Subject: Meeting Notes| Lennox Battery Energy Storage Project Public Open House – September 4, 2025

Boralex hosted its first Public Open House for the proposed Lennox Battery Energy Storage Project (Project) on September 4, 2025, from 4:00PM – 8:00 PM, at South Fredericksburg Community Centre in Greater Napanee, Ontario.

Boralex team: Juan Anderson (Director, Greenfield Origination), Marnie Dawson (Senior Development Manager, Greenfield Origination), Brandy Giannetta (Senior Development Manager, Greenfield Origination), Stephanie Landers (Development Manager, Greenfield Origination), Michelle Closson (Team Leader, Environment), Anjali Purohit (Manager, Environment), Johanna Pedersen (Manager, Environment) Benji Spagat (Senior Advisor, Community Relations and Communications), Alexander Dejanovic (Senior Manager, Lands)

South Fredericksburg Community Centre
2478 County Rd 8
Greater Napanee,
ON K7R 3K7

Approximately 32 people attended the open house (note, number is approximate as not all signed-in).

Project Details: Boralex is proposing a battery energy storage system (BESS) project in the Town of Greater Napanee, Ontario. The Lennox Battery Energy Storage Project ("Project") is anticipated to have a nameplate capacity of up to 200 MW for an 8-hour duration (1600 MWh). The anticipated footprint of the Project is approximately 22 acres. Presentation slides from the public open house are available and can be viewed on the Project webpage.

Topic of Questions/Comments	*Boralex's Response*
Where is Boralex located?	Boralex is a Canadian company that is also operational in the US, France, and the UK. The headquarters is based in Kingsey Falls, Quebec and we have an office in Milton, ON. The team leading this project is largely based in Ontario.
I've heard of this project before, weren't you here in 2023?	Boralex previously developed this project with the intention of bidding it into the IESO's previous RFP, in Long-term procurement one (LT1). Boralex held an Open House in September 2023 and received a Municipal Support Resolution for the Project. However, due to deliverability issues on the transmission line, the project did not move forward. Since then, Hydro One has committed to completing the necessary upgrades to the substation so there should be no further deliverability issues.
Why did you select this location?	We selected this location based on a few factors. Firstly, it strategically contributes to Ontario's grid, making it an ideal choice to meet the system's needs efficiently. The nearby Lennox Generating Station's contract expiring in the medium-term presents an opportunity to strengthen the region's energy infrastructure. Moreover, the land is already zoned for energy use, and benefits from an existing easement that can be used for a transmission route. The visual impact is mitigated by the natural surroundings, shielded from neighboring areas by an abundance of trees, preserving the aesthetics of the landscape. The setback to the nearest residence is also approximately 1 km.
What experience do you have building BESS projects?	Boralex is quickly becoming the leading Battery Energy Storage System (BESS) developer in Canada with over 2 GWh in construction and late-stage development. Since 2023, Boralex has been developing 3 BESS projects in Ontario that are now in late-stage development and construction. Both the Hagersville Battery Energy Storage Park and Tilbury Battery Storage are expected to be online by the end of 2025. Once operational, the 300 MW-four-hour duration Hagersville Battery Energy Storage Park, will be the largest of its kind in North America. The Oxford Battery Energy Storage Project is expected to be online the beginning of 2027.
Are the battery units loud?	A sound assessment will be undertaken and completed by independent experts in accordance with Provincial sound regulations. Boralex will ensure the applicable

