Welcome

Thank you for coming to the
Fort Covington Solar Open House.
Your questions and comments are important to us.
Please sign in and complete a comment sheet.

Have more questions or looking for additional information?

Please reach out to Boralex's primary project contact for Fort Covington Solar:

Bryan Tripp, 905-691-6141 | bryan.tripp@boralex.com| www.boralex.com/projects/fort-covington/

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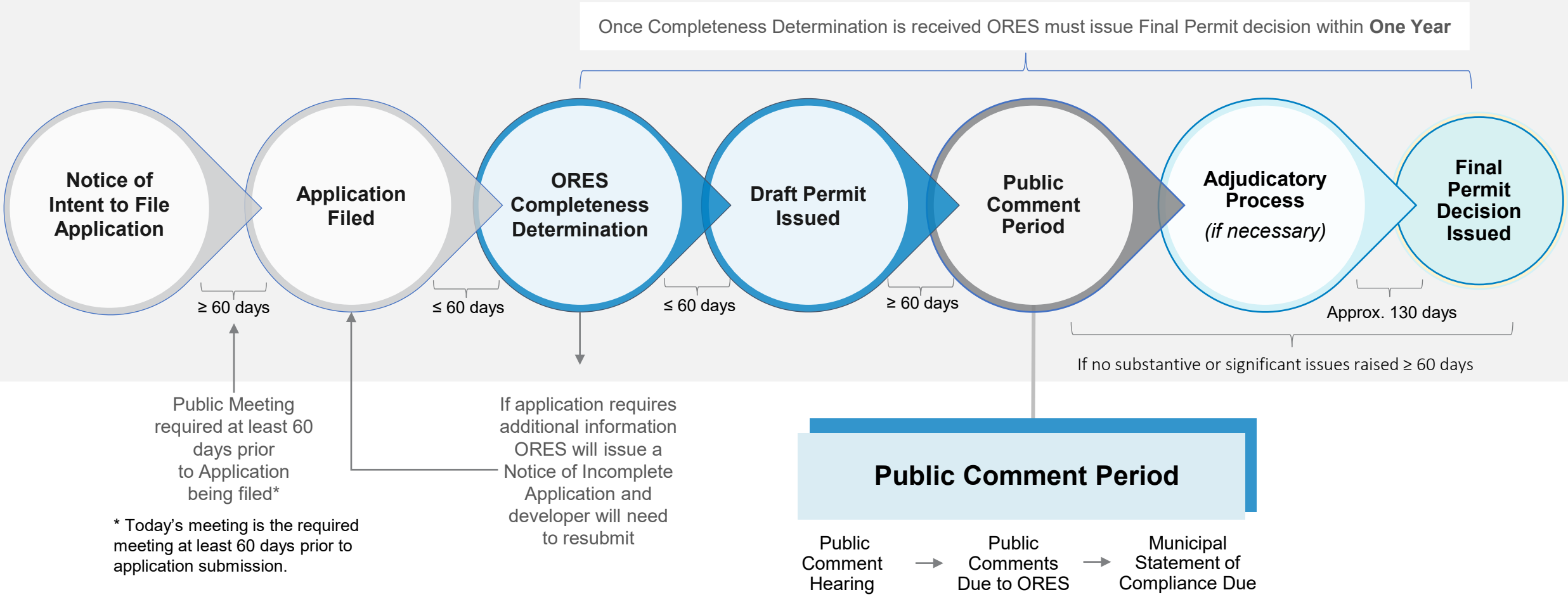
SCAN ME

