

NAAB NAL VISION

*A Green, Smart New  
City of 25 Square  
Miles Dedicated  
to Health and  
Wellness in Belize*





## VISION

*To create a green, smart new city that will be a powerful economic and philanthropic engine for the benefit of all stakeholders and the nation of Belize on 15,960 acres of fee-owned property strategically located in the Belize District, Belize, C.A.*

At the entrance nearest to the International Airport, the plans call for a Designated Enterprise/Economic Zone or International Business Park with smart facilities, built-to-suit sites and strong investment incentives to attract medical, health, and wellness companies from around the world to establish business operations at NAAB NAL, with the goal of establishing a leading economic engine for Belize and the region.

The plans include five (5) active lifestyle communities, each affiliated with a sport (equestrian, golfing, tennis, etc.) with professional-caliber facilities, both to house and support the employees of the International Business Park and their families, as well as to engage the youth of Belize and attract athletes from around the world. These communities will be bordered inland by thousands of acres of organic farms for fresh farm-to-table produce, tropical fruit, and fish from the lagoons and ocean.

## MISSION

*To build NAAB NAL (“The City of Lagoons” in Mayan language) utilizing local and regional natural resources as much as possible, with multiple lagoons and miles of Caribbean shoreline.*

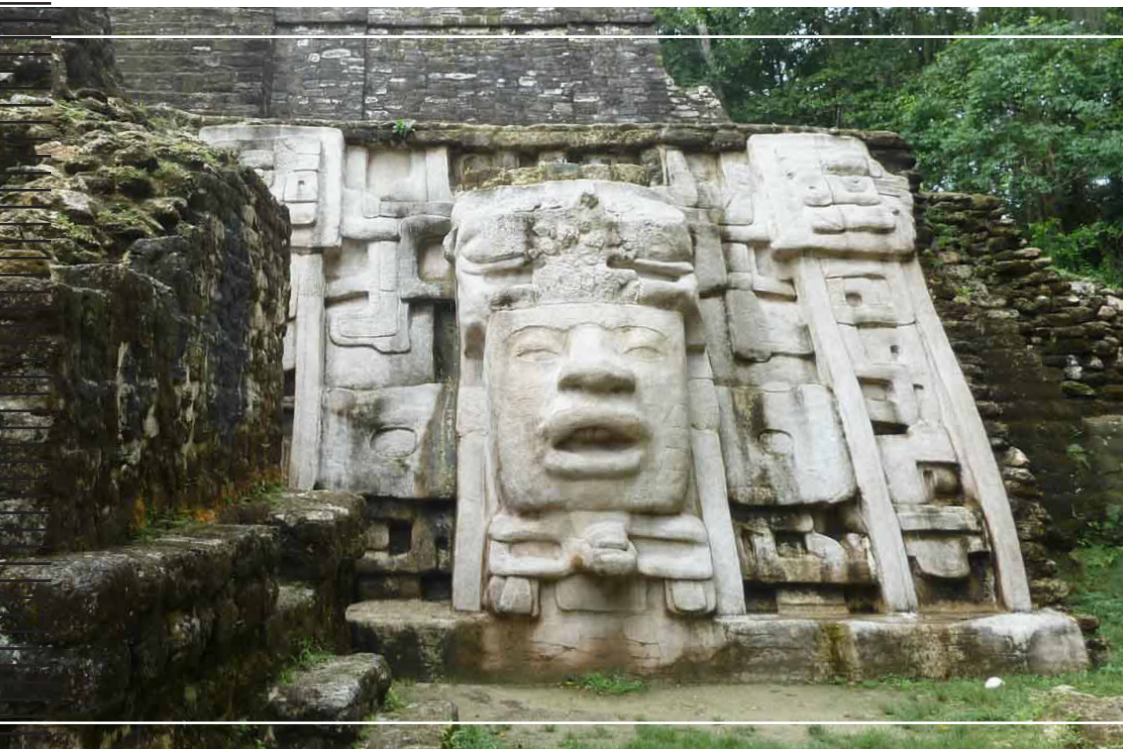
The NAAB NAL Inner City will be the setting for retail shops, restaurants, offices, more urban residences, and other amenities, all within smart buildings, with a large, traditional plaza like an ancient Mayan trading place facing the boat harbor and its opening towards the Caribbean Sea. The City of NAAB NAL will be a smart, healthy, and fun place to live, study, work and play.

Concurrently with developing the City of NAAB NAL, we plan to involve one major resort developer and several smaller boutique resort/spa developers to create vacation and spa facilities that will complement the ambiance of NAAB NAL and who are committed to support the National Sustainable Tourism Master Plan for Belize 2030. The objective is to increase visitor satisfaction and confidence in Belize as a tourist destination by enhancing the service quality, supporting health, wellness, and safety initiatives, and as a result creating high value.