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	provincial limits will be complied with. The generally large distance to receptors and the natural shielding from the terrain mitigate sound travel.
How will the batteries look, and will it affect my view?	The batteries will be out of view based on several factors such as the natural terrain contour, visual shielding from trees, and distance from existing residences. The Project will consist of containerized batteries, inverters, medium voltage transformers, gravel internal access roads, buried collector and communication cabling, a small transmission substation, and potential garage, operations, and maintenance building and an underground or above-ground transmission line. The Project footprint will be approximately 22 acres.
How many homes can the Project support?	A 200 MW Battery Energy Storage System, running one 8 hr delivery cycle will inject electricity equivalent to what is used by approximately 193,000 homes. This electricity will be delivered at times of peak demand when the system needs it most.
What will the transmission line look like?	We are at very early stages in the Project development and therefore have not determined if the transmission line will be overhead or underground. When we have more information about our transmission line and transmission line route, we will share it. Currently the proposed line is about 3 km long. There were concerns regarding the transmission line encroaching on wetland. It was discussed that Boralex will be engaging with the Township and Conservation Authority to determine the permitting process. We will be conducting ecological studies to ensure we avoid or minimize any potential negative impacts.
Will there be any re-zoning required?	Boralex will work with the Township to determine any applicable zoning requirements. The proposed location is currently zoned for Energy uses..
Will be there be any negative impacts?	Boralex strives to reduce environmental impacts of our projects. We will be conducting multiple studies such as, archeological studies, environmental constraints analysis etc., to identify any potential environmental impacts to mitigate them. We will be undergoing the Minor Transmission Facility Class Environmental Assessment Screening process and will also need to obtain any applicable municipal permits and approvals prior to construction.
What direct impacts will there be to residents during construction and site operations?	During the Open House, residents raised concerns about construction related traffic impacts, construction related noise impacts, if there would be lights on the BESS facility directed towards their houses. Boralex will conduct a comprehensive traffic study to better understand the risks and opportunities for mitigating and managing them during the construction period. Construction will take place during normal business hours. All equipment will be maintained in good working order with appropriate muffler devices, as applicable. The Project will comply with Noise By-law No. 04-60, which exempts the operation of any equipment in connection with construction and excavation between the hours of 7:00 am and 9:00 pm. The site may have lights for security purposes, but they should not be in the direction of neighbours' homes.
How many staff will be employed?	During the construction phase, we anticipate approximately 240 jobs. Once the Project is operational, we anticipate 2-4 full-time staff.
What steps are being taken to prevent a fire?	Boralex has hired a specialized fire safety consultant to provide guidance on best practices for all our battery storage projects. The consultant will work with both Boralex and the Township's fire department on best practices to be included in an emergency response plan. Boralex indicated that the Project experts will provide support to local emergency response providers in terms of training and/or specialized equipment, in accordance with expert advice. A comprehensive Emergency Response Plan will be developed with the local Fire Department to effectively manage the unlikely event of a BESS fire. Boralex only uses Tier 1 suppliers for procurement of BESS components. Tier 1 suppliers are known for developing high quality large projects, and for adhering to rigorous international safety standards, including NFPA 855. For electrical fires, the best practice includes not putting water directly on it. For battery fires, the most important thing is to

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	contain it so that the fire will extinguish itself in a controlled way. There is a separation distance between the battery containers so that fire from one container does not extend to another. The combination of controlled monitored operations and careful spacing of battery containers increase the safety at site and decrease the risk of a fire occurring.
Will Boralex be upgrading the roads?	Boralex will enter into a Road Use Agreement with the Town of Greater Napanee which would typically include damage deposits, restoring roads to pre-existing conditions or better, accepted travel routes, dust suppression if applicable, location of proposed infrastructure in the road allowance etc.
What is the separation distance between the project and the adjacent property?	We would maintain a buffer between the project site and the adjacent properties. Boralex is in communication with its internal team to determine what separation distances are possible. At a minimum we will adhere to the Township's requirement of 15m setback from a property line however, our goal is to achieve a setback of 25 m between battery containers and the lot line where possible. We are also investigating the possibility of forming a berm of stored topsoil between battery containers and the property line.
How will you manage the potential of groundwater contamination?	We do not anticipate groundwater contamination to be an issue during normal operations. To ensure we mitigate any potential risks regarding groundwater contamination we have engaged third-party experts to advise on best practices. We are also working closely with our engineering team to ensure groundwater considerations are incorporated in the detailed design of the Project to mitigate any potential risks. Secondary containment will also be constructed under the power transformers to contain any potential issues. Should such an event occur, a soil cleanup would take place for any impacted area and insurance is carried to cover this emergency scenario.
When will the Project be operational?	We anticipate construction will commence in Q2 of 2028 and that the Project will be operational by 2029/2030.

Contact

If you have any questions or would like to discuss the proposed Project, we can be reached at the email addresses or phone numbers below.

