

NAME OF UNDERTAKING:

DOWN BY THE SEA RESORT

PROPOSER:

(i) Name of the Corporate Body:

Down By the Sea Inc.

(ii) Address:

P.O. Box 173 Lawn NF AOE 2EO

(iii) Chief Executive Officer:

Name: Jenny H Tarrant
Official Title: President
Address: P.O. Box 173 Lawn NF AOE 2EO
Telephone No: (709) 873-3344

(iv) Principal Contact Person for the purposes of environmental assessment:

Name: Jenny H Tarrant
Official Title: President
Address: P.O. Box 173 Lawn NF AOE 2EO
Telephone No: (709) 873-3344

THE UNDERTAKING:

(i) Nature of the Undertaking:

To develop a wheelchair accessible seaside resort

(ii) Purpose/Rationale/Need for the Undertaking:

To develop a viable/lucrative business

DESCRIPTION OF THE UNDERTAKING:

(i) Geographical Location:

It will be situated in the vicinity of what we call the Back Cove which is on the eastern side of Lawn.

(ii) Physical Features:

The undertaking will include a building approximately 35 ft. X 65 ft. which will be the main residence with 6 bedrooms all complete with 3 piece baths, kitchen, music room, sports room, living room, sun room. There will be a second building approximately 30 ft. X 60 ft. which will sport an indoor swimming pool with both men and women change rooms. To get to this resort we will have to construct a 1500 meter access road from the main road near the High School. This access road will follow the top of the ridge behind the High School it will not, go through any forest land, or pass over any rivers or streams. The most of the land effected is marsh land or low shrubs in this proposed development.

(iii) Construction:

The total time estimated for this project is 12 months. The dates from start to finish depends on the promptness of obtaining the required permits from the regulatory bodies of the government. At this time we have no dates. The pollutants that will be produced during construction will be minimal. All waste will be transported off site to the appropriate dumping sites. The company involved will endeavour to maintain a high level of awareness for the surrounding environment, as it pertains to the business which it involves.

(iv) Operation:

This operation will provide a completely wheel chair accessible resort location. This operation will run on a full yearly basis. This is an environmentally friendly operation. The pollutants from this operation will be a minimal.

(v) Occupations:

Occupations created by this undertaking will be as follows: 1 full time cook, 1 part time cook, 1 full time chamber maid, 1 part time chamber maid, 1 full time maintenance person, 1 part time maintenance person, 1 full time clerk, 1 part time clerk.

(vi) Project Related Documents:

Enclosed find related documents that pertain to the undertaking.

APPROVAL OF THE UNDERTAKING:

A list of permits required for the undertaking are as follows:

- 1) Crown Land Application with referral agencies. (Provincial Government)
- 2) Building Permit (Government Services Center)
- 3) Building Accessibility (Government Services Center)
- 4) Develop Land (Government Services Center)
- 5) Building Permit (Municipal Council)
- 6) Electrical Permit (Provincial Government)
- 7) Food Establishment License (Government Services Center)
- 8) Canada Select (Newfoundland & Labrador Accomadations Rating)

SCHEDULE:

The commencement date of this undertaking can start as early as Oct 01 /01 and complete by Oct 01 /02. Estimate of construction was for a 1 year period.

