

September 3, 2019

Minister of Municipal Affairs and Environment

P.O. Box 8700

St. John's, NL A1B 4J6

Attention: Director of Environmental Assessment

Dear Sir/Madam,

I have applied through Crown Lands for a cottage lot and as part of the approval process I have been requested to perform an environmental assessment on the cottage lot. Attachment is a copy of an environmental assessment for registration purposes for my cottage located in Goobies South/Goobies Station Area. Please see attached for various maps and the crown land application.

If you have any further questions regarding the environmental aspects of my cottage lot, or any further questions to get my lot registered, I can be reached at 709-725-1526 or by email at sooley300@hotmail.com

Signed,

Matthew Paul Sooley

90 Terra Nova Road

St. John's, NL

A1B 1E9

Proponent:

- (i) Matthew Paul Sooley
- (ii) 90 Terra Nova Road
St. John's, NL
A1B 1E9

- (iii) Matthew Paul Sooley
Operator
90 Terra Nova Road
St. John's, NL
A1B 3E9

- (iv) Matthew Paul Sooley
Operator
90 Terra Nova Road
St. John's, NL
A1B 3E9

The Undertaking:

- (i) Cottage in Goobies Station, on main road Goobies South
- (ii) As requested from the Environmental Assessment Division, the need to register the proposed cottage in Goobies South/Goobies Station with the Environmental Division.

Description of the Undertaking:

- (i) Geographical Location: The geographical location of the cottage Lot is on the main road of Goobies South/Goobies Station. The land is located right on the main road of Goobies South. The cottage lot is located approximately 3km east of the Burin Highway. The route of access for the cottage will be off the Trans-Canada Highway onto route 210, then onto Goobies south community road. The cottage lot is approximately 65-75 meters away from the Come By Chance River
- (ii) Physical Features: The current physical features of the land is a low to medium density forest, with an older growth of spruce, fir, birch and alders. The land is sloped towards the main road. The soil conditions are rocky/gravel with a mixture of topsoil. No water bodies will be affected by the cottage construction, and only the necessary vegetation and trees will be cut to construct the cottage. No wildlife will be affected by the limited amount of trees to be cut, and there is a high density of forest surrounding the area. In my application, I am applying for 0.39 hectares of

land, however I will only develop what is needed to build a cottage. I estimate I will need to clear between 0.15 and 0.20 hectares of the land for the cottage development.

- (iii) Construction: The construction of the cottage will begin by doing a small amount of grubbing and clearing of trees (only what is necessary for construction) within 12 months of approval. Physical construction of the cottage will begin shortly after. The building on the lot will be 36x30 (measured in feet). The building will be all timber frame construction. I don't have drawings available at this time, as I don't have them finalized. The emissions will be very low as it is a smaller building and all waste will be disposed of properly.
- (iv) Operation: The operation of this cottage is solely for recreational use, to be used as a family cottage for weekend getaways during the year. The cottage will be a permanent building, emissions will be zero, and power to be supplied by NL Power, heat will be electric. There will be a proper septic system installed for sewage waste, and it will meet all requirements of the current Newfoundland & Labrador Private Sewage Disposal Standards. There will be an artesian well installed to source potable water. All trash is collected by the town of Goobies.
- (v) Occupations: The cottage will be a privately owned facility, solely for recreational use. There will be no employment or commercial use of any kind. The only work that will take place is during construction, which will be privately done by the maximum number allowed of 4 people.
- (vi) Project Related Documents: Please see attached

Approval of the undertaking: Please see attached

Schedule: The earliest start date for the cottage with all approvals in place will be spring/summer 2020, ending late summer/fall 2020. Latest start date of fall 2020, ending late fall 2020.