ORES 94-c Application Process



Subject to ***Subpart 900-5*** of the regulations, 94-c Application requires $1,000 per 1,000 kilowatts of the project's nameplate capacity, which for this project means Boralex will deposit $250,000 in the Local Agency Account Fund (LAAF). 75% of the of Local Agency Account funds shall be reserved for local agencies. Subject to ORES approval, the funds can be used to defray expenses for expert review, or local agencies will use the funds to determine whether a proposed facility is designed to be sited, constructed, and operated in compliance with applicable local laws. Any local agency or potential community intervenor shall submit a request for initial funding within 30 days of the date of the application filing. Go to https://ores.ny.gov/system/files/documents/2023/10/laaf_request_form-10-1-2023.pdf for a form with instructions on how to submit a LAAF request. Requests can be submitted via email (hearings@ores.ny.gov) or mail (ORES, Attn: Local Agency Account Fund Request [Matter No. 23-00052], c/o OGS Mailroom, Empire State Plaza, 240 State Street, P-1 South, J Dock, Albany, NY 12242).

94-c Application

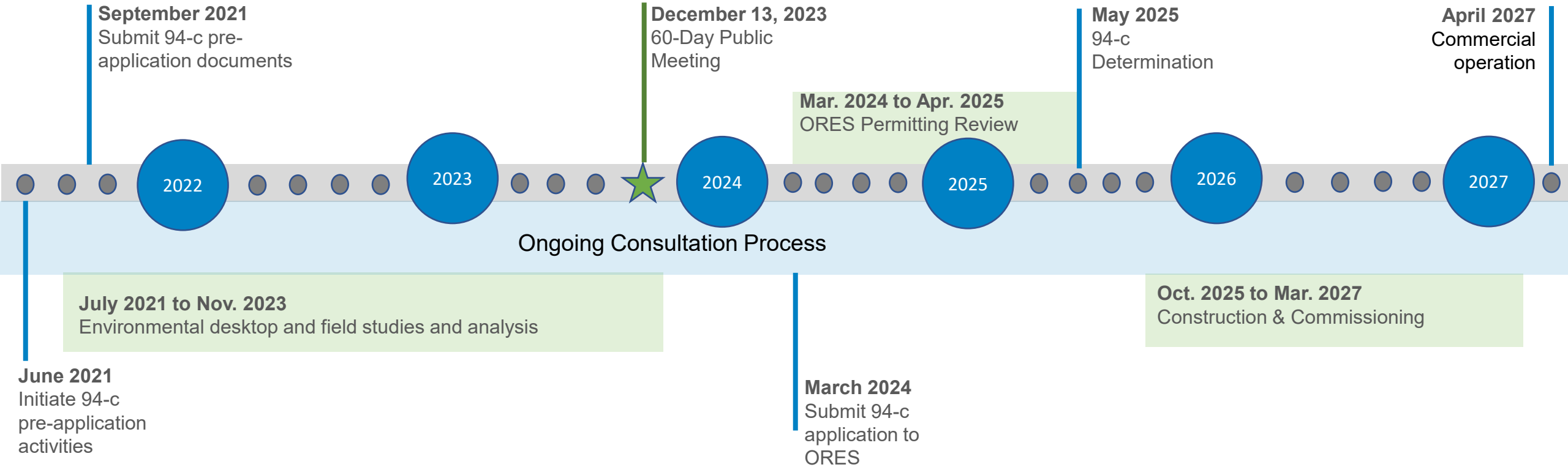
Executive Law §94-c created the Office of Renewable Energy Siting (ORES), the nation's first state office specifically devoted to the siting of large-scale renewable energy projects. The purpose of the 94-c Application is to consolidate the environmental review and permitting of major renewable energy facilities in New York state and to provide a single forum by which ORES may undertake a timely and coordinated review of the proposed facilities.

