

Project Report

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CarbonFree Fort Frances Ltd. CarbonFree Fort Frances

Summary of Technical Reports

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Report Disclaimer

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1. Introduction

CarbonFree Fort Frances Ltd. (CarbonFree or the Proponent) is proposing a 167-megawatt solar photovoltaic (PV) project adjacent to Highway 611 in the unincorporated township of Miscampbell. The project is approximately 7.5 kilometres (km) northwest of Fort Frances, Ontario. The Project will require a Renewable Energy Approval as per Ontario Regulation (O. Reg.) 359/09 - Renewable Energy Approvals under Part V.0.1 of the *Environmental Protection Act*.

The term "Project Location" is defined by O. Reg. 359/09 as: "*A part of land and all or part of any building or structure in, on or over which a person is engaging in or proposes to engage in the project and any air space in which a person is engaging in or proposes to engage in the project*" The Project Location is shown on Figure 1 of Appendix A.

The proponent has retained Hatch Ltd. to prepare the Renewable Energy Approval application including the necessary technical reports and on site surveys.

In accordance with O. Reg 359/09, this document summarizes each of the draft technical reports (with the exception of the Consultation Report) that will be included as part of the Renewable Energy Approval application package submitted to the Ministry of Environment, Conservation and Parks. Comments and feedback received from Indigenous communities, municipalities, and the public will be considered and incorporated by the Project team prior to the final public meeting for the Project and submission of the Renewable Energy Approval application to the Ministry of Environment, Conservation and Parks. Summaries of the following documents have been provided in the sections below:

- Cultural Heritage Evaluation Report
- Archaeological Assessment Report
- Waterbody Assessment Report
- Natural Heritage Assessment Report
- Construction Description Report
- Design and operations Report
- Decommissioning Plan Report
- Acoustic Assessment Report

2. Cultural Heritage Evaluation Report

2.1 Purpose of the Assessment

The evaluation was conducted to:

- Identify any buildings, structures, landscapes, or areas with cultural heritage value or interest.
- Determine whether the project could negatively impact cultural heritage resources.

- Fulfill Renewable Energy Approval requirements under Sections 19–23 related to protected properties, archaeological resources, and heritage resources.

The assessment focused on built heritage and cultural heritage landscapes.

2.2 Methodology

Work completed includes:

- Background historical research using provincial and national heritage databases.
- Review of legislative and policy requirements under the *Ontario Heritage Act* and *Renewable Energy Act*.
- Application of provincial criteria for evaluating cultural heritage value or interest (Ontario Regulation 9/06).
- A field inspection conducted in 2025 to document existing conditions.
- Completion of both the Renewable Energy Approval heritage screening checklist and the provincial Criteria for Evaluating Potential for Built Heritage Resources and Cultural Heritage Landscapes.

2.3 Conclusions

The inspection and research concluded the following:

- No buildings, structures, or built heritage resources are present on any of the assessed parcels.
- No cultural heritage landscapes were identified within or adjacent to the project location.
- None of the parcels are located near properties with known cultural heritage value.
- Screening checklists indicated no criteria suggesting heritage potential on or surrounding the project lands.
- The landscape is primarily hayfields and forest, without historic development or features indicative of cultural significance.

As a result, none of the properties met the provincial criteria for cultural heritage value or interest.

3. Archaeological Assessment Report

A Stage 1 and Stage 2 Archaeological Assessment for CarbonFree Fort Frances was conducted to identify existing or potential archaeological resources within the Project Location and to outline appropriate measures for their protection or management. This work was completed by a licenced archaeologist in accordance with Sections 19-23 (Protected Properties, Archaeological, and Heritage Resources) of O. Reg. 359/09 and the *Ontario Heritage Act*, and with the Standards and Guidelines for Consultant Archaeologists (2011).

As part of the regulatory process, the assessments are submitted to the Ministry of Citizenship and Multiculturalism (MCM) for review. Once the MCM has completed its evaluation and has accepted the report for inclusion in the Ontario Public Register of

Archaeological Reports, the confirmation letter from MTCS will be included in the Renewable Energy Approval application package.

