

BARBADOS

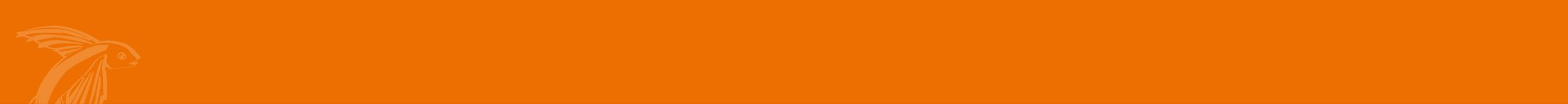
INVESTMENT OPPORTUNITIES





REAL ESTATE





The Carlisle Bay Development Project

This is Barbados' major transformational real estate investment opportunity. It spans over 2 km of beachfront land, set in a beautiful crescent bay. Some of the sites are within a UNESCO heritage site and part of the historic capital of Bridgetown. There are many investment opportunities within the area including five new hotels, an iconic performing arts/conference facility, a marina and entertainment facilities.

This development will be the anchor for the complete regeneration of the communities in this urban corridor: livelihoods, infrastructure and sustainable futures for all. Because of this, Barbados is seeking not just investors, but partners in this transformation.





The Carlisle Bay Development Project

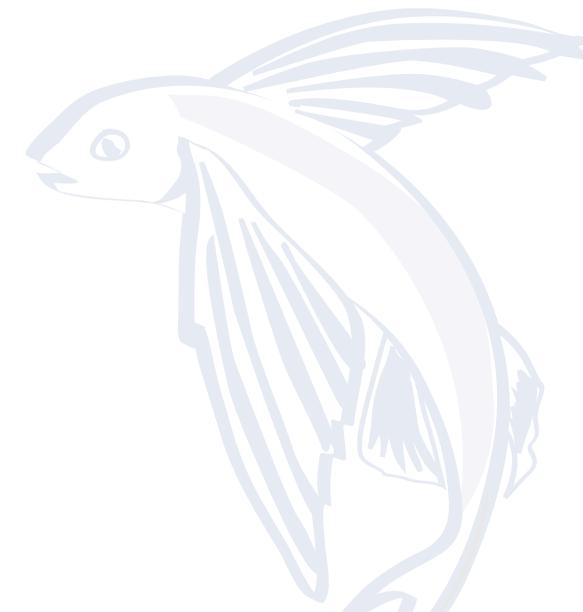
Project name: Trevor's Way: Immigration Development

Set along the primary corridor leading to and from the Barbados Cruise terminal, this site is divided in two: the current Immigration Building (0.9 acres) and the Pelican Village retail area (1.6 acres).

The proposal is for adaptive reuse of the current Hincks Street parking deck and Immigration Department into a mixed use 6-storey development, which will create a buzz and bring new life to Hincks Street. This includes the opportunity to bring 60 housing units back to Bridgetown in a 2-storey structure of this adapted complex, along with retail, office and parking facilities spread across the two sites.

Project name: Trevor's Way

This is an infill development opportunity for three 5-storey, 50-unit hotel and amenity projects. There is huge potential for this area, including the chance to capture the high cruise traffic from the nearby Cruise Terminal and take advantage of the picturesque waterfront park setting of Trevor's Way. There is also potential to further develop food tourism in the Bridgetown Fish Market and Cheapside Food Market and adaptive reuse of the abattoir site as a local food hall for culinary experiences, introducing visitors to authentic Bajan cuisine.





The Carlisle Bay Development Project

Project name: Jemmotts Lane

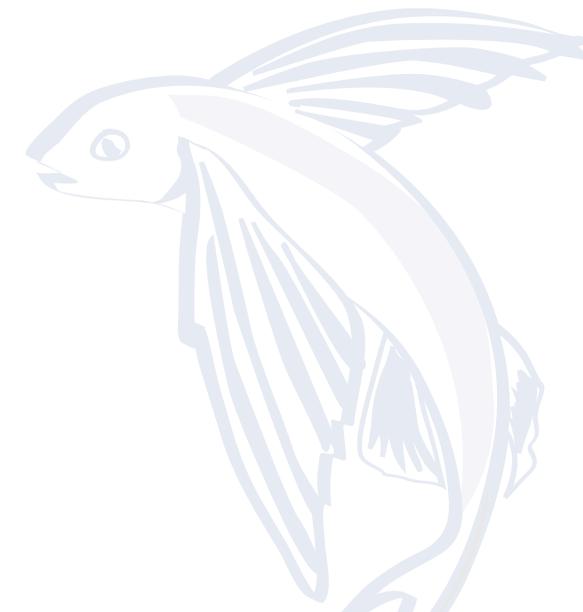
The former location of the Barbados Hospital Complex, this 6.4 acre site can accommodate a mixed-use project, set in a campus environment at the key junction of Jemmotts Lane and Bay Street. With Carlisle Bay beach access and potential for pavilion space across Bay Street, the combined spaces create a unique environment for a multi-phased project. There is the possibility to develop the property as multiple sites for local entrepreneurs to participate in providing residential or 'bed and breakfast' style accommodation and/or a learning and health focussed campus.