Extensive desktop assessments and on-site environmental assessments to support the 94-c application have been completed and will include information for the following required Exhibits:

- **General Overview, Public Involvement, and Energy Planning Objectives**
  - **Exhibit 1** General Overview
  - **Exhibit 2** Public Involvement
  - **Exhibit 17** Consistency with Energy Planning Objectives
- **Facility Location and Local Laws/Ordinances**
  - **Exhibit 3** Location of Facilities
  - **Exhibit 4** Real Property
  - **Exhibit 24** Local Laws and Ordinances
- **Geology, Ecology, Water, and Agricultural Resources**
  - **Exhibit 10** Geology, Seismology, and Soils
  - **Exhibit 11** Terrestrial Ecology
  - **Exhibit 12** Threatened and Endangered Species
  - **Exhibit 13** Water Resources and Aquatic Ecology
  - **Exhibit 14** Wetlands
  - **Exhibit 15** Agricultural Resources
- **Noise, Vibration, and Public Health and Safety**
  - **Exhibit 6** Public Health and Safety
  - **Exhibit 7** Noise and Vibration
- **Visual, Cultural, and Socioeconomic Effects**
  - **Exhibit 8** Visual Impacts
  - **Exhibit 9** Cultural Resources
  - **Exhibit 18** Socioeconomic Effects
  - **Exhibit 19** Environmental Justice
- **Design, Transportation, Communication, and Electric Systems**
  - **Exhibit 5** Design Drawings
  - **Exhibit 16** Effect on Transportation
  - **Exhibit 20** Effect on Communications
  - **Exhibit 21** Electric System Effects
  - **Exhibit 22** Electric Magnetic Fields
- **Decommissioning and Restoration**
  - **Exhibit 23** Decommissioning and Restoration
- **Other Permits and Approvals**
  - **Exhibit 25** Other Permits and Approvals

Once available, all application information can be found on our website:
https://www.boralex.com/projects/fort-covington/

Fort Covington Solar Schedule



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Boralex in the United States

Present in the United States **for 20 years**

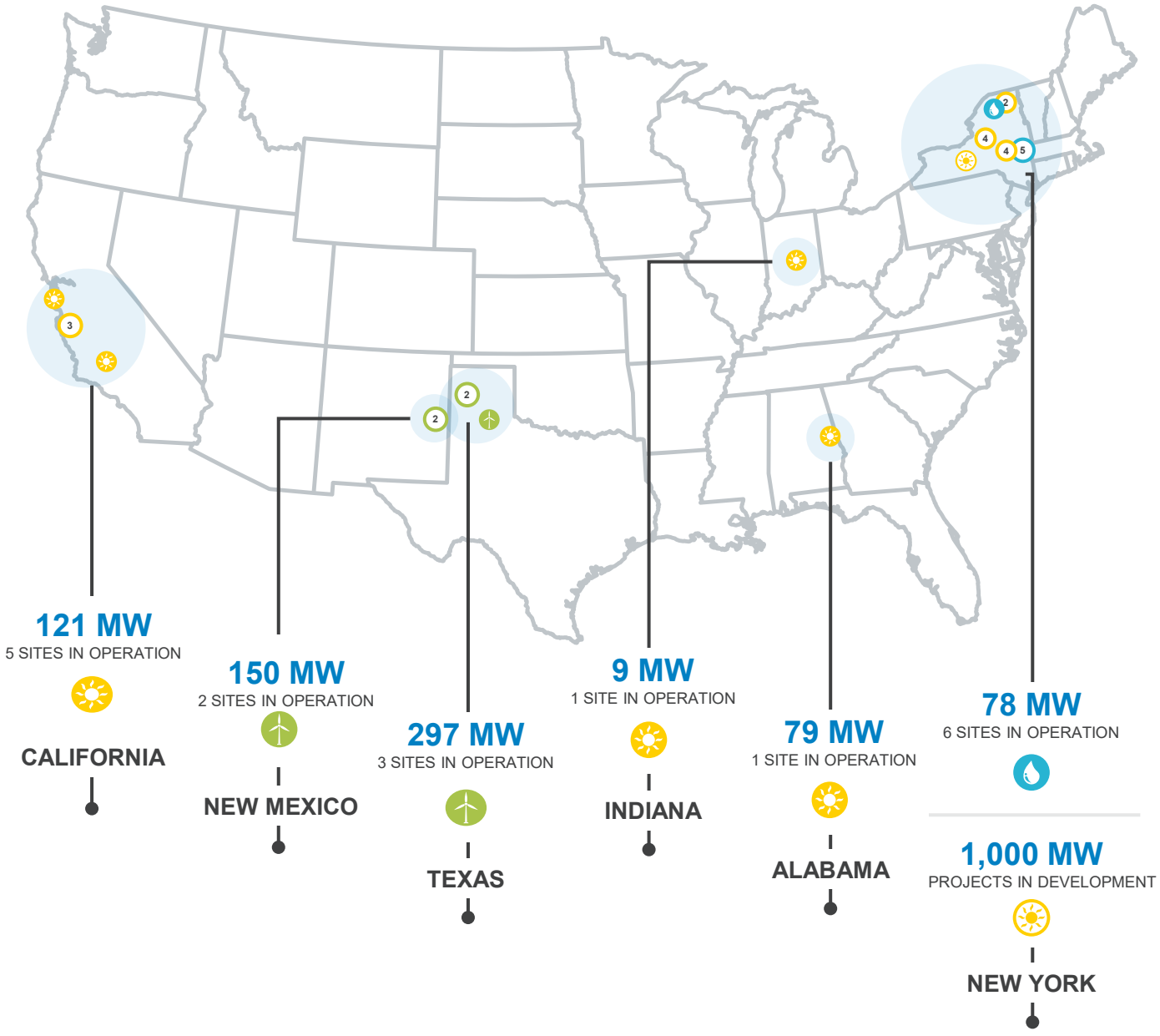
Operating assets in **6 States**, including in the **CAISO, ERCOT NYISO** and **SPP** markets

