Skyview 2 BESS

Township of Edwardsburgh Cardinal Council Delegation

March 31, 2025

Potentia

About Potentia

Potentia

- **Canadian Owned.** 100% Canadian-owned, fully integrated developer, owner and operator of renewable energy and storage assets.
- **Well Capitalized Ownership.** Wholly-owned subsidiary of Power Corporation of Canada.
- **Strong Operating Portfolio.** Owner and operator (either directly or through affiliates) of over 1.5 GW of renewable energy assets in Canada and the U.S.
- **Future Growth Path.** 2 GW of development projects to secure future growth.
- **Diverse Funding Sources.** Potentia and its direct parents established the Power Sustainable Energy Infrastructure Partnership Fund, which has over $1.8BB of committed capital from its partners. Additionally, Potentia has raised in excess of $1BB in project financing facilities since 2018.

Potentia is a leading Canadian renewable energy provider, with a full suite of capabilities

Origination & Development

One of the most active Canadian developer with 1GW of projects that have reached COD in the last 5 years

Secured 1 GW (gross) of projects to be constructed over the next 3 years

Procurement & Construction

Managed over $5bn in CapEx in the last 5 years

M&A & Financing

Raised over $1B of debt financing in the last 5 years through various banks and institutions

Acquired 1GW of operating projects in the US in the last 24 months

Asset Mgmt & Operations

1.5 GW currently under management

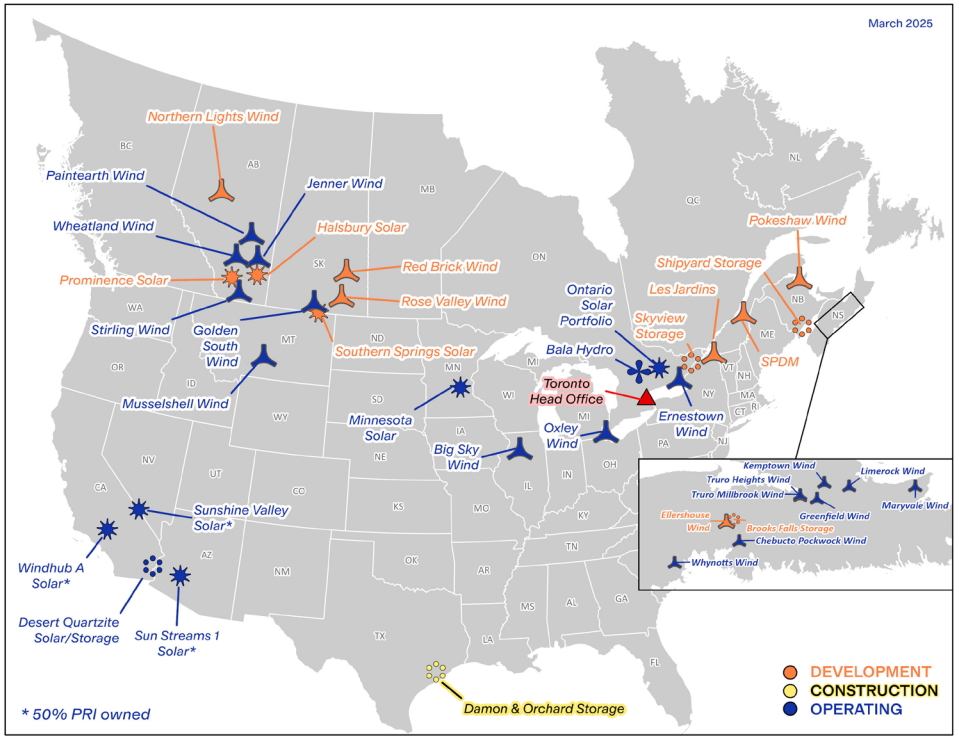
Skilled operations team with strong footholds in AB, SK, ON and NS, maintaining both BOP/HV and PV systems