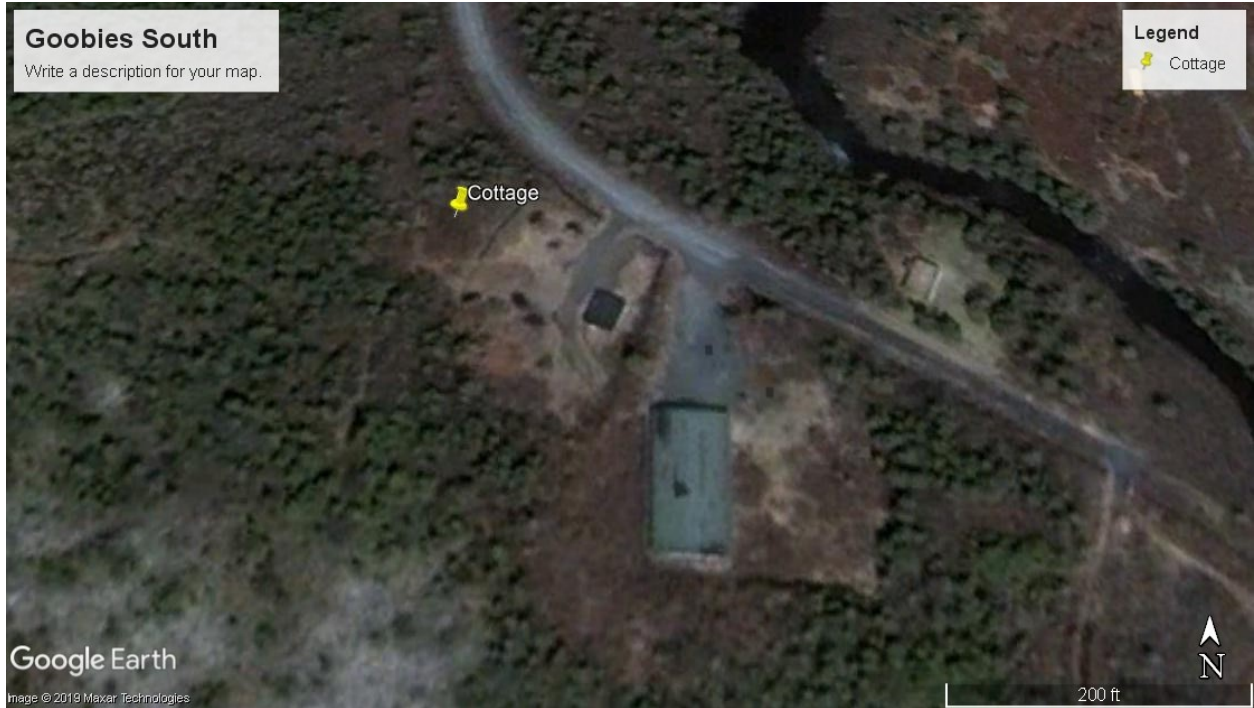
Funding: This project is not depending on any loans or grants for the completion of the cottage.