Represents **25%** of Boralex's global operating assets

WIND
447 MW

SOLAR
209 MW

HYDRO
78 MW



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Facility Benefits

- Partnering with local non-profits and stakeholders to assist in local improvements
  - Helped fund improvements to Rainbow Park
  - Funded Meals On Wheels via the Adult Center
  - Provided financial support to the Fort Covington Fire Department
  - Sponsored the *2023 Art Market and Juried Show* presented by Akwesasne Travel
- Create a new revenue stream (PILOT) that the Town can use for community services
- Generate increased tax revenues to local school districts, host communities, and the county throughout project operations
- Local workforce development training
- Beyond Renewables Fund to support STEM education and workforce development programming:
  - Created following receipt of NYSERDA 2021 Tier-1 project awards
  - Partnering with Cornell Cooperative Extension and local school districts' P-TECH
  - To meet the objectives of the NYS climate law, additional emphasis is placed on investing in programs focusing on disadvantaged communities

Rainbow Park, Fort Covington, NY

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Local Benefits

Boralex is dedicated to being a good neighbor, and an integrated part of the communities where we have built renewable energy facilities

- Every year we support local non-profit organizations, charities, and events that contribute to the vitality of the communities
- Boralex has contributed more than **$1,000,000** over the past two years to our partner communities through our donations and sponsorship programs

PILOT

- The Project will generate Payment in Lieu of Taxes (PILOT) revenues to the local school district, host communities, and the county throughout the Facility's operation
- These payments will be higher than the tax payments currently being contributed by the Facility host properties and their existing land use

