



**COMPASS**  
GREENFIELD DEVELOPMENT

# **NORTH GLENGARRY BESS**

**Open House  
Minutes of Meeting  
30th April 2025**



# Public Open House for North Glengarry BESS (“Project”)

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**Date: April 30<sup>th</sup>, 2025 / 6.30pm to 8.30pm**

**Location: Glengarry Sports Palace – Michel Depratto Hall**

Proponent Contact Information: [info@northglengarryenergystorage.com](mailto:info@northglengarryenergystorage.com)

Project Name: North Glengarry BESS

Maximum Nameplate Capacity: 16.3 Mega-Watt (MW)

Technology: Battery Energy Storage System

## PRESENTERS

*Compass Greenfield Development*

Jonathan Cheszes

Scott Gerylo

Elijah Garrett

James Marzotto

*Antler Group*

Logan Barrett

*Shearwater Environmental Emergency Solutions Inc.*

Ryan Wheeler

## AGENDA

The Public Open House provided attendees with the opportunity to view poster boards displaying key Proponent and Project information. The presenting team engaged attendees, responded to their questions, and solicited their feedback on the Project. A dedicated Question and Answer period occurred during most of the meeting.

Displayed poster boards covered the following topics:



- CGD's Projects in Canada
- Ontario's Power Needs
- What is BESS?
- About the Project
- Construction Timeline & Site Plan
- Safety Standards
- Why your Municipality?
- Regulatory Compliance & Environmental Assessment
- Emergency Response

Please refer to Appendix A for the poster boards displayed at the public open house, which includes the project details. Please refer to Appendix B for photographs of the public open house.

## OVERVIEW OF OPEN HOUSE

This meeting had just under 100 people sign in, although it is estimated there were more people in attendance. Several participants requested information about the project and its impacts. Some participants raised questions. The questions raised during the open house have been summarized below. If you are reviewing these minutes and don't see your concern summarized, please reach out to the project team at: [info@northglengarryenergystorage.com](mailto:info@northglengarryenergystorage.com)

## SUMMARY OF QUESTIONS/CONCERNS

Below is a summary of key questions received, and responses provided in the meeting. If a question was asked multiple times they were grouped together. In addition, we have provided supplemental information for some responses where appropriate.

### 1. Project Justification & Site Selection

- Could you provide an overview of the historical challenges and events related to power reliability in the region that this project aims to address? Have there been any documented instances of local infrastructure failures or service interruptions in the past?*

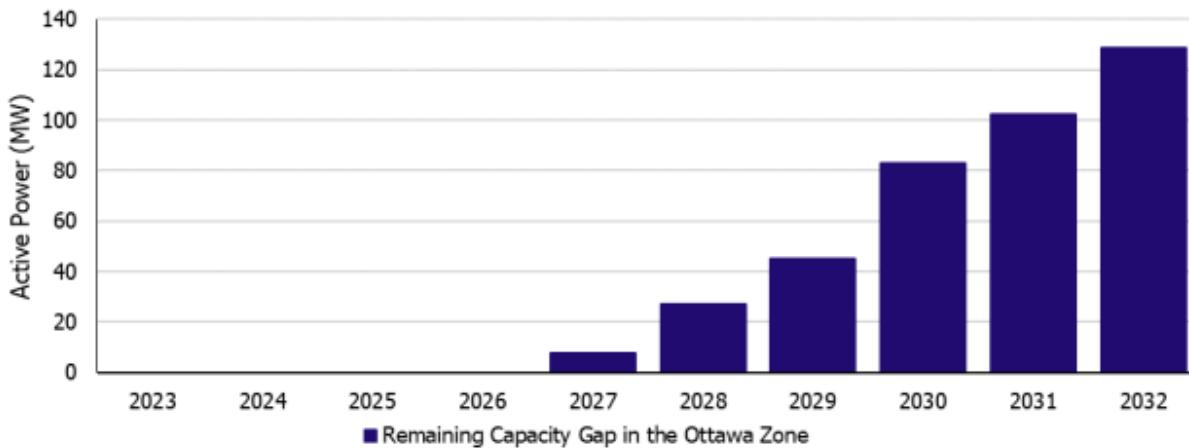
This project will help to serve needs for new electrical capacity both at the provincial level but also serve a growing need in the Ottawa region. The St. Isidore transformer station, where this project will be interconnected, is located within the Ottawa Region electrically. In 2022, the Independent Electricity System Operator identified in its Resource Adequacy Framework<sup>1</sup> the need to bring on approximately 4,000 MW of new capacity resources by 2030 and therefore launched two

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<sup>1</sup> [IESO Resource Adequacy Framework](#)

procurements, the Expedited Long Term 1 and the Long Term 1 procurements. This project was submitted in response to the Long Term 1 procurement and was awarded a contract in June 2024.

Within the April 2022 Annual Acquisition Report, the IESO identifies a growing need in the Ottawa region for new capacity, see excerpt below. New capacity resources like the North Glengarry BESS project is one way to serve this growing capacity gap.<sup>2</sup>



Capacity shown as active power, which is the highest level of capacity available to be used in reliability assessments

**Figure 7 | Capacity Gap in the Ottawa Zone (Summer)**

*b. Which areas will be served by the power generated from this project?*

The BESS projects procured under the Independent Electricity System Operator (IESO) procurements help ensure grid reliability by storing electricity when supply is high (and demand is low) and delivering it during peak demand. The electricity stored will be dispatched by the IESO and conveyed through the St. Isidore Transformer station to the broader grid and ultimately used by homes, businesses, and industries in the Ottawa region and across Ontario.

*c. Why was this location chosen? Could this BESS system have been built within Ottawa city limits?*

This site was selected due to the proximity to St. Isidore transformer station, where it will be electrically interconnected. It borders on a highway and has no residential dwellings for more than 500 metres away.

<sup>2</sup> [IESO Annual Planning Outlook Page](#)



It is located on cultivated land that is already highly disturbed from an environmental perspective and therefore the development will have minimal impact on sensitive habitat and had a willing landowner from who we leased the land. The site area will be approximately 1-1.5 acres.

Building within Ottawa is possible but we did not find a site that had as favorable characteristics in terms of grid capacity, proximity to residences and land availability. These are just some of the reasons this is a preferred location.

*d. Why are BESS systems used for backup power instead of gas generators?*

BESS are used along side gas generators for backup power or capacity needs. BESS provide certain advantages over gas for certain applications. BESS can respond faster to grid needs than gas generators can, they cost less than gas generators under the Expedited and Long Term 1 procurement and they don't produce green house gases directly in their operations.

Gas generators can operate for long periods of time, subject to gas availability.

**2. Safety & Risk Management**

*a. Have any of our prior BESS systems failed?*

To date, none of our BESS installations have experienced any system failures.