September 3rd, 2019

Date

Matthew Sooley

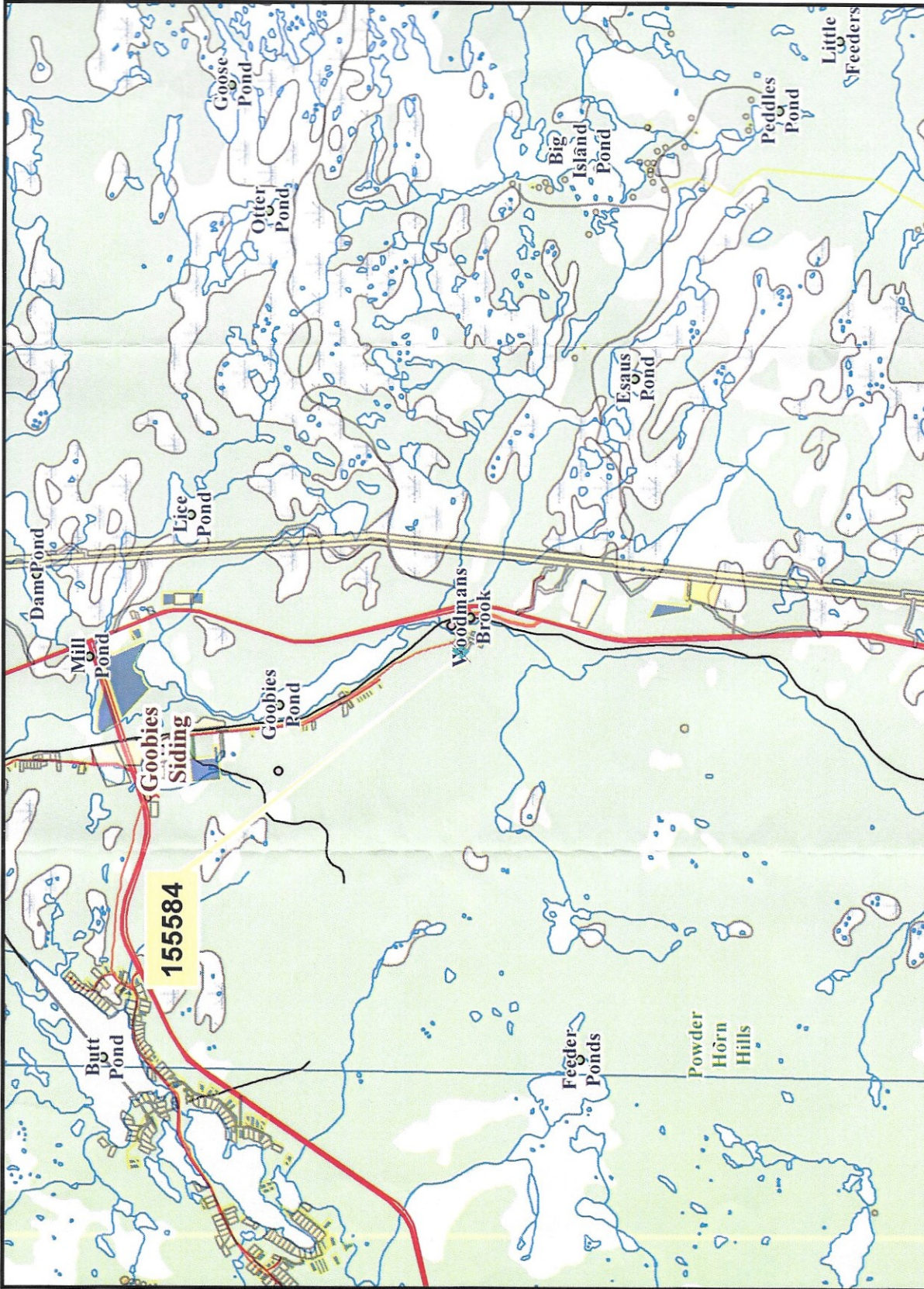
Signature of Chief Executive Officer







Government of Newfoundland & Labrador Department of Fisheries & Land Resources



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.

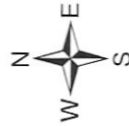
The boundary lines shown are intended to be used as an index to land titles issued by the Crown. The accuracy of the plot is not sufficient for measurement purposes and does not guarantee title.

Users finding any errors or omissions on this map sheet are asked to contact the Crown Lands Inquiries Line by telephone at 1-833-891-3249 or by email at CrownLandsInfo@gov.nl.ca.

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 the Crown Lands Inquiries Line by telephone at 1-833-891-3249 or by email at CrownLandsInfo@gov.nl.ca. Or visit the nearest Regional Lands Office; http://www.flr.gov.nl.ca/departement/contact_lands.html



Crown Lands Administration Division

Scale 1:50,000

Compiled on June 26, 2019

Government of Newfoundland & Labrador Department of Fisheries & Land Resources



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.

Users finding any errors or omissions on this map sheet are asked to contact the Crown Lands Inquiries Line by telephone at 1-833-891-3249 or by email at Crown.LandsInfo@gov.nl.ca.

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 all claims, damages, 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 Lands titles and the use of the information provided by 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 the Crown Lands Inquiries Line by telephone at 1-833-891-3249 or by email at Crown.LandsInfo@gov.nl.ca. Or visit the nearest Regional Lands Office; http://www.flr.gov.nl.ca/department/contact_land.html

Crown Lands Administration Division

Scale 1:2,500

Compiled on June 26, 2019



© 2019 Microsoft Corporation. All rights reserved. Microsoft, Windows, and the Windows logo are either registered trademarks or trademarks of Microsoft Corporation in the United States and/or other countries.



In Reply Please Quote
File Reference No. 1039974

JUN 26, 2019

MATTHEW SOOLEY
90 Terra Nova Road
St. John's, NL
A1B 1E9

Dear Sir/Madam

RE: APPLICATION NO.: 155584
TYPE: Grant
PURPOSE: Cottage
LOCATION: West of Woodmans Brook,Goobies

This will acknowledge receipt of the above referenced application for a Crown title. The application has now been registered and via a copy of this letter, the Department and/or agencies on the attached schedule have been asked to forward their comments and recommendations on your application to the Regional Lands Office.

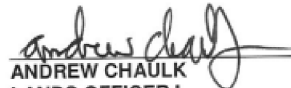
Your application will be reviewed and a final decision will be made when the recommendations have been received from these Departments and/or agencies.

To assist inspectors in locating the area applied for and to avoid delays in processing your application it is advisable to place your name and application number on the site. Your application is being processed for the site indicated on the attached map. If the location or lot configuration of the site is incorrect you must contact the Regional Lands Office immediately.

Please note that the land is not to be occupied until you receive a fully executed title document.

If you require any additional information concerning the processing of this application please contact the Regional Lands Office at the address below.

Yours truly


ANDREW CHAULK
LANDS OFFICER I
Attachment(s)