



**Investment  
Project  
Opportunities**  
**JAMAICA**



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# JAMAICA

Jamaica's reputation as one of the premier global destinations for investment continues to rise.

Beyond its vibrant culture and natural beauty, Jamaica's business-friendly environment, educated and trained workforce, stable democracy, solid infrastructure, and strategic location, have made the island the ideal place to do business.

Explore some of the country's key investment opportunities in this publication –

**Investment Project Opportunities: Jamaica.**





JFVL Agriculture Investment Project

# **TRANSFORMING AGRIBUSINESS**





# TRANSFORMING AGRIBUSINESS

## **The JFVL Agriculture Investment Project will redefine agribusiness in Jamaica**

Nestled in St. Catherine's plains is the JFVL Agriculture Investment Project, which will produce, store, sell, and export fresh produce.

The project aims to boost local food security and food exports by utilising contract farms to grow a variety of crops on 600 acres of land. This would be managed by JFV Limited (JFVL), and an additional 250 farmers will be contracted to produce based on their own standards.

Valued at US\$71.2m, the Agriculture Investment Project will involve the construction of a 99,500cu. ft. cold chain warehouse, and over 46,000sq. ft. processing and administrative facilities, which is estimated to cost approximately US\$8M. This will take place on agricultural lands leased to JFVL by SCJ Holdings Limited.

The company is expected to employ 150 persons on a full-time basis when fully operational and will focus on the growth and production of Ministry of Agriculture and Fisheries (MoAF) priority crops, including cabbage, carrots, Irish potatoes, hot peppers, pineapples, plantain, pumpkin, sweet peppers, sweet potatoes and yellow yam.

## **AGRIBUSINESS WITH A PURPOSE**

The JFVL project aims to support the transformation of agribusiness in Jamaica and the Caribbean region by establishing a "one-stop-shop" that generates several revenue streams and executes various phases in the agricultural value chain.

The project cements itself as a ground breaker for the island as it encompasses growth, processing, packaging, and storage on a large scale in one space. In addition, local farmers will have guaranteed access to a market for their crops, which will lead to economic advancement not only for them, but for their families and communities.

It will increase the supply of crops for local consumption, which includes the 4 million tourist visitors that Jamaica welcomes each year and will improve access to cold storage and modern packaging.

This introduces an opportunity to grow for the local market, and the North American, Caribbean, and Latin American markets, as Jamaica is strategically located to have easy access to these regions and can capitalise on several trade agreements to facilitate export of goods.





## CREATED FOR SUCCESS

To make this project a reality, JFVL looks to secure an investment of USD\$6m in year 1, and USD\$4m in years 3-5 for renewable energy plant and cold room expansion. Based on projections, it is expected that investors will have an excellent return on investment of 79%.

In the medium-term, JFVL looks to list the project on the Jamaican Stock Exchange, thus giving the public the option to invest in agro-processing through ordinary shares, and further strengthening revenue generation and expansion.

This project is positioned for success and would be an excellent addition to any investment portfolio.

<b>Investment Required</b>	<b>Debt Financing – US\$6 million and Private Equity Financing – US\$2 million</b>
<b>Revenue Growth Projection</b>	<b>Year 1 (2024) – 87.4%, Year 2 (2025) – 32.8%</b>
<b>Projected Internal Rate of Return</b>	<b>79%</b>
<b>Payback Period</b>	<b>4 years</b>
<b>Key Ratios</b>	<b>Year 1 (2024): EBITDA Margin – 20.8%, Return on Equity – 63.9%, Interest Coverage Ratio – 57.1</b>
<b>Projected Turnover</b>	<b>US\$59.7m</b>
<b>Sustainable Development Goals</b>	<b>JFV's operations will create significant benefits for the Jamaican economy at several levels: Increase in levels of primary production and farmer productivity, reduction in waste and post-harvest loss, GDP growth due to better utilisation of crops, increased employment in agriculture and other areas, increased import substitution potential, increased tax revenues and lower demand for foreign exchange due to import substitution.</b>

If you are ready to invest in this project, or would like more information, reach out to JAMPRO at [info@jamprocorp.com](mailto:info@jamprocorp.com) or at 876-978-7755. JAMPRO will assist you with the investment process and can guide you to new opportunities.





Bamboo Bioproducts

# **FUTURE INDUSTRY**





# **FUTURE INDUSTRY**

## **Bamboo Bioproducts (BBP) taking sustainability to the next level**

The world is seeking new industries for the future that protect the planet, and Bamboo Bioproducts (BBP) aims to answer the call.

The BBP project, based in Frome Westmoreland, will be the world's first fully-integrated bamboo pulp mill, using a sustainable agro-ecological-industrial model. Locally grown bamboo acquired from company-owned lands and managed farms across the island will be used to manufacture bamboo pulp, which will be exported to global markets.

The bamboo will be stored and processed onsite into conventional air dried and fluffy pulp which is used in a variety of products including tissue, paper towels, diapers, and Personal Protective Equipment (PPE).

The multi-sectoral project therefore involves not only agricultural production, but also manufacturing and storage, with logistics support for access to export markets. It aims to bring into sustainable production approximately 20 thousand acres into bamboo forests, leading to economic development for several communities and job creation.

## **CREATING NEW SOURCES**

The project is built on the need to find sustainable alternatives for raw materials. Bamboo is known for being a very sustainable crop, as it is a fast-growing grass that self-regenerates from its own roots. It requires no pesticides, less labour, water, and time for growth when compared to materials like cotton or wood.

Because of its potential to be a global gamechanger, the owners aim to govern the project with a holistic methodology that incorporates cottage industries, education, community development, and its primary aim of exporting on the world market. BBP intends to use not only the pulp, but residual and waste products to manufacture small products like straws, and stirrers.

With bamboo's potential to be used for so many purposes, it is expected that demand will grow, and global market revenue will reach US\$12 Bn in 2029, making now the perfect time to invest in this industry.





## PROJECT PHASES

The project will be executed in 2 phases.

Phase 1 involves the planting and harvesting of 20 thousand acres of bamboo, expected to yield 1.3 million tonnes per year. This should be complete over 3 years, and the output will be used to generate 150,000 tonnes of air dried and fluff pulps.

