after a meeting with President Xi almost three weeks ago. "There was a difference when Kim Jong-un left China the second time," Mr Trump said. "I can't say that I'm happy about it." On both occasions, Washington learnt of Mr Kim's visit only after the fact.

The summit would have been the first between a US president and a North Korean leader. Mr Trump hoped to strike a deal leading to the denuclearisation of the peninsula.

However, when American officials arrived in Singapore to make the arrangements, there was no sign of any North Koreans. "We were stood up," a White House official said last night.

Hopes rose after a breakthrough meeting between Mr Kim and President Moon of South Korea last month, but in recent days White House officials had become increasingly downcast. Mr Trump suggested that Mr Xi could be using Beijing's influence over Pyongyang as leverage in trade negotiations with the US.

In a letter to the North Korean leader calling off the summit, Mr Trump blamed the "tremendous anger and open hostility" in Pyongyang's statements about Mike Pence, the US vice-



After cancelling the summit, President Trump signed a pardon in the White House for Jack Johnson, who in 1908 became the first black heavyweight boxing world champion but whose career was wrecked by racially motivated criminal charges. Mr Trump was watched by the ex-boxer Lennox Lewis and Sylvester Stallone, who played the fictional fighter Rocky Balboa

powerful that I pray to God they will never have to be used.

Relations between the US and China have worsened in recent days after the US expelled the Chinese from biennial naval exercises to be held next month.

President Putin said that he regretted the summit's cancellation and President Macron of France, at a joint press conference with Mr Putin in St Petersburg, said he hoped that Mr Trump's move "was just a glitch in a process".

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Lost opportunity, page 32-33

UK accuses Kremlin as hoax callers fool Johnson

Catherine Philip, Lucy Fisher
Marc Bennetts Moscow

The Foreign Office has accused the Kremlin of staging a hoax call that duped Boris Johnson into talking to a man he thought was the Armenian prime minister for 18 minutes.

During the phone conversation the foreign secretary was asked about the Salisbury poisoning and how to deal with President Putin.

Mr Johnson is the latest victim of Alexei Stolyarov and Vladimir Kuznetsov, the Russian pranksters known as Lexus and Vovan, who previously called Sir Elton John in the guise of Mr Putin and convinced President Erdogan of Turkey that he was speaking to his Ukrainian counterpart.

The pair released a recording of the call, said to have taken place last week, in which one masqueraded as Nikol Pashinyan, the newly elected leader of Armenia. He asked about Britain's certainty that Russia was behind the poisoning of Sergei Skripal and his daughter Yulia, to which Mr Johnson responded, "We're almost 100 per cent sure" before offering to share further evidence not in the public domain.

As the call went on Mr Johnson grew increasingly suspicious about the caller's line of questioning. He repeatedly asked for clarification of an allegation that Mr Putin had admitted to giving money to Jeremy Corbyn, adding, "I am sure our intelligence will be listening on this line and they will draw the relevant conclusions."

The Foreign Office confirmed that the voice was that of Mr Johnson.

A senior diplomatic source called the prank "the latest desperate attempt by the Kremlin to save face after it was internationally shamed in the wake of the Skripal attack. Boris rumbled them pretty quickly and ended the call. It is tragic to see an international power reduced to falled pranks you would usually only find on 'Trigger Happy TV'."

A Whitehall inquiry has been opened. The prime minister's spokesman said, "This shouldn't have happened. An investigation is under way."

A Whitehall source said the pranksters had attempted to get Gavin Williamson, the defence secretary, on the Continued on page 7, col 4

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<p>Rise of Romanians Romanians outnumber Irish people in the UK and are the second-largest migrant group after about one million Poles, the Office for National Statistics said. Page 4</p>	<p>Nanny trial verdict The parents of a nanny who was tortured and drowned by her employer and the woman's lover have spoken of their pain after a jury found the pair guilty of murder. Pages 9-9</p>	<p>Columbine copycats Two bullied schoolboys inspired by the Columbine massacre were found guilty of plotting to kill pupils and teachers with stolen guns and homemade bombs. Page 11</p>	<p>Putin's Iran warning President Putin warned that scuttling the Iran nuclear deal would have "lamentable consequences" as he hosted President Macron of France in St Petersburg. Page 33</p>
<p>Bitcoin trade inquiry The US Department of Justice is investigating bitcoin traders in Britain as part of an inquiry into criminal price manipulation in digital currency markets. Page 39</p>	<p>England on back foot England crumbled to 184 all out on the first day of the first Test against Pakistan at Lord's. Only Alastair Cook topped 40 and the tourists reached 50 for one in reply. Pages 73-76</p>		

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SUGAR BEACH

A VICEROY RESORT • ST. LUCIA

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SUGAR BEACH

A VICEROY RESORT • ST. LUCIA

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OVERSEAS

Friday May 25 2018 THE TIMES

Luxe living in a Caribbean paradise

A resort in St Lucia is ushering in a new era for the island's property market, reports Carol Lewis