The Stage 1 and Stage 2 Archaeological Assessment consisted of archival research, review of local history, aerial imagery, historic and topographic maps, and a field inspection with a shovel testing program. The database for known archaeological sites registered in the province was examined to identify previous sites within the development and within 1 km of the surrounding location. No other archaeological assessments have been completed within 50 m of the Project Location.

During the Stage 1 Archaeological Assessment, the proposed study area was plotted on satellite imagery using Geographic Information System (GIS) software and examined. According to mapping data there appeared to be a possible water source situated on the northwestern side of the property. The presence of the water source required at least a property inspection to confirm the mapping results.

During the Stage 1 inspection, no archaeological potential was observed other than the identified ephemeral stream during the desktop study.

3.1 Conclusions

Based on the results of the desktop research and site investigation no further Archaeological Assessment is being recommended at this time. Should there be any alteration to the plans of the development, additional archaeological assessment may be required based on the presence of archaeological potential as outlined in the 2011 Standards and Guidelines.

4. Acoustic Assessment Report

An Acoustic Assessment Report was produced to identify the noise generating equipment expected to be in use during operation of the facility and confirm noise levels will not exceed NPC-300 requirements at the proximal noise receptors.

4.1 Noise Sources

- Solar Panel Arrays:
Solar panel racks, designed as “single-axis-trackers” will rotate from east to west during the day and will be idle overnight. These will be fitted with a motor to manage the operation. The tracker motor operates briefly to tilt the panels into an optimal position for solar radiation exposure. The estimated daily energy consumption is 0.04 kWh per tracker motor. While audible, due to their relatively small size and brief operation, the tracker motors are considered insignificant community noise emission sources.
- Inverter - Transformer Power Conversion System:
4.4 MW AC inverters convert the direct current supplied by the PV modules to AC. A 4.4 MVA (Megavolt-ampere) three-phase, liquid filled transformer will then ‘step up’ the voltage to 34.5 kV. Each installation will consist of a Sungrow Power Supply SC4400 or equivalent power conversion system (PCS) that combines the inverter and medium voltage transformer in single container skid.

Noise from the PCS inverter comes from its air-cooling fans while noise from its medium voltage transformer is largely from the magnetostriction hum. Due to the tonal nature of the magnetostriction hum, a 5 dB tonal penalty is added to the noise emission of entire PCS.

- **Switch Gear:**
The local panel array and substation switch gears are a combination of switches, fuses and circuit breakers used to safely isolate arrays or the entire facility for maintenance. Switch Gear control panel cooling fans are small and are located indoors. Therefore, the switch gears are considered insignificant community noise emission sources.
- **Substation Transformer:**
The Facility contains one large 186 MVA transformer that will 'step up' the voltage from 34.5 kV to 230 kV. The substation transformer noise was calculated using the NEMA TP-80050 standard with a 5 dB tonal penalty added for its magnetostriction hum. Additional substation yard components such as the switchgear, communication tower, and line reactors are considered insignificant noise sources.
- **Ancillary Distribution Lines:**
Above ground ancillary distribution lines connecting the local panel switch gears to the substation will not emit significant amounts of isolator corona noise due to a relatively low AC line current and voltage (34.5 kV). Therefore, the noise from the ancillary distribution lines is considered insignificant.

4.2 Assessment Criteria

The MECP publications; NPC-300 - Environmental Noise Guideline - Stationary and Transportation Sources - Approval and Planning provides guidance on control of industrial noise emissions for Ontario and Technical Guide to Renewable Energy Approvals provide noise limits according to the surrounding POR classification.

Sound Level limits respected the Class 3 performance limits for rural receptors at different times of the day. A conservative assessment limit of 40 dBA was used at all receptor locations under the likely potential for the Facility to operate, sometime throughout its lifecycle, at full power generation for at least 1 hour during the evening period.

4.3 Acoustic Assessment Summary

The noise model for the community noise impact of the project, was developed using CADNA-A software application. The ISO 9613-2 algorithm was implemented using CADNA-A to evaluate the environmental noise exposure from stationary sources.

