

Community Liaison Committee Meeting 2

Wellandport Community Centre
April 27, 2016
6pm to 9pm

Agenda

1. Introductions
2. Meeting Objective
3. Background
4. Project Area
5. Community Liaison Committee (CLC) – Mandate and Members
6. Outstanding items - Sept. 21, 2015 CLC meeting
7. Project Updates – Schedule and Construction
8. Public Questions - Submitted

Meeting Objective

- Confirm function of the Community Liaison Committee and our roles.
- Continue to learn about the Project and the construction process.
- Continue an open dialogue relating to potential community concerns regarding construction, operation and decommissioning of the Project.

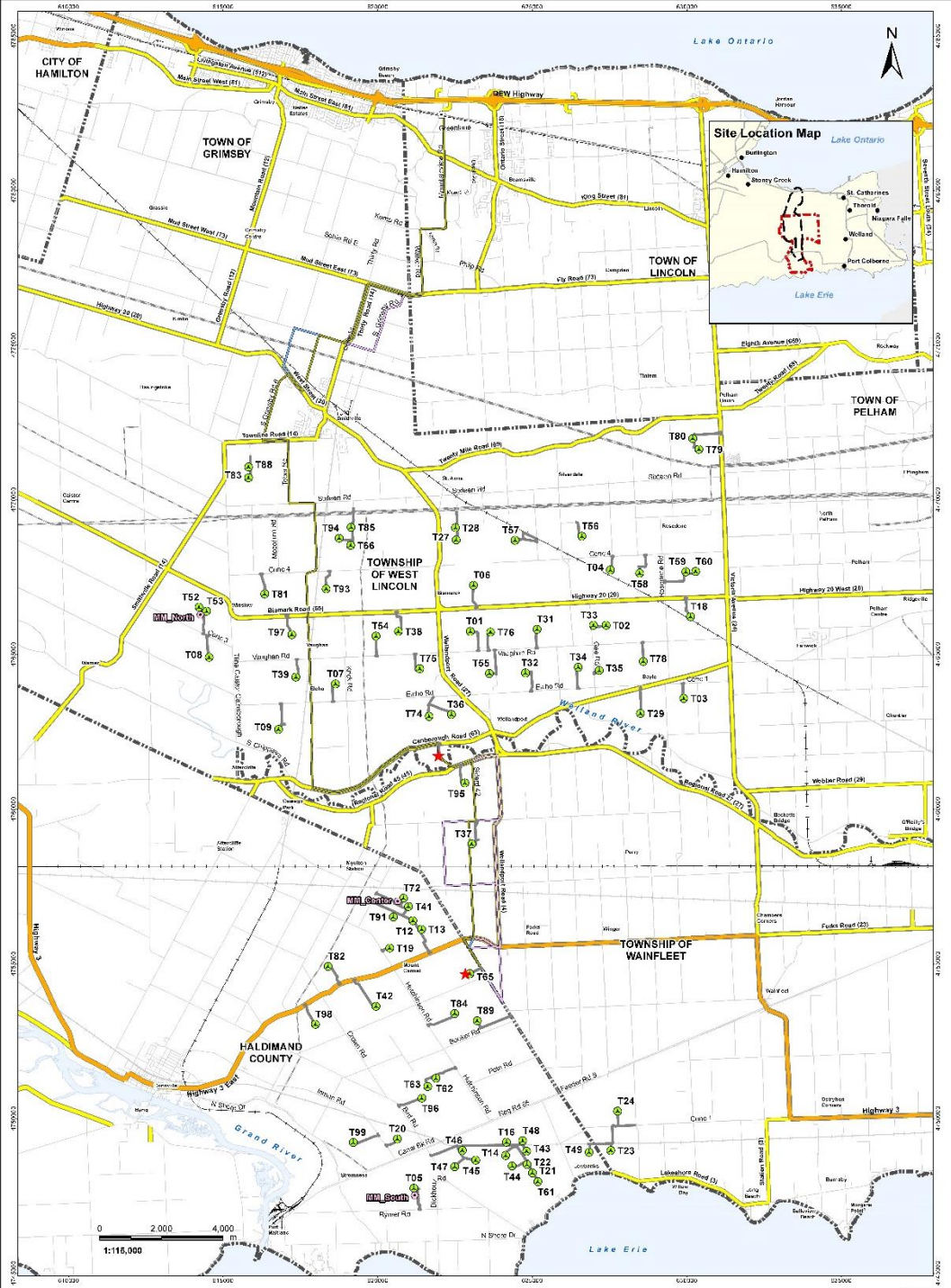
Background

Niagara Region Wind Farm (NRWF) is proposing to develop, construct, and operate the 230 Megawatt (MW) Niagara Region Wind Farm (the Project) within the Townships of West Lincoln and Wainfleet and the Town of Lincoln within the Niagara Region and within Haldimand County in Southern Ontario, in response to the Government of Ontario's initiative to promote the development of renewable electricity in the province.

The Ministry of the Environment (MOE) has issued a Renewable Energy Approval (REA) to engage in a renewable energy project in respect of a Class 4 wind facility consisting of the construction, installation, operation and decommissioning of 77 turbines with a total nameplate capacity of 230 megawatts (MW).

This renewable energy project has been approved in accordance with the requirements of Part V.0.1 of the *Environmental Protection Act and Ontario Regulation 359/09*. Information pertaining to the REA can be found on the project website www.nrwf.ca

Project Area



Community Liaison Committee General

As a condition of approval, FRWN has established a Community Liaison Committee (CLC) to continue to maintain an open dialogue with the local community throughout its project lifecycle.

The Community Liaison Committee is a forum to exchange ideas and share concerns with interested residents and members of the public.

