

## **1.0 NAME OF UNDERTAKING:**

Grand Falls – Windsor Newhook's Cranberry Farm Extension.

## **2.0 PROPOSER:**

(i) Newhook's Cranberry Farm Inc.

(ii) 365 Grenfell Heights  
Grand Falls – Windsor, NL  
A2A 2J2

(iii) Mr. Stephen Newhook, President  
365 Grenfell Heights  
Grand Falls – Windsor, NL  
A2A 2J2  
(709) 489- 0872

(iv) Mr. Stephen Newhook  
365 Grenfell Heights  
Grand Falls – Windsor, NL  
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## **3.0 THE UNDERTAKING:**

- (i) Berry Farm
- (ii) Purpose is to diversify the existing cranberry farm by producing blueberries, parridgeberries and sea buckthorn berries for the local food and export markets.
- (iii) Make available area needed for the Blueberry and Cranberry farm storage and staging areas.

## **4.0 DESCRIPTION OF THE UNDERTAKING:**

### **(i) Geographical Location:**

Located Approximately 1500 meters North of Grand Falls – Windsor where the transmission line intersects with Ivany's Access Road. Access to the site is made through Newhook's Cranberry Farm Inc.

### **(ii) Physical Features:**

The site is comprised of approximately 80 % mineral soil with Kalmia, blueberry and parridgeberry ground cover forested land that was burnt over in 1986, 10 % nonproductive wet land and the remaining 10 % is currently in varying stages of regeneration primarily hardwood stands.

The areas lies adjacent to the existing cranberry farm with its high point located to the South West and gently slopes to the North East eventually enters the Peters river basin.

(iii) Construction:

Work to be carried out over 5 Years with a total of 12 hectares of berry fields being developed. Blueberry fields will be developed with heavy equipment such as excavators, dozers and dump trucks will be used to level the ground and create windrows. Although this technique as a higher initial capital cost, it permits the use of farming equipment that can be used for pruning, weed control and harvesting berries, intern lowering cost and increasing yields. Access to the site is already in place but some small sections of on farm roads less than 200 meters will need to be constructed with heavy equipment to access remote areas. An existing adjacent quarry (permit # 126870) will provide road fill if required. All construction will conform to the Environmental Guidelines for horticulture producers (2002, Dept. of Natural Resources)

Year 1 - Start as soon as land is secured, commencing to develop 3 hectares of berry producing fields, along with the infrastructure that accompanies it. Upgrade existing resource road gaining access to site.

Year 2 - Develop 3 hectares of berry producing fields.

Year 3 - Develop 3 hectares of berry producing fields.

Year 4 - Develop 3 hectares of berry producing fields.

Year 5 - Develop 2 hectares of berry producing fields.

(iv) Operation:

Long term management of a berry farm will be done recognizing that we as farmers must be model stewards to the environment. Plant rejuvenation will happen on an as need basis by mechanical means. Sub standard soil areas will receive additional peat and sand to maximize plant growth and crop yields. To maximize yields, honey bees will be rented and in addition surrounding lands will be manipulated to be conducive to attracting and increasing native bees and other pollinator's populations. In-ground and above-ground irrigation will be used during dry periods and a form of frost protection. Many of the requirements needed for the blueberry farm are already in place on the existing cranberry farm. Runoff will be directed into an already existing sediment pond. The potential sources of pollutants during the construction are associated with machinery diesel fuel and lubricants. Machinery such as farm tractors, period excavators, and dump trucks will be refueled and lubricated on mineral soil, off the construction site. Refuse and human waste will be disposed of and addressed using procedures specified by the Department of Environment and Conservation.

Common chemicals used during blueberry operations are:

Herbicides- Deverinol, Roundup

Insecticides- Diazinon, Seven

Fungicides – Ridomil

Fertilizers- 7-7-7

These products will be only purchase and used as needed.

(v) Occupations:

1. General Manager (8251). Full time.
2. Grower/Pesticide Applicator (8431). Full time.
3. Labourers (8431) Part time.
4. Equipment operator (7421) Full time .
5. Electrician.( Contractor )(7241) Part time.
6. Mechanic. ( Contractor )(7312) Part time.