The assumptions used in the noise model are in accordance with Section 9.2 of the *Technical Guide to Renewable Energy Approvals* and are as follows:

- The model is assessed at 10°C and 70% relative humidity.
- The noise study area extends 1 km from each noise source.
- Ground absorption was modelled with a global value of G=0.7.
- All equipment on site operates continuously steady during daytime, and for at least one hour during evening and night periods without impulsive noise emissions.

- The substation transformer was modelled as point sources at half the height of the transformer and sound power data was estimated based on National Electrical Manufacturers Association (NEMA) and Institute of Electrical and Electronics Engineers (IEEE) standards.

All applicable PORs are compliant with the NPC-300 40 dBA noise criteria for a Class 3 receptors during the evening and nighttime periods.

5. Water Body Assessment Report

The purpose of the Water Body Assessment Report is to identify what surface water features (i.e. lakes, ponds, rivers, creeks, permanent or intermittent watercourses, Lake Trout Lakes) may be present within 120 m of the Project Location (300 m for Lake Trout Lakes). This is done through a Records Review (desktop) study and on Site Investigations. Once identified, the distance between the proposed Project and the waterbody is detailed, when the Project Location is within 120 m, impacts to the feature are assessed and mitigation measures are prescribed as appropriate.

5.1 Records Review

The records review involved an assessment of publicly available records maintained by both government and non-government sources, such as Ministry of Natural Resources Land Information Ontario mapping, Ontario Ministry of Agriculture, Food and Rural Affairs online drainage mapping, , and satellite imagery.

The records review identified two water features located within 120 m of the Project Location. Several unnamed tributaries of Frog Creek (labelled A, B, C, D, and E in Figure 2 of Appendix A) are present throughout the Project Location, particularly within the north and southeastern portions. Kitchen Creek was also identified and is located southwest of the Project Location.

5.2 Site Investigation

The site investigation revealed that several tributaries to Frog Creek were not present within the Project Location. Agricultural drainage areas and small areas of wetland exist where Tributaries B, C, and D were identified in the Records Review, however, no defined channels were present at any of these locations. Tributary A was also not observed; however, it was identified during the site investigation in the form of localized catchments (ponds), with limited connectivity through defined channels within 120 m of the Project Location. Tributary E was confirmed to be present as an ill-defined channel which is likely intermittent and connects an agricultural pond and a tributary of Frog Creek flowing southeast. Kitchen Creek was not accessible during site investigations but has been assumed to be present based on a review of aerial imagery within approximately 120 m from the Project Location. In total, three waterbodies were identified within 120 m of the Project Location.

5.3 Potential Impacts

Potential impacts to waterbodies include an increase in surface water runoff from the Project Location, erosion of soils resulting in sedimentation of receiving waterbodies/watercourses, and impacts to surface water quality due to accidental spills.

5.4 Mitigation Measures

Industry best management practices (BMPs) related to sediment, erosion, groundwater, and stormwater management mitigation have been included within the Construction Plan Report, the Design and Operations Report, and the Decommissioning Plan Report. The Design and Operations Report includes a Stormwater Management Plan which will generally maintain drainage patterns throughout the Project Location. Sediment and erosion control measures will be implemented where watercourses are within 120 m of the Project Location. Existing infrastructure will be used to separate surface runoff away from existing waterbodies. In all cases, the Project Location will be setback a minimum of 30 m from all waterbodies.

6. Natural Heritage Assessment Report

The Natural Heritage Assessment Report documents the process that is undertaken as part of the Renewable Energy Approval to document wildlife habitats in proximity to the Project Location, and where necessary identify potential impacts to the habitats and prescribe mitigation measures to avoid or minimize impacts to present wildlife habitats.

6.1 Records Review

The Records Review determined that the Project Location is not within 50 m of any Provincial Parks, Conservation Reserves, or Areas of Natural and Scientific Interest (ANSIs). Several unevaluated northern wetlands and potential wildlife habitat were identified within 50 m of the Project Location based on provincial databases. In addition, no Important Bird Areas occur within 50 km of the site. No provincially significant wetlands or mapped significant wildlife habitats were previously identified; however, the Renewable Energy Approval regulations definition of wildlife habitat is general and requires field investigations to confirm potential presence or absence.