Phase 2 is designed to reach 250,000 tonnes per annum generating revenues of \$1.2 billion over a decade of production.

With an estimated return of investment of 22%, and the potential for growth in bamboo manufacturing, it is expected that this project will be lucrative for years to come.

<b>Investment Required</b>	<b>US\$254 million</b>	<b>Projected Internal Rate of Return</b>	<b>22%</b>
<b>Investment Information Debt</b>	<b>US\$89 million</b>	<b>Financial Information Equity</b>	<b>US\$297 million</b>
<b>Revenue over period</b>	<b>US\$1,275 million</b>	<b>Payback period</b>	<b>10 years</b>
<b>Net Profit Margin</b>	<b>40%</b>		
<b>Sustainable Development Goals</b>	<b>A project of this size is expected to revolutionise Jamaica's agriculture and manufacturing industries, by bringing formerly idle lands into production and increasing the country's value-added output, which is heavily reliant on service industries, specifically tourism. The growing of bamboo farms will have further environmental effects for carbon sequestration and improving soil conditions in formerly under-utilised areas. The opportunities for economic diversification and job creation allow for the development of a new major industry and supporting products. Therefore, creating wealth for workers and surrounding communities. Jamaica, like most small island developing states, faces the effects of climate change, due to its high vulnerability to the impacts of climate related events and natural disasters.</b>		

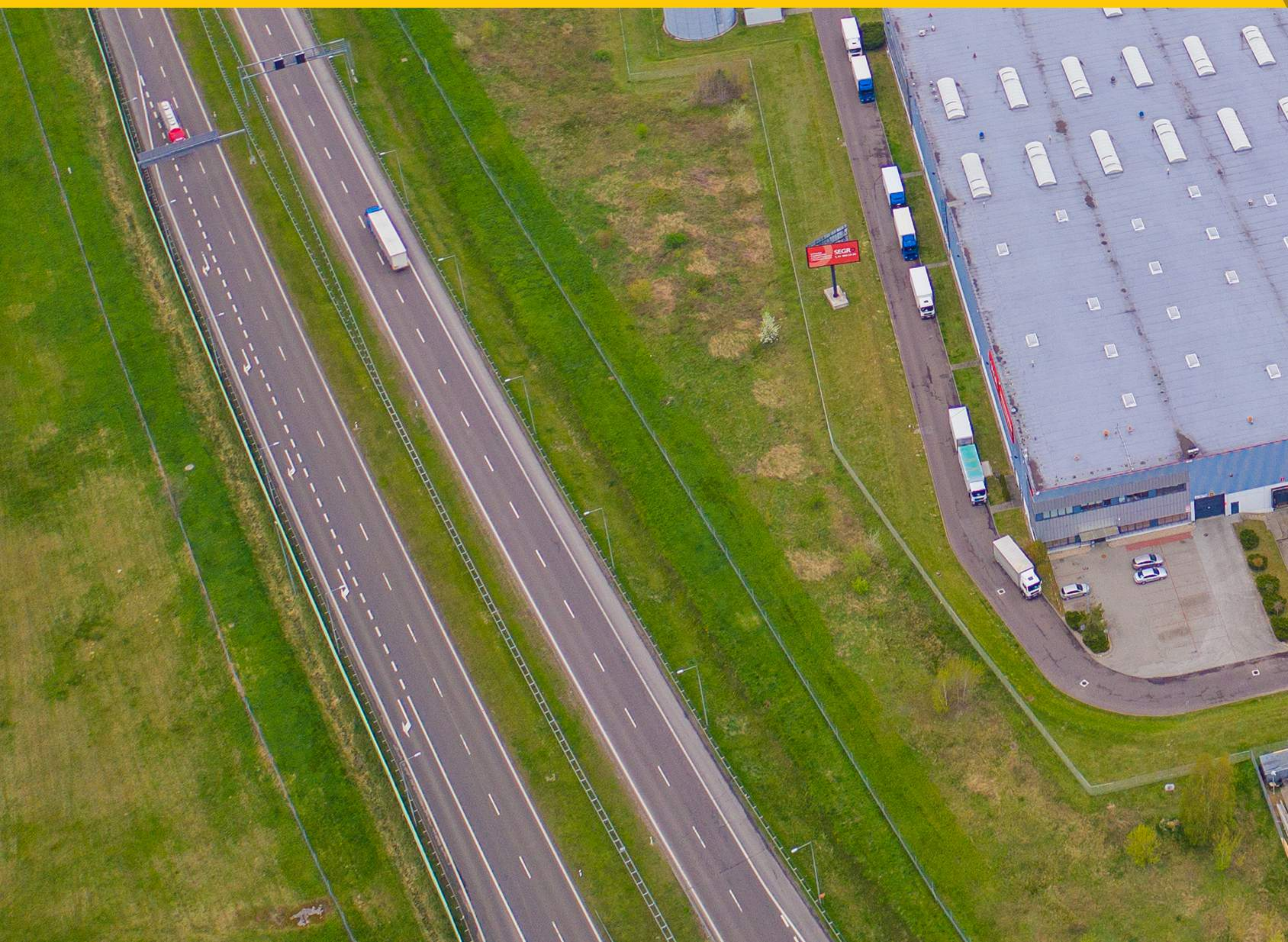
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The Caymanas Special Economic Zone

# **INNOVATIVE DEVELOPMENT**





# INNOVATIVE DEVELOPMENT

## **The Caymanas Special Economic Zone project promises integrated development of industry, clean energy and community.**

The Caymanas Special Economic Zone (CSEZ) South Mandela Park can be described as a planned community that will accommodate diverse industries and provide globally competitive tax incentives.

Located in what is called the flagship zone of Jamaica, its 236 hectares (583 acres) are situated strategically on the border of Kingston with direct access to the Port of Kingston and the Norman Manley International Airport (NMIA). The newly upgraded Mandela Highway which traverses the middle of the site is an additional and valuable advantage bringing connectivity between onsite and offsite infrastructure.

The project concept is an integrated development comprising light industrial, logistics and distribution, commercial, residential, educational, health, and recreational facilities. It is part of a 10,000-acre (4,046.86 hectares) township-style development including the Caymanas Estates development, which has the Caymanas Golf and Country Club, Kingston Polo Club, newly constructed housing communities as well as other planned commercial, recreational, and retail zones.