*b. To ensure fire services are trained to manage chemical fire, and to install automated fire prevention and fire suppression mechanism, what training did the volunteer fire fighters receive?*

While training has not yet been conducted for this project, our standard fire department training includes delivering in-person, on-site training with qualified instructors experienced in responding to battery energy storage incidents. In the event of a fire, fire services typically focus on adjacent exposure protection to reduce spread of a fire, as the BESS systems are designed to self-consume when burning. These systems undergo fire related safety testing mandated by Underwriters Laboratory (UL) 9540A, which tests for fire propagation (spread) at the battery cell, module and enclosure level. Regarding off-gassing, unlike traditional chemical fires that may release hazardous compounds like hydrogen fluoride (HF) or hydrogen chloride (HCl), these battery systems primarily emit carbon dioxide (CO<sub>2</sub>), carbon monoxide (CO), and hydrogen (H<sub>2</sub>), which are less immediately hazardous by comparison.<sup>3</sup>

*c. Could you please provide details regarding the insurance coverage for this project? Specifically, what types of risks are covered, who the insurer is, and who is named on the policy? Additionally,*

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<sup>3</sup> [Fisher Engineering: UL 9540A Fire Protection Engineering \(FPE\) Analysis for Megapack 2 and Megapack 2 XL](#)



*does the coverage extend to potential land contamination, and is it possible for neighbouring properties to be included under the policy?*

Our insurance coverage includes both the project property and third parties. Intact is our current provider for the construction phase, and we will be selecting an insurer for the operations phase. As required by our lender, we are obligated to meet a comprehensive list of insurance requirements, all of which will be fulfilled. Additionally, we are legally obligated to maintain pollution liability coverage for both the project site and any potential impacts on neighbouring lands and property.

As noted, we heard neighbours wanted to be named as an Additional Insured parties under our insurance coverage. We took that feedback seriously and committed to exploring this option. We are pleased to confirm that we are now moving forward with this process. As part of our commitment to being a responsible and responsive neighbour, we are offering property owners within a 1 km radius of the project site the opportunity to be named as Additional Insured on the project's insurance policy. Letters have been sent notifying applicable landowners.

*d. What happens when the grid goes down? Does the BESS Facility require alternate fuel sources for cooling?*

In the event of a grid outage, the battery automatically disconnects from the network in accordance with standard safety protocols.

The battery system does not depend on any external energy source for cooling. Instead, it utilizes its own stored energy to power the HVAC systems. Upon delivery, each unit is charged with sufficient energy to support internal operations, including thermal management and communication, for up to six months, as specified by the supplier. In the event of a 10–15 hour outage, the batteries retain adequate charge to maintain cooling and monitoring functions independently of the grid. It is important to note that heat occurs primarily during active charging or discharging cycles—not while the batteries are idle—similar to the behavior of lithium-ion batteries in personal electronics.

*e. Please detail the response plan in case of an emergency.*

The emergency response plan follows a structured hierarchy of priorities, with the protection of human life as the foremost concern. The safety of our neighbours and first responders is our top priority. While emergencies are unlikely, we have a detailed plan in place in case something does happen. The following are key points from the emergency response plan.

What to know:

- The site is monitored 24/7 and has a variety of automated alarms that would notify us in the event of an abnormality in operations
- If an emergency occurs, our team responds right away and works closely with local fire, police, and emergency services.



- If needed, nearby residents will be informed and kept updated by local authorities or Compass staff.

In case of a fire or emergency:

- Call 9-1-1 right away.
- Stay clear of the site unless directed otherwise by emergency services.
- Temporary safety zones may be set up around the site as a precaution.

How we're prepared:

- We have engaged with the local fire department on this project from its inception and confirmed they are adequately resourced in the event of an emergency
- We have developed a training program that will be provided to local emergency services
- We've trained our team and will share site information with local emergency services.
- We've partnered with expert consultants to support local emergency services during any response efforts.
- We regularly review and update our emergency procedures to stay ready.

If you have any questions about safety or emergency planning, please feel free to contact us at [info@northglengarryenergystorage.com](mailto:info@northglengarryenergystorage.com).

*f. Are there any EMFs produced?*

Electric fields are produced whenever a conductor such as a power line is connected to a source of electrical voltage. Magnetic fields are produced whenever an electrical current flows in a conductor. An example of this is the plugging of a lamp into a wall outlet in a home. When the lamp is plugged in, a voltage is induced in the cord to the lamp that causes an electric field to be created around the cord. In this example, if the lamp is turned on allowing electricity to flow to the lamp, a magnetic field is created around the lamp cord in addition to the electric field.

For the BESS system, the magnetic field will vary with the amount of power being charged or discharged, and the time of the day when the charging and discharging would occur. However, the strength of both electric and magnetic fields will decrease rapidly with distance from the source – for each doubling of the distance from the EMF source, the EMF will drop by a factor of eight. Electric fields will also diminish from absorption by any vegetation (including low-growing vegetation) located in its path because the plants effectively ground the electric fields.

There will be a short distance from the BESS to the connection point where the EMF would be created. More importantly, there are few to no buildings in the vicinity of the connection point.

If deemed necessary by authorities having jurisdiction, measurements of magnetic fields could be made before construction of the Project and after the Project begins operating to assess whether EMF from the Project's electrical infrastructure would extend into the neighbouring area.

*g. What Happens if one of the units are hit with a bullet?*

As per the UL9540A testing, Thermal runaway (or fire) can be caused by cell defects, thermal abuse, electrical abuse, and/or **physical abuse, such as a bullet**. A bullet could cause cells to fail. The amount of damage is dependent on the firearm, ammo, calibre, etc. In general, electrical equipment is not designed to be bulletproof.

The North Glengarry BESS project is considered as critical infrastructure. Any incident of vandalism or damage to the site would get investigated with the Ontario Provincial Police or Royal Canadian Mounted Police as appropriate.

*h. Is there any protection for farmland?*

This project will include an oil containment system around each transformer to prevent oil from spilling into the property where the project is located and preserving the farmland. Additional information on the oil containment system is detailed below. In addition to oil containment, North Glengarry BESS Inc. carries insurance in the event of a failure creating damage or loss on neighbouring property due to the BESS, including farm operations.

**3. Technical Design & Performance**

*a. Why are Vanadium flow batteries not used?*

Vanadium flow batteries are currently not considered commercially financeable due to several key factors. While the technology shows promise for long-duration energy storage, it remains relatively nascent compared to more established lithium-ion systems. High upfront capital costs, limited large-scale deployment history, lower energy density, and a lack of standardized bankability metrics contribute to investor hesitancy. Additionally, supply chain constraints for vanadium and uncertainties around long-term operational performance further limit their appeal to commercial lenders and institutional investors. As a result, vanadium flow batteries have yet to meet the risk and return profiles typically required for project-level financing.<sup>4 5 6 7 8</sup>

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<sup>4</sup> [PNNL-36780.pdf](#)

<sup>5</sup> [All Vanadium Redox Flow Battery Market Size, Growth Report, 2033](#)

<sup>6</sup> [Guidehouse Insights-Vanitec White Paper\\_FINAL.pdf](#)

<sup>7</sup> [Findings from Storage Innovations 2030: Flow Batteries](#)

<sup>8</sup> [Techno-economic assessment of future vanadium flow batteries based on real device/market parameters](#)



*b. The Electric Power Research Institute notes that most BESS failures occur within the first three years, often due to wiring, HVAC, or control system issues.*

Many precautions are taken during the construction of the projects while all safety systems are being fully connected and/or commissioned. Our batteries are remotely monitored 24/7 from the time of delivery.

*c. How are cybersecurity threats mitigated for battery energy storage projects like this one?*

Cybersecurity risks to Battery Energy Storage Systems (BESS) are addressed with the same diligence as those to any critical part of Ontario's electricity infrastructure.