6.2 Site Investigations

Site investigations confirmed the presence of multiple wetlands identified during the desktop review, including two additional wetlands not previously mapped. In addition, one mapped wetland was found to be absent as it had been ploughed for agricultural use.

Field studies identified candidate Significant Wildlife Habitat (cSWH) for:

- Ecological Land Classification surveys were completed to gain a better understanding of the ecological communities, what significant habitat may be present and confirm the boundaries of the wetland areas identified through the Records Review.
- Amphibian Breeding Habitat – calling stations recorded several frog species, though analysis found habitats did not meet the Renewable Energy Approvals significance thresholds.
- Marsh Breeding Bird Habitat – limited one wetland, with only low potential for supporting specialist species.
- Bat Maternity Roost Habitat – woodland areas contained limited potential maternity roost features; acoustic activity considered low bat abundance in the area
- Bald Eagle and Osprey Nesting Habitat – no nests observed, but suitable foraging/perching habitat exists near Wetland 1.

- Species of Conservation Concern (SoCC) Black billed Magpie, Brewer's Blackbird, Red headed Woodpecker were observed and are treated as generalized SWH.

6.3 Evaluation of Significance

The Evaluation of Significance is a process that involves comparing the results of on site studies to provincial criteria to evaluate the various habitats studies on site. The results of this comparison is below:

- Amphibian Breeding Habitat (Wetland and Woodland) did not meet criteria for significant SWH (insufficient species richness or call intensity).
- Presence of generalized Significant Wildlife Habitat
- The following were treated as significant and carried into the EIS:
- Bat Maternity Roost Habitat (generalized)
- Bald Eagle/Osprey Nesting, Foraging and Perching Habitat (Wetland 1)
- Marsh Breeding Bird Habitat (Wetland 1)
- Species of Conservation Concern Habitat (generalized)
- Six wetlands over 2 ha were confirmed on site.

All wetlands are over >2 ha were assumed to be significant and were considered for potential impacts and prescribed appropriate mitigation through the Environmental Impact Study.

6.4 Environmental Impact Study

The Environmental Impact Study assessed potential impacts of the solar facility and transmission line on significant wetlands and wildlife habitats.

6.4.1 *Potential Impacts to Significant Wetlands*

The following potential impacts were identified related to wetlands in proximity to the solar facility and transmission line portions of the Project.

- Solar facility: largely indirect impacts due to 30 m setbacks (soil compaction, sedimentation, dust, spills, invasive species).
- Transmission line: direct overlap with Wetland 1 is unavoidable in project design; approx. 2.75 ha of bog vegetation will be temporarily impacted during utility pole placement.

Despite localized disturbance, effects are not expected to alter wetland function due to the wetland's large overall size.

6.4.2 *Potential Impacts to Generalized Significant Wildlife and Species of Conservation Concern*

- Bat Maternity Roost Habitat: Limited quality habitat was available associated with bat maternity roosts.
- Marsh Breeding Bird Habitat: Only the transmission line overlaps with potential habitat. Impacts are expected to be limited to the construction period.

- Bald Eagle/Osprey Habitat: No stick nests were observed during the various Site Investigations
- Species of Conservation Concern Habitat was limited to grasslands associated with agricultural fields. These areas are expected to be impacted temporarily during construction.

6.5 Mitigation Measures

Key mitigation measures include:

- Timing restrictions:
 - ◆ No tree or vegetation clearing between April 15–August 31 (bird nesting & bat maternity roost restricted activity windows).
 - ◆ Grassland clearing outside April 15–July 31 where applicable.
- Buffers and erosion controls:
 - ◆ 30 m setback from wetlands for solar components.
 - ◆ Sediment and erosion control plans; spill prevention protocols.
- Minimizing wetland overlap and strategic placement:
 - ◆ Transmission pole placement optimized to reduce impacts to the wetland.
- Wildlife protection:
 - ◆ Pre construction nest surveys.
 - ◆ Equipment cleaning to reduce invasive species spread.