**(vi) Project Related Documents:**

Crown Land application No.: 132383

**5.0 APPROVAL OF THE UNDERTAKING:**

Following is a list of main permits, licenses and approvals required for this project.

| <u>Approval/Certification/License/Permit</u> | <u>Authority</u>                            |
|--|---|
| Environmental assessment approval            | Department of Environment and Conservation. |
| Crown Land                                   | Department of Environment and Conservation. |
| Electrical installation                      | Service NL.                                 |
| Fuel Storage & Handling.                     | Service NL.                                 |
| Septic System                                | Service NL.                                 |
| Cutting permit                               | Department of Natural Resources.            |
| Municipal Approval                           | Town of Grand Falls – Windsor.              |
| Pesticides (Applicator/Operator)             | Department of Environment and Conservation. |
| Water Resources                              | Department of Environment and Conservation. |
| Workers Health, Safety Compensation          | Compensation Commission.                    |

**6.0 SCHEDULE:**

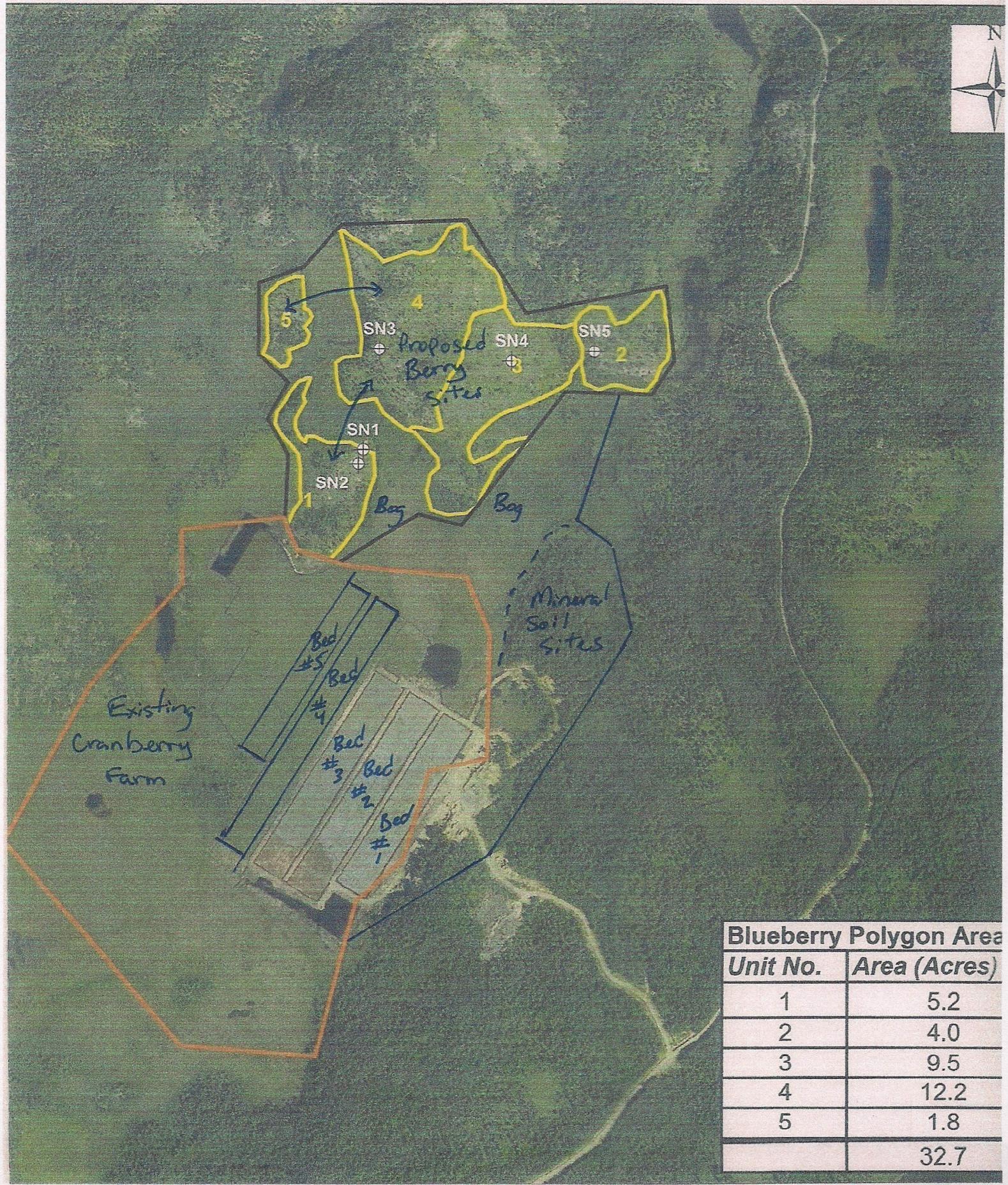
The earliest construction start date is September 2014 with construction lasting 5 years.

**7.0 Funding:**

No application for funding at this time.