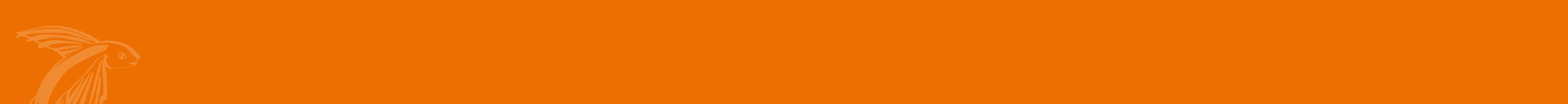
The first phase envisions a hotel development (up to six storeys) anchoring the Bay and Jemmotts corner, with an opportunity to expand along Jemmotts to a total of 750 hotel/condo units supported by mid-rise buildings hosting an range of hotel, residential learning, health and wellness facilities.

The transformation of Bay Street into a pedestrian priority boulevard animated by cafes and restaurants and a highly walkable environment is also envisaged for the area.

Project name: Hincks Street - Harbour Blocks

An opportunity for a 150-unit residential, office, retail and tourism development as part of this key urban waterfront site (1.6 acres). This is envisioned as a mix of townhouse and villa-style accommodation with a tower element up to 15-storeys, set facing an expanded careenage boardwalk. This new urban infill offers potential to local residents and long term stay visitors. A new waterfront community can access the historic core and walking streets of Bridgetown and adjacent Fish Market and Cheapside Market.





The Carlisle Bay Development Project

Project name: Kensington Oval - Shallow Draft

The sports and recreation magnets of both Kensington Oval Stadium and the Cricket Legends of Barbados Museum, combined with the water recreation potential of the Shallow Draft, offers a unique hotel/tourism development opportunity on this site (4.6 acres). The vision is for a hotel/recreation amenity in a mid-rise building, which can be set against the beach and dock front of the Shallow Draft – all just a 5-minute walk to the Kensington Oval facilities.

Project name: Hincks Street - Carlisle Bond Block

This development opportunity combines the adaptive reuse of the historic Carlisle Bond building and a 10-storey infill tower to create over 70 hotel/condo units in a landmark redevelopment site (1.2 acres). Set within the historic core and adjacent to new open spaces and an expanded waterfront promenade, this development will offer urban living and visitation experience to the heart of Bridgetown.





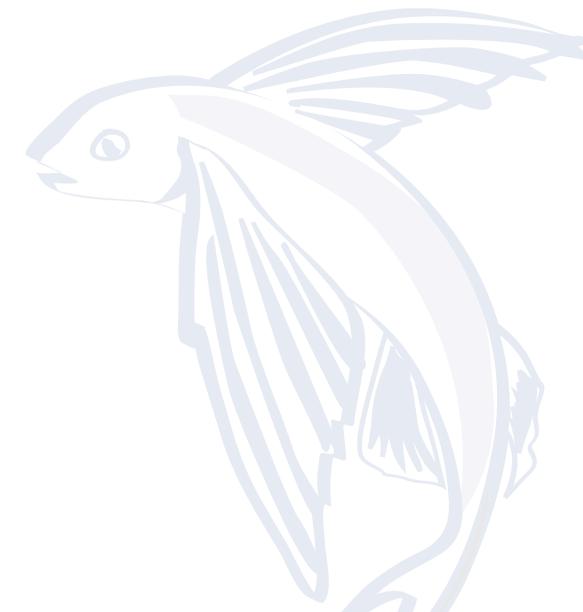
Other Projects

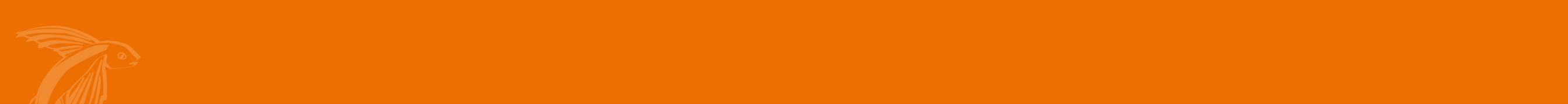
Project name: National Stadium Redevelopment

The Government of Barbados is seeking an investment partner for the redevelopment of the country's national stadium. The current stadium is currently out of commission due to deterioration of the facilities, meaning Barbados is unable to host major sporting events, and losing out on this important revenue stream.