These restrictions will eliminate direct impacts to bat or birds, limiting impacts to the loss or temporary loss of the habitat associated with the Project Location. The solar facility portion of the Project Location was modified to allow for a 30 m vegetated buffer between construction activities and the wetlands. Where the Project Location extends within 50 m of the features, sediment and erosion controls will be put in place to minimize these impacts to the wetland.

The Environmental Impact Study determined that the Project can be constructed, operated, and decommissioned with minimal residual effects on significant natural features when recommended mitigation measures are implemented. While direct impacts are unavoidable where the transmission line crosses Wetland 1 (Appendix A), this disturbance represents a small proportion of the wetland and is not expected to alter its hydrology, ecological function, or long term integrity. Impacts to generalized Significant Wildlife Habitat, will be minimized, reversible and localized through the implementation of mitigations and respecting restricted timing windows.

7. Construction Report

7.1 Overview of Construction Activities

Construction will occur in four phases:

- Phase 1 – Site Preparation:

Vegetation clearing (January–March 2027), installation of perimeter fencing, establishment of temporary laydown areas, grading, drainage improvements, and construction of up to five permanent access roads from Frog Creek Road, Highway 611, McFee Road, Kliner Road, and Hayes Road. Sediment and erosion controls will be installed prior to ground disturbance.

- Phase 2 – Construction & Installation:

Installation of foundations for inverters, transformers, and trackers; mounting of approximately 346,000 PV modules; installation of DC/AC cabling; construction of the substation yard including ground grid, containment system, and transformer infrastructure; and installation of the short connection line to the existing 230-kV Hydro One line. Heavy equipment such as excavators, graders, cranes, compactors, and transport trucks will be used.

- Phase 3 – Testing & Commissioning:

DC and AC system testing prior to energization, with additional commissioning after grid connection to verify performance and meet system operator requirements.

- Phase 4 – Site Restoration:

Removal of temporary infrastructure, reuse of stored topsoil, soil loosening where necessary, and re-vegetation. Areas beneath the solar arrays will be seeded to support agrivoltaic uses such as grazing. “Green screens” of trees will be selectively installed in visually sensitive areas.

Construction hours will generally be 7:00 a.m.–7:00 p.m., Monday to Friday, with occasional extended hours as needed. Workforce hiring will prioritize local labour, including Indigenous community members.

7.2 Potential Environmental Effects

Key considerations identified include:

- Soils: Potential compaction, rutting, and erosion from equipment; mitigated through stockpiling topsoil, using sediment controls, and minimizing exposed soils.
- Vegetation: Minor removal of meadow, shrub, and treed areas; dust-related temporary impacts; effects are reversible.
- Wetlands & Watercourses: Minimum 30-m setbacks, erosion controls, and restricted laydown placement reduce risks of sedimentation or drainage alteration.
- Wildlife: Temporary disturbance and low likelihood of incidental take; vegetation clearing scheduled outside the April 15–August 31 nesting and maternity period or requiring pre-clearing surveys.
- Air Quality & Noise: Temporary increases in dust, exhaust emissions, and noise; managed by best practices such as watering roads, covering stockpiles, limiting idling, and daytime-only work.
- Traffic & Roads: Short-term increases in traffic may cause delays or road wear; highway routes will be used where possible.

- Spills: Risk from fuel or chemical leaks; mitigated through spill plans, containment, and rapid response.

Residual effects after mitigation are anticipated to be low and short-term.

7.3 Mitigation Measures

Key mitigation measures include:

- Erosion and sediment controls such as silt fencing, stabilized entrances, and phased grading
- Wildlife protection measures including scheduling clearing outside sensitive periods
- Setbacks and buffers for wetlands and watercourses
- Dust and noise controls during active construction
- Traffic management measures and coordination with road authorities
- Fencing, signage, and security measures to ensure public safety
- Spill prevention and response plans with appropriate buffer distances from water features

7.4 Materials, Equipment, and Construction Logistics

Materials, equipment and construction logistics include:

- No temporary water takings are required; all water will be trucked to site.
- Laydown areas will be gravelled selectively for equipment staging and storage.
- Construction wastes (e.g., broken modules, packaging, cables) will be sorted and disposed of in accordance with provincial regulations.
- Hazardous materials such as fuel, oils, and lubricants will be stored in contained areas at least 50 m from water features.

