

Reg. No. 1990

AUG 13 2020

Mr. Alex Cooke
PO Box 304
Grand Falls-Windsor NL A2A 2J7

Dear Mr. Cooke:

Re: Exploits River (Bishop's Falls South Side) Cottage Development

Your proposal has been reviewed by an interdepartmental environmental assessment screening committee and an opportunity to comment has been provided to the public as required by Part X of the Newfoundland and Labrador Environmental Protection Act, SNL 2002, cE-14.2. Please be advised that an Environmental Preview Report (EPR) is required.

The EPR is necessary to provide information concerning the potential effects of the undertaking on the surrounding environment. Additional information requirements shall include, but not be limited to:

- A revised project design such that the development is in compliance with the Department of Municipal Affairs and Environment's Flood Plain Management Policy https://www.mae.gov.nl.ca/waterres/regulations/policies/flood_plain.html;
- A site layout plan showing the 1 in 20-year flood zone and 1 in 100-year and historic flood risk area;
- A Level 1 Groundwater Assessment;
- A revised project design that only includes property owned by the proponent;
- A Buffer Zone Rehabilitation/Maintenance plan;
- A description of travel and use of the NL T'Railway Provincial Park; and
- A Historic Resources Impact Assessment.

A summary of the comments received from government agencies during the registration review is attached to provide you with advice for your consideration and inclusion in your project and in the EPR.

An Environmental Assessment Committee will be appointed for the purpose of providing you with technical and scientific advice regarding the preparation of an EPR. As per the legislative requirements, within 60 days of the date of this letter you will be issued guidelines for the completion of the EPR. Please be reminded that, in accordance with

the Environmental Protection Act, project activities may not proceed until the proposal is released from the environmental assessment process.

If you have any questions concerning these matters, please contact Ms. Joanne Sweeney, Director, at (709)729-0673 or joannesweeney@gov.nl.ca.

Sincerely,



DERRICK BRAGG, MHA
Minister of Municipal Affairs and Environment
District of Fogo Island-Cape Freels

Attachment

cc: Hon. Pleaman Forsey, MHA
Exploits

Town of Bishop's Falls