The Community Liaison Committee was formed based on responses from interested members of the public who responded to the newspaper advertisement placed in local newspapers and direct invitations.

Community Liaison Committee Objectives

- To have a meaningful and open dialogue between the community and FWRN LP, as we proceed to the next phase of the project.
- To better understand the issues of priority in the local community, with the goal of addressing them to everyone's satisfaction.
- To inform the interested public about key issues related to the project, wind energy in general, and local matters, progress or challenges.
- To commit to the public that there will be a forum through which their priorities and concerns can be heard throughout the project lifecycle.

Community Liaison Committee Members

CLC MEMBERS

Jordan Fois, Community Member
Gerry Veldhuizens, Community Member
John Sikkens, Community Member
Jason High, Community Member
Brian Staff, Community Member
Nellie DeHaan, Community Member
Sue Flaherty, Haldimand County
Mark Slade, Niagara Region

FWRN LP

Adam Rosso, Boralex, Director of Development
Marc Tremblay, Boralex, Director of Construction

DILLON CONSULTING

Karla Kolli, CLC Chair and Facilitator
Michael Seasons

Key Project Contacts

Dillon Consulting

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CLC Chair and Facilitator

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Niagara Region Wind Farm

Shiloh Berriman

Project Coordinator

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Outstanding Items

Sept. 21, 2015 Meeting

1. Update on Smithville By-Pass

- Work in progress

Outstanding Items

Sept. 21, 2015 Meeting

2. Archaeological Review

- No burial ground found

Outstanding Items

Sept. 21, 2015 Meeting

3. Emergency Response Plan

- Part of the REA, Design and Operations Report, Section 6.1

(http://www.nrwf.ca/wpcontent/uploads/2013/12/DNO_01_MainReport_201312.pdf)

Outstanding Items

Sept. 21, 2015 Meeting

4. Noise frequencies

- At typical distances though, wind turbine noise contribution is limited to 2000Hz and below. Above 2000Hz atmospheric attenuation mitigates the noise quite well.