7.5 Environmental Monitoring

Environmental monitoring during construction will include:

- Regular inspections of erosion controls, drainage features, and vegetation
- Daily checks for wildlife interactions, including incidental take
- Monitoring dust and noise concerns using a complaint-response process
- Spill monitoring and reporting where required
- Monthly documentation of mitigation effectiveness and corrective actions

8. Design and Operations Report

8.1 Project Overview

The facility consists of three PV arrays, 39 inverter-transformer units, a high-voltage substation, underground and overhead electrical cabling, and both temporary and permanent access roads. The project area is characterized by agricultural land, pasture, and regenerating forest, with rural residential properties and farmland within 300 m.

Natural features, including wetlands, watercourses, and candidate Significant Wildlife Habitat have informed the facility design and setbacks.

The project requires no on-site water supply, wastewater treatment, waste processing, or air-emitting equipment. A Stormwater Management Plan will ensure that natural drainage patterns are maintained and that runoff does not negatively affect downstream features.

8.2 Facility Design

Key components include:

- Solar PV Modules: Approximately 346,000 mounted on racks mounted on tracking structures.
- Inverters & Transformers: Thirty-nine 4.4-MVA inverter-transformer units stepping output to 34.5 kV.
- Substation: An approximately 186-MVA transformer stepping voltage to 230 kV; containment includes a reinforced concrete oil-retention pit.
- Access Roads: Up to five permanent entrances from Frog Creek Road, Highway 611, McFee Road, Kliner Road, and Hayes Road; internal gravel roads 3–6 m wide.
- Drainage & Stormwater: Minimal grading, with runoff directed to existing ditches; vegetated ground cover beneath arrays to prevent erosion.
- Security: Perimeter chain-link fencing (~2 m with barbed wire), gated access, and optional security lighting/cameras.

8.3 Operations & Maintenance

The facility will be remotely monitored and visited regularly by maintenance personnel.

Routine tasks include:

- Regular inspections of PV modules, wiring, inverters, transformers, vegetation, and drainage features.
- Vegetation management through mowing or agrivoltaic activities. Herbicides may only be used in rare occurrences for the control of invasive species.
- Panel cleaning only if necessary, using water supplied by truck—no chemicals.
- Transformer inspections quarterly with remote SCADA monitoring occurring at all times.
- Winter snow clearing on access roads and selective manual clearing on panels if needed.

Unplanned maintenance will be performed as needed, using qualified personnel and stocked spare parts to minimize downtime.

8.4 Environmental Effects & Mitigation

A comprehensive assessment identified potential effects related to soils, vegetation, wildlife, wetlands, surface water, groundwater, noise, dust, and socio-economic factors.

Mitigation measures include:

- Setbacks: Minimum 30-m buffers from waterbodies and wetlands.
- Erosion & Sediment Controls: Silt fencing, stabilized entrances, vegetated buffers, berms, and inspections.
- Spill Prevention: Fuel storage and refuelling ≥ 50 m from water features, spill kits on-site, and required reporting to the Spills Action Centre.
- Wildlife Protection: Reduced vehicle speeds, awareness signage, and monitoring for incidental wildlife encounters.
- Noise Management: Compliance with MECP NPC-300 guidelines, daytime maintenance, and complaint-response processes.
- Land Use Considerations: Agrivoltaics incorporated where feasible to retain agricultural function.

With mitigation, all residual effects are expected to be low, localized, and manageable.

8.5 Monitoring Program

During operations, regular monitoring will include:

- Inspection of erosion controls, drainage features, and vegetation.
- Wildlife interaction documentation and reporting.
- Visual checks on fuel storage, transformer containment, and spill-prevention measures.
- Dust and noise monitoring supported by a public complaint-response system.
- Annual operations reporting with adaptive management for any emerging effects.