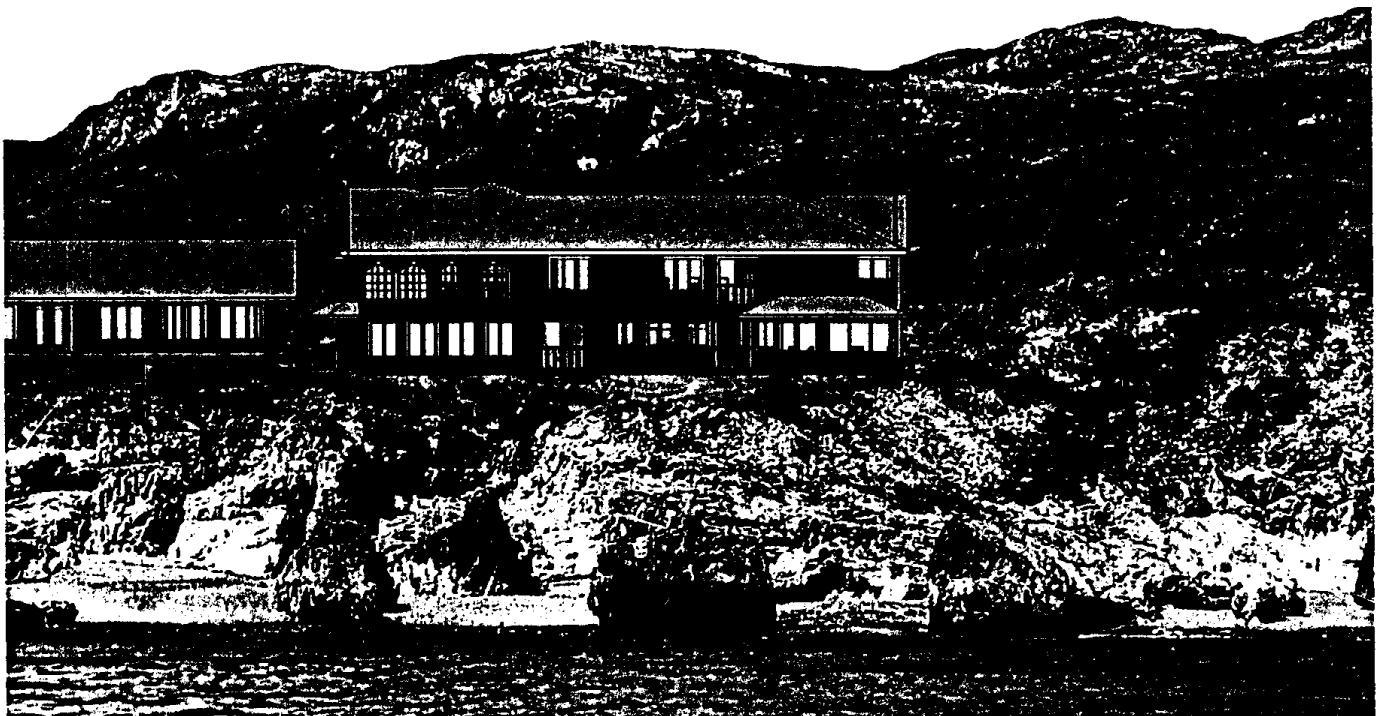
FUNDING:

Funding for this project is in part by:

- a) Down By the Sea Inc.
- b) Atlantic Communities Opportunities Association.
- c) Burin Peninsula Community Business Development Association
- d) Department of Development and Rural Renewal

Date

Signature of Chief Executive Officer



Down By the Sea Resort

A completely wheelchair accessible resort built right on the ocean with an astounding *180 degree view, this resort offers some wonderful features including an indoor pool, hot tub, games room and a library/music room filled with Newfoundland books, music and instruments. A computer, internet and fax service are all available.

All rooms have a three piece bathroom, three have a jacuzzi tub. Each room has a private telephone, satellite television and DVD players - movies are available upon request.

Breakfast is included but is available at your leisure, you're on vacation so we have no desire to make you rise any earlier than you wish. We have a professional cook in residence available to offer meals upon request. In fact, we'll even set up a romantic candlelit dinner in our sunroom overlooking the ocean just for you.

Some of the wonderful things you can see and do in the area includes boat tours, hiking, mountain biking, diving, sport fishing, golf, bird watching, berry picking, museums and much more! You can see the site of the Truxton/Pollux disaster with a telescope from the deck of the house and watch the boats go by if you want to just relax around the resort. No matter what your mood is and what the weather is doing, we have something for everyone.

We will have souvenirs available at the resort, all made right here on the Burin Peninsula and will also serve as a an art gallery with paintings supplied by local artists, everything will also be made available on the internet through the resort's website.

Please note that I've spent four years planning every detail of this resort, much of it based on personal

traveling experience. I can offer special personal attention with a resort this size at a reasonable price. My goal is to present as much Newfoundland tradition and culture as I can in a tasteful way while providing much needed accessible accommodations here on the Peninsula.