Our BESS assets fully comply with all applicable Ontario Energy Board (OEB) licence conditions and Independent Electricity System Operator (IESO) Market Rules, including requirements for cyber incident detection, reporting, and operational integrity.

Each BESS undergoes the same rigorous technical and security reviews as other generation facilities to ensure secure integration with SCADA, remote monitoring, and grid automation systems—without introducing vulnerabilities.

We are committed to meeting or exceeding all OEB and IESO standards, and actively monitor emerging threats and evolving standards through the IESO Lighthouse program, ensuring our practices remain aligned with the latest guidance to support the resilience and security of Ontario's electricity system.

*d. Is the project connected to distribution or transmission? Which transmission/distribution line does the project connect to, and does it have capacity? Is the project following all of Hydro One's required setbacks?*

The North Glengarry BESS project will be connected to the 44 kV distribution line associated with the St. Isidore transformer station. Prior to contract award, the IESO conducts a deliverability assessment to confirm system capacity. The Connection Impact Assessment (CIA) has confirmed the feasibility of this connection. We are fully compliant with all Hydro One fire safety setback requirements.

#### **4. Environmental Impact**

*a. Where does the lithium used in this project come from? What are the impacts?*

CGD does not independently trace the origin of the lithium used in the battery systems. While carbon credits are not currently part of our business model, Battery Energy Storage Systems (BESS) contribute to emissions reductions by displacing natural gas generation. The batteries for this project are sourced from Tesla, which publishes detailed information on material sourcing and sustainability practices that can be used for further reference. ([https://www.tesla.com/en\\_ca/impact](https://www.tesla.com/en_ca/impact))



*b. What are the groundwater remediation responsibilities of the company for this facility? Has any testing been done?*

The organization is responsible for restoring the land to its original condition upon project completion. This obligation has been assessed through a Phase 1 Environmental Site Assessment. The only water usage associated with the project pertains to cooling on an adjacent unit.

The major equipment on site that have anything that can spill are the primary oil filled transformers (three in total). As part of our Environmental Compliance Approval, we will maintain an oil containment system to capture any oil that spills or leaks from the transformers. In addition, we will be remotely monitoring oil temperature and levels to allow us to detect any issues and dispatch a response team.

In the event of a large leak in oil into the containment system, North Glengarry BESS Inc. has retained environmental response experts to provide 3rd party remediation services in the event of a spill or release impacting the environment. These contractors perform and not limited to the following services:

- Emergency spill response services (Containment equipment, Bulk waste removal equipment & Chemical response technicians)
- Dewatering and Containment (Including Large containment tanks, Transfer pumps and Vacuum trucks)
- Industrial firefighting (Firefighting assets and personnel to assist the municipal fire services if required)
- Environmental engineering and Consulting (Soil & water testing, On-site & community air monitoring, Environmental reporting)
- Environmental remediation services (Heavy civil equipment, Ground water treatment)
- Licensed waste receiving facilities (Soil & liquid)

In the unlikely event of a release to the environment North Glengarry BESS Inc. will immediately dispatch emergency crews sourced locally and provincially to attend the site with response and remediation assets. Upon approval from the local authorities and working in conjunction with the fire department, these assets will mobilize on site.

North Glengarry BESS Inc. is responsible to comply with the Ontario Environmental Protection Act, R.S.O. 1990, c. E.19 and all spills and releases impacting the natural environment will be reported immediately.

**5. Maintenance**

*a. Will there be maintenance staff at the project location?*

The site is remotely monitored 24/7 and there will be scheduled maintenance activities with our battery provider and an additional electrical maintenance provider.



**6. Long-Term Roadmap**

*a. Are there any future BESS Development planned for North Glengarry?*

At this time, there are no plans for additional project development in this area.

*b. Are these projects a cost-effective option for peak demand?*

Yes. In the Long Term 1 procurement, the weighted average cost of battery energy storage dropped to \$672.32 / MW-business day vs. \$1,681.14 for natural gas projects.<sup>9</sup> Facilitating BESS is therefore resulting in lower costs for rate payers.

Our project has not received any subsidies.

*c. Who will the owner be for the life of the project?*

We have no intention of selling the project. Our business plan is to develop, own and operates this project for the long term.

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<sup>9</sup> [Long Term 1 RFP Process - Results Table](#)



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# APPENDIX A

POSTERS FROM THE PUBLIC  
COMMUNITY MEETING

# WELCOME

TO THE PUBLIC OPEN HOUSE FOR THE

# NORTH GLENGARRY

BATTERY ENERGY STORAGE PROJECT



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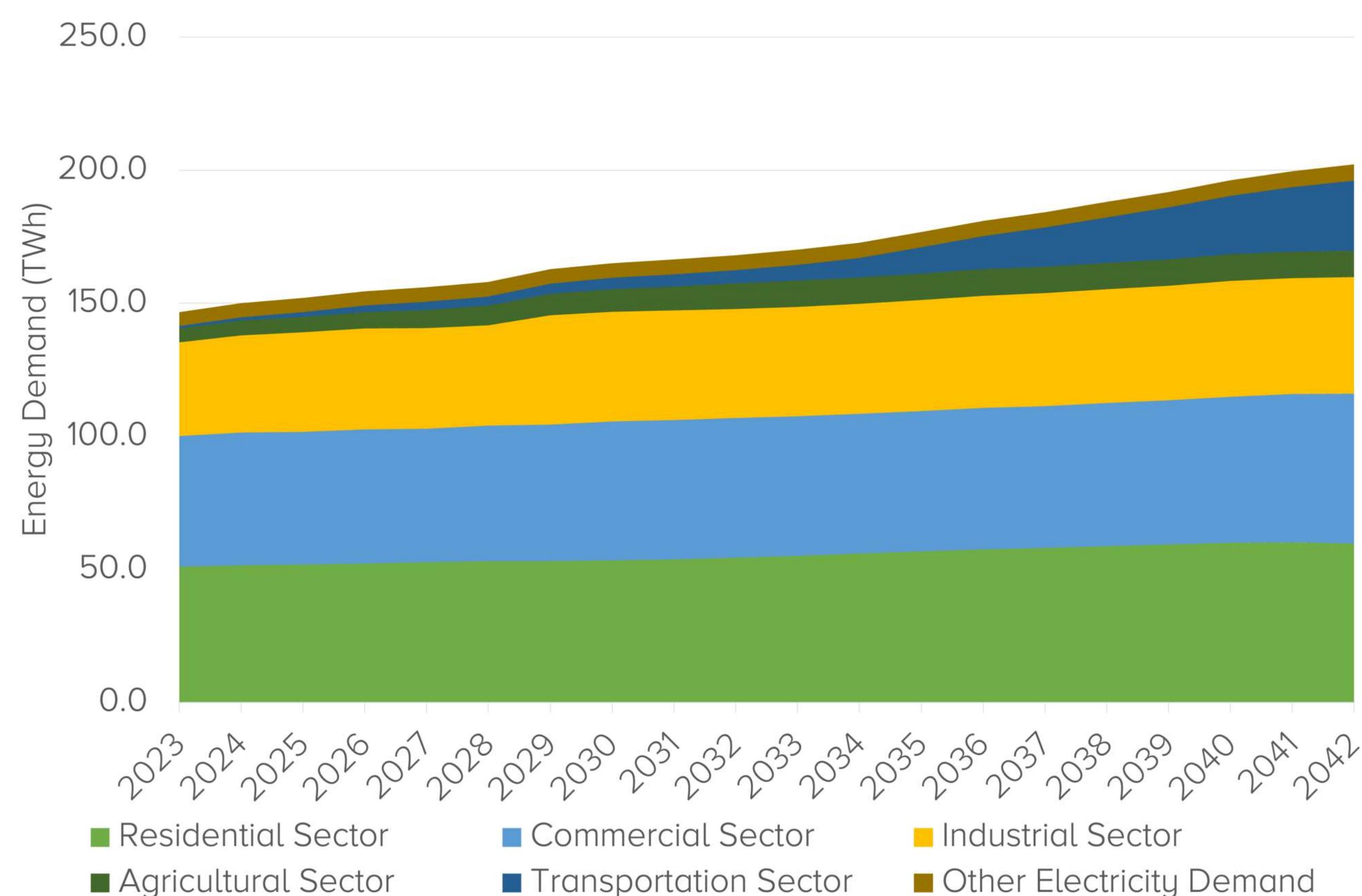
# Ontario's Power Needs