This new metropolitan area will benefit from the Zone's incorporation of clean and/or renewable energy and the strategic advantages of its location that will form a link between Kingston, St. Andrew, the capital's suburbs, and neighboring parishes.

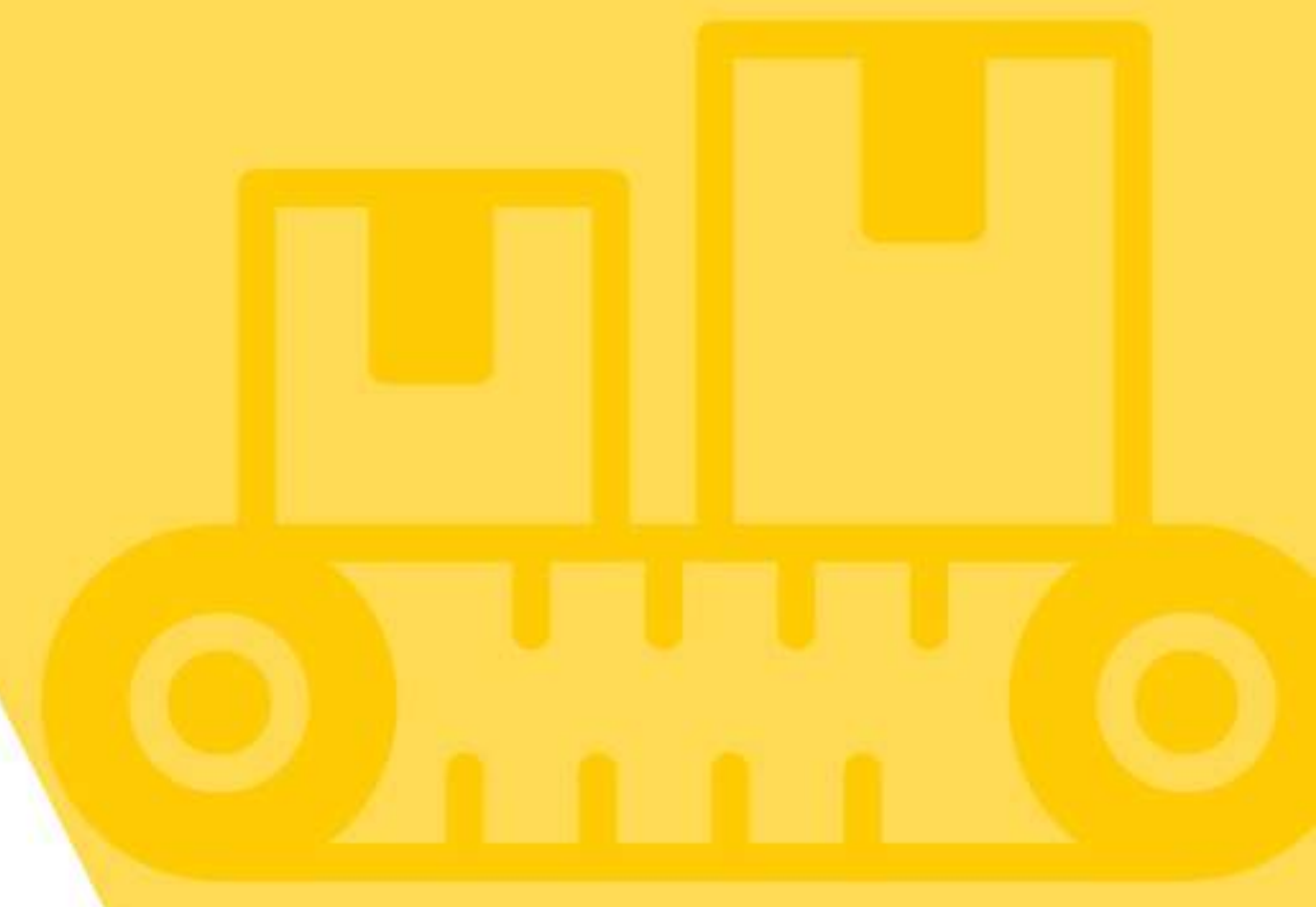
## **LIMITLESS OPPORTUNITIES**

The venture requires an investor for real estate development and management of a logistics and business park, as well as the companies operating within the park. The CSEZ location's natural beauty, diverse landscape, and interesting heritage provide a perfect setting for what will be a standout project.

The CSEZ has several opportunities, including the provision of new infrastructure for the SEZ (Special Economic Zone) and its future growth. The wetlands and floodplains can also be used for biodiversity and recreational areas. The ambitious project is a key component of the Jamaica Special Economic Zone Authority (JSEZA)'s wider goal of partnership for economic development.

To complete it, the project requires an investment of US \$46.23 Million. It is estimated that the project will have an IRR (Internal Rate of Return) of 13.58%.