April 30, 2014  
Date

  
Stephen Newhook  
Stephen Newhook ( Owner/ Operator )



| Blueberry Polygon Area |              |
|------------------------|--------------|
| Unit No.               | Area (Acres) |
| 1                      | 5.2          |
| 2                      | 4.0          |
| 3                      | 9.5          |
| 4                      | 12.2         |
| 5                      | 1.8          |
|                        | 32.7         |

# Government of Newfoundland & Labrador

## Department of Environment & Conservation



### NOTE TO USERS

The information on this map was compiled from land surveys registered in the Crown Lands Registry.

Since the Registry does not contain information on all land ownership within the Province, the information depicted cannot be considered complete.

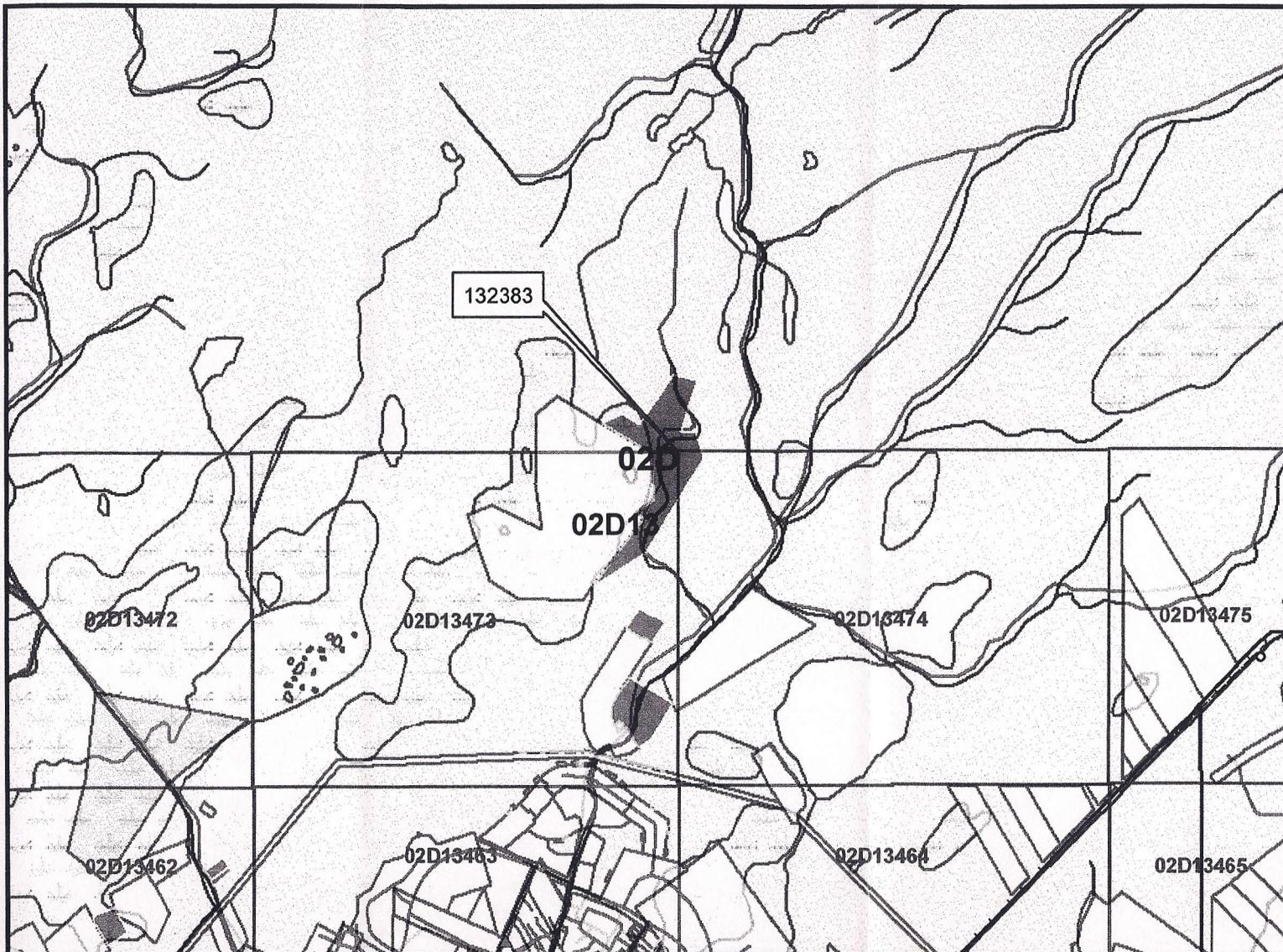
The boundary lines shown are intended to be used as an index to land titles issued by the Crown. The accuracy of the plot is not sufficient for measurement purposes and does not guarantee title.

