

## INFORMATION SUMMARY FOR THE PUBLIC

<b>Host Country</b>	Haiti
<b>Name of Borrower</b>	Habitation Jouissant S.A.
<b>Project Description</b>	Construction and operation of a Marriott Autograph Hotel in Cap Haitien, Haiti.
<b>Proposed OPIC Loan/Guaranty</b>	\$19,500,000 Direct Loan
<b>Total Project Costs</b>	\$37,322,110
<b>U.S. Sponsor</b>	Fatima Group
<b>Foreign Sponsor</b>	Fred Beliard, FDI
<b>Policy Review</b>	
<b>U.S. Economic Impact</b>	The Project is not expected to have a negative impact on the U.S. economy or employment. U.S. procurement associated with the Project is expected to have a positive impact on U.S. employment. The Project is expected to have a positive impact on the U.S. trade balance over the first five years.
<b>Developmental Effects</b>	This Project is expected to have a positive developmental impact on Haiti by improving its tourism infrastructure. The Project is expected to employ over 150 new host country employees in Cap-Haitien. Employees will be provided benefits that exceed local requirements, and unskilled workers will receive wages that exceed the minimum wage in Haiti. Haiti currently experiences high levels of unemployment which are above regional averages, including youth unemployment at 36 percent. The Project will also procure goods and services from local suppliers. The Project aligns with Haiti's Strategic Development Plan to increase tourism, especially seaside tourism, and with UN Sustainable Development Goal 8 (Decent Work and Economic Growth) by creating job opportunities.
<b>Environment</b>	The Project has been reviewed against OPIC's categorical prohibitions and has been determined to be categorically eligible. Projects involving investments in commercial developments are generally screened as Category B projects under OPIC's environmental and social guidelines because impacts are site-specific and readily mitigated. In addition to typical impacts from construction activities, the primary environmental issues associated with the Project include the need for life and fire safety measures and a robust environmental and social management system to ensure the Project is developed, implemented, and managed in accordance with the IFC's 2012 Performance Standards and 2007 Environmental Health and Safety (EHS) General Guidelines. The Project is subject to Climate Resiliency Screening per Executive Order 13677.

	<p>Under OPIC’s Environmental and Social Policies, the Borrower is required to comply with applicable national laws and regulations related to environmental and social performance. OPIC’s environmental due diligence indicates the Project will have impacts which must be managed in a manner consistent with the following International Finance Corporation’s Performance Standards (PS):</p> <p>PS 1: Assessment and Management of Environmental and Social Risks and Impacts  PS 2: Labor and Working Conditions  PS 3: Resource Efficiency and Pollution Prevention  PS 4: Community Health, Safety, and Security</p> <p>A desk-review due diligence assessment indicates the Project involves the expansion and upgrade of an existing hotel just outside the port city of Cap Haitian, Haiti. Water supply, electricity, wastewater and solid waste management are supplied via existing municipal systems. The Project site is not located in or near any protected area or sensitive ecosystem and adverse impacts on biodiversity are not anticipated. Therefore P.S. 6 is not triggered at this time.</p> <p>The Project will be required to meet applicable provisions of the IFC General Environmental Health and Safety Guidelines.</p> <p>Environmental and Social Risks and Mitigation: The Borrower prepared an Environmental Due Diligence Report and has policies, plans and procedures in place to identify and manage the environmental risks associated with the Project. The Borrower has an internal Workplace Safety and Security Plan that identifies its procedures to ensure a safe and healthy work environment. The Borrower has an Emergency and Crisis Management Plan including detailed procedures on life and fire safety consistent with international standards.</p>
<b>Social Assessment</b>	<p>The Project will have impacts that must be mitigated in a manner consistent with the International Finance Corporation’s Performance Standards, OPIC’s Environmental and Social Policy Statement and applicable local laws. OPIC’s statutorily required language regarding the rights of association, organization and collective bargaining, minimum age of employment, and prohibition against the use of forced labor, will be supplemented with provisions concerning non-discrimination, hours of work, the timely payment of wages, and hazardous working conditions. Standard and supplemental</p>

	<p>contract language will be applied to all workers of the Project, including any contracted workers.</p> <p>The main social risks for the Project include contractor labor management and community information dissemination. The Project will be required to provide updated labor and social policies, including both internal and external grievance procedures, that incorporate Marriott International's corporate social policies, are in alignment with local law and IFC Performance Standards, and are applicable for both the construction and operational phases of the Project.</p> <p>This review covers the commensurate human rights risks associated with the renovation of a hotel in Haiti.</p>
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