1.8 GW in Assets Under Management

1,274 MW
Wind

601MW
Solar

5 MW
Hydro



Project Overview

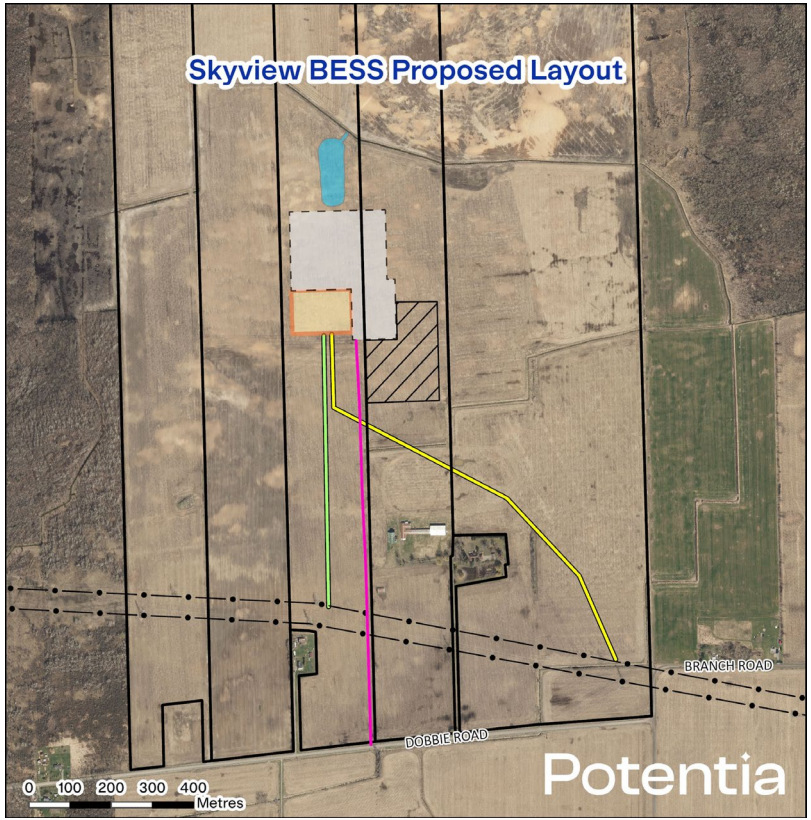
Skyview 2 BESS – Overview & Map

Canada's largest contracted energy storage project, Skyview was awarded a Capacity Contract through the IESO's LT1RFP

- **Owners:** Potentia and Algonquins of Pikwakanagan First Nation
- **Capacity** : 411Megawatts (1,560+ Megawatt -hours)
- **Preferred Technology Manufacturer** : e-Storage (Canadian Solar)
- **Technology:** Lithium -ion (LFP) Battery Facility
- **Number of Battery Units** : 387
- **Number of Battery Units for Augmentation** : approx. 107

