

Proposed Ara Macao (Scarlet Macaw) Resort Fact Sheet

Number of residents/guests: 12,892 people at full occupancy can be accommodated at the proposed resort.

Location: just south of Riversdale, 628 acres, 1 mile oceanfront, 200 feet frontage on Placencia Lagoon

Dredging:

?? **Volume:** approximately 1.2 million cubic yards of soil will be dredged to construct the marina on the Caribbean side of the proposed development

?? **Disposal:** used for fill on-site

?? **Other:** two breakwater jetties will extend 50 meters (164.4 feet) out from land, and will be 8.53' to 5.25' high

Buildings: The proposed Scarlet Macaw resort will include Over 250 structures, including,

?? **Hotel:** One 260 room 3-story hotel (*private*), 100,000 square feet of common area

?? **Villas:** 296 villas in 74 2-story buildings (*private*)

?? **Condos:** 458 condos in 38 4-story buildings (*private*)

?? **Golf Course:** *private (primarily for use of residents and guests)*

○ 155 acres, 59 private golf course houses, Clubhouse (*private*)

○ Two 9-hole golf courses

?? **Marina:** 67 acre marina for up to 400 boats of up to 100 feet), dredged to a 12-foot depth, including

○ Fueling station

○ Boat storage and repair yard (38,000 square feet)

○ Harbor master building (2,500 square feet)

?? **Restaurant:** 7,500 square feet, with capacity of 200 people, *public*

?? **Pool:** one pool and 2 bars (*private*) (bars will be 1,100 square feet each)

?? **Casino and Night Club:** 106,250 square feet with a capacity of 1,000 people (*local use to be discouraged*)

?? **Reception and Activities Centers:** *public*, two reception and activities centers (*public*) (38,800 square feet and 25,000 square feet)

?? **Commercial Centers:** *public*, two commercial centers (320,000 square feet and 90,000 square feet)

?? **Retail:** *public*, 5 retail shops and exhibition center (retails shops will be 50,000 square feet)

?? **Employee Housing:** 50 employee units of 700 square feet each, to house a total of 300 people (6 persons per unit)

?? **Maintenance and Support:** 4 maintenance and support facilities, total 50,000 square feet, *private*

?? **Macaw Preserve Exhibit and Labs:** 5,000 square feet, *public*

Garbage:

?? **Volume:** 100,054 pounds of trash per week based on a 70% occupancy rate of 2,978 people, 4.8 pounds of garbage per person per day (based on amount of trash generated in San Pedro per person per day). At 3 pounds of garbage per person per day (average produced in all Belize towns and cities except San Pedro), Placencia Village and Seine Bight combined will produce 37,233 pounds of garbage per week with a population of 1,773 people.

?? **Disposal Site:** Placencia dump

Water requirements:

?? **Volume:** 2,275,000 to 3,526,150 gallons per week at 50% capacity; 4,550,000 – 7,052,300 gallons per week at full capacity. (Current monthly water usage by Seine Bight and Placencia Village ranges from 5.5 million gallons to 8 million gallons per month. Scarlet Macaw, in contrast, will use approximately 14,104,600 gallons per month at 50% occupancy.)

?? **Source:** wells to be dug on property

Waste Water: minimum of 290,000 gallons per day

Vehicles: up to 600 additional cars using Placencia Road

Electricity: BEL, 15.35 megawatts (Placencia and Seine Bight currently use about 1-2 megawatts)

Hurricane Evacuation: guests by road; boats in marina to be moved to Placencia Lagoon and Monkey River

Security: Developer to provide own on-site security

Erosion Control: coarse grained sand to be trucked onto site to spread over fine sand to control erosion into Caribbean

Timetable: 4 years to complete. Development phases to be completed in following order:

- ?? Dredging for marina and canals
- ?? Building construction (not clear which buildings to be constructed in this phase)
- ?? Installation of utilities and wastewater systems
- ?? Construction of marina, pool(s), golf courses
- ?? Infrastructure construction (shouldn't infrastructure be completed before buildings?)
- ?? Landscaping and "site consolidation"
- ?? Golf course residential townhouses

Owner/Developer: ioVest Development, LLC, a Chicago, Illinois limited liability company

Seller: MacKinnon Belize Land and Development, Ltd., James Parker, President

Environmental Impact Assessment: may be downloaded from

<http://depositfiles.com/en/files/8044/aramacaoeiafinal.pdf.html>

Annexes: may be downloaded at <http://depositfiles.com/en/files/8100/aramacaoannexes.pdf.html>

Send comments to:

- ?? **Belize Department of the Environment:** envirodept@btl.net
10/12 Ambergris Ave.
Belmopan, Belize
(Send by registered mail so that you have proof of mailing – cost is \$2.25)
- ?? **Placencia Tourism Center:** tourism@placencia.net
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Market Square
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This Fact Sheet may be downloaded from:

http://depositfiles.com/en/files/18470/Scarlet_Macaw_Fact_Sheet.doc.html

The Site Plan for the proposed Scarlet Macaw/Ara Macao may be downloaded from:

http://depositfiles.com/en/files/18523/Ara_Macao_Site_Plan.jpg.html