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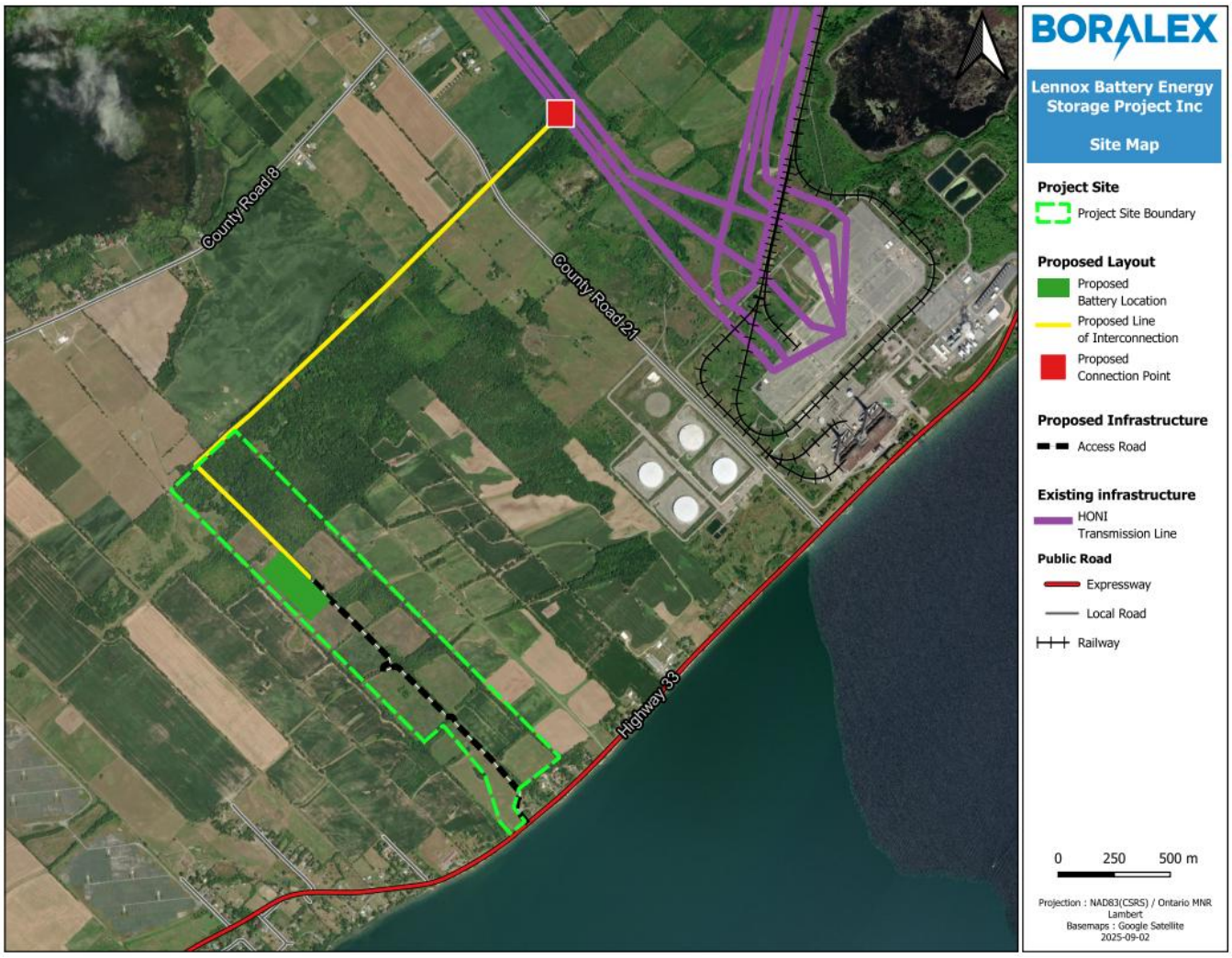
County Road 8
County Road 21
Highway 33
BORALEX
Lennox Battery Energy Storage Project Inc
Site Map
Project Site
Project Site Boundary
Proposed Layout
Proposed Battery Location
Proposed Line of Interconnection
Proposed Connection Point
Proposed Infrastructure
Access Road
Existing infrastructure
HONI Transmission Line
Public Road
Expressway
Local Road
Railway
0 250 500 m
Projection : NAD83(CSRS) / Ontario MNR Lambert
Basemaps : Google Satellite
2025-09-02