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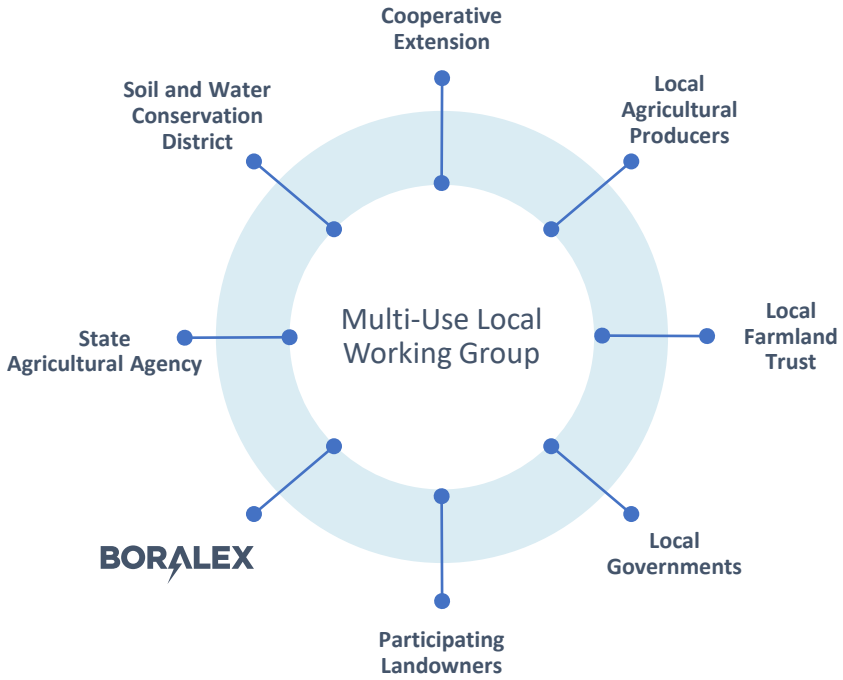
Agricultural Co-Utilization

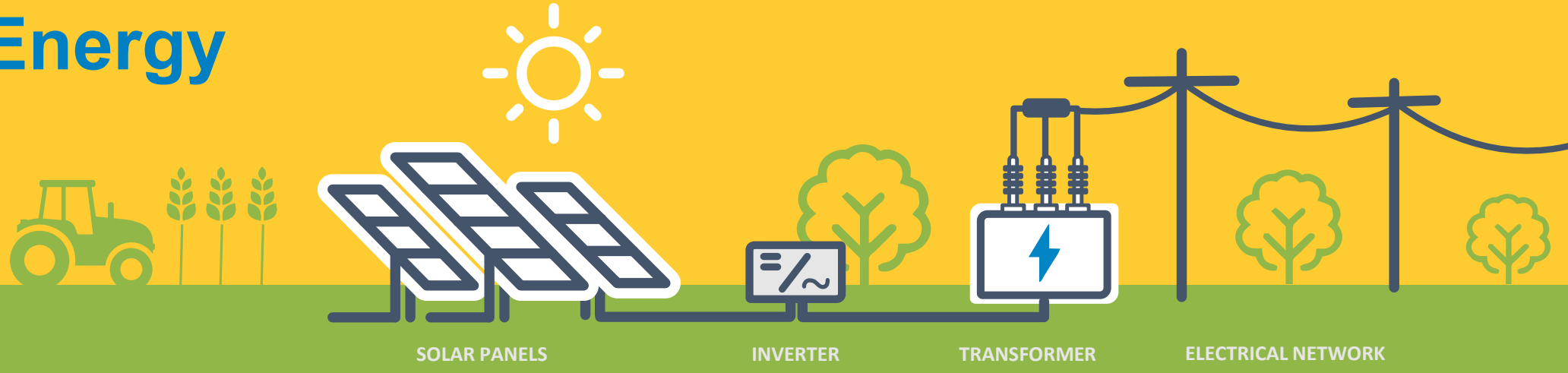
Boralex plans to develop co-utilization at the Facility that complements the existing agricultural economy.

We are committing to:

- Design the Facility to include options for agricultural operations between solar array rows.
- Establish a local Multi-Use Working Group to analyze, implement, and monitor agricultural activities.
- Execute and review agricultural co-utilization projects in collaboration with the local Working Group and landowners. Projects may include hay and/or crop cultivation, commercial bee keeping, planting native pollinator species, carbon sequestration, and sheep grazing.
- This approach will result in an adaptive integration of agricultural operations suited to local conditions.