In 2022, Ontario's Independent Electricity System Operator (IESO) identified the urgent need to bring 4,000 megawatts (MW) of new supply onto the electricity grid by 2030 as energy demand is expected to grow 30% over 20 years.



## Ontario's Energy Demand Forecast



## What is Causing this Growth?

- Provincial Growth**  
As the residential and commercial sectors grow, so does their electrical demand.
- Electrification of Transport**  
Transition from internal combustion to electric vehicles and buses
- Agricultural Sector**  
Increase in greenhouse sector
- Retirement of Generation**  
The refurbishment of the Pickering Nuclear Generating Station along with expiring natural gas contracts has left a material supply gap in Ontario.

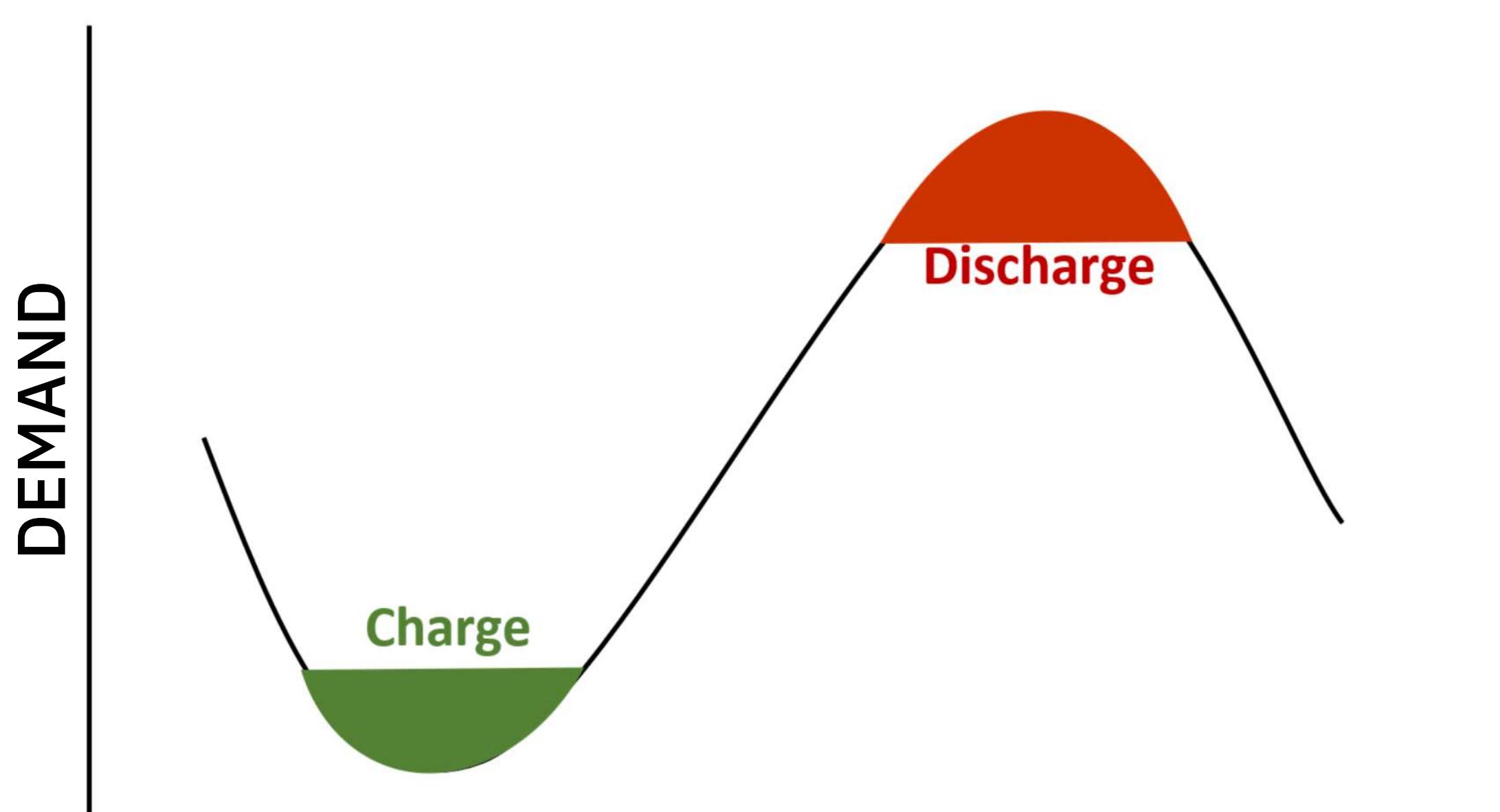
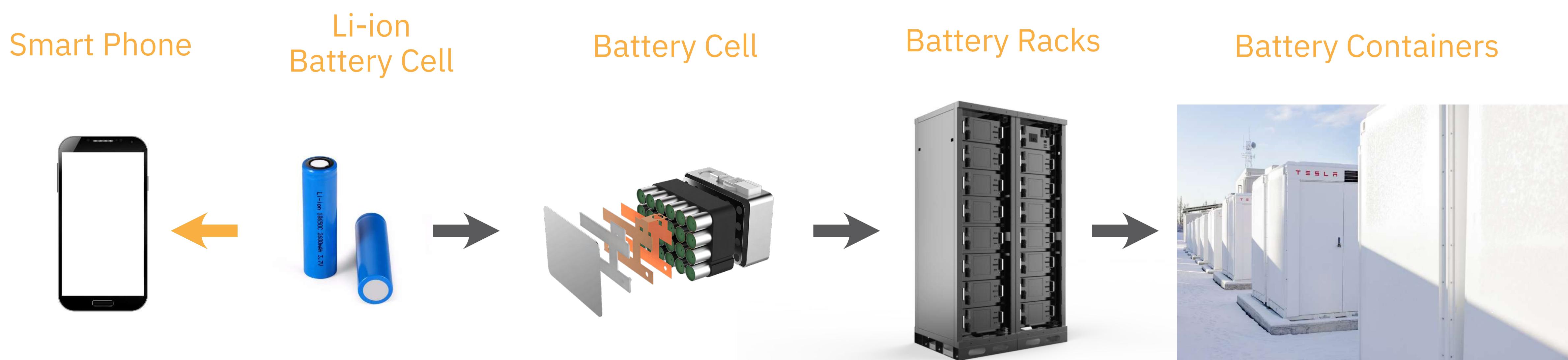
To close this supply gap by 2030, the IESO planned two major procurement cycles over 2023-24, the Expedited Long-Term 1 (E-LT1) RFP and the Long-Term 1 (LT1) RFP.