The main aim is to facilitate an ultra-modern national stadium that is conducive to the development of Barbadian athletes to world class standards, and to enable Barbados to bid to host regional and international events. This will attract revenue from sports tourism, a major component of the Barbados growth strategy.

The new stadium must be constructed to meet the specifications of the International Association of Athletics Federation (IAAF). It should have a nine-lane running track, high jump, long jump, pole vault and javelin facilities, a gym with facilities for judo, weight lifting, boxing and squash. Spaces for meetings, anti-doping, medical, media and a sports museum should also be planned. It should be a multi-purpose facility, with the ability to facilitate additional sports such as football and rugby. It should have a seating capacity of 10,000 (5,000 each in the western and eastern stands). Full specifications are available.





Project name: Waterford Geriatric Hospital

Prime Minister Hon Mia Mottley announced the construction of a new geriatric hospital facility in 2020 to improve and expand medical care for the elderly in Barbados. The designated site is located south of the Clyde Walcott roundabout and runs parallel to the ABC Highway.

Proposal is for a phase one construction of a 3-storey main hospital building with 300 beds, a 3-storey administrative core building and a 1-storey support services building. The second phase proposes an additional wing to the main building, adding a further 108 beds, and a separate 3-storey community health building.





BLUE ECONOMY



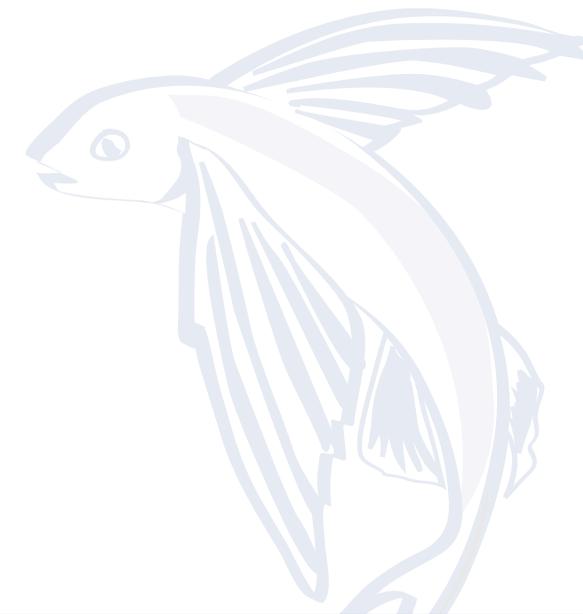


Project name: North Cargo Berth

Barbados is planning for a major investment programme to develop an Export Commerce Infrastructure, Free Trade Zone, and other initiatives to generate movement of goods and services through new strategic partnerships in the Caribbean and adjacent regions as well as through non-traditional trade partners from Africa to Asia. Because of this, the Port is looking to rapidly expand the physical capacity for its import/export and transshipment operations.

The project involves the construction of a new 15m berth and adjacent 10 acres of container terminal space to support the expected increased container traffic and cargo. The facility is designed to accommodate two gantry cranes, thereby allowing the working of two vessels simultaneously.

Barbados Port Inc. (BPI) will explore every opportunity to develop this project as a Public Private Partnership (PPP), where the developer/investor will create and grow the transshipment business through the Port of Bridgetown, capitalising on new linkages with South America and Africa, while supporting cargo activity that is driven by the emerging Free Trade Zone.





Project name: Cargo Freight Station & Central Container Examination Facility

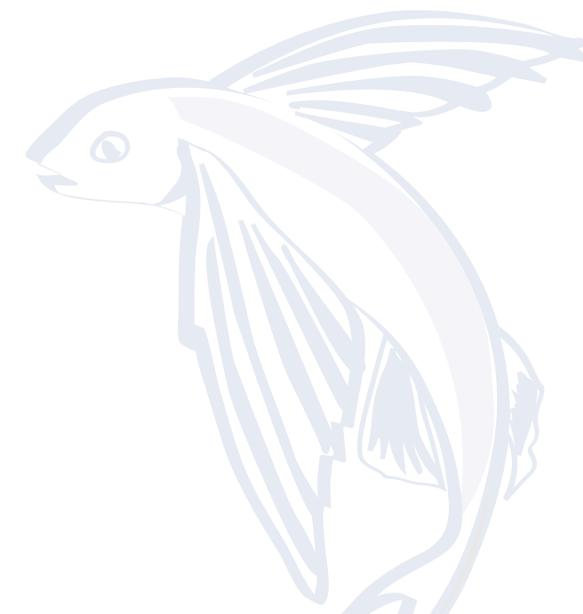
This project involves construction of a new Cargo Freight Station (CFS) and Central Container Examination Facility (CCEF), on the perimeter of the Port, located west of the existing Administration Buildings.