Solar Energy



HOW DOES A SOLAR FACILITY WORK?

A photovoltaic installation (solar panels) collects energy emitted by the sun and creates DC (direct current) electricity which is converted to AC (alternating current) at the inverter. The low voltage AC electricity is then converted to a higher-voltage electricity at the transformer and then distributed to the customers connected to the nearby grid.

Solar panels generate electricity when demand is the highest during the day, throughout the whole year, whenever the sun is up (even if it is overcast).

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Environmental & Cultural Studies

Wildlife Site Characterization, Breeding Bird Survey, Winter Grassland Raptor Survey

- Conducted several wildlife studies to determine whether federal and state protected wildlife species could be present at the site
- **Facility has been designed to avoid habitat to extent possible, and Boralex will mitigate for regulated activities in occupied habitat**
- A final determination will be issued by ORES following review of the 94-c application

Wetland and Stream Delineation

- Desktop study and field delineation of the boundaries of wetlands and streams on the Facility
- ORES visited the site to confirm the delineated boundaries
- **Facility has been designed to avoid jurisdictional wetlands to the extent possible, and Boralex will mitigate for regulated activities in wetlands**

Visual Resources

- Consulted with Town and to aid in the identification of aesthetic resources that may be affected by views of the Facility
- The findings of the Visual Impact Assessment will form a part of the 94-c application

Water Resources

- Conducted a survey of landowners within 1,000 feet of the site to determine the presence of private water wells
- **It is anticipated that no private water wells will be impacted by construction or operation of the Facility**

Archaeological and Historic Architectural Resources Studies

- Cultural resource studies, including a Phase 1A Investigation, and Historic Resources Survey
- Surveys are ongoing. However, impacts to archaeological or historic resources are **not** anticipated during construction or operation
- Boralex will provide all findings to the State Historic Preservation Office

Geotechnical Engineering Study

- Supported decisions regarding foundation and construction of the Facility

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Noise Assessment

- Ambient sound level monitoring
  - In November 2023, ambient sound levels in the Facility area were continuously measured over a 7-day period at several locations around the Facility
- Sound level modeling
  - Utilizes International Standards Organization (ISO 9613-2) as required by ORES
  - Facility-only sound levels are predicted within a 3,000-foot radius from Facility components
  - Construction and operation sound levels are predicted through acoustic modeling
- Operational equipment
  - Solar panels – Produce no sound
  - Inverters – Produce sound during the day
  - Substation – Produces sound during the day and typically lower sound levels at night

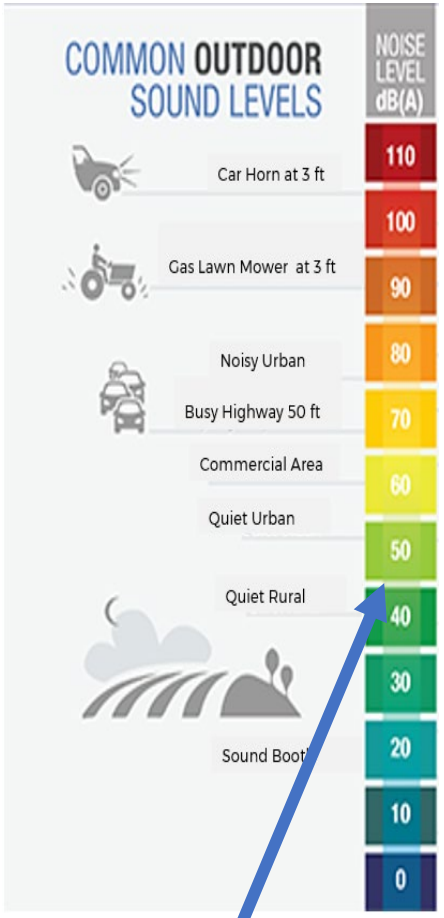
94-c Noise Requirements

Facility shall comply with sound level limits defined in 94-c regulations

- Non-participating residence = 45 dBA
- Participating residence = 55 dBA
- Non-participating residence = 40 dBA due to substation
- Non-participating property line = 55 dBA
- Penalty applied for any audible prominent tones

Specific conservative acoustic modeling parameters are prescribed
(e.g., all sources operating simultaneously, ground absorption factor, temperature, humidity)

Sound levels due to construction and operation of the Facility will be displayed graphically as sound contours over aerial imagery



ORES Requirement

Renewable Energy Certificates (RECs)

What is a REC?