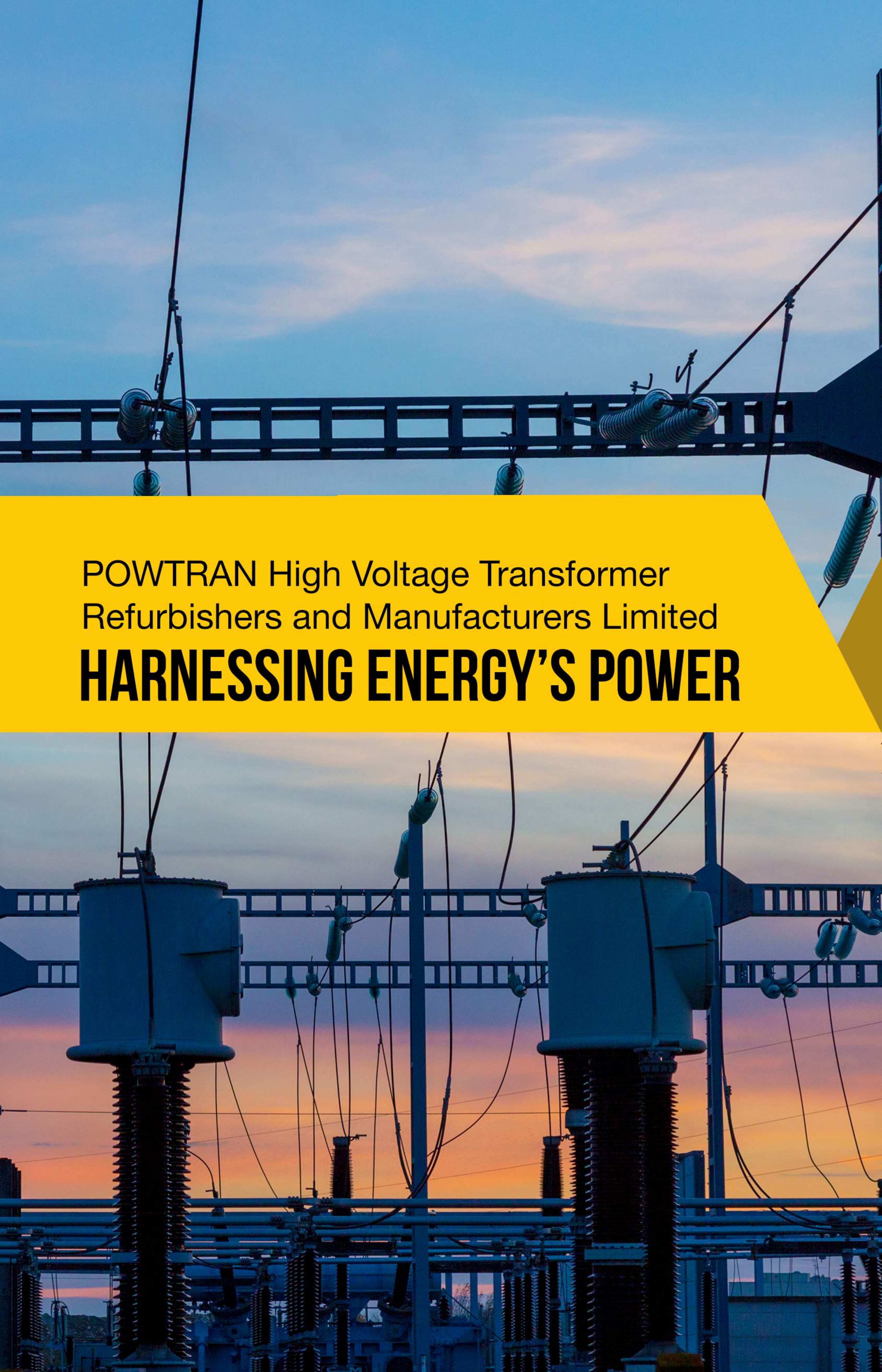
## THE CAYMANAS SPECIAL ECONOMIC ZONE AT A GLANCE

<b>Return on Investment</b>	<b>13.58%</b>	<b>Investment Required</b>	<b>US\$46.23 million</b>
<b>Payback Period</b>	<b>10 years</b>	<b>Dev. IRR</b>	<b>12.84%</b>
<b>Project IRR</b>	<b>13.58%</b>	<b>Project EIRR</b>	<b>63.52%</b>



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A photograph of a high-voltage electrical substation at sunset. The scene is dominated by two large, cylindrical transformers in the foreground, supported by metal structures. The sky is a mix of orange, pink, and blue, with some clouds. The overall lighting is dim, creating a silhouette effect on the equipment. A yellow banner is overlaid on the right side of the image, containing text.

POWTRAN High Voltage Transformer  
Refurbishers and Manufacturers Limited  
**HARNESSING ENERGY'S POWER**



# HARNESSING ENERGY'S POWER

## **The POWTRAN Project will be a Caribbean solution for the maintenance of high-voltage transformers.**

Located two miles from Jamaica's old capital, Spanish Town in St. Catherine, POWTRAN aims to refurbish and manufacture high-voltage transformers for The Jamaica Public Service Company Limited (JPS) (the sole providers of electricity in Jamaica) and the Caribbean region.

The facility will be a 27,000 sq. ft warehouse within a special economic zone only 13 miles from the JPS main storage facility for damaged transformers. By the third year of business, POWTRAN plans to start exporting its products and services to the CARICOM region, which is home to approximately 16 million citizens.

The intended products and services of POWTRAN will include refurbishing, consulting, training, maintenance, and manufacturing of transformers of varying sizes and voltage output levels. The service will ease a cost burden for the JPS, which presently sends transformers to overseas manufacturers for repairs.

## **PROVIDING A NEEDED SERVICE**

JPS pays shipping costs that amount to 30% of total refurbishment costs, and then, the entity must wait on a turnaround time of three months for repairs. This timeline is challenging, as JPS currently serves over 600,000 customers who need reliable access to electricity without disruptions.

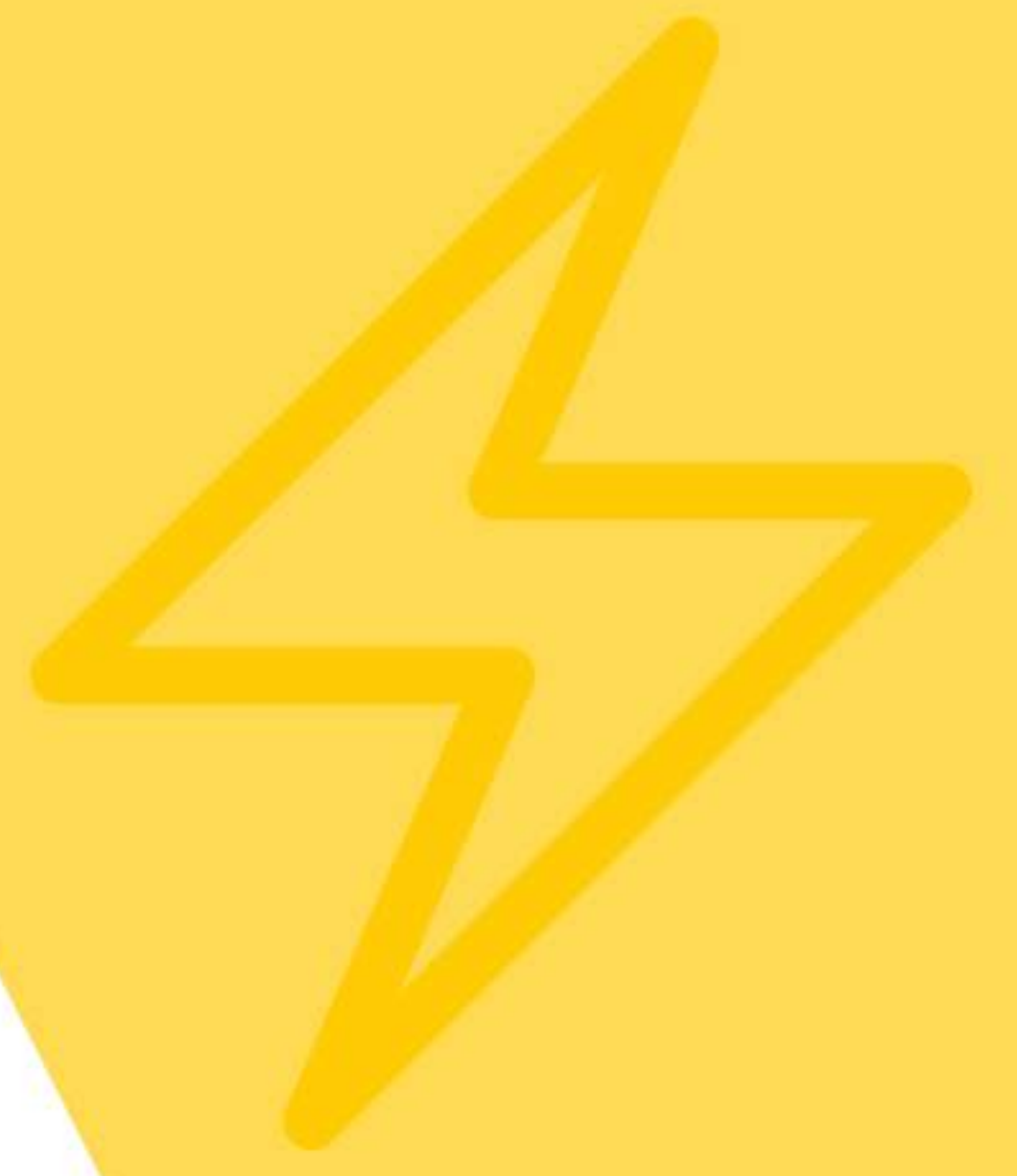
The elimination of shipping costs means these savings will be passed on to the customers of the JPS, as around 10% of the JPS' 60,000 transformers are damaged each year and require refurbishment. POWTRAN will reduce the turnaround time of refurbishment from three months to three weeks or, in the case of emergencies, three days.

The service will also benefit local users of high voltage transformers who usually rely on the JPS to send their equipment overseas for servicing and maintenance.

## **PROVIDING A NEEDED SERVICE**

With their work with transformers, POWTRAN will be filling a special local and regional need. In addition to servicing the entire local market valued at US\$6,000,000 annually, the operation will expand to the CARICOM region which has an annual market value of US\$30,000,000.





The initial investment required for the US\$8M business is US\$3.6M, which covers the roll-out of operations, the purchase of equipment, and provides 45% shares in the business. The timeframe for the rollout of operations is six months with the projected accumulated net profit over 5 years estimated at US\$11M. It is expected that investors will enjoy a 100% return on investment in year three.

POWTRAN is strategically poised to enjoy an advantage over any competition that may arise in the market. This expected dominance of the intended markets makes the POWTRAN project an extremely attractive proposition for investors who are ready to support an energy project and enjoy excellent returns.

## POWTRAN AT A GLANCE

<b>Investment Required</b>	<b>US\$3.6million</b>
<b>Revenue Growth Projection</b>	<b>Year 1 – US\$5.4million   Year 2 – US\$3.8million Year 3 – US\$5.6million</b>
<b>Projected ROI</b>	<b>100% within 3 years (seat on Board of Directors and 45% ownership)</b>
<b>Equity Contribution from Owners</b>	<b>US\$60,400</b>
<b>Payback Period</b>	<b>3 years</b>
<b>Net Profit</b>	<b>30%-40%</b>
<b>Export Focus</b>	<b>Export focus will be on the Caricom region starting in year 3 of operations after local demand fully satisfied.</b>





Carbon Less Solutions' Climate Resilient  
Agricultural Project

# **FROM SEA, TO SEED**





# FROM SEA, TO SEED

## **Carbon Less Solutions' Climate Resilient Agricultural Project to utilise seafood processing waste into an agriculture input.**

Carbon Less Solutions Jamaica Ltd. (CLSJ) looks to create a sustainable agricultural project that would see the transformation of seafood processing wastes into a value-added product known as Seafood Hydrolysate, a liquid biological agriculture input. Jamaica is ideal for this venture because of the adequate supply of seafood processing wastes and significant demand for the finished product.

The company, located in May Pen, Clarendon, aims to use agrotechnology and seafood waste to improve the quality and nutritional value of food, and create a more cost-effective alternative to chemical fertilisers.

CLSJ estimates that there are enough waste materials available to produce more than 300,000 gallons of Seafood Hydrolysate concentrate which has a 20:1 dilution rate on average, creating 6,000,000 gallons for application.

The structure for the project is already in place; CLSJ has an agreement with Rainforest Seafoods to manage their seafood wastes in Jamaica, Belize, and St. Vincent.

Pacific Gro, the supplier of CLSJ's equipment and technology has made a pre-production purchase commitment of 50,000-100,000 gallons of the finished product which will be exported to Florida, Texas, and Latin America with the balance of production supplying Jamaica and Caricom.

A lease application has been made for land in the Amity Hall Agro Park to accommodate the project.

## **AN ENVIRONMENTALLY SOUND ALTERNATIVE**

Seafood Hydrolysate is a more environmentally sound and economical alternative to the high Greenhouse gas (GHG) profile of chemical fertilizers. It offers an alternative to damaging toxic run-off from chemical fertilizers that destroys coastal and inland waterways' biosystems.

The practice of landfilling waste materials will be eliminated thereby halting methane emissions created from the decomposition process. The practice of dumping seafood wastes into the rivers and coastal waters can be stopped as well.





## AN ECONOMICALLY SOUND INVESTMENT

CLSJ will market the product through local fertilizer distributors, and positive cash flow is expected in month three of the operation. According to CLSJ, there is no company currently in the Caricom market producing this product; this should provide a strategic advantage in the marketplace. The company is seeking funding in the amount of US\$1,100,000 for equipment, infrastructure, and operating expenses.

Projected revenue for year one of the project is US\$1,050,000 based on bulk sales of 150,000 gallons at US\$7 per gallon bulk wholesale.

With over seven years of operational experience and knowledge, plus twenty years of industrial chemical sales, the CLSJ team is ready to guide their new venture to success and is looking for an investor who is ready to join them on their journey to redefine agriculture in the Caribbean region.

## CLSJ AGRICULTURAL PROJECT AT A GLANCE

<b>Investment Required</b>	<b>US\$1,100,000</b>
<b>Export Focus</b>	<b>50%</b>
<b>Organic Agricultural Biologics global market size</b>	<b>USD 13.8 Billion by 2026</b>
<b>Annual Production</b>	<b>250,000 gallons</b>
<b>Payback Period</b>	<b>5-10 years</b>
<b>Net Profit Margin</b>	<b>50-55%</b>

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Global Knowledge Process Solutions Ltd.  
**HIGH VALUE SERVICES FOR  
GLOBAL CLIENTS**





## HIGH VALUE SERVICES FOR GLOBAL CLIENTS

### **Global Knowledge Process Solutions to focus on expanding its digital services**

Global Knowledge Process Solutions Ltd. (GKPS) is headquartered in New Kingston, Jamaica, the capital city's business, technology, and entertainment hub. The company also has locations in Montego Bay, Mandeville and Ocho Rios.

GKPS began operations in March 2017 as a contact centre for its parent company, the University of the Commonwealth Caribbean (UCC). In March 2021, the company moved to grow the company's customer base and its revenues, leading to a major restructuring with new investments in human resources, processes, and technology.

The restructuring supports the company's goal to provide more high value services to global clients through a technology-driven culture. The services being developed include lead generation/sales pipeline building solutions (which GKPS currently offers to US based clients), project management, and cyber-security.

Within the company's hybrid work model, team members can work from anywhere in Jamaica or overseas, allowing the organisation to reach the best available talent. The objective is to expand operations to employ no less than 500 sales, cyber-security analysts, project managers and legal support team members.

### **EXPORTING SERVICES**

GKPS' goal is for 80% of its revenues to come from business services to international clients, with the USA, United Kingdom and Canada representing the target markets.

The entity has access to three essential components that are required when building a successful business services organisation: people, space, and solutions.

GKPS is collaborating with UCC's IT (Information Technology) and cyber-security programmes to develop its cyber-security solution. The company therefore has access to more than 500 students through this collaboration who are certified to global standards and available to work as service operation centre (SOC) analysts.

The company also has access to significant physical space, which is available through its parent company, UCC. The University currently has buildings in Kingston, Montego Bay, Mandeville, and Ocho Rios, covering the eastern, western, and southern parts of the island.





The third component, solutions, comes from GKPS' project management expertise in the USA and Canada and four years of experience delivering solutions for major customers including IBM, Microsoft, Linux, and others. This has generated millions of dollars in revenue for clients through the delivery of excellent services.

## GLOBAL DIGITAL SERVICES POSITIONED FOR GROWTH

The provision of global digital services is expanding in Jamaica, and GKPS is strategically positioned to benefit from this growth, as the country's profile in the provision of outsourcing services continues to soar globally.

Being in a time zone within 6 hours of most North American and European cities is a geographical advantage, as well as having highly educated English-speaking talent that has a cultural affinity with the North American market.

To take advantage of these trends, and to expand the company's reach, GKPS is seeking an investment of US\$200,000 with a payback period of 36 months. The investment will go towards acquiring industry standard technologies. Revenue is estimated at US\$1.5 million within 3 years with an ROI of 8%.

## GKPS AT A GLANCE

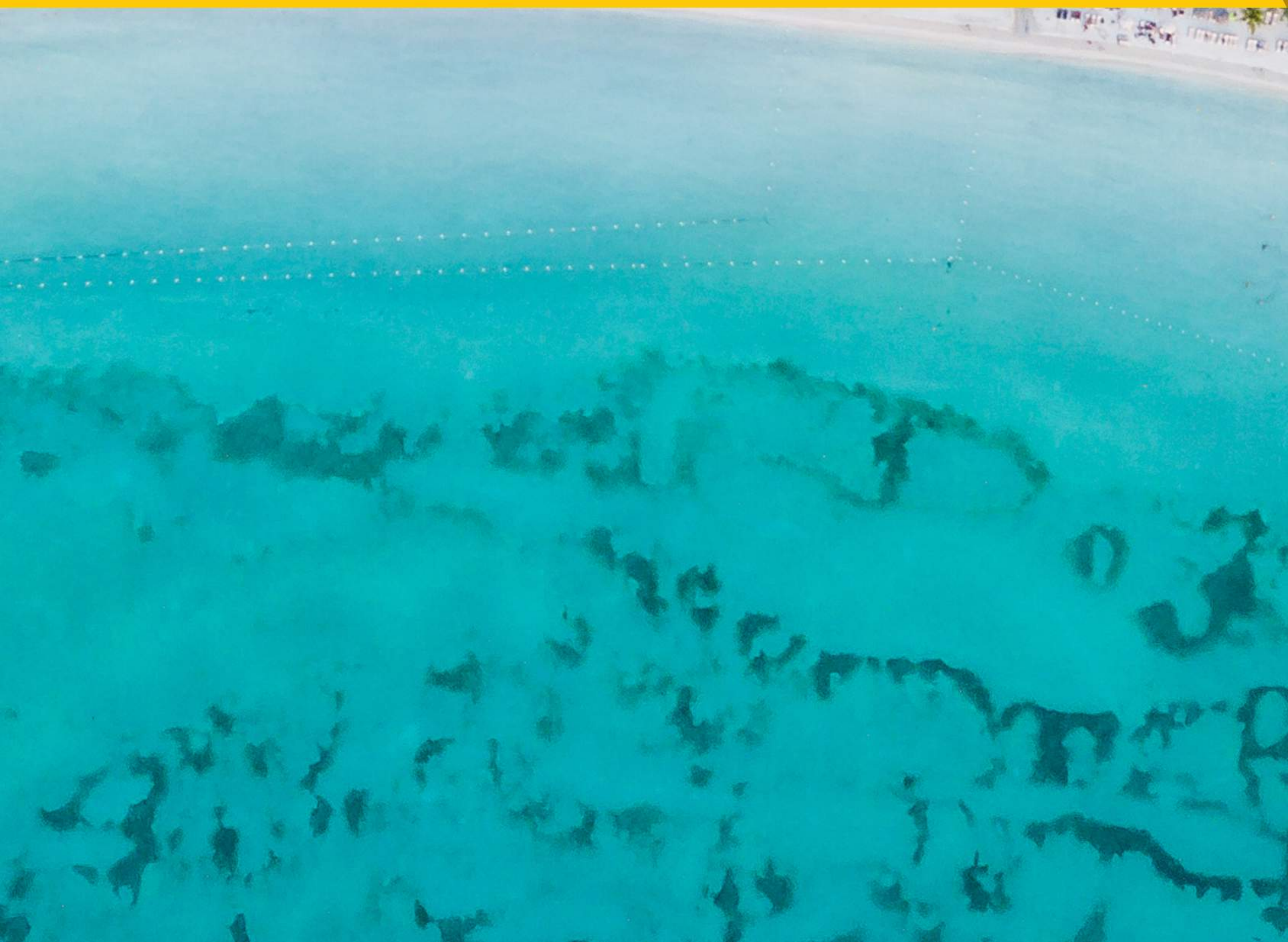
<b>Investment Required</b>	<b>USD \$200,000</b>
<b>Revenue Growth Projection</b>	<b>US\$ 1.5 million within 3 years</b>
<b>Projected Internal Rate of Return (IRR)</b>	<b>8%</b>
<b>Equity Contribution from Owners (\$ amount)</b>	<b>USD \$50,000</b>
<b>Payback Period</b>	<b>3 years</b>
<b>Net Profit Margin</b>	<b>18%</b>

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# **INVESTMENT PROJECTS OF SPECIAL MENTION**





## MINARD ESTATES FARM AGRO TOURISM PROJECT

### Agriculture

Minard Estates Farm is a cattle breeding farm that occupies 323.75 (800) acres of land in Brown's Town St. Ann. Owned by the Government of Jamaica. The overall management of the estate falls under the portfolio of Agro-Investment Corporation which oversees its operation. A recent physical count in March 2021 puts the herd size at 407. The main objective of the farm is to provide: High quality genetic breeding stock to the local beef industry and promote Jamaica's three indigenous beef breeds, namely: Jamaica Red Poll, Jamaica Black Poll, and the Jamaica Brahman. There are two great houses located on the property: the Minard Great House and the New Hope Great House. The Minard Great House comprises of two stories which was originally built with cut stone and plaster materials. This great house was later destroyed by fire in 1997. The New Hope Great House is a two-storey building with Georgian architectural style, built over 200 years ago.

## SPRING PLAIN MANGO AGRO-PARK

### Agriculture

Spring Plain Mango Agro Park consists of over 1,000 acres, of which 200 acres will be allocated to infrastructures such as hot water treatment, office, roads, drainage, and irrigation. The main crop under production will be Mangoes of the East Indian and St. Julian variety intercropped with vegetables and legumes. The Spring Plain Mango Agro-Park development is geared towards the export market in the United States and Canada. To ensure that the fruits are ready for the export market, a hot water treatment facility will be constructed off-site to ensure food safety and assist by ridding the harvested mangoes from fruit flies. The Spring Plain Agro Park is situated off the Toll Gate main road in the parish of Clarendon. It is bordered on the North by private property and housing, on the South by Gravel Hill and Tweedside and on the east, by the Heart Trust/NTA Ebony Park Academy. High potential demand in the United States for up to US\$3.0 billion.

Estimated Investment required is US\$131,000.



# AGRO PARK INITIATIVE

## Agriculture

Jamaica's Agro Park initiative was implemented in 2012 out of the need to increase agricultural production and improve the quality of produce for the domestic and international markets. The Agro-Investment Corporation (AIC), which manages four government run parks is seeking to stabilise prices and improve predictability of supply through scheduled production. The AIC is expected to bring more acreage into production over the next 3 years, up to 10,000 by 2020.

### Available lands:

**Plantation Garden River (PGR)** – The PGR Agro Park located in St. Thomas is a 253-acre parcel suitable to produce roots and tubers, herbs, and spices.

**Amity Hall** – This 2,340-acre park located in St. Catherine is promoted as a prime location for developing the agribusiness value chain from raw material production to processing and export. Investors are encouraged to explore opportunities in cucurbits (watermelon, cantaloupe, zucchini, and squash), hot peppers and okra, in addition to tubers like sweet potato.

**Spring Plain and Ebony Park** – These two agro parks are adjoining properties in the parish of Clarendon, spanning 2,000 acres (1,197 at Ebony Park and 944 acres in Spring Plain). Suitable for the production of tubers, cucurbits, orchard crop such as fruit trees (mangoes, otaheite apples, papaya, and breadfruit), condiments and vegetables.

### Project Highlights:

Investors in Agro Parks can access among other features:

- Irrigation and drainage infrastructure
- Quality management systems (GlobalGAP)
- Farm layout and road networks
- Technical on-site support
- Business facilitation and market linkages
- Knowledge discovery and demonstration on-site
- Sharing economy – farm equipment, minimal processing facilities, security & insurance



## CARIBBEAN KNOWLEDGE CITY

### Global Digital Services

The Caribbean Knowledge City (CKC), Montego Bay investment opportunity involves the acquisition of a 30-acre site at a significant discount to market rate, East of Montego Bay, to develop the Region's first University Town. The project is divided into four (4) development phases. Phase 1 - Student Accommodation, Phase 2 - Commercial Centre, Phase 3 - Academic Blocks, Phase 4 - Cultural Facilities.

Estimated Investment Required: US\$300,000

## INTEGRATED SOLID WASTE TO ENERGY

### Energy - PPP

The Government of Jamaica (GOJ), through the Ministry of Local Government & Rural Development (MLGRD), intends to improve the solid waste management (SWM) system in Jamaica through engagement of the private sector.