*We invite you to share  
our Vision with us!*



*We searched  
for a story.*



*We found  
history.*

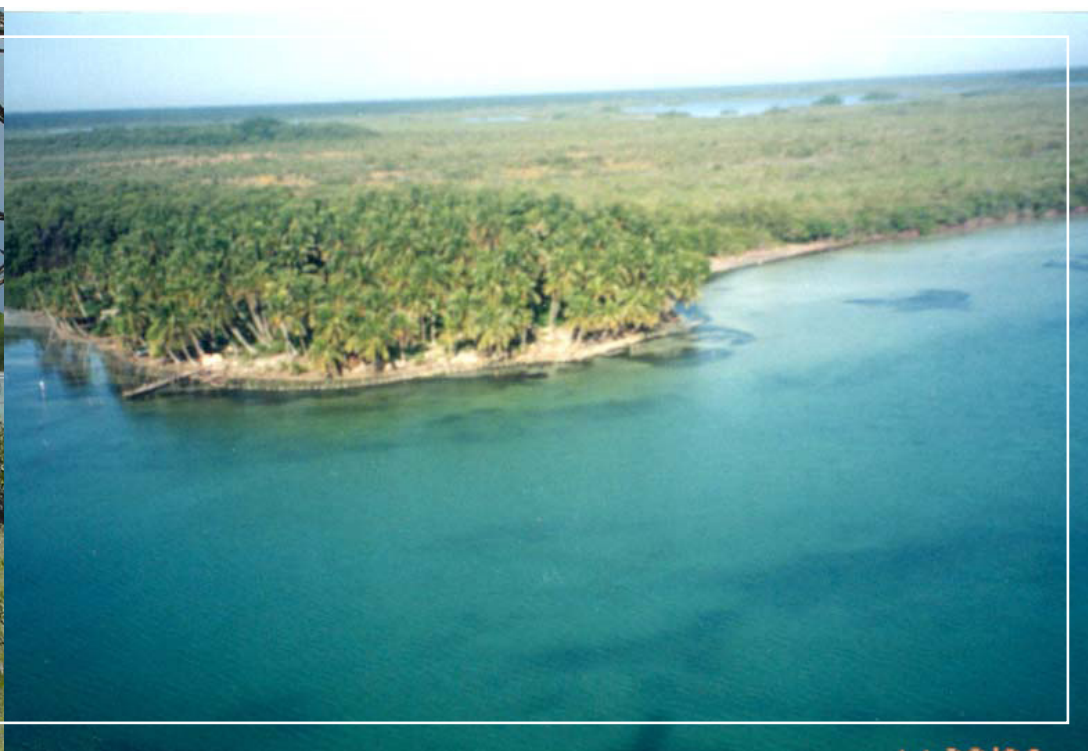


*We searched for  
architectural  
expression.*



*We found  
Caribbean  
style.*





*We found  
Naab Nal.*





## WHY BELIZE?



**AREA**  
8,867 SQUARE MILES

**POPULATION**  
401,348

**CLIMATE**  
WET + DRY SEASONS

**VEGETATION**  
60% OF THE LAND IS  
COVERED BY FOREST



**SOURCE OF TOURISTS**  
THE TOURISTS FROM THE  
U.S. COMPOSE A LARGER  
PROPORTION OF THE  
VISITORS TO BELIZE. ALSO,  
MAYAN CULTURE ATTRACTS  
ARCHAEOLOGISTS AND  
STUDENTS TO EXPLORE THE  
RELICS IN BELIZE.

*Forbes Magazine  
recently recommended  
Belize as one of the  
three best retirement  
destinations in the world.*