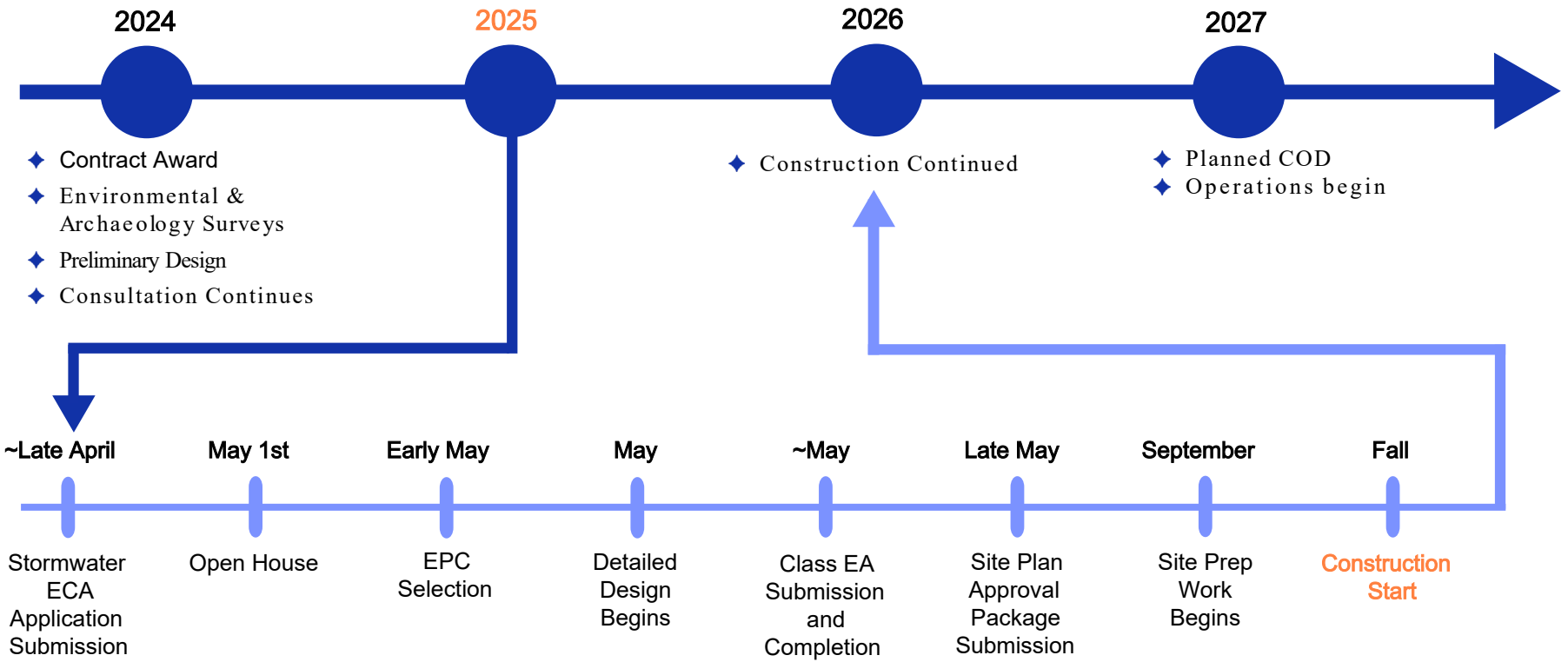
Map Legend

- Property Boundary Lines
- BESS Area
- Substation Area
- Construction Laydown Area
- Access Road
- New Transmission Line Option 1
- New Transmission Line Option 2
- Stormwater Pond
- Existing Transmission Lines



Skyview Visual Rendering

Skyview Development Plan



Major Permits Summary

Class Environmental Assessment for Transmission Facilities

(MECP)

- A Class Environmental Assessment is required to evaluate potential impacts related to transmission infrastructure and surrounding site.
- Assessment is well underway; consultation and completion is expected in May.

Stormwater Environmental Compliance Approval

(MECP)

- Provincial approval of the stormwater management system, which addresses management of stormwater water across the site, confirming sufficient treatment and water balance.
- Stormwater design almost completed; preliminary design shared with CA, municipality, and MECP for comment.
- Submission expected in late April.

Site Plan Approval

(Township of Edwardsburgh Cardinal)

- Approval for site design, addressing compliance with local zoning and municipal planning standards.
- Consultation and design work underway for the Site Plan application.
- Submission expected by the end of May.