Wahgoshig Solar FIT5 LP, a Compass-affiliate, is recognized as a Qualified Applicant for both procurements, having the experience and capability to construct new projects in the Province.

# What is Battery Energy Storage?



## Battery System Components and Integration



- Lithium-ion battery cells are the building blocks of Battery Energy Storage Systems (BESS).
- BESS take power from the grid (charge) when demand is low and put power back on the grid when demand is high (discharge).
- BESS improve the stability and quality of grid power and reducing the price burden on the consumers in the long run.
- BESS has been procured by the IESO since 2014.

# About The Project



Project Name  
**North Glengarry BESS**

Name Plate Capacity  
**16.3 MW**

Technology  
**Lithium-Ion Battery Storage**

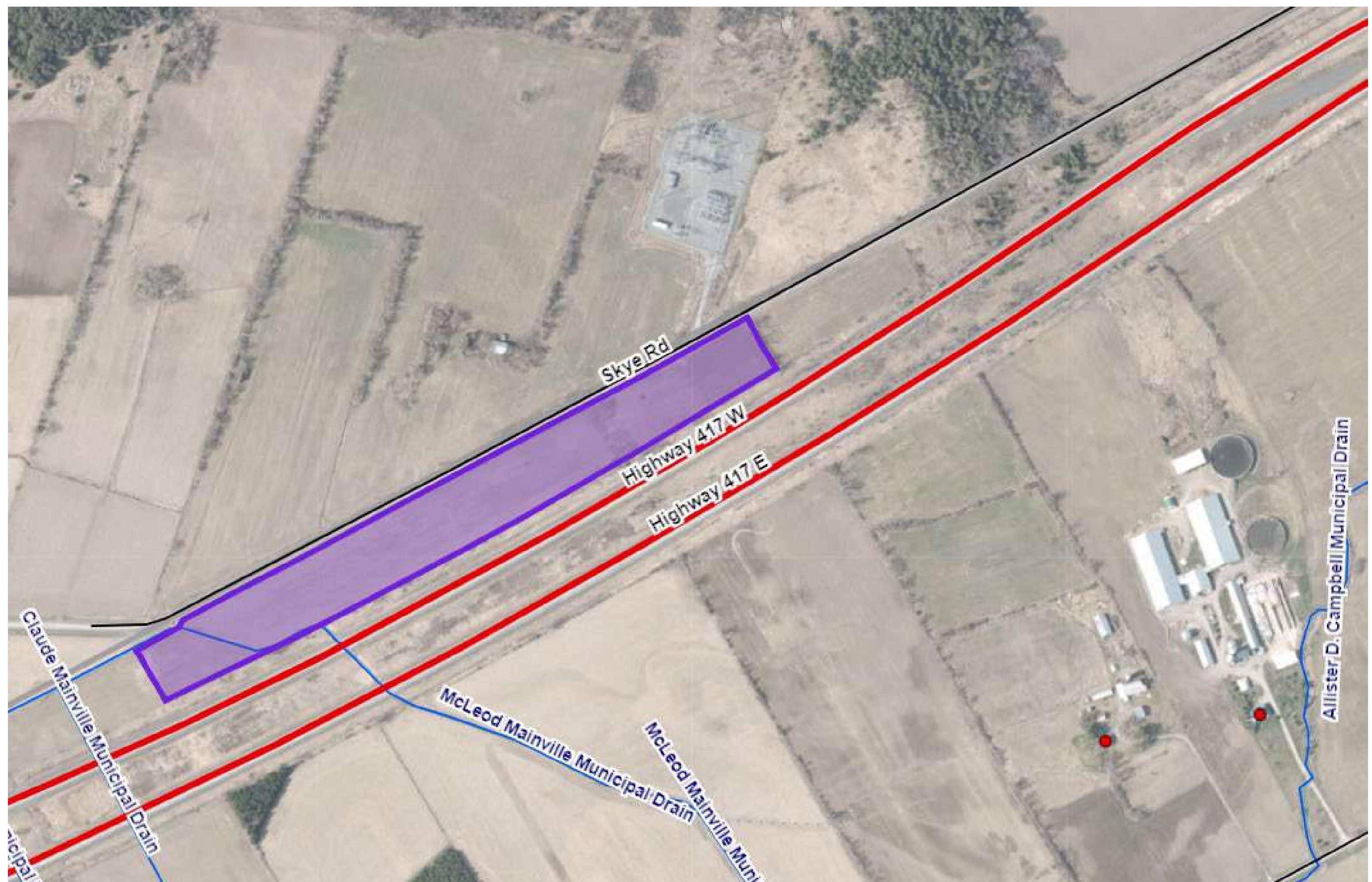
The project will be located at PT E1/2 LT 30 Con 9 Kenyon; PT LT 29 Con 9 Kenyon; PT W1/2 LT 28 Con 9 Kenyon PT 2 & 4, 14R24; North Glengarry (Intersection: Mainville Rd & Skye Rd; PIN: 67101-0176; Coordinates: 45.373430°, -74.849292°).

It will take advantage of connecting into lines coming out of Hydro One's St. Isidore Transmission Station located opposite the project site.

## Zoning

General Agricultural Special Exception 257 (AG-257)