To support renewable development, NYSERDA enters into an agreement to compensate renewable energy owners for a REC. A Tier 1 REC represents the **ENERGY PRODUCTION** of one megawatt-hour of generated electricity. Each REC is proof that energy has been produced from eligible renewable sources.

When do projects receive state funding?

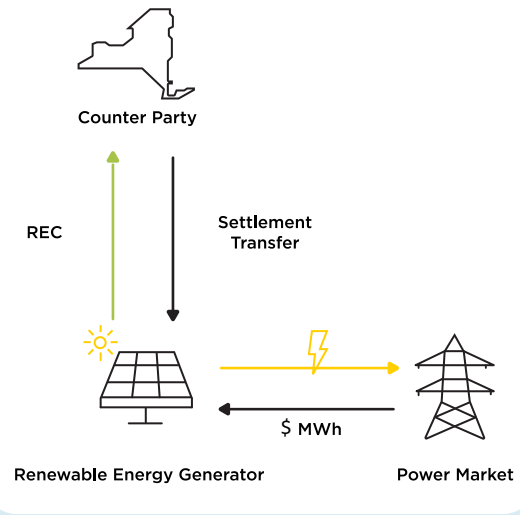
NYSERDA will purchase RECs from the contracted projects **AFTER** they have become operational and begin to deliver power. Depending on the type of project, these REC contracts can last up to 20 years. RECs **ARE NOT** upfront payments. Developers bear **ALL THE COSTS** of project development.

Why is this needed?

The development and construction of renewable energy projects involves significant capital investment, necessitating **LONG-TERM CONTRACTS**, in order to finance and construct the projects. A REC contract allows project developers to fund project development and construction costs then recoup their investment over the life of the project.

What are Indexed RECs?

An Indexed REC price is based on a difference between the market price and an agreed **"strike price".**
If the "strike price" is higher than a market price, the Counterparty (NYSERDA) must pay the renewable generator the difference between the "strike price" and the market price.
If the market price is higher than the agreed to "strike price", the Counterparty **does NOT pay anything.**
The state has said indexed RECs: "**reduce the risk premiums** that developers account for in their bids to accommodate for uncertainty in power market revenues, thereby **lowering ratepayer costs**."



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Decommissioning

Panel Lifespan

The panels are designed for a minimum lifespan of 30 years. Individual panels can be replaced as needed across the project. Panels will be recycled or reused at a different site at the end of the project life.

Restoration

When the project is decommissioned, Boralex is committed (and obligated) to return the land to its original state. During the lifespan of the project, Boralex will work with the current landowner, soil experts and agricultural experts to improve soil quality for improved productivity and/or a return to native ecosystems.

Component Recycling

The project components are primarily made of steel, aluminum, glass, silicon, copper and silver. The scrap and recycling value of these materials are expected to be more than the cost to dismantle at the end of the project life.

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Local Commitments

Boralex (or any Facility owner) is obligated through the 94-c permitting process to provide a Decommissioning Plan that outlines a commitment to pay for decommissioning costs, which will include a financial surety.

These costs will be recalculated every 5 years to ensure the scrap and recycling value continues to support decommissioning costs.

Additionally, Boralex will follow New York State Department of Agriculture and Markets published Guidelines for Solar Energy Projects which detail post-construction, monitoring, and decommissioning work on agricultural lands.

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Beyond

RENEWABLE ENERGY