Environmental Assessments

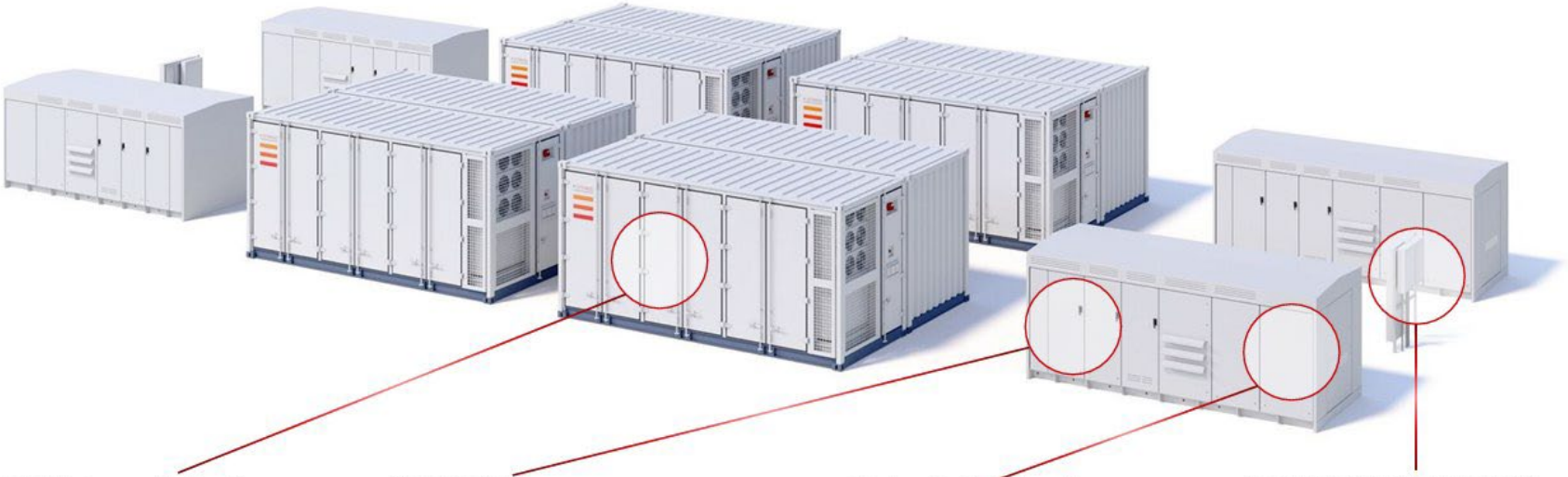
Assessment	Purpose	Status
Natural Heritage Assessment	✦ Evaluates the current conditions of the air; groundwater; surface water; terrestrial and aquatic species and habitat; and Species at Risk.	Complete
Archaeological & Cultural Heritage Assessment	✦ Evaluates the presence of archaeological and cultural heritage resources.	Archaeology complete, no findings Cultural heritage ongoing
Environmental Assessment	✦ Assesses the effects of the Project on Natural and Cultural heritage, Indigenous communities, and Local communities; including mitigation to mitigate impacts.	Ongoing
Stormwater Management	✦ Assesses the impact of proposed developments on stormwater flow and provides a proposed design to confirm that the design meets the requirements of the MECP Stormwater guidance manual and approvals requirements.	Ongoing

Other Studies, Reports, and Plans

Study, Report or Plan	Purpose	Status
Noise Impact Assessment	✦ Analyzes potential noise emission from the project and ensures compliance with the Environmental Activity and Sector Registry (EASR) under Ontario's Ministry of the Environment, Conservation and Parks (MECP) regulations and guidance documents.	*Draft*
Geotechnical Report	✦ Assesses soil stability and geological conditions for construction suitability.	Complete
Land Use Assessment	✦ Examines current land use and community implications.	*Underway*
Emergency Response Plan	✦ Outlines response protocols for potential emergencies or incidents.	*Draft*
Hazard Mitigation Analysis	✦ Identifies potential hazards and strategies to mitigate associated risks.	*Draft*
Air/Gas Dispersion Study	✦ Examines potential impacts of air and gas emissions on surrounding areas.	*Underway*
Decommissioning Plan	✦ Details procedures for safe removal and restoration at project end-of-life.	*Draft*

Battery System Overview

Skyview will store energy when it is most plentiful and provide it back to the grid during period of peak demand.



BESS Enclosure (SolBank)
LFP battery, integrated BMS, auxiliary system to maintain performance and safety of the product

Inverter (PCS)
Convert power between AC-DC for charging and discharging,
with integrated battery controls and grid support functionalities
PE PCSM Freemaq Multi PCSM GEN3
4200KVA, 34.5KV

Medium Voltage Transformer (MVT)
Skidded with PCS or separated.
Step up for interconnection with the grid

Energy Station Controller (ESC, part of EMS)
Monitoring equipment status onsite and optimize power commands between different PowerBlocks.