Project Update

| Civil, Collector & Turbine Project Milestone Table | Cumulative Up to 22-04-2016 | | |
|---|-----------------------------|----------------|-----------------------|
| | Completed | Total Quantity | Total % Completion |
| Roads | 55,506 m | 55,506 m | 100.0% |
| Foundations | 77 | 77 | 100.0% |
| Tower Delivery | 63 | 77 | 81.8% |
| Pre-Cast Concrete Tower Assembly | 51 | 77 | 66.2% |
| WEC Delivery | 43 | 77 | 55.8% |
| Single Blade installation | 31 | 77 | 40.3% |
| Underground Collection System | 178,031 m | 208,270 m | 85.5% |

| Transmission Line (T-Line) Project Milestone Table | Cumulative Up to 22-04-2016 | | |
|---|-----------------------------|----------------|-----------------------|
| | Completed | Total Quantity | Total % Completion |
| Underground T-Line Duct Bank Installation | 6.12 Km | 6.35 Km | 96.4% |
| Overhead T-Line Foundation | 164 | 293 | 56.0% |
| Overhead T-Line Pole Installation | 119 | 293 | 40.6% |
| Underground T-Line Stringing | 15 | 45 | 33.3% |
| Overhead T-Line Stringing | 0 | 293 | 0.0% |

Trees

1. What is the process and timing for replanting trees? Will the local farmer have any input into these plans?
2. I understand that trees will be replaced at a ratio depending on the size of the “lost” tree. There is no indication about what size the trees will be. What size tree can we expect for replacement?
3. Over the past few months, several trees along my property line (and on my property) were cut down. Many others were trimmed (up to 30% tree canopy in some instances). These trees provided habitat for birds and other species. They also protected my home by breaking strong westerly winds. I am wondering what is being done to replace the trees and their benefits to my property. I live at XXX Port Davidson Road.

Trees

4. In both Wainfleet and West Lincoln, there have been documented cases of trees located on private property – trees that were from 100 to 200 years old- being cut down without the landowner's consent. These trees are irreplaceable. Can you outline a strategy for us, that would prevent this happening in other areas? Further, we have been told that there are plans in place to offer replacement trees to all landowners that have lost trees due to the installation of both underground and above ground transmission lines. Who is going to oversee the replacement tree project? Can you describe for us the methods that were used to catalogue (record) all trees that have been removed and give us an approximate time line for the size and number of replacement trees that will be offered to affected landowners?

5. We didn't realize you were in the logging business. Can you tell us where the logs from our trees, which again were on our property, went and how are you going to compensate us for them.

6. What are the plans for compensation for mature trees that were cut on private property without permission?

Drainage

1. Large poles have been placed within the drainage ditches in the road allowance which has cause some issues-concern. What is the plan to address drainage concerns?
2. My neighbor had sewer backup because of the construction of the transmission lines beside his home, he apparently received a small cash compensation for his loses and was told that if he wanted more he would have to sue – it seems to me that NRW /Borelex is not being a good neighbor if you do not totally cover his costs and also compensate for the nuisance aspect of this backup. What is your policy for these types of claims? What is the time frame that we can expect to receive compensation?

Utility Locates

1. Poles are proposed for the corner of RR16 and Port Davidson Road. Who is responsible for ensuring this corner is daylighted and what does that entail?

Archaeology

1. It was promised at the 1st CLC meeting that a representative would be made available to speak about the archaeological finds and studies still to be completed for the project. This was in response to answer the community's questions raised about construction disturbances and to speak about what artifacts were found. In particular the issues concerning questions about human remains, First Nation artifacts, post European contact finds and to update the community on the completed studies for the Niagara Wind project.
2. Please provide information on what archaeological studies are still needed to be completed or still need to be initiated.
3. What stage and what level of archaeological studies are required for site investigations of the project changes surrounding the transmission lines routes and other project modifications?

Vibration Monitoring

1. Please confirm was the purpose for “vibration” measurement equipment along the roads which was noted by the residents and state the end use for the data being collected. Where will this information be reported?