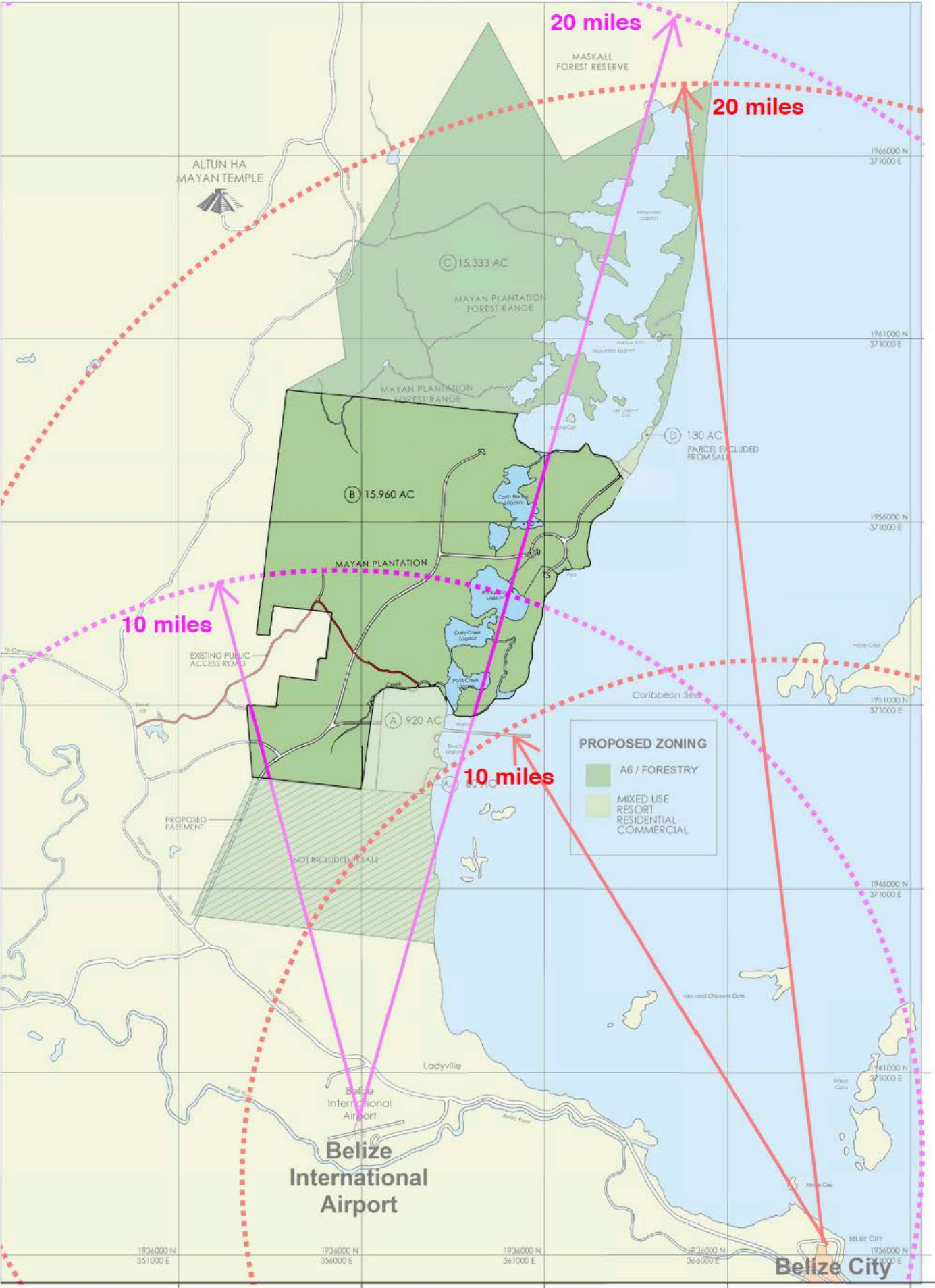
- > Belize is perfectly located on the Caribbean Sea in close proximity to both the North and South American markets.
- > English is the official language, with some people also speaking of Spanish or Mayan.
- > Responsible and safe government that operates under English Common Law, with a strong legal system.
- > A mixed population similar to the states of California and Hawaii.
- > Excellent year-round weather, with moderate temperatures and lots of sunshine, similar to Hawaii (including the wet and dry seasons).
- > Beautiful mountains, forests, offshore atolls and the world's second longest barrier reef.
- > Belize's currency has been set at Two Belize dollars (BZ \$2) for every One U.S. dollar (US \$1).
- > Low income tax and no tax on estates, capital gains or retirement income.
- > Excellent retirement haven for anyone over age 45 and their family members.
- > Reasonable process for outsiders to become Belize legal residents or citizens.
- > Belize offers a broad range of investment incentives for companies interested in opening operations in Belize, especially in industries that assist in reducing the export deficit.
- > The Belize International Airport is located about five miles from NAAB NAL and its planned communities. The airport typically receives daily flights from six major cities in the United States, as well as flights from other neighboring countries.
- > Processing through the airport reception center typically is as easy as flying into the United States.
- > Belize can also be accessed by car via the Pan-American Highway.
- > In addition to air travel and traveling by car, there are typically dozens of large cruise ships bringing thousands of tourists to Belize every day, with the number expected to increase with the completion of Belize's new Cruise Line Terminal.
- > Because of its historic Mayan sites, the amazing diving locations, newly developed and established boutique resorts, and the beautiful countryside, Belize has been steadily growing as a major tourism destination.





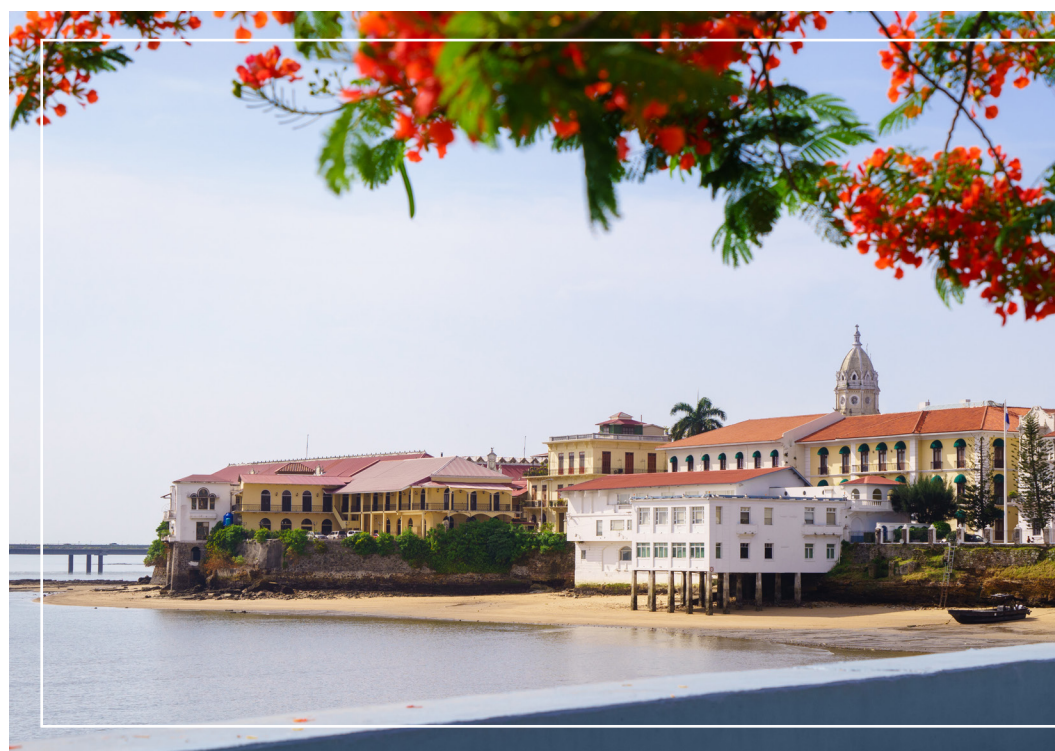
BELIZE VICINTY MAP

SUBDIVISION AND REGIONAL RELATIONSHIP  
MAYAN PLANTATION  
BELIZE DISTRICT, BELIZE



DISCLAIMER: NOT ALL ROADS SHOWN ON MAP CURRENTLY EXIST.



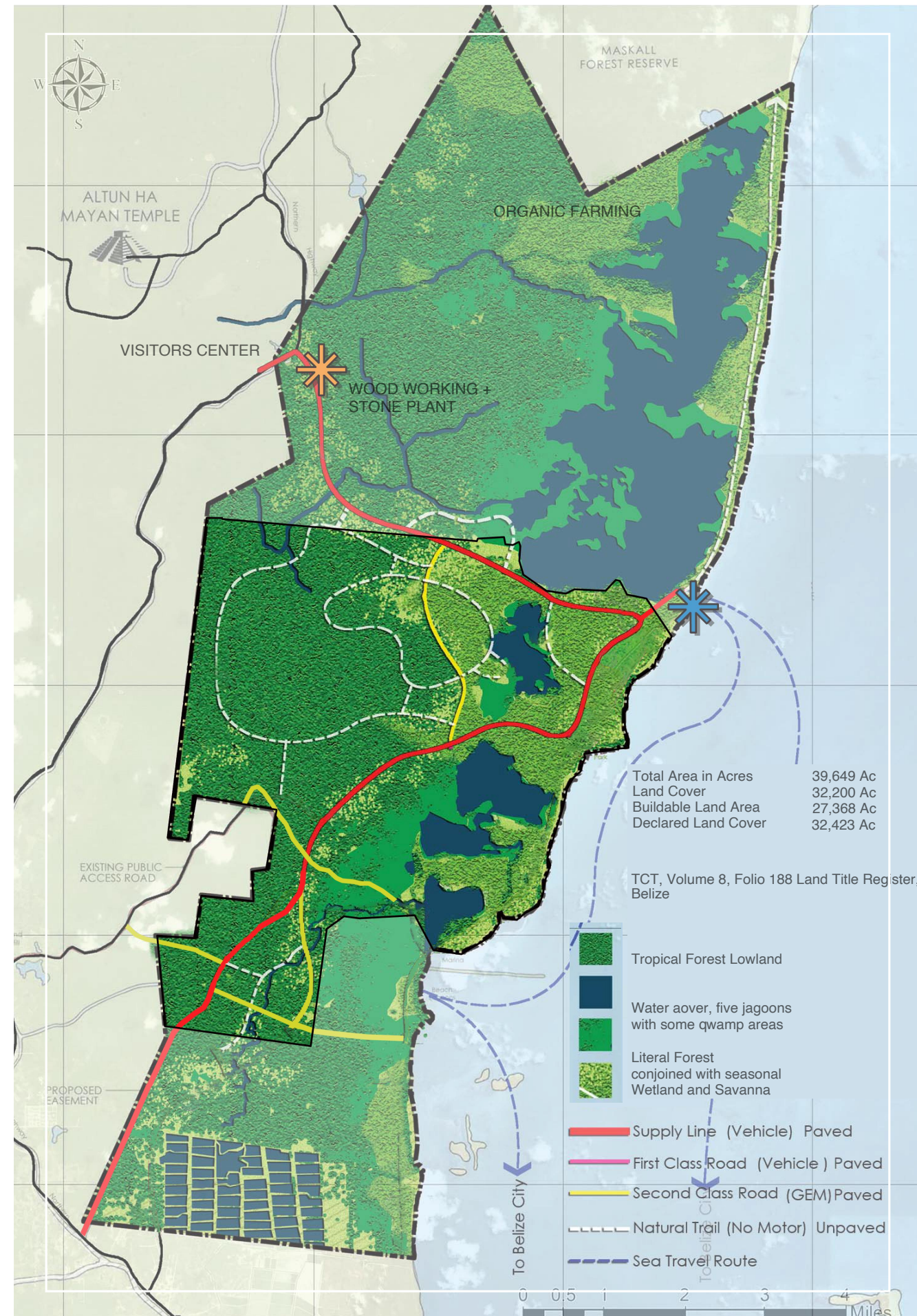


## *Lifestyle Activities*

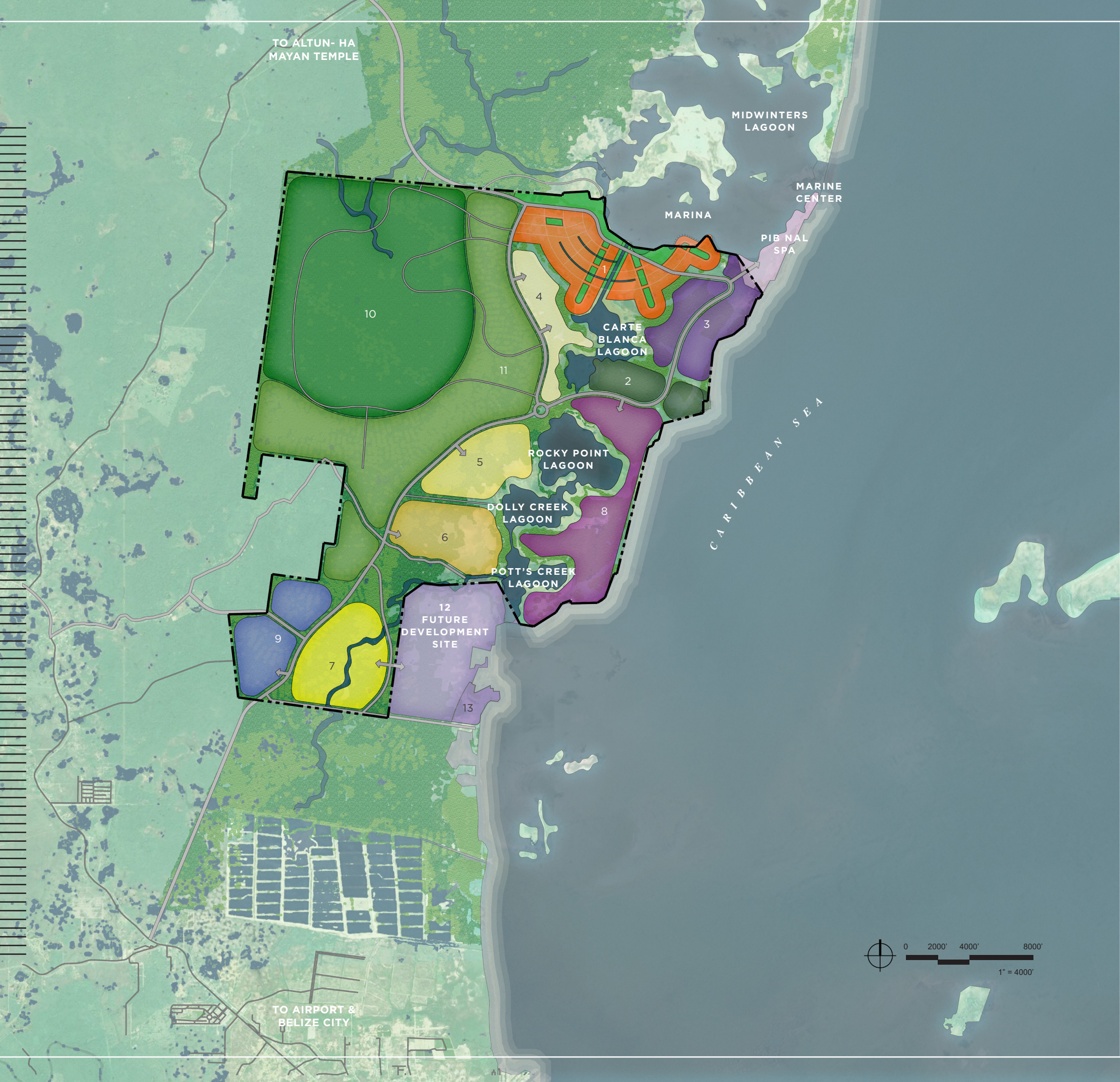




## LAND COVER DIAGRAM



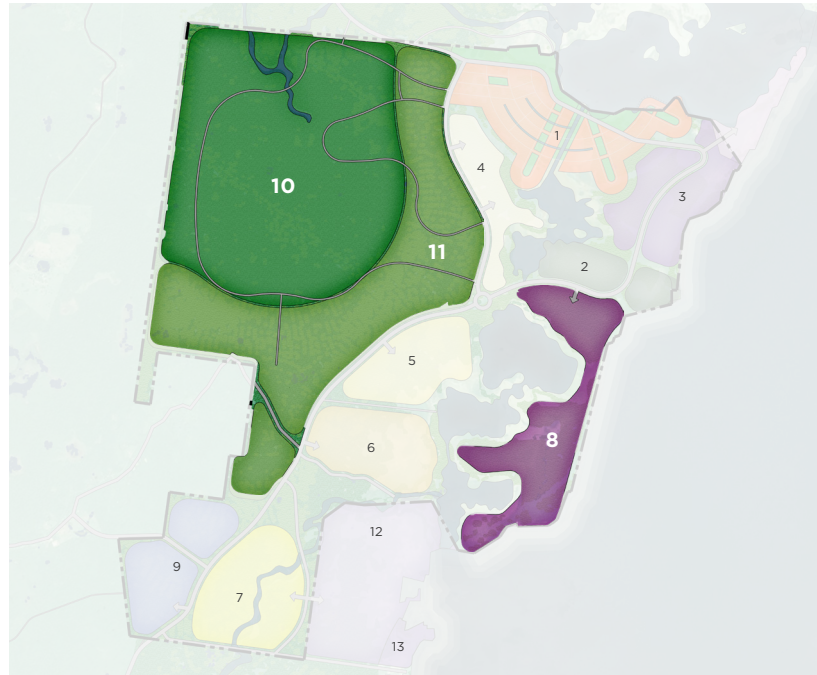




ILLUSTRATIVE SITE PLAN

	NAME	AREA (ac)
1	NAAB NAL INNER CITY	849.4
2	HISTORIC NATURAL AREA	312.2
3	RESORTS	596.9
4	ACTIVE LIFESTYLE COMMUNITY	344.4
5	ACTIVE LIFESTYLE COMMUNITY	495.9
6	ACTIVE LIFESTYLE COMMUNITY	688.7
7	ACTIVE LIFESTYLE COMMUNITY	688.7
8	CLUBS, RESORTS AND WATER	888.4
9	SPECIAL ECONOMIC ZONE	734.6
10	TROPICAL HARDWOOD FOREST OPERATION	4,017.4
11	TROPICAL ORGANIC FARMING OPERATION	2,869.6
	sub-total	12,486.2
	ROADS & OPEN SPACE	3,473.8
	SITE AREA	15,960.0
12	FUTURE DEVELOPMENT SITE	920
13	FUTURE RESIDENTIAL SITE	80