The project is designed to include the following features:

- Waste-to-Energy (WtE) plant(s) that generate energy of up to 40MW;
- PPP solution that integrates collection, treatment/processing, and disposal;
- Utilization of resources at existing dumpsites, where applicable;
- PPP project that directly or indirectly supports the closure; and reclamation of lands at the Riverton city disposal site and the other landfill sites;
- Compliance with the GOJ's PPP criteria (demonstrate financial and economic viability; legal due diligence; social and environmental sustainability; commercial viability and marketability; deliver value for money; fiscal affordability and sustainability);
- Environmentally friendly and socially acceptable waste management and processing operation;
- Resilient infrastructure;
- Low footprint sanitary/engineered landfill;
- Conservative waste feedstock volume guarantees;
- Result in NSWMA divesting all operational functions and the NSWMA will retain the role of regulator; and
- Promote lower overall Greenhouse Gas emissions.

Estimated Investment required is US\$600-800 Million.



# GREATER BERNARD LODGE DEVELOPMENT

## Infrastructure - PPP

The Greater Bernard Lodge project seeks to create the ideal municipality where there exists for citizens, a high standard of living, sound environmental management and affordable quality housing which all create a sustainable socio-economic environment.

The Government of Jamaica through the Sugar Company of Jamaica Holdings Limited (SCJH) intends to sell discrete Mixed Use, Light Industry and Residential Development Blocks via a competitive tender process. The lands are in Portmore, St. Catherine.

Private sector will then develop the lands in accordance with the development classification and then sell or lease to the public. The privatisation process will be implemented in three (3) phases.

Phase I, will consist of 5 Blocks covering 2 classifications being Residential and Light industrial. Phase II will consist of residential and mixed-use blocks. Phase III, will consist of all remaining Blocks.

# NATIONAL WATER COMMISSION NON-REVENUE WATER REDUCTION (NRW) PROGRAM

## Infrastructure - PPP

The purpose of this investment project is to establish a Performance Based Contract (PBC) for the reduction of non-revenue water (NRW) levels island wide.

The target is to reduce NRW island-wide from current estimated levels of around 70% to 30% via a PBC between investor and the National Water Commission.

The Government of Jamaica through the National Water Commission (NWC) intends to contract a private investor via a competitive tender process, in a transaction modality to be determined.



## NWC CENTRAL WASTEWATER TREATMENT COMPANY AND EXPANSION OF THE SOAPBERRY WASTEWATER TREATMENT PLANT

### Infrastructure

Central Wastewater Treatment Company (CWTC) is the Special Purpose Vehicle which currently owns, manages, and operates the 75,000 m<sup>3</sup>/day Soapberry Wastewater Treatment Plant (Soapberry). Soapberry handles wastewater flows generated from sections of Portmore in St. Catherine, Kingston & St. Andrew (KSA). The Water Utility, the National Water Commission (NWC) is desirous of undertaking an expansion of the wastewater treatment capacity at Soapberry to manage the projected increase in wastewater flows from the KSA. The NWC is currently, along with expert advisory support, undertaking the necessary analyses and due diligence exercise to determine the most optimal strategy for private participation in the transaction including preparation of a Business Case.

## EAST END JAMAICA

### Tourism

One of the last large tracts of white sand seashore in Jamaica, East End's natural and unspoilt characteristics suggest great potential for the development of a single, multi-faceted and unique resort. This potential coupled with the worldwide growth of tourism and the identification of eco-tourism as a high growth market segment, points naturally to specific development themes for the property. Fronted by white sands and a reef-protected bay, East End is an isolated and untouched property of 1,044 acres. East End, except for a small area on which the lighthouse stands, comprises all the land to the east of a line running northeast to east from Quaco Point to approximately 2/3 of a mile west of Southeast Point. The Morant Point Lighthouse, East End, built in 1841 is the oldest lighthouse in the island and the site is a Jamaica National Heritage Trust listed National Monument. It is owned and operated by the Port Authority of Jamaica. This historic lighthouse adds a romantic touch to the site and offers spectacular views of East End, the agricultural plains, and the John Crow Mountains. An obvious and ideal opportunity for the development of a new international resort with the ability to capture world market attention as it answers the vacation needs of the 21st century.

Total Property Size: 1,044 Acres

220 acres – Beach frontage and lands behind the beach

300 acres – Mangrove/Wetlands

524 acres – Flat scrubland some areas with flat rock close to the surface.



## SUGAR CANE BAY

### Tourism

Sugar Cane Bay is governed by an association board to ensure the high-end image of all resort properties, thus helping set the area apart from other resort destinations in Jamaica and the Caribbean. All necessary government and conditional approvals are already in place to ensure the development of any resort or real estate project can easily meet accelerated timelines. Dedicated water treatment and sewage facility feature as part of a fast-track program for development and construction permits. Secured gated access to the entire resort area avoids local or through traffic. A variety of entertainment, shopping, sports, and shared recreation facilities including the potential for a casino, are planned. Feasible schedules will be provided as guidelines for meeting full approval requirements. The result is an exceptional opportunity to break ground quickly and commence construction within months. All lots are being delivered with conditional licensing, permits and density approvals for development of future hotel/resort or real estate of choice.

## SUCCESS ESTATE

### Tourism

Success Estate, also known as Northern Estate, is in the parish of St. James and comprises five (5) parcels with a total area of 30.967 hectares (76.489 acres) within the Rose Hall Development Area in Montego Bay which is a prime hotel resort area. The Estate has the benefit of water, electricity, telephone, satellite television, fire and police protection and a paved and maintained roadway. For access to the wider range of business, institutional, financial, commercial and recreational facilities, the location relies on Greater Montego Bay which is approximately 12.0 km away. Public transportation is primarily in the form of minibuses and is complemented by route taxis that serve the local transportation needs in the city. The proximity of the Sangster International Airport and the North Coast Highway provides accessibility to high volumes of vehicular traffic. The property is bordered by the Caribbean Sea to the south and a major highway to the north. This is an opportunity to buy-into prime real estate, nestled within one of Jamaica's major tourism corridor's waiting to be converted into a high yield investment product by the right investor.





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