In 1981 Lord Glenconner, the eccentric aristocrat renowned for his close friendship with Princess Margaret, bought the 480-acre Jaloussie Plantation between the Pitons, two distinctive mountains on the Caribbean island of St Lucia. Having made the island of Mustique well known as a destination for the rich and famous, he hoped to transfer some of his magic there. It did not quite happen in his lifetime — he died in 2010 — yet today one of the traditional cottages he first lived in when he bought Jaloussie is the project manager's hut in the final phase of the former sugar plantation's transformation



into one of the most luxurious resorts in the Caribbean. Lord Glenconner divided Jaloussie to create a 180-acre resort and the Beau Estate, which was split into plots for

large houses, including one of his — an Indian-style mansion that was the subject of a long-running dispute after the lord cut his family out of his will and left everything to his valet. The resort, which is a 30-minute drive from the airport, has changed hands several times since, and for the past ten years has been owned by Roger Myers, the businessman who founded Cafe Rouge and Punch Taverns. He has overseen investment of more than \$100 million in the renamed Sugar Beach.

Most of the properties at Sugar Beach, which is at the centre of a Unesco world heritage site, are villas set among lush rainforest that have been commissioned and built for owners and leased as holiday homes to Viceroy, the manager of the five-star resort. "Guests tend to be American, but many of our buyers are wealthy young British entrepreneurs," says Penny Strawson, the property director at Sugar Beach Residences.

In 2011 Myers launched the first phase of Sugar Beach Residences: 20 luxurious three and four-bedroom villas, each with a private pool, which were sold off-plan and built to owners' specifications by Lane Pettigrew, a local architect, in a traditional French Caribbean style (priced from \$1 million to \$6 million). They were completed last year. The owners don't have to let their properties, but all do, with the best making up to \$200,000 (£150,000) net rental income in the peak December to April period.

One of these properties — a single-storey four-bedroom villa with open-plan rooms built round a courtyard with views across the ocean and out to the Pitons — has come to market for \$7.25 million, including all of its furnishings. The owner is hoping to move to one of the new homes in the latest phase of the resort's development, the Beachfront Collection. "The collection of five homes with four or five bedrooms on Glenconner Beach was designed by Michaelis Boyd Associates, a British architectural practice. They are in stark contrast to the rest of the resort, with contemporary, darker wood facades and double-height living spaces that open on to private terraces featuring pools with views over the beach. The villas are priced from \$8.75 million, including furnishings. In the final phase of the development the Piton Residences, five similarly modern villas designed by Michaelis Boyd Associates, will be built on a ridge higher in the resort (from \$7.5 million, including furnishings). Owners will have access to Sugar

Beach's facilities, including a butler, three restaurants, two beaches, a communal pool and sports centre. Near by is the Rabot Estate, Hotel Chocolat's cocoa plantation and restaurant, and a variety of tourist attractions, including the Soufriere volcanic hot springs, botanical gardens and rainforest trails.

The villas, though highly priced for the island, are selling off-plan fast, with three of the Beach Collection and one of the Piton Residences sold. "We are probably selling the most expensive properties on the market, but we don't compare ourselves to the rest of the island," Strawson says. "Our buyers are attracted by the world heritage location, the rarity of properties in this area and that Viceroy is a good operator. The island is beautiful, has a stable government, is safe and very friendly, which helps." St Lucia is to the south of the area's main hurricane belt, so is rarely hit by strong storms.

However, the property market across much of the island is yet to rebound from the after-effects of the global financial crash. Michael Green, a sales director at the Landings, a development near Rodney Bay in the northwest, says: "The market is still a bit slow at the top end. Resales are discounted by up to 30 per cent, and we are offering an incentive of a free furniture package on some of our new-builds."

Green is selling the final phase of the development at the Landings, a collection of 21 two and three-bedroom apartments (from \$625,000, with furniture packages from \$50,000). The resort has a concierge, plus a beachfront club lounge and restaurant. Owners can rent a berth in the neighbouring marina and there is a golf course near by.

James Burdiss is the head of Caribbean sales at Savills, the estate agency that is selling La Belle Helene, a grand house on the Beau Estate next to Lord Glenconner's mansion, for \$12 million. He believes that the election of Allen Chastanet as the prime minister of St Lucia in 2016 is set to attract new investment to the island.

"Chastanet is a businessman with some exciting plans. There are initiatives to encourage the relocation of companies to the island, a big renewable energy project, a new racecourse and a golf course," he says.

"It has been a tough nine years, with a variety of big projects collapsing during the crash, but I think the energy is coming back and the real estate market will follow that. Sugar Beach has been a big success story. Now we are seeing other developers re-engaging, things are happening."



The latest phase of the Sugar Beach resort development is the Beachfront Collection, where four-bedroom, furnished homes start at \$8.75 million (sugarbeachresidences.com)



This four-bedroom villa in the Sugar Beach resort has views out to the Pitons and is on sale, fully furnished, for \$7.25 million

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