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Department of Environment, Climate Change and Municipalities
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Honourable Minister Davis:

RE: Request to Amend Conditions of Minister's Release Decision for Environmental Assessment (EA Registration #2189 Exploits River Geodesic domes)

Date of release from Environment assessment review: May 4, 2022

Under the conditions listed as part of the Minister's Release for the original Environmental Assessment Registration (#2189), the following was included:

- *For all proposed new development, a minimum 50-metre naturally vegetated buffer, which includes trees, is to be maintained along Exploits River, which is a scheduled salmon river.*

We are requesting an amendment to this condition, such that the minimum buffer on the river be reduced from 50-metres to 30-metres. We are requesting the 30-metre buffer based on a number of factors such as:

- Consultation on the proposed development with staff from the Wildlife department. The development is considered a one-time minimal impact development with no additional impact on the other associated vegetation and no impact to the river/riverbed. The proposed site is approximately 20-25 feet higher elevation than the river.
- We are expanding our tourism business that has been established on the Exploits river since 1997. A view of the Exploits river is part of the attraction and beauty and why guests choose Riverfront Chalets as their vacation destination.
- Our new addition of geodesic domes will attract new adventurers and tourists to the area to enjoy the scenic views of the world-renown Exploits river.
- Due to the physical constraints of the expanded zone (salmon river and Trans Canada Highway) the reduced buffer is critical for a sustainable business model for our resort. Without access to the additional area the proposed expansion will not reach the planned scale.
- Our septic design has been approved and inserted on our property as per regulations

We are committed to having a minimal footprint, and ensuring our property will retain greenery in and around the domes and riverbank, and that no soil will be removed or disturbed. Development is a one-time, minimal impact activity. We will continue to add greenery such as grass, plants, shrubs and trees to enhance the natural beauty of our property.

We are proud to say that our resort is focused on nature and we promote and encourage natural vegetation. We are committed to planting trees, grass, and flowers and will take all measures to ensure that there is no erosion or silt along the riverbanks or running into the river. As a significant number of our clients are salmon anglers and nature enthusiasts, we are committed to protecting and promoting a healthy river in our resort as it is one of our main attractions.

We kindly ask you to consider our request to amend the buffer from 50-metres to 30-metres so we can continue the development of this nature-focused, and adventure oriented resort.

Full details for our park are outlined in the project files:

<https://www.gov.nl.ca/ecc/projects/project-2189/>

Regards,

Todd Parsons

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