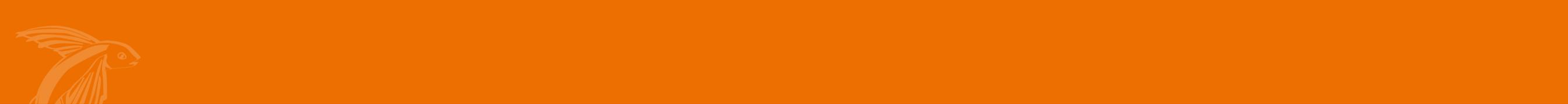
BPI has developed a strategy for the relocation of the CFS operations, which currently take place at Shed 2 (Non-commercial cargo) and Shed 4 (Commercial cargo). The CCEF provides for the consolidation of agency resources for inspection of LCL and FCL cargo. The decision to construct the CFS/CCEF at the perimeter of the Port also removes the need for customers to traverse the operational areas, resulting in a safer and more secure port facility.

Specifically, the project involves:

- the demolition of Shed 4 (creating an additional two acres of container space),
- the construction of both a 60,000 sq ft complex for commercial and non-commercial warehouse space, and
- the construction of a 30,000 square ft complex for a CCEF. The CCEF will involve physical inspection of containers consigned as direct delivery.

The new CCEF will achieve efficiencies in handling the increased volume of Twenty Equipment Units projected and will lower operating costs with reduced overtime and traveling expenses for Customs Officers, as well as reduced offsite inspections.





Project name: Aggregate Berth & Storage Facility

This project involves the development of a new aggregate/bulk berth and approximately 10 acres of bulk storage area to the north of the port in the area along the Mighty Grynner Highway. The facility would be used for the handling, storage and distribution of imported aggregate materials to support industrial and other commercial development in Barbados. Further tonnage growth through the facility could also occur with a potential burgeoning export market for materials in the adjacent lower and Southern Caribbean, as well as South American countries that are undergoing development as well.

This project has national significance given the fact that reserves in the local supply of sand are due to be exhausted by the end of 2022. The success of this project is paramount to the full revival of the local construction sector, in line with Government's broader infrastructural programme.

There is potential for an investor or operator to partner with the Port to invest in the building out and lead the operation of the facility.



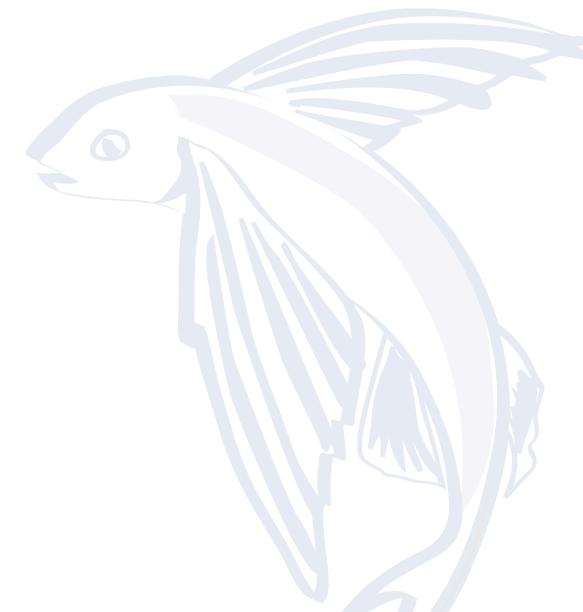


Project name: Shallow Draft Marina

The Shallow Draught Marina project is designed to improve the marina slip availability in Barbados, meet demand and provide a haven for pleasure craft and commercial tourism vessels through the development of an entryway breakwater system.

Phase I of the project will specifically include a berth to support an inter-island ferry Roll On/Roll Off-Lift On/Lift Off (RoRo/LoLo) operation, enhanced commercial venues, including a fueling facility and minimart, development of a local fishing community through a new fish and farmers market, added parking, a new entryway to allow for direct access to the marina area without requiring access through port gates, and other critical enhancements. The marina will produce added value through new port revenues while meeting the needs of the community. BPI will look to develop this project as a PPP effort.

Phase II of the project involves construction of additional commercial spaces, construction of a dry stack storage facility and an interisland ferry terminal for passengers and goods.





AGRICULTURE





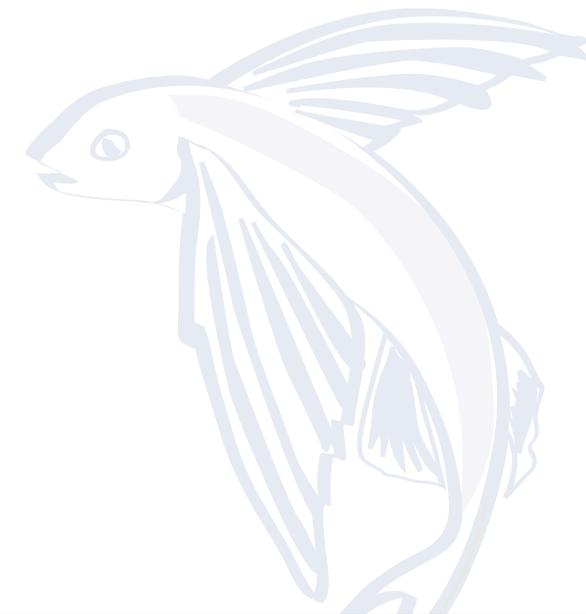
Investment opportunity: Medicinal Cannabis