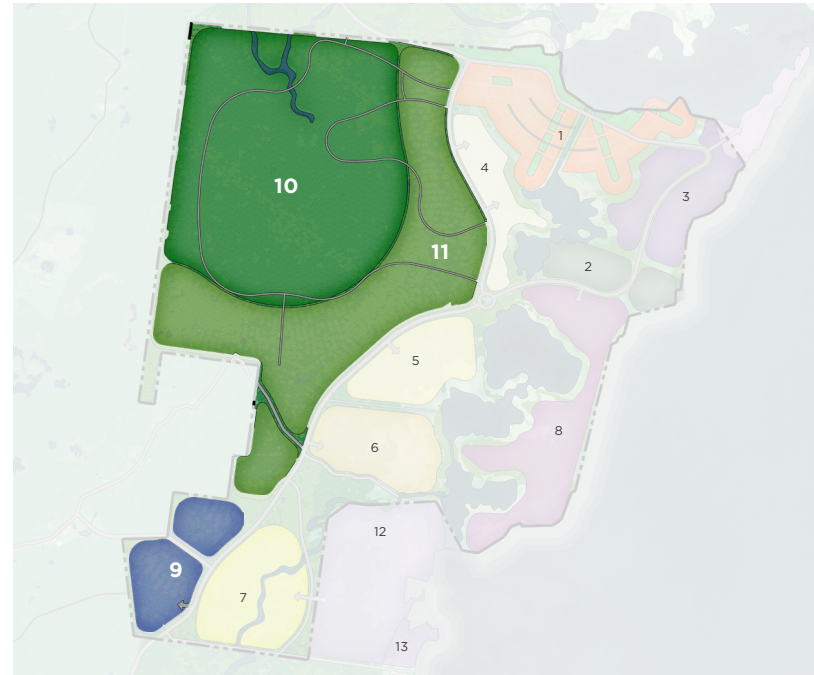




## PHASE 1



Creating attractions and establishing a vacation-live-play environment is the central focus. This phase will include two hotels, estate homes, waterfront villas, villas around the marina, private facilities including polo and equestrian facilities, spa, and private club. The hotels will include a casino, waterpark and other amenities attractive to tourists and day-cruise ship visitors will provide NAAB NAL with thousands of monthly visitors. Homeowners will have access to the polo and equestrian facilities, with visitors and tourists have the opportunity to view polo matches and show / stadium jumping events. NAAB NAL's natural flora, fauna and Mayan excavations will be available to all; themed around adventure excursions that anyone who knows Indiana Jones, Dora the Explorer, Jungle Book, Tarzan and Pirates of the Caribbean can relate to.

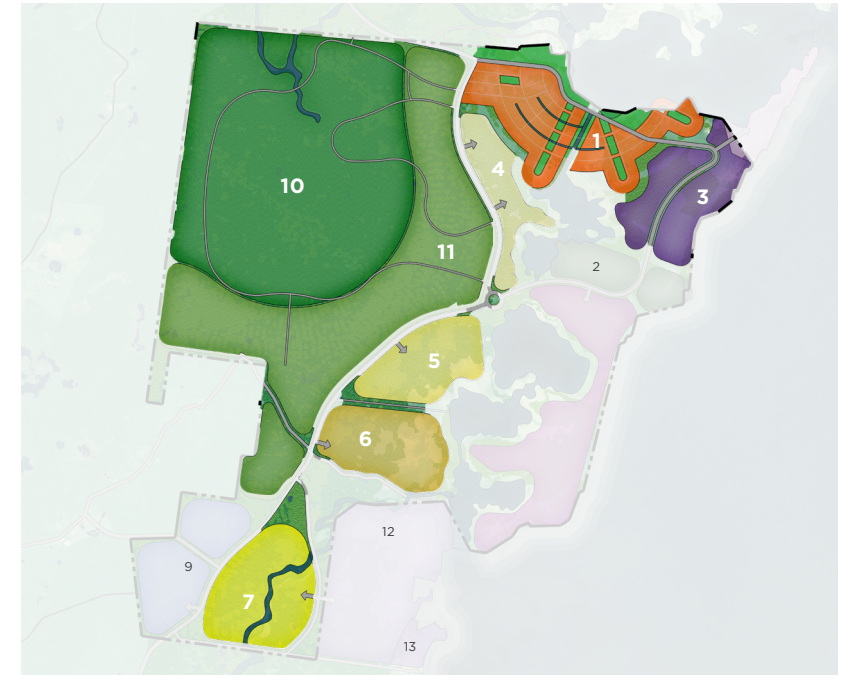


## PHASE 2\*



NAAB NAL's Special Enterprise / Economic Zone is centered around a master planned 'green' technology development attracting education, science, technology, health and wellness companies. Both business site land sales and build-to-suit buildings for sale and lease will be available to buyers, builders and tenants. As a work-play environment, walking trails, lakes, sports club, helipad, dormitory housing, hotel, food court and tennis facility will compliment world communications and data center, research park, incubator facilities, light industrial and office buildings.

*\*See detailed plan on the next page.*



## PHASE 3



NAAB NAL's focus on Active Lifestyle Community will complete the base vacation-live-work-play city. These active communities will be centered around the Caribbean Sea and extensive waterways and lagoons within the property. An interconnecting system of horse, hiking, biking and walking trails will provide all access to the property. Events like triathlons, marathons, cross county races, amazing races adventure reality games, running and biking clubs will showcase the natural environments within NAAB NAL. Centered as a wellness-lifestyle real estate, with buildings being purposely built with human health and happiness in mind. As a walkable community with access to green space, farmers markets, co-working space anywhere in NAAB NAL will allow visitors and residents to interact in one of the largest wellness-lifestyle communities in the world.

## ACROSS ALL PHASES: SITES 10 & 11

NAAB NAL's Tropical Hardwood Forest Operation and Tropical Organic Farming Operation are a central focus of enriching the on-site experiences for vacationers, business associates and homeowners.

The holistic approach of NAAB NAL's Wellness Real Estate encompasses proactively designed and built homes and buildings, local farm to table fresh foods and choices that promote healthy and fulfilling lifestyles. The NAAB NAL Community Association documents will provide for funding participation by all parties within NAAB NAL and provide sustainability for generations to come.

The environment encourages a wellness lifestyle, allowing for a complete sense of physical, mental and social well-being that is shared among visitors, part-time and full-time residents. That wellness will transform into a healthy community encompassing the environment, wildlife and individuals, while simultaneously increasing the value of the real estate.





## PHASE 2, SITE 9

### THE NAAB NAL SPECIAL ENTERPRISE / ECONOMIC ZONE

NAAB NAL  
DESIGNATED ENTERPRISE / ECONOMIC ZONE FOR  
BUSINESS, EDUCATION, SCIENCE & TECHNOLOGY  
AND HEALTH & WELLNESS COMPANIES



- > Master planned designated enterprise zone
- > Low fee-simple land cost
- > Flat, usable land
- > Up-to-date infrastructure
- > Investment incentives
- > WTC Belize
- > University Campus
- > Conference Facilities
- > Growing importance of Belize
- > Highly educated, English speaking work force
- > Opportunity to "build-to-Suit"
- > Direct access to modern highway
- > Short distance to Airport, Port & Cruise Line Terminal





GERHART W.  
WALCH, AMDP

Gerhart W. Walch is a significant shareholder in and the Chairman of the Board and Chief Executive Officer of Mayan Plantation, Limited, the title holder to the Belize property. He was born and educated in Austria and Switzerland where he earned a B.Sc. in Technology (1967), a degree in Business Administration and an advanced degree in Economics (1972).

Mr. Walch continued his executive education in the U.S. beginning in 2007 and graduated from Harvard University’s GSD Advanced Management Development Program (AMDP Class XI 2010). He also holds a certificate of completion in Real Estate Strategies for Project Development, Capital Market Access and Regulatory Compliance, a joint program of Harvard Business School and the Harvard University Graduate School of Design. Prior to moving to the U.S. in 1979, he served as Chief Financial Officer of FRAISA S.A., Switzerland, a leading third-generation technology/manufacturing company in its industry, with worldwide operations. Since then, as an entrepreneur, he has focused on innovative value and growth opportunities to acquire, invest and manage undervalued assets or operations such as his interest in Mayan Plantation, Limited. Recognizing the strategic value of the Belize property and the need to reduce Belize’s export/import imbalance deficiency, he believes in the opportunity to improve the quality of life in Belize by converting the property into a powerful income-generating engine for the benefit of the youth and the nation of Belize, as well as the stakeholders in the property.

He initiated the Sister / Friendship City Agreement between Honolulu, Hawaii and Belize City and was integral to the formation of the Belize Foundation. He is an active member, director and/or officer in numerous local and international non-profit organizations. For details about his experience and active community involvement, please refer to his professional profile at [www.linkedin.com/in/gerhartwalch/](http://www.linkedin.com/in/gerhartwalch/)



DR. NANCY  
ATMOSPERA-  
WALCH

Dr. Walch is the founder and president of ADVANTAGE Health Care Provider, Inc., providing health care services and support to intellectually and developmentally disabled individuals in need of “Home- and Community-Based Health Care Services” on the islands of Oahu, Maui, and Kauai in Hawaii. Her leadership in health education and in the health care industry has won her local, national and international honors, including from the State of Hawaii, the US Department of Health, the US House of Representatives and the US Senate, as well as from the business community, including the 2013 Filipino Businesswomen of the Year award, and the prestigious 2013 Filipino Entrepreneur of the Year award from the Filipino Chamber of Commerce of Hawaii. She is inspired to bring similar successful medical, health care and wellness programs to Belize through the green, smart City of NAAB NAL.

Dr. Walch earned a Bachelor’s and Doctorate degree in Nursing, as well as a Master’s degree in Public Health, from the University of Hawaii. Dr. Walch is a role model and mentor for other aspiring Nurse Executives. She is a member of Sigma Theta Tau International, the Nursing Honor Society, and an inductee to the University of Hawaii at Manoa Nursing Alumni Hall of Fame.

Dr. Walch serves on numerous boards, including the Aloha Medical Mission, the Filipino Chamber of Commerce of Hawaii as its immediate past President, Hawaii Waiver Provider Association, the Philippine Nurses Association of America and the PNAAF Foundation. She was recently elected to the Executive Board of the Philippine Nurses Association of America with a membership of about 5,000 registered nurses. She also serves on the Chaminade School of Nursing Advisory Board, and the State of Hawaii Small Business Regulatory Review Board. She is a Founding Director and Trustee of The Belize Foundation, an US non-profit, 501(c)(3) organization created to promote human and environmental development, conservation, and sustainability within the nation of Belize. For more information, please see <https://thebelizefoundation.org>.