8.6 Emergency Response & Communications

A site-wide Emergency Response Plan covers fire, spills, and personal injury. Measures include:

- Fire extinguishers on-site, 911 protocols, and trained personnel.
- Spill response kits, containment procedures, and reporting requirements.
- Health & Safety programs for all personnel.

For public communication, a 24-hour contact number will be posted at the facility entrance. All inquiries and complaints will be logged, addressed, and documented. Public notifications (if required) will be issued through mail, email, or local publications.

9. Decommissioning Report

9.1 Project Lifespan and Future Land Use

The facility is expected to operate for approximately 35 years, after which it may be refurbished or fully decommissioned depending on market conditions or technological changes.

The Project Location will be restored to a clean and safe condition, suitable for the likely future use of the land on which it is located (i.e., agriculture) and as agreed to with the

landowners.

9.2 Removal of Infrastructure

When the facility is decommissioned:

- **Solar Panels (PV Modules):**
PV modules will be disconnected, removed from racking, packaged, and transported off-site for resale, recycling, or disposal, in accordance with applicable municipal and provincial requirements
- **Racking, Posts, and Foundations:**
Steel racks will be unbolted and removed. Steel posts and foundations will be extracted or demolished using mechanical equipment such as a backhoe with hydraulic hammer. Concrete debris will be hauled to an approved disposal area and recycled where feasible.
- **Electrical Equipment:**
Inverters, transformers, underground collection lines, and overhead AC lines will be de-energized, isolated, disconnected, and transported off-site. Transformer oils will be drained into approved sealed containers to prevent spills.
- **Other Components:**
Access roads, culverts, drains, concrete foundations, and fences will be removed unless landowners request that certain roads or infrastructure remain. For safety, the perimeter fence will be the final removal.

9.3 Waste Management

All waste materials will be handled according to municipal and provincial rules. Reuse and recycling will be prioritized; disposal will occur at licensed facilities using licensed haulers. Hazardous waste is not expected but will be managed according to provincial requirements if encountered.

Typical solar facility waste and disposal techniques:

- Solar panels: reuse or recycle
- Steel racks/mounts: salvage or scrap recycling
- Cables: recycling
- Transformers, inverters, breakers: salvage or scrap recycling
- Concrete: crushing and recycling as granular material
- Geotextile: landfill disposal
- Oils/lubricants: recycling
- Miscellaneous non-recyclables: landfill

9.4 Site Restoration

After equipment removal, the site will be restored to a safe and stable condition consistent with future planned land uses. Activities may include:

- Filling and leveling any trenches, excavations, or disturbed areas
- Removing roads/embankments where requested by landowners or no longer needed for land use.
- Repairing any drainage systems damaged by the project
- Planting or reseeding disturbed areas with appropriate vegetation

9.5 Emergency Response During Decommissioning

Emergency procedures from the Construction and Design & Operations Reports will remain in place:

- Fire Response:
Fire extinguishers staged in vehicles and strategic locations; staff attempt suppression only when safe. If a fire spreads or poses danger, personnel evacuate and call 911. Emergency signage will be posted at the facility entrance.
- Personal Injury:
Contractors will implement Health & Safety programs in accordance with the Ontario Occupational Health & Safety Act. First-aid supplies and hospital maps will be available on site. Ambulances will be called for serious injuries.
- Spills:
Spill procedures will follow provincial legislation (EPA, O. Reg. 675/98). Spill prevention includes setback distances from watercourses and proper storage of hazardous materials. Any reportable spills will be reported to the Ontario Spills Action Centre. Spill kits will be available onsite.

All incidents (fire, injury, spills) will be documented and retained.

A project phone number will be posted publicly for emergencies or inquiries.

9.6 Communications

During decommissioning:

- A sign with a project phone number will be posted at the facility gate.
- All public questions, complaints, and responses will be logged electronically.
- Public and agency notifications will be issued if required.
- All communications will be documented and retained.

9.7 Restoration of Land Negatively Affected by the Project

Following decommissioning of the Project, if any lands or water features are negatively affected by the Project, the Proponent is committed to restoring the site as close to its pre-construction state as feasible.