The legal and regulated production and use of medicinal cannabis is expanding around the world. There is a growing body of research that shows it can successfully treat a number of health issues – from chronic pain to cancer. Many stakeholders, including doctors, patients and governments are embracing research that highlights the benefits of this multi-billion dollar global sector.

On November 27, 2019, the government of Barbados passed the Medicinal Cannabis Industry Act, 2019 and established the Barbados Medicinal Cannabis Licensing Authority, so our sound regulatory standards are ready to support the industry. To encourage investment, there are reductions and exemptions on import duties and VAT for qualifying equipment.

In Barbados our distinct soil types and environmental conditions can support the cultivation of unique cannabis strains. Investment opportunities include:

- Cultivation: planting, growing and harvesting
- Processing and manufacturing cannabis material and medicinal cannabis products
- Retail Distribution including therapeutic facilities, which dispenses/provides medicinal cannabis prescribed by a registered medical practitioner
- Laboratories to facilitate quality control and research and development
- Importing and exporting cannabis materials
- Transportation





Project Name: Barbados/Guyana Food Terminal

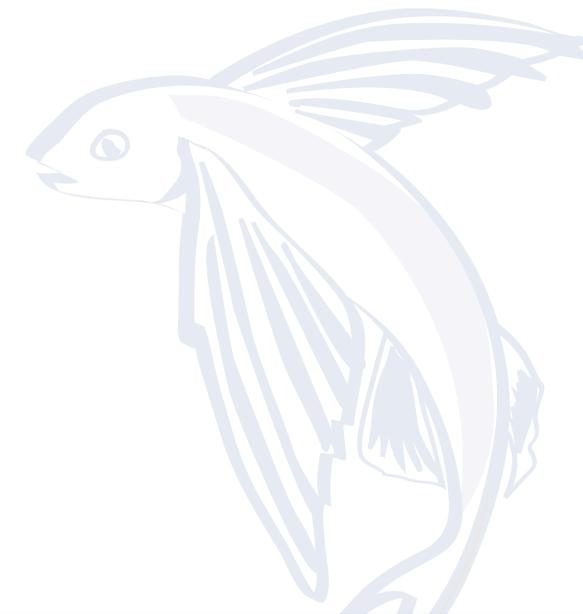
The establishment of a Food Terminal that will allow for the movement of food from countries that are involved in mass agricultural production. The terminal will be a wholesale post-harvest facility situated on seven acres of land at Lears, St. Michael, Barbados. It will comprise a purpose-built facility to accommodate 40 x 40-foot containers at any time; a reservoir holding 20 million gallons of water and land for crop production.

The operations of the facility will include the collection, storage, cleaning, freezing, packaging and distribution of fruits and vegetables, and the storage and distribution of specialty cut meats to CARICOM and beyond. It is anticipated it will facilitate an annual throughput of 30 million kg of fresh fruits and vegetables or approximately 700,000 kg per week (15 containers). The facility will receive local production, imports and also trans-shipment quantities from Guyana. The terminal will also facilitate local exports.

This project will support the manufacturing sector, specifically the Export Barbados Food Science Centre, which will focus on using selected fruits and vegetables for medium to heavily processed products such as juices and purees. It will also support the Tourism sector by supplying hotels with fresh and speciality cut produce on contractual terms. Specialty cut meats routed from the abattoir will also be distributed via the facility.

The Food terminal will satisfy Global Good Agricultural Practices (G.A.P.) with the necessary chilled facilities certified to preserve shelf life and improve product quality, as well as a HACCP certified fresh-cut facility, to produce value-added products that enhance consumption and minimise product wastage.

A total investment of US\$21.9 million (buildings, equipment, external preparation) is required for this project.