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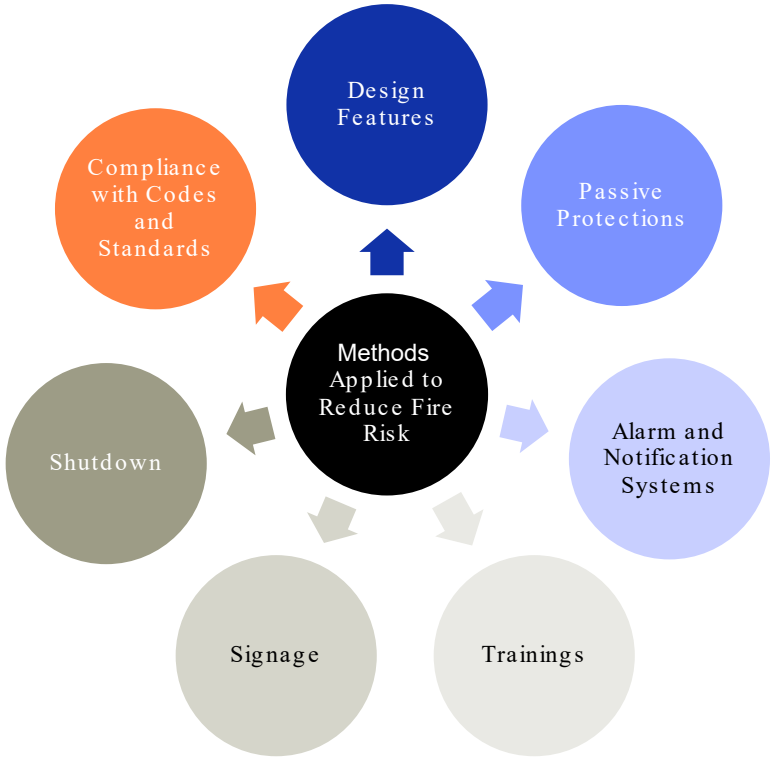
Technology: Why Battery Chemistry Matters (LFP vs. NMC)

Not all batteries are the same. The type of lithium battery used—**LFP** vs. **NMC**—has a major impact on system safety, lifespan, and environmental footprint.

Aspect	 3 Li Lithium 6.941 26 Fe Iron 55.845 15 P Phosphorus 30.974	 28 Ni Nickel 58.693 25 Mn Manganese 58.693 27 Co Cobalt 58.933
Safety	Very stable, low fire risk – ideal for public and emergency settings.	Higher fire risk due to thermal runaway under stress.
Lifespan	Lasts longer with more charge cycles.	Shorter lifespan; more frequent replacements.
Environmental Impact	No cobalt or nickel —more ethical and sustainable.	Uses cobalt/nickel —linked to environmental and supply chain concerns.
Energy Density	Lower —requires more space.	Higher —more compact storage, but with trade - offs.

Source: https://www.sciencedirect.com/science/article/pii/S2950264024000078

Methods Applied to Reduce Fire Risk



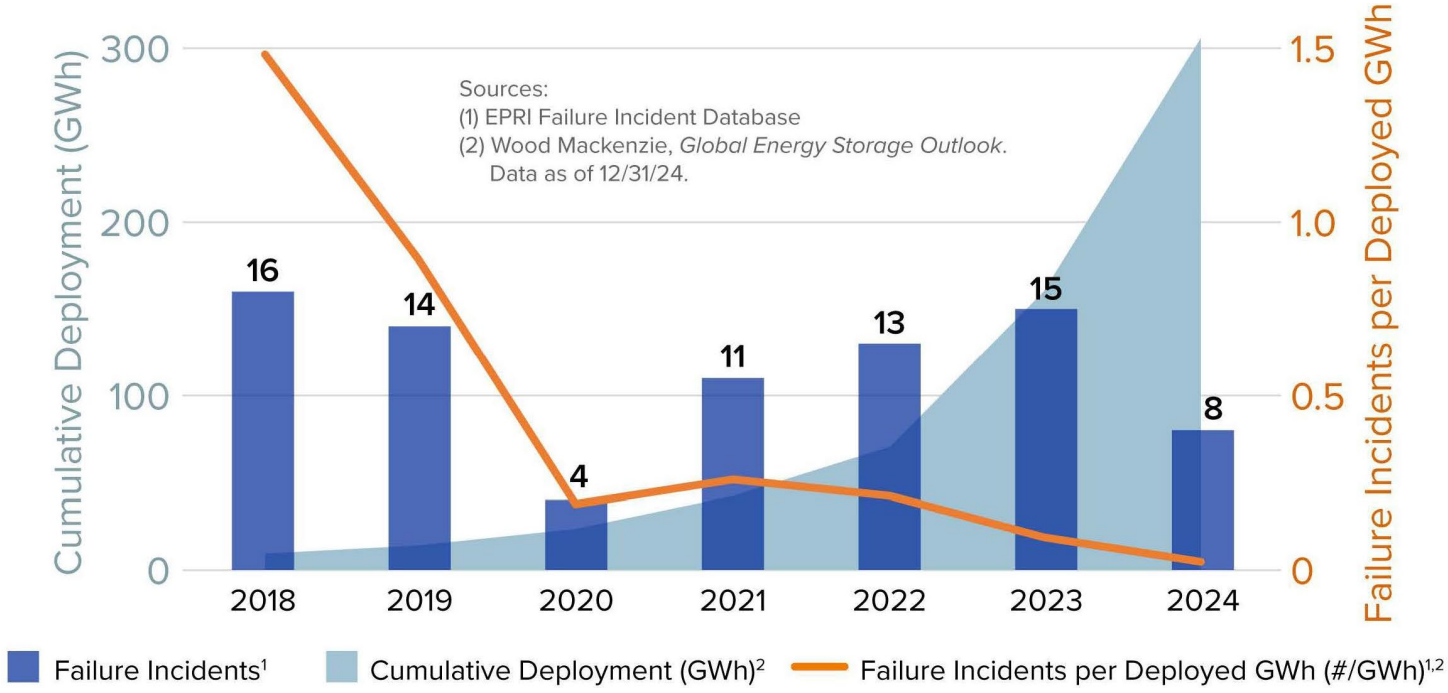
- Incorporate passive protections such as battery spacing, adequate venting and non -combustible oils
- EMS provides voltage, current and temperature alarms
- Engaged industry leading consultant ESRG to provide in -depth plans and reports, including ERP and HMA
- Training has been conducted with the fire chief, with ongoing commitment to further engagement and training
- Fire suppression measures, such as the implementation of a water tank, have been integrated into the project design