JAMES M.  
BOERSEMA

Sir James Boersema is a shareholder, a director and the President of Mayan Plantation, Limited. Mr. Boersema brings significant marketing, public relations and advertising expertise. He has served as Public Relations Manager and Director of Corporate Communications for Bank of Hawaii and as Director of Communications for two Governors of the State of Hawaii. Previously, Mr. Boersema was the President of ProComm Public Relations, representing clients such as Ko Olina Resort, Continental Airlines, Ala Moana Center, Anheuser Bush, Phillip Morris, Bishop Estate, Sun Resorts Limited/Kerzner International Limited (developer of the Atlantis Resort in the Bahamas and Sun City in South Africa) and others. Mr. Boersema is a three-time winner of The Silver Anvil Award (the nation’s highest award for public relations programs); six-time winner of the Koa Anvil Award (Hawaii’s equivalent award); and received the 1995 Public Relations Person of the Year Award. His service above self and for his country is exemplified through his long and distinguished career in the United States armed forces, from which he retired early 2006 as a highly decorated Colonel (including a Purple Heart and a Silver Star). He served as chairman of three large non-profit corporations in Hawaii and has served on the Board of Directors of the Arizona Memorial at Pearl Harbor for 15 years. Mr. Boersema earned a Bachelor’s in Journalism from Michigan State University, a Master’s in Asian Studies from Sophia University Tokyo, and an MBA from University of Michigan; he also attended the US Army Command & General Staff College. He is a distinguished Member of the Royal Order of Constantine the Great and Saint Helen since 2011.





MICHAEL  
BROWN,  
ASLA

Michael Brown, ASLA is a licensed Landscape Architect at Wimberly Allison Tong & Goo (WATG) and has over 35 years of experience in landscape architecture and related fields. His experience includes resort hotel, resort residential, planning and designing parks, apartment and condominium communities, and mixed-use developments in the Americas, Asia and the Middle East. Michael takes great care to design within the context of the environment. History, place recognition, and local resources are all utilized in the design process to create a lasting, unique and valuable landscape for every project. Michael’s experience and patience were instrumental in creating The Visionary Presentation for NAAB NAL.



CADET A.  
HENDERSON,  
ENG.

Cadet Henderson is a member of the management team and Chief Engineer of the Principality of Cappadocia, Inc., and its affiliate Mayan Plantation, Limited, whose management team he advised as an engineering consultant for several years. He served at the Belize Ministry of Public Works for more than three decades, including, during his final thirteen years, as Chief Engineer and Chief Executive Officer. He has hands-on experience in the design, construction and maintenance of buildings, roads, bridges and infrastructure drainage. He also has excellent relationships with business and political leaders in Belize and is well respected in the construction industry. After retirement from the Ministry, he also produced several TV documentaries entitled: Belize Technology Report, covering the infrastructures of telecommunication, hospitals, hydroelectric dams, ports and most industries of the Mennonites in Belize. He recently completed 3 years with PAHO/WHO, as the Principal Consultant coordinating the assessment and design of 6 smart hospital retrofitting projects being funded by the UK Government. Mr. Henderson also designed and supervised the development of the most modern residential community in Belize. He will be very involved with the development of NAAB NAL’s infrastructure.



KEVIN HO,  
ASLA

Kevin Ho, ASLA is a licensed Landscape Architect at WATG with over 25 years of experience in a variety of planning areas including land and resort planning, as well as golf course and resort design. His work has involved the design and planning of numerous projects in the Americas, Asia and the Middle East. Kevin’s expertise includes the design, layout and development of resorts, residential communities, recreational facilities, commercial sites, land subdivision and parks. Site design, resource recognition and management, and context of place are all a focus of Kevin’s design style and expertise. Kevin’s talent and patience were equally instrumental in creating The Visionary Presentation for NAAB NAL.

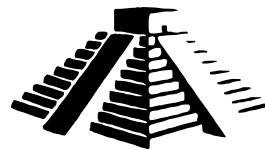


JOSE  
“PEPE”  
GARCIA,  
ENG.

Pepe Garcia is a registered civil and sanitary engineer with more than 40 years of experience in Belize, owning his own company, Tunich-Nah Consultants & Engineering, for about thirty years. He and his firm have worked on multiple large projects in Belize involving master development, environmental impact assessments, soil sampling, and water and waste management engineering. Eng. Garcia also serves on a variety of national and community boards involved with improving the economic and social stability of the country. Tunich-Nah Consultants & Engineering worked closely with the Mayan Plantation, Limited in the preparation of the Land Use and Subdivision Plan for the entire Mayan Plantation property. Subsequently, the firm completed the environmental impact assessment and received development approvals for the development of a 220-unit boutique resort and marina on a 130-acre subdivision of the Mayan Plantation property located at the entrance of the peninsula from the Caribbean Sea into the Mid-Winters Lagoon. Mr. Garcia’s firm will continue to serve as the environmental engineer and in other relevant capacities for the Principality of Cappadocia, Inc.



*Treasure the Experience*



**NAAB NAL  
BELIZE**

*The City of Lagoons*

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HON. ENG. CADET A. HENDERSON, JP SR.,  
VICE PRESIDENT & CHIEF ENGINEER

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*A member of the Belize Association of  
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of the Supreme Court, Former Chief  
Engineer and CEO of the Ministry of  
Works, Belize, Central America \* BDF  
Reservist \* APEB Member #037-2001*

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