Project Name: State of the Art Abattoir

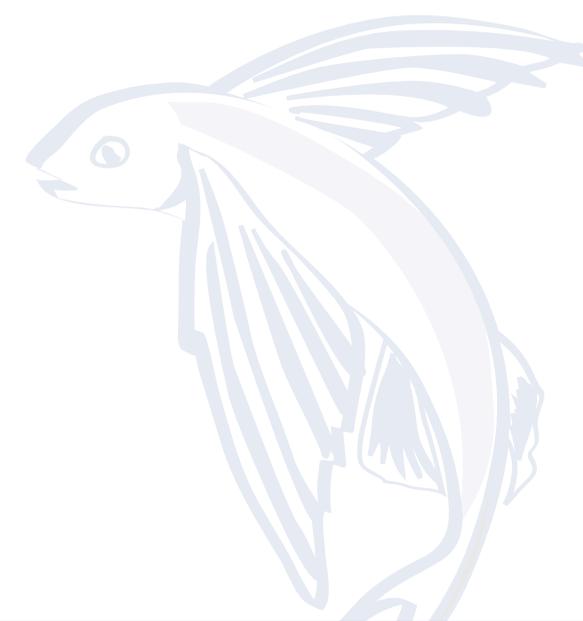
An opportunity for the development of a world class multi-purpose facility that meets HACCP standards. The Abattoir will offer butchering, cleaning, cutting, freezing and packaging services for local households, the hotel/hospitality sector and regional markets. It will also be a centre of excellence for training in butchering techniques and skills. The abattoir will comprise a lairage and slaughter hall, as well as separate rooms for gut, tripe, offal, detained and condemned meats, hide and skin.

The project supports the manufacturing sector as it will produce a variety of hams including smoked hams together with specialty cuts for the local hotel/tourism sector and the export market, via the food terminal. The investment cost is to be determined.

Project Name: Water Augmentation Reservoirs/Ponds, Variable Speed Pumps and Renewable Energy Option

This project establishes specially lined water catchments and resuscitates ponds to collect and store water from direct rainfall and surface run-off, for irrigation purposes by farmers. One of the two major projects is located at Three Houses, St. Philip, and comprises a 40 million gallon catchment to help downstream flow into a six million gallon pond at River Plantation, where 100 farmers operate on 300 acres of land. The project is ongoing with a projected cost of US\$3.2 million; US\$1.4 million for the creation of the pond and US\$1.8 million for the lining of same and supplying pumps.

The other project is located at Spring Hall, St. Lucy and involves a 70 million gallon catchment to service 50 crop farmers on 406 acres of land. The projected cost is US\$7.3 million; US\$2.6 million for the creation of the pond and US\$4.7 million for the lining of pond and supplying pumps, including a floating PV system.





Project Name: Barbados Black Belly Sheep

Barbados desires to become self-sufficient in the production of lamb, pork and dairy products. The current focus is on the former. The country has set a goal of increasing the national population of blackbelly sheep to 1,000,000 animals. It intends to achieve this goal by purchasing 4,000 ewes from local farmers with good quality animals. The Ministry of Agriculture is collaborating with the Cave Hill Campus of the University of the West Indies (UWI) in a project, which comprises further genetic analysis of the sheep population in Barbados with the view to developing a strategy to reduce the level of inbreeding in the population. In addition, screening the sheep population for scrapie and blue tongue disease will be undertaken. The St. Augustine Campus of the UWI has also indicated a willingness to participate in the assessment of the nutrient content of grass and forages.

A projected US\$10 million is to be allocated to lamb, pork and dairy production.





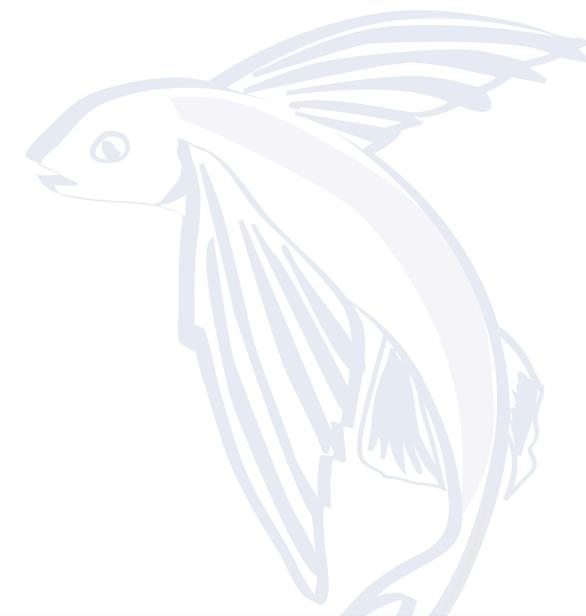
EDUCATION





University of the West Indies

The University of the West Indies (UWI) is the leading university in the Caribbean, consistently ranked among the top universities globally by Times Higher Education. The Cave Hill Campus in Barbados has over 6,000 students enrolled and serves 16 countries of the Commonwealth Caribbean. In its most recent strategic plan, UWI has engaged in an entrepreneurial push; bringing to the forefront the engagement of innovations and entrepreneurial activity. It is within this context that the Cave Hill Campus has facilitated the ongoing development of a spectrum of projects and proposals from various Faculties, Departments and Management structures. Following are three of these proposals, with UWI seeking investors to spearhead the projects.





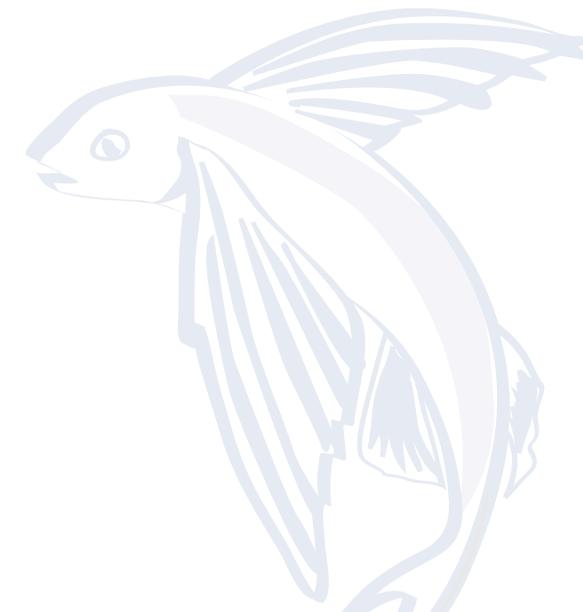
University of the West Indies

Project name: Clarendon Halls of Residence

The UWI Cave Hill Campus has significantly expanded its offerings of programmes, services, structures and amenities over the past 60 years. Student numbers have grown from 118 to roughly 6,000. So our need for safe, affordable and easily accessible lodgings has also grown.

There are currently three major halls of residence constructed on campus - Philip Sherlock Hall, Frank Worrell Hall and Keith Hunte Hall - offering 360 rooms, which is far from adequate for the growing student population. A proposal has been made to procure an additional student accommodation block, at the Keith Hunte Hall compound.

This 24,000 square feet structure will be able to house up to 100 students. The proposal is to include 80 bedroom facilities, shared bathrooms and shower rooms, communal kitchens, dining, living and study rooms. The building will also offer 13 ensuite bedrooms.





University of the West Indies

Project name: UWI Cave Hill Childcare and Development Centre

The University of the West Indies, Cave Hill Campus is seeking to establish a Childcare and Development Centre as part of a larger programme of the Faculty of Humanities and Education, School of Education (SOE) involving Early Childhood Education, Research and Policy Development. The objectives are to provide safe and accessible childcare for parents enrolled on campus; a professional environment for childcare graduates to use the knowledge obtained through their degree programmes; and to facilitate quality childcare and accelerated development of children enrolled at the facility.





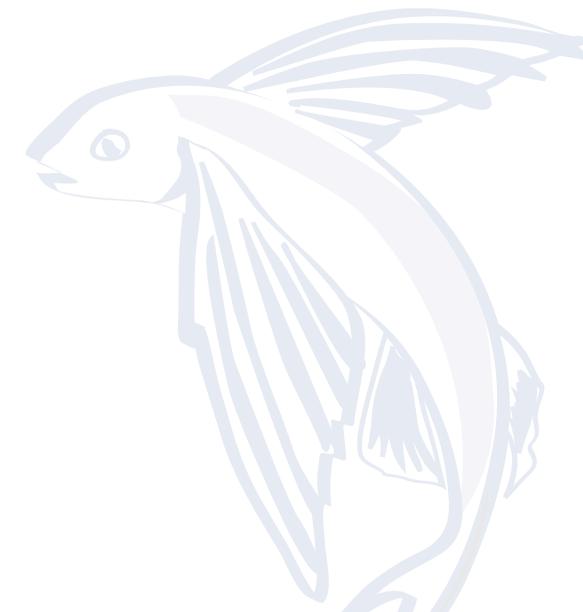
University of the West Indies

Project name: UWI Diabetes Reversal Meal Plan

In Barbados, 66% of the adult population is overweight, which has a knock-on effect on the prevalence of obesity-related conditions such as type-2 diabetes (T2DM), while a further 15% have pre-diabetes. International research has shown that weight loss caused by dietary restrictions can induce the remission of T2DM.

The development of our product SHIFTTM is grounded on this research, consisting of low-calorie, nutritionally balanced, ready-to-go shakes and [frozen] meals, based on Caribbean cuisine and flavours. These are divided into breakfast, lunch, dinner and snack options (cooked and uncooked), allowing users to mix and match for a total daily allowance of <1000Kcal.

For the first phase of liquid products, we estimate that advertising, marketing, prototyping and testing, including research and product development will incur a cost of US\$1.5 million. The research and product development process for the second phase – solid meals, which includes the preparation of the solid meals recipes and tasting, will cost US\$123,595. This does not include manufacturing costs, as that has not been yet attained.