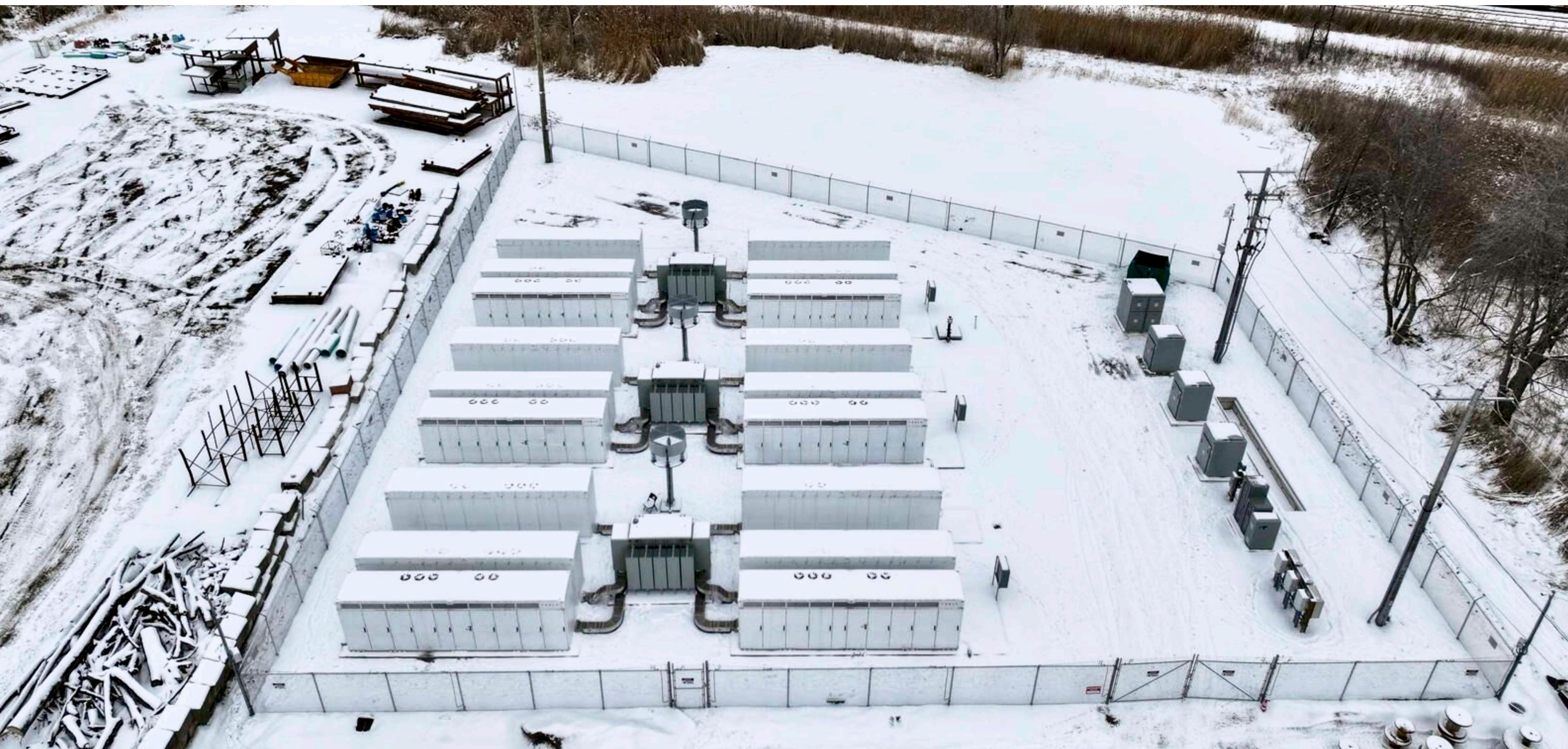
Per Zoning By-Law NO. Z-01-2025, this zoning allows for battery energy storage systems



Project Website  
[northglengarryenergystorage.com](http://northglengarryenergystorage.com)

Project Email  
[info@northglengarryenergystorage.com](mailto:info@northglengarryenergystorage.com)

# Safety Standards



Safety of people, first responders and neighbours are our priority. We are taking a proactive approach to ensuring a safe and efficient operation.

Safety is being addressed with a multi-layered approach:

- Battery Chemistry: Lithium Iron Phosphate (LFP) batteries have a lower energy density, making them less likely to overheat.
- Equipment has been selected based on track record, planning and testing, monitoring, automation, isolation, and suppression
- 24 hour monitoring of battery operations and cell temperatures, including gas detectors, smoke detectors and temperature detectors.
- If any abnormality in the operations are detected, the system shuts down and alerts the operator
- The battery system is tested to UL9540A standards which require that fire will not propagate between battery units in the unlikely event of a critical failure.

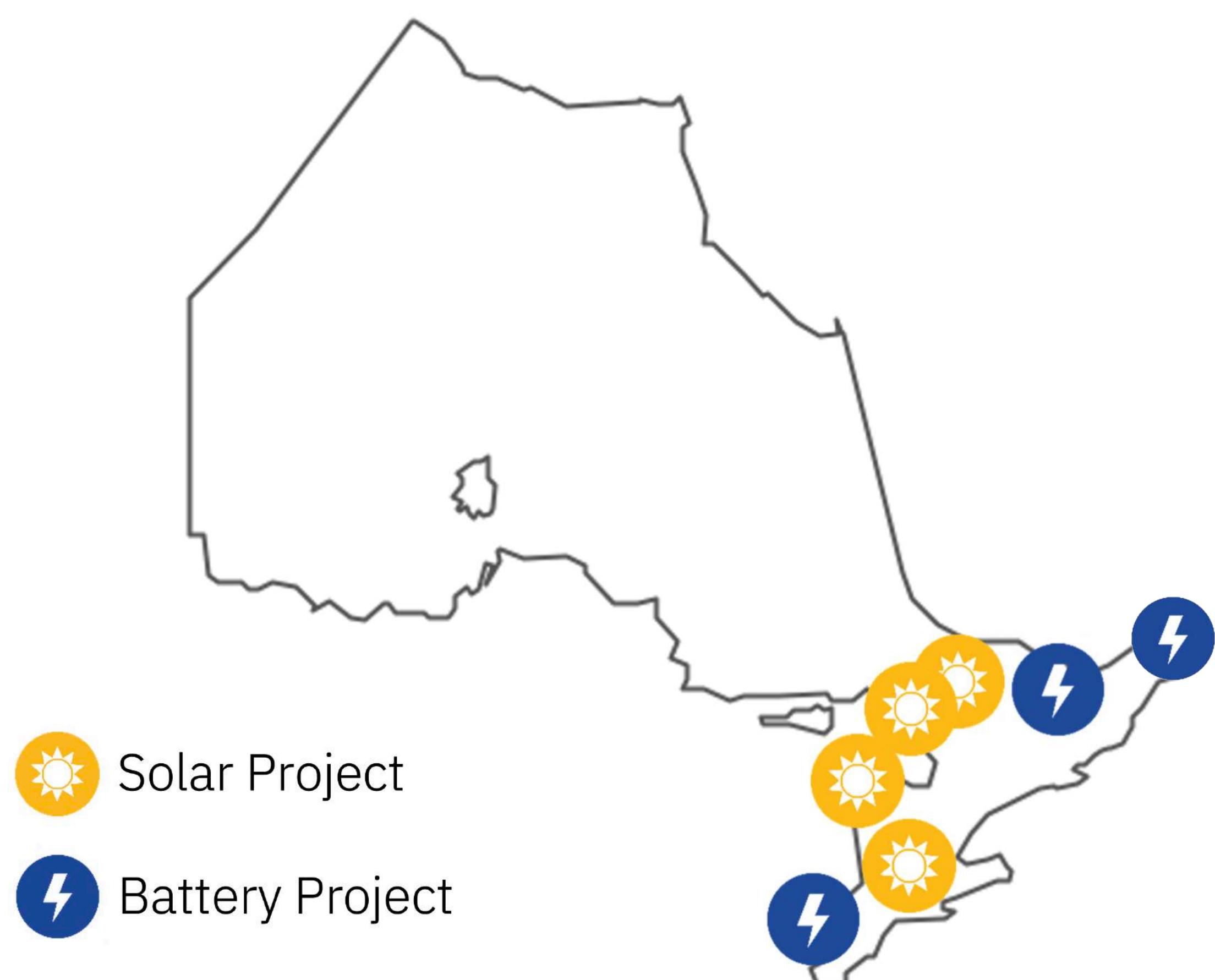
## Safety Standards

Stationary Battery Energy Storage Systems are subject to several local and modern safety standards that work to swiftly identify and mitigate the risks of thermal events and contain any hazards or fire.