2. Vibration testing was done on Port Davidson Road after the transmission poles were sited. The home owner was told it was to check for damage to his basement from the installation of the transmission pole.

-Why was this testing done?

-What are the chances of damage to basement walls from this construction?

-Why was it done after the poles were sited in stead of during the construction of the transmission lines?

- Are results sent to the homeowners when testing is done?

-Is the homeowner informed when this testing is being done?

-Why is vibration testing not done pre and post the installation of transmission poles.

- Are results sent to the homeowners when testing is done?

-Can the results be sent in "plain English" for homeowners not educated in the vernacular of Acousticians. ?

-If the homeowner finds that there is damage to the foundation of his home - what should he do? Whom should he contact? What will be done to help him?

Water Quality

1. What water testing has been undertaken prior to operation of the project? Where can the results be found if this has been done?
2. Is the proper way to get pre operational water test results is for residents to contact you directly or another representative? If so could this please be included in the meeting information and update tomorrow. It is not clear to many of us who to contact in regards to questions about the project. What actually was tested for the water pre construction? Will it be the same tests after the project starts up? How often will the water tests be done?

Complaints

1. In the complaint protocol it speaks to investigation results being updated - Please outline the process that will be undertaken for an investigation of a complaint.

2. In the complaints protocol it states the logs are to be kept for a minimum of 5 years. It has been claimed the project will have a 20 year life span (with the option for renewal after that term) therefore provide the rationale for not keeping complaint logs for the life span of the project.

3. Who is to receive complaints about the project?

4. Who will the complaints be reported to?

5. Please outline the process for conflict resolution if complaints remain unresolved.

Complaints

6. If residents in the project experience electrical problems with their appliances, (I heard that in the HLF/IPC project some families lost all their appliances at once) who do we contact for compensation?
7. If my vehicle is damaged due to the conditions of the roads – who is responsible? Whom do I contact for help?
8. I understand that you have 48 hours to get back to me if I have a concern? What if I do not hear from you? What /who do I call then?

Complaints

9. Also on the Complaints log I notice that you will contact MOECC within 2 days with my complaint. I thought that you would take care of my complaint, not the MOECC. If you contact them, and then they contact “who?” – it could take days and the wind speed and weather conditions will be so different that my complaint would be null and void. How do I get the immediate response necessary?

10. I am concerned about my high speed internet. My family has “silo internet” but we are seriously concerned this will not work in the future. Once all the transmission poles are installed at my location, there are probably about 5 poles which may/probably will interfere with my reception. What will Boralex/NRWF do for me?

Complaints

11. In Renewable Energy, Being a Good neighbor in Ontario, tab 3, it speaks about a formal Complaints resolution process, which should be made available early in the development process. Apparently there are rules in the regulation that require developers to have a plan to respond to the public but I am not aware that this is being done. I know that you say that you will respond to complaints within 48 hours . Where can we find the actual formal Complaints resolution? I have a copy of the Complaints log, but that is where you document complaints, but does not give me a answer re a Complaints Resolution Process. Can you provide us with this process, in written form for reference.

Complaints

12. Why were not the property owners on Baldwin rd notified about what they were going to do on said road?

13. Why did you damage Baldwin Rd i.e. ruts, taking away a necessary culvert etc, so much that the property owners cannot get to their fields?

14. Why did the construction workers on Baldwin deem it necessary to use private property as their road and cause major damage to the new seeding field there. And also deemed it necessary to use said private property for their dumping grounds without any notification or permission from owner.

– THIS COMPLAINT IS CURRENTLY BEING REVIEWED BY OUR INSURANCE COMPANY.

Complaints

15. Why do you think you can go onto private property to cut down a 200 year old red oak tree and a few smaller oak trees, when they were not even close to the work down and why did you not inform the property owner of what you did and what you did with the lumber.

– THIS COMPLAINT IS CURRENTLY BEING REVIEWED BY OUR INSURANCE COMPANY.

16. Farmer's fields were damaged, tiles crushed, culverