

# ClearGrid Special Initiative

## \$10,000,000 Base Capital Raise

---

### 1. Company Overview

ClearGrid Ltd. is a leading aerial data and infrastructure intelligence company serving utilities, energy, and emergency response sectors. Using AI-powered aerial readings, imaging, and proprietary technologies, ClearGrid delivers fast, accurate, and cost-effective solutions to minimize operational risk, cut costs, and improve safety.

Core Services:

- **aeroRead™** – Smart meter reading (1.4M+ meters under contract, 100M+ reads/month).
- **aeroRoW™** – Pipeline and right-of-way mapping/inspection (10,000+ km annually).
- **aeroResponse™** – Emergency aerial reconnaissance for disaster recovery.

Key Clients & Contracts:

- **ATCO Gas** – Multi-year contract (extended + rate increase).
- **Dominion Energy / Questar Gas** – Contract through 2026.

Proven Impact: ATCO confirmed cost savings of \$300K+ annually, eliminated 600,000 km of driving, and improved safety.

### 2. Market Opportunity

- **Smart Meter Reading:** <1% of North American gas/water meters penetrated.
- **ROW Vegetation Management:** 900,000 km of high-voltage lines across North America.
- **Emergency Response Services:** \$15B+ global market.

### 3. Financial Overview

ClearGrid Ltd.:

- 2023: \$2.3M revenue, \$670K net income.
- 2024: \$2.65M revenue, \$148K net income.
- 2025 Q2: \$1.34M revenue, near breakeven (loss \$14K).

10190268 Canada Inc. (aircraft holding entity):

- 2023–2025: ~\$100K annual lease income; aircraft asset ~\$286K.

## 4. Capital Raise Structure

### Option 1: Direct \$10M Agreement

- Capital: \$10,000,000
- Terms & Yields: Identical to Gener8 Base Capital Initiative
  - 1-Year: 12% quarterly / 16% annual
  - 3-Year: 14% quarterly / 18% annual
  - 5-Year: 16% quarterly / 20% annual
- Security: ClearGrid-owned IBKR account under trust conditions, managed by Gener8's trading desk. Lender's funds remain liquid and intact; first recourse is lender's own capital.

### Option 2: Debt Consolidation + Growth

- Capital: \$10,000,000
- Allocation:
  - \$1,000,000 to retire existing ClearGrid + 10190268 Inc. debt
  - \$9,000,000 deployed in IBKR account under trading desk strategy
- Security: Lender's capital (trust conditions) + ClearGrid + 10190268 Inc. assets pledged as collateral
- Repayment: Identical to Option 1

## 5. Risk Mitigation & Investor Protections

- Trust Conditions: IBKR account in ClearGrid's name, under trustee oversight, protecting lender capital.
- Drawdown Protection: Early warning at 95%, formal event at 90%, must be restored within 30 days.
- Wind-Down Clause: If uncured, trading halts, positions liquidated, capital + accrued interest returned first.
- Events of Default: Non-payment, breach, insolvency, or uncured drawdown.
- Overhead Coverage: Gener8's trading desk generates sufficient income to cover ClearGrid's operating costs.

## 6. Why Lenders Benefit

- Attractive Yields: Fixed, above-market returns (12–20% depending on term).
- Dual Recourse Security: Capital + assets in Option 2.
- Transparency: Monthly trustee reports, clear protective clauses.
- Proven Operators: 100% client retention and multi-year extensions with Tier-1 utilities.
- Growth Upside: Massive untapped market (<1% penetration) across utilities, ROW management, and emergency services.

## Appendix – Supporting Information

### A. Key Contracts

#### 1. ATCO Gas (Canada):

- Multi-year General Services Agreement (2018, amended 2023, extended through 2026).
- Services: Aerial meter reading across Alberta.
- Confirmed cost savings >\$300K annually, reduction of 600,000 km in vehicle driving, and safety improvements.

#### 2. Dominion Energy / Questar Gas (USA):

- Purchase Order Agreement valid from Nov 2023 through Mar 2026.
- Services: Aerial meter reading for ~54,800 meters across Utah and Wyoming.
- Rate: \$0.169 per meter with potential 8% discount for prepayment.

### B. Financial Snapshots

#### ClearGrid Ltd.:

- 2023: \$2.3M revenue, \$670K net income.
- 2024: \$2.65M revenue, \$148K net income.
- 2025 Q2: \$1.34M revenue, small loss (\$14K).

#### 10190268 Canada Inc.:

- Aircraft holding entity.
- 2025 Q2: \$286K in assets (primarily aircraft), \$364K liabilities, equity deficit of \$78K.

### C. Case Study – ATCO Gas

Before ClearGrid: Manual and vehicle-based meter reading.

After ClearGrid: Automated aerial reads, integrated directly into ATCO CRM for billing.

Results:

- Reduced operational costs by ~30%.
- Eliminated >600,000 km of vehicle driving annually.
- Improved employee safety by reducing exposure to hazardous conditions.
- ATCO extended contract and increased rates by 30%.

### D. Management Team

- Ellen Christopherson – Founder & CEO, MSc Mechanical Engineering, licensed pilot, utility consultant across 5 countries.
- Natalie Armitage – VP Finance & Logistics, Chartered Accountant, 15 years of finance experience.
- Justin Unger – Operations Manager, licensed commercial pilot, background in farming operations and logistics.

- Darren Randall, RGE – Sales, extensive network and proven record selling into large organizations.