### Standards:

- UL9540 Energy Storage Systems and Equipment
- UL9450 A Test Method for Fire Propagation in Battery Storage Systems
- UL 1642 Standard for Lithium Batteries
- National Fire Protection Association (NFPA) 855 - Installation of Stationary Energy Storage Systems
- UL 1973 Batteries for use in Stationary Power Applications
- UL 1741 - Inverters, Converters Controllers and Interconnection

## Ontario



## Saskatchewan



## Success in IESO Procurement

On behalf of Wahgoshig Solar FIT5 Limited Partnership, Compass submitted six (6) battery energy storage system proposals into the Expedited Long-Term 1 (E-LT1) and Long-Term 1 (LT1) procurement, all of which were contracted.

### Walker BESS 4, 5, and 6

<b>Location</b>	Windsor, Ontario
<b>Contract Capacity</b>	3 x 4.749 MW @ 4 hours
<b>IESO Zone</b>	West
<b>Local Utility</b>	EnWin Utilities
<b>Anticipated Start</b>	2025

### Almonte BESS

<b>Location</b>	Mississippi Mills, Ontario
<b>Contract Capacity</b>	4.749 MW @ 4 hours
<b>IESO Zone</b>	East
<b>Local Utility</b>	Hydro One
<b>Anticipated Start</b>	2025

### Almonte BESS 2

<b>Location</b>	Mississippi Mills, Ontario
<b>Contract Capacity</b>	9.49 MW @ 4 hours
<b>IESO Zone</b>	East
<b>Local Utility</b>	Hydro One
<b>Anticipated Start</b>	2025

### North Glengarry BESS

<b>Location</b>	North Glengarry, Ontario
<b>Contract Capacity</b>	15.48 MW @ 4 hours
<b>IESO Zone</b>	Ottawa
<b>Local Utility</b>	Hydro One
<b>Anticipated Start</b>	2025

# Why Township of North Glengarry?



Ontario is entering a period of emerging electricity system needs driven by increasing residential and commercial demand due to the electrification of the automotive sector, growth of the agriculture sector, the retirement of the Pickering nuclear plant, refurbishment of other nuclear-generating plants, and expiring contracts for existing facilities. The North Glengarry BESS Project, among other electricity storage sites, will help address emerging global and regional electricity needs for the coming decades.

## Township of North Glengarry

In 2023, the Township of North Glengarry started on its 2023-2027 Strategic Plan that focused on encouraging activity that can help North Glengarry Grow, Foster, and Champion. A high amount of importance was given to development strategies that are to be implemented through the Transport & Infrastructure Action Plan, and the Economic Development Action Plan.

The Township of North Glengarry has been through the creation of many plans and policies about renewable energy, energy efficiency, sustainability, and climate change, which include:

- **Community Improvement Plan (2016)**
- **Energy Conservation and Demand Management Plan (2019)**
- **Commercial Gap Analysis (2022)**

## NORTH GLENGARRY

### Local Benefits

Local benefits associated with the project are key infrastructure within the region to provide power to meet growing demand, provide additional revenues for landowners, property taxes for the Township of North Glengarry and economic activity within the region.

**Employment** – High skill, ‘green’ collar jobs in construction – civil works, mechanical installation, electrical connection, landscaping.

**Financial** – Property tax benefits, diversified income stream for rural landowners, especially on underutilized land.

**Growth and Diversification** – Needed energy capacity allows for increased development in your municipality.

**Natural Gas and Transmission Line Offset** – Distributed energy provides electrical grid support, intelligence, and resilience.

# Regulatory Compliance



Compass is engaging with all necessary regulatory bodies to secure permits and approvals.

## Authorities Having Jurisdiction

- Township of North Glengarry
- North Glengarry Fire Department
- Hydro One
- Ministry of Energy and Mines
- Independent Electricity System Operator
- Ministry of Environment Conservation and Parks
- Local Conservation Authorities
- Electrical Safety Authority
- Ministry of Transportation



Compass has consulted with Township of North Glengarry Fire Department to ensure the preparedness of the Emergency Response Plan and adequate National Fire Protection Association (NFPA) compliance training for Fire Stations.

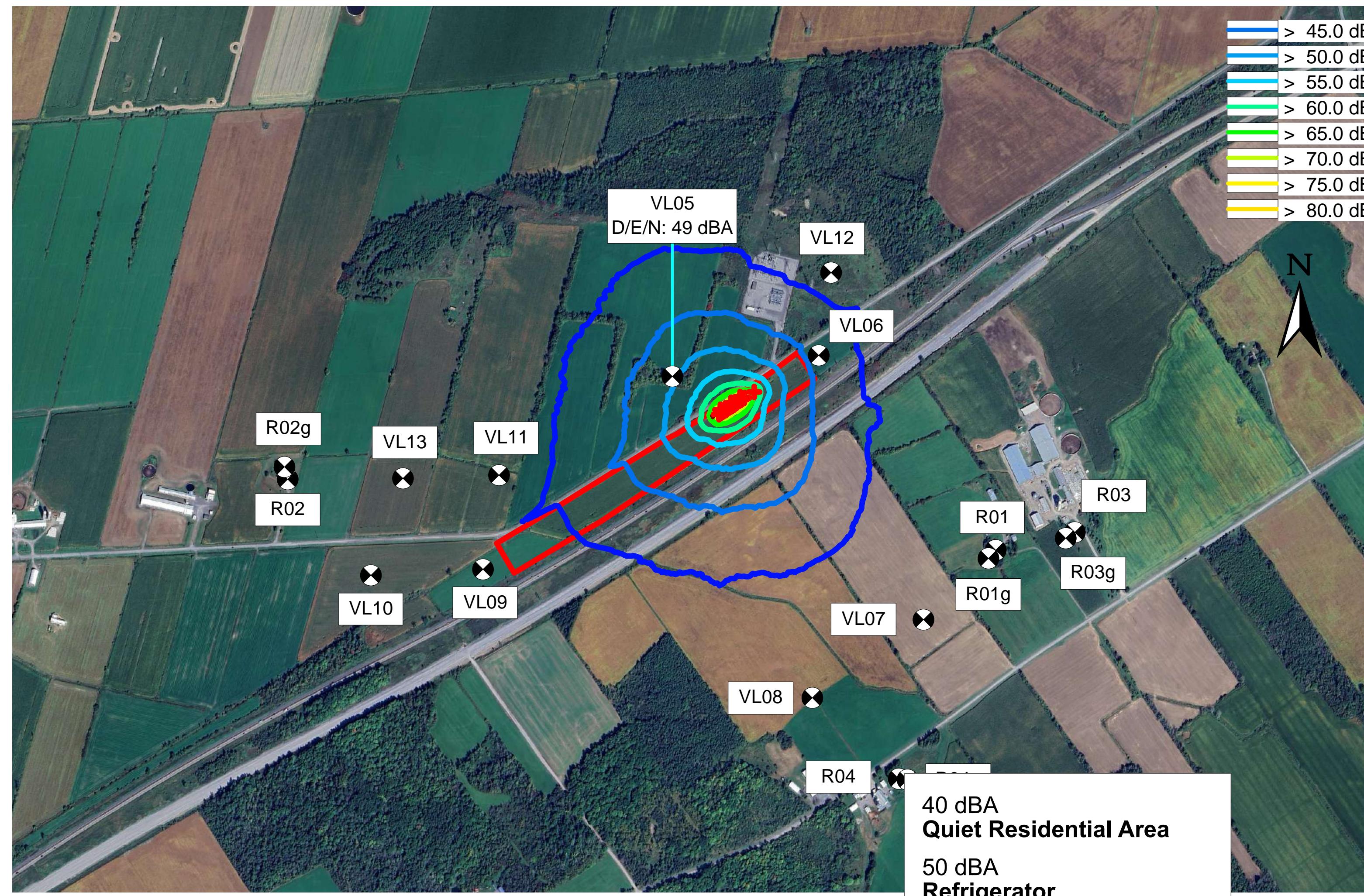
# Environmental Assessment

## Environmental Site Assessment (ESA) Phase 1 - Complete

Nothing was identified that is considered to be a potential environmental concern in relation to the Site. As such, a Phase II ESA is not recommended at this time.