ESRG
ENERGY SAFETY RESPONSE GROUP

e-STORAGE
A subsidiary of Canadian Solar

Global Grid-Scale Storage Deployment and Failure Statistics

"The failure rate dropped by 98% from 2018 to 2024 as lessons learned from early failures have been incorporated into the latest designs and best practices."



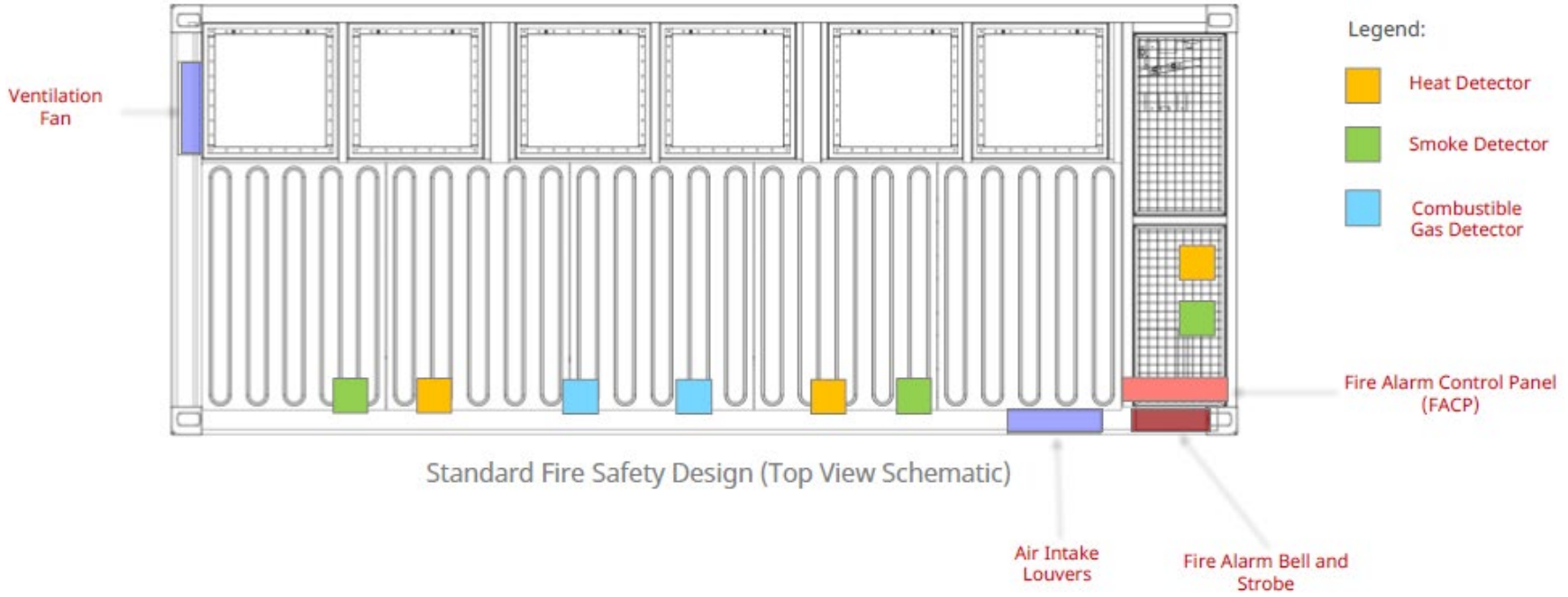
ESRG
ENERGY SAFETY RESPONSE GROUP

SolBank 3.0 Safety Features

Design Features

Passive Protections

Alarm and Notification Systems



Standard Fire Safety Design (Top View Schematic)

Consultation with Stakeholders

- Since Project inception, we have consulted and engaged with various stakeholders, including but not limited to the landowners , adjacent landowners, the local municipalities, conservation authority, provincial agencies (e.g. MECP), IESO, HONI, and other interested persons and local organizations.
- During the IESO ELT1 RFP process, the Project hosted an in-person open house on November 7, 2023, and a virtual open house via Zoom on December 11, 2023, and materials from both open houses were posted to the project website: https://www.potentiarenewables.com/our-portfolio/skyview-2-bess-project/.
- Project updates are always provided on the Project website so the public can stay up to date with the latest news and progres
- To ensure broad awareness of the Class EA initiation, a Notice of Commencement (NOC) was shared through multiple outreach methods, including direct mail to approximately 1,000 households near the Project site (Canada Post's Cardinal PO Route 1 and Spencerville PO Routes 3 and 4), targeted mail or email to adjacent landowners, municipalities, and relevant provincial and federal agencies, and publication in two local newspapers: South Grenville Beacon and Brockville Recorder & Times.
- We are currently planning for a second in person open house, which will take place on May 1, 2025, and notices for the open house will be distributed via Canada Post mail route drops, posting in the two local newspapers, direct mail and email invitations to stakeholders, and posting on the Project website.
- On March 28, we also facilitated an online training session for the local Fire Chief, delivered by ESRG —an industry-leading consultant specializing in BESS fire safety and emergency preparedness, and a recognized expert in managing and mitigating fire risks associated with battery energy storage systems.