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Users finding error or omissions can contact the Crown Titles Mapping Section by telephone at 729-0061. Some titles may not be plotted due to Crown Lands volumes missing from the Crown Lands registry or not plotted due to insufficient survey information.

The User hereby indemnifies and saves harmless the Minister, his officers, employees and agents from and against all claims, demands, liabilities, actions or cause of actions alleging any loss, injury, damages and matter (including claims or demands for any violation of copyright or intellectual property) arising out of any missing or incomplete Crown Land titles, and the Minister, his or her officers, employees and agents shall not be liable for any loss of profits or contracts or any other loss of any kind as a result.

For inquiries please contact a Regional Lands Office.  
Gander - 256-1400  
Clarenville - 466-4074  
St. John's - 729-2654  
Goose Bay - 896-2488  
Corner Brook - 637-2387



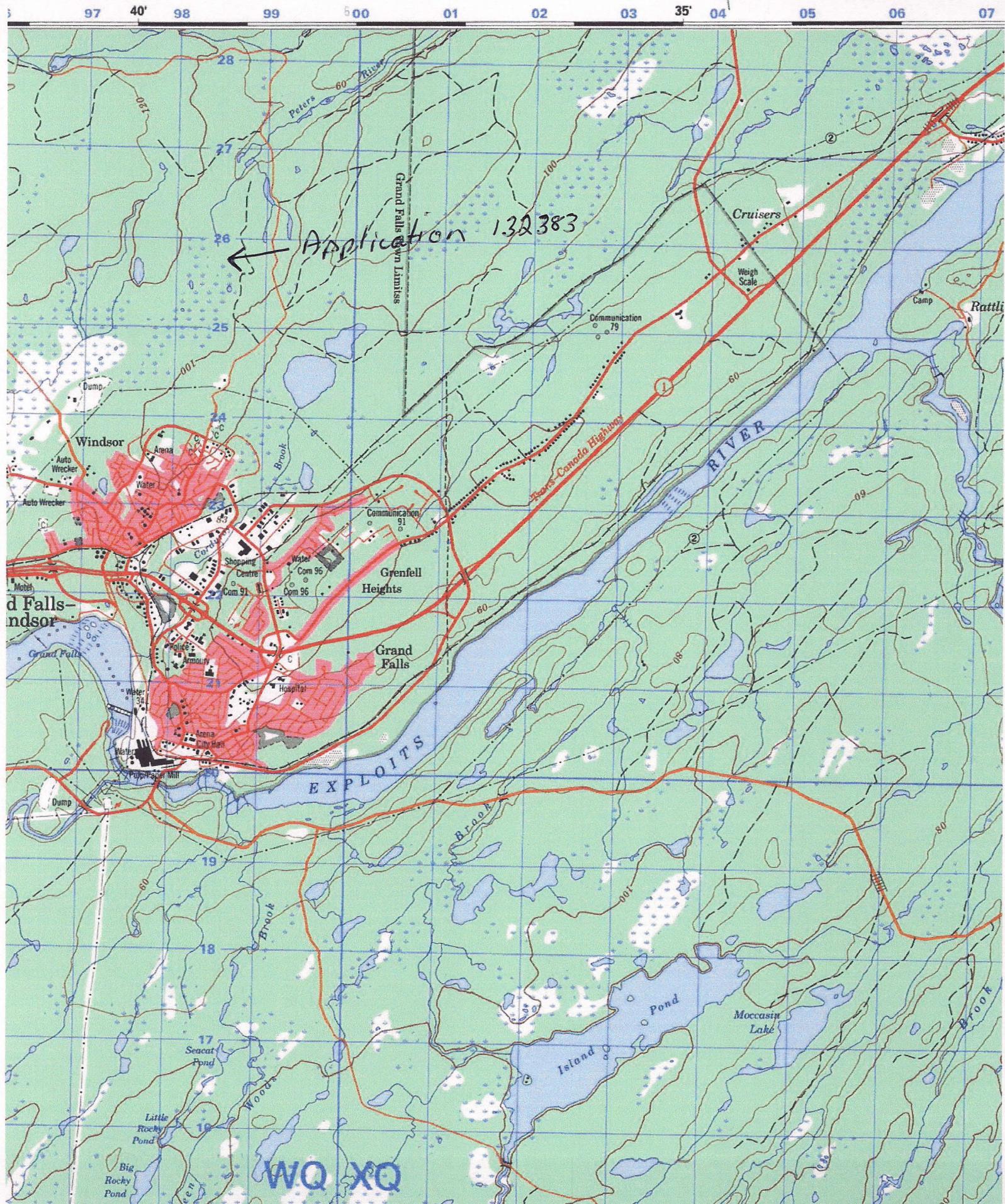
### Crown Lands Division

Scale 1:25,000

Compiled on Apr 11, 2013

0 250 500 1,000 1,500 2,000 Meters





Scale: 1:50,000

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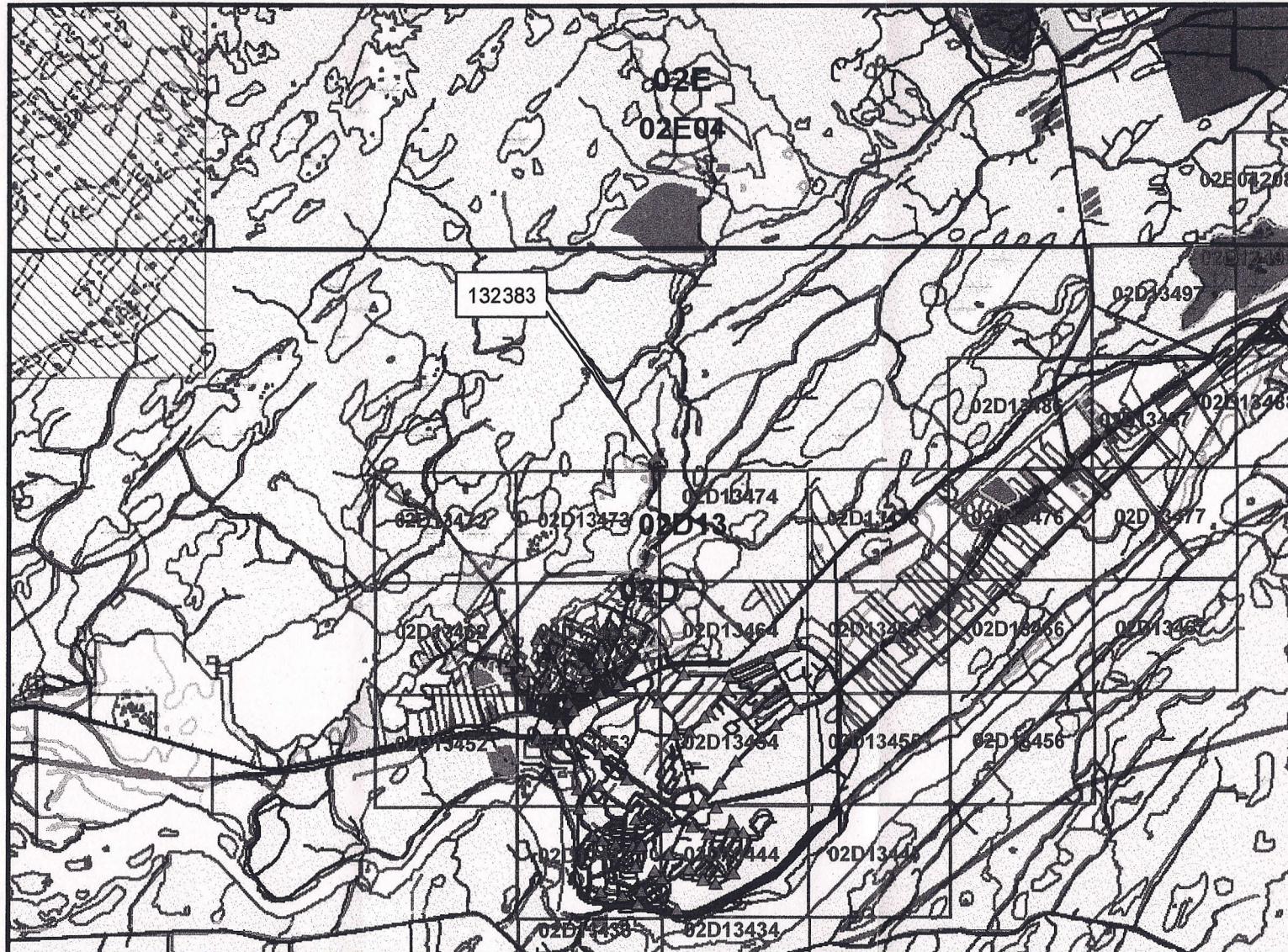
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Scale 1:75,000

Compiled on Apr 11, 2013

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