## Species At Risk (SAR) Screening - Complete

Confirmed no SAR specimens or critical habitats are evident in the agriculture field. Due to long-term use of the Site for agriculture and the local presence of Skye Road and Highway 417, the potential habitat available for fish, wildlife, and plants is very limited.



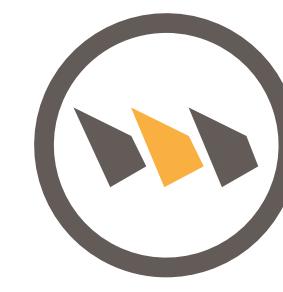
## EASR – Complete

It was determined that the combined sound level resulting from sound discharged from the facility at each affected point of reception, as determined using an acoustic assessment, is less than or equal to the applicable sound level limit set out in Chapter 3 of the EASR Publication.

## Emission Summary and Dispersion Modelling Report – Complete

It was determined the facility has no significant sources of air emissions.

# Construction Timelines



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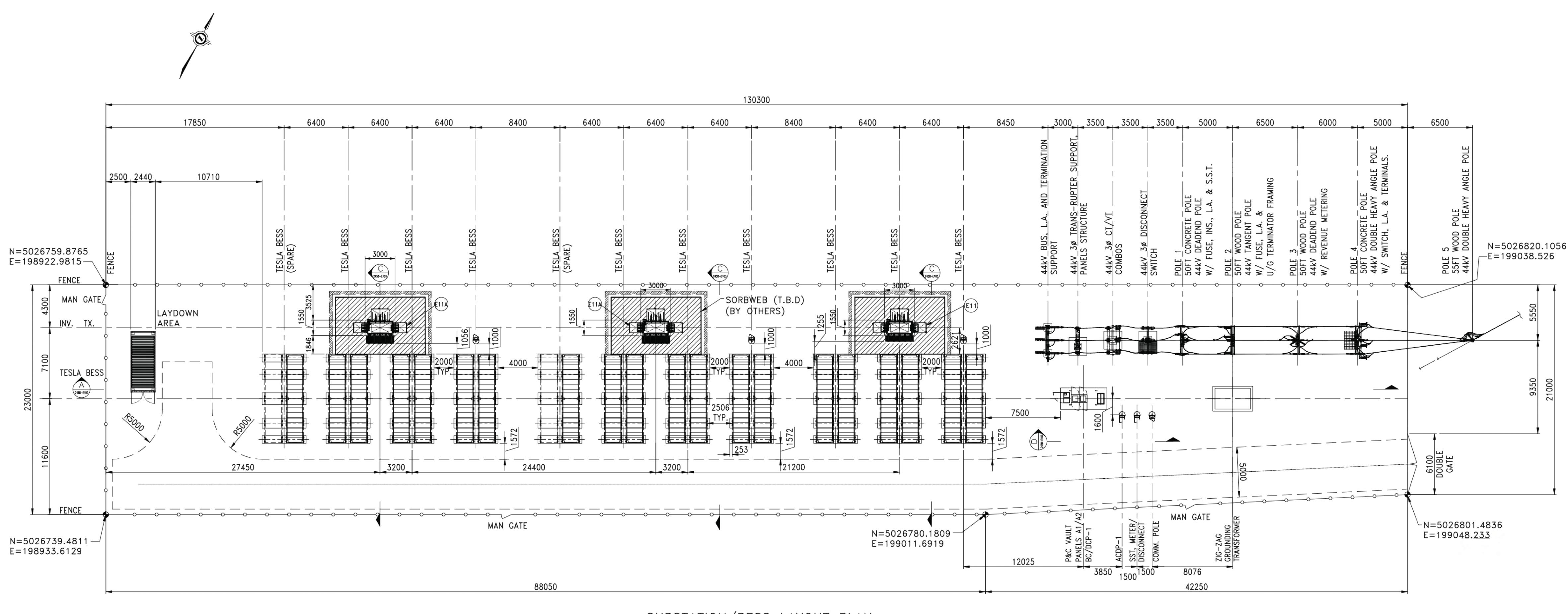
## GREENFIELD DEVELOPMENT

2025					
May	Jun	Jul	Aug	Sep	Oct
Site Prep	 Break Ground				
Civil Installation					
Electrical Installation					
Battery System Installation		 Battery Delivery			
Inspections, Commissioning and Testing					
Commercial Operation					 Commercial Operation



# Intermittent Heavy Equipment and/or Truck Movement Required

# Site Plan



# Emergency Response



Compass performing site specific BESS training for the Windsor Fire Department (March 2025).

## Safeguards

Multiple safeguards are being built into the project to help minimize the impact of any potential incident. These include:

1. 24/7 remote monitoring of battery operations, including sensors that detect gas, smoke, and temperature changes.
2. An advanced camera system that continuously watches over the entire site and perimeter, with instant alerts to operators if anything unusual is detected.
3. A custom-designed stormwater management system to help control runoff, prevent flooding and manage fire water runoff.
4. Specialized oil containment systems around all transformers to help protect the environment in the unlikely event of a leak.

## Local Fire Department Training

As part of our development plan, we are sponsoring training with the local fire department to ensure they have the necessary knowledge to address any emergency events.

## Lithium-Ion Battery Decomposition Plume Consequence Zone

The dispersion modelling demonstrated above shows the recommended Initial Monitoring Zone (500 m) to be established by the fire department in the event of an incident



North Glengarry BESS Emergency Initial Monitoring Area

## Spill Response and Additional Resources

Compass Greenfield Development has retained environmental response experts to provide 3rd party remediation services in the event of a spill or release impacting the environment. These contractors perform and not limited to the following services:

1. **Emergency spill response services** (Containment equipment, Bulk waste removal equipment & Chemical response technicians)
2. **Dewatering and Containment** (Including Large containment tanks, Transfer pumps and Vacuum trucks)
3. **Industrial firefighting** (Firefighting assets and personnel to assist the municipal fire services if required)
4. **Environmental engineering and Consulting** (Soil & water testing, On-site & community air monitoring, Environmental reporting)
5. **Environmental remediation services** (Heavy civil equipment, Ground water treatment)
6. **Licensed waste receiving facilities** (Soil & liquid)

In the unlikely event of a release to the environment Compass Green Field Development will immediately dispatch emergency crews sourced locally and provincially to attend the site with response and remediation assets. Upon approval from the local authorities and working in conjunction with the fire department, these assets will mobilize on site.

Compass Greenfield Development is responsible to comply with the Ontario Environmental Protection Act, R.S.O. 1990, c. E.19 and all spills and releases impacting the natural environment will be reported immediately.



**COMPASS**  
GREENFIELD DEVELOPMENT

# APPENDIX B

PHOTOGRAPHS FROM THE  
PUBLIC COMMUNITY MEETING