Consultation with Indigenous Communities

- The Project has been in consultation with five Indigenous communities since the IESO E -LT1RFP preparation:

Huron -Wendat First Nation (DTC)	Algonquins of Ontario (DTC)	Algonquins of the Pikwakanagan First Nation (DTC)	Mohawks of the Akwasasne	Mohawks of the Bay of Quinte

- The Project provided key updates to the Indigenous communities throughout development:
  - Contracted award from IESO in November 2023
  - Invited Indigenous communities to join the fish habitat survey (September 2024) and the archeological assessment (November 2024)
  - Initiated the Class EA and sent a Notice of Commencement (NOC) in February 2025
  - Provided the Natural Heritage Study and Stage 1 and 2 Archeological Assessment to the communities for review in February 2025 and received their feedback in March 2025

Community Benefits

As long-term owners and operators we pride ourself on cultivating strong relationships with the communities we work within. We understand proactive consultation and engagement are integral components of a successful project.

Resilient Electricity	The Project will increase electrical capacity enabling future sustainable economic growth throughout eastern Ontario.
Local Employment	Jobs created during construction will include those related to land surveying, road construction, concrete and aggregates supply, equipment installation, electricians and substation construction and testing to name a few.
Property Tax	Over the course of its life span, the Project will be a source of significant and reliable contributions to the Municipality's tax base while requiring minimal municipal services. The Municipality can use the increased tax revenue to fund roads, schools and improve municipal services.
Community Benefit Fund	In consultation with the Township of Edwardsburgh-Cardinal, Skyview 2 BESS will create a community benefit fund that will provide $300,000 a year for over 20-years.
GHG Reduction	The Project will also help to reduce Ontario's emissions by limiting the need to run natural gas generators during times of peak loads.

Q&A

Potentia

Thank you!

Potentia