



GRENADA
CITIZENSHIP BY INVESTMENT

Circular No. 3 of March 15, 2023

Illegal Discounting of Investment for Applications


The Grenada Citizenship by Investment Committee recalls to your attention our July 22, 2020, Circular.

All stakeholders of the Grenada Citizenship by Investment Programme should become familiar with the minimum real estate options offered by the programme pursuant to the Grenada Citizenship by investment (Amendment) (No.3) Regulations, 2019, and any subsequent amendment. Pursuant to this, they should not offer any option that is below the statutory minimum of US \$220,000 in case of projects approved under this option, or US\$ 350,000 in respect of projects not approved under the US\$220,000 option. In the case of an investment into the National Transformation Fund the minimum investment required is the sum of US \$150,000.

Any stakeholder of the Grenada Citizenship by Investment Programme who is found to be a part of the prohibited practice referenced above, would be in breach of the Grenada Citizenship by Investment Act and Regulations and liable to face legal sanctions. These sanctions may include but not be limited to revocation of licenses, Grenadian citizenship revocation and project decertification.

All stakeholders of the programme who discover marketing material that are inconsistent with the Grenada Citizenship by investment programme should bring such material to the attention of the Committee as a matter of urgency so that the requisite further steps can be taken.

Please contact the Citizenship-By-Investment Unit for any queries that you may have regarding this release at the following email address: info@grenadacbi.org.


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Karline Purcell, Chief Executive Officer (Ag.)

March 15, 2023
Grenada



GRENADA CITIZENSHIP BY INVESTMENT

Circular dated July 22, 2020

Illegal Discounting of Investment Amount for Applications under Section 11

It has come to the attention of the Grenada Citizenship by Investment Committee that there is aggressive promotion of a share buyback arrangement with a substantial reimbursement to the purchaser, via the marketing agent, immediately post the applicant obtaining their citizenship. This practice is effectively providing a discount to the amount required to be invested by applicants under Grenada's CBI Programme, so that such investment amount falls below the minimum qualifying investment prescribed by Regulations under Section 11 of the Grenada Citizenship by Investment Act (as amended) ("**Grenada CBI Act**"). Furthermore, it is understood that this process is inducing applicants to invest amounts below the qualifying investment stipulated by Regulations under Section 10 of the Grenada CBI Act for the National Transformation Fund. The unit is currently conducting an investigation into the matter, and the appropriate action will be taken based on the findings. This could include the revocation of approval as a section 11 CBI project.

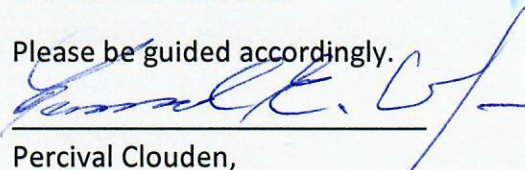
The Committee hereby advises all Marketing Agents and Local Agents that actions which discounts the qualifying investment below the minimum amount prescribed by the Laws of Grenada, are illegal and in breach of the Grenada CBI Act and Regulations.

Additionally, the Committee advises that any intended buybacks and or rebates on an investment by an applicant in an approved project may only be permitted after the statutory 5-year period, for which the investment must be held. Furthermore, no payments for such buybacks or rebates is permitted until after the statutory 5-year holding period.

Take note that any buyback or rebate prior to the said statutory 5-year holding period is illegal.

All stakeholders are advised that the Government of Grenada will not tolerate the actions described herein. These illegal actions undermine the success of the National Transformation Fund which is vital to the economic interest of Grenada; and further undermines investment in legitimate Section 11 approved projects which are intended to stimulate priority sectors within the State of Grenada.

Please be guided accordingly.


Percival Clouden,
Chief Executive Officer



July 22, 2020
Grenada