LIFE SCIENCES





Project name: Life Sciences Park

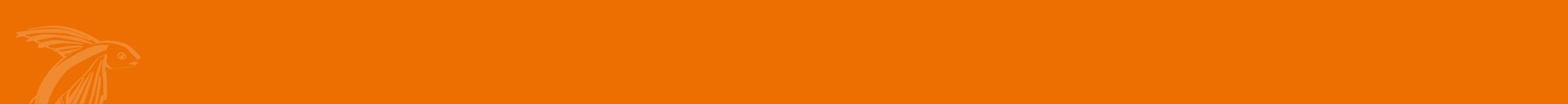
This project seeks to expand and rebrand the Export Barbados (BIDC) owned lands and infrastructure in Newton Industrial Park to a Life Sciences Park. Export Barbados is therefore seeking to attract investment from leading biotechnology companies and high potential startups focused on high-value products and services rather than bulk/high-volume production. These firms can be from a range of life sciences product and services sectors, such as pharmaceutical products, laboratory and testing services, biomedical research and development, medical services, etc.





TOURISM





Project name: Sam Lord's Castle Estate

The historic Sam Lord's Castle property, constructed in 1820, was once the flagship hotel of Barbados and an iconic property throughout the Caribbean. The Government of Barbados through the Barbados Tourism Investment Inc. (BTII), is developing the estate, which will be subdivided into five lots. A 420-room resort, built to 5-diamond specs, and to be managed by Wyndham Grand Resort, is underway on Lot 1 (28.3 acres) and due for completion by the end of 2022.

BTII is now seeking proposals from interested developers for the purchase and subsequent development of a tourism-related project or projects on three adjacent parcels (Lots 3, 4 and 5), which measure approximately 17.3 acres in total. These lots have full beach access.



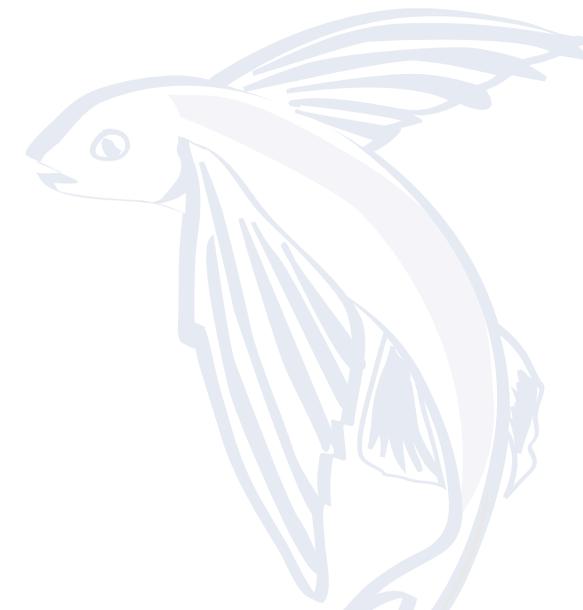


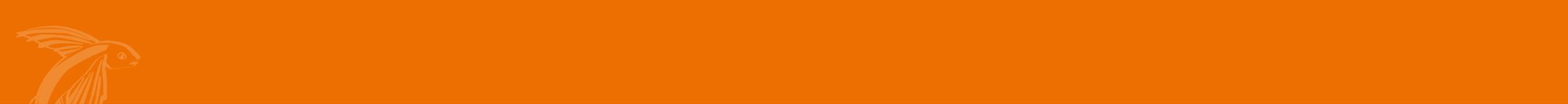
Project name: Government Headquarters

The Barbados Government Headquarters situated in Carlisle Bay, one of the most stunning bays in the Caribbean and just minutes walk from the historic Bridgetown, has been identified for redevelopment as a conference and hotel facility.

The site actually sits across the road from an extensive white sand beach with turquoise waters. This protected bay is a popular spot for yachts to anchor in. The view from the conference facility will be one of the most stunning in the region. This site is also within walking distance to other hotels making it a very viable site for a conference facility.

The site already has outline planning permission for a Conference Centre, something that Barbados is lacking, and offers potential to attract and host large international events and conferences.





Project name: Former Mobil Oil Refinery, Needham's Point

Project overview: This 12.1 acre site of prime waterfront land on the Needham's Point peninsula offers panoramic views of Bridgetown and Carlisle Bay. Formerly owned by Mobil Oil, the site was used as an oil refinery and storage facility up to the beginning of the 21st century. After Mobil Oil ceased operations in Barbados, ownership of the site passed to the Government of Barbados.

There are many redevelopment opportunities for this attractive site, including a premium tourism development or conference facilities. There are two adjacent hotels, (Radisson Aquatica Resort and Hilton Barbados) to the north and south.

Given the previous usage, the site requires extensive remedial work to remove storage tanks, pipelines and other equipment, and to ensure that any contaminants are removed, making it fit for redevelopment as soon as possible.





INVEST BARBADOS



For more information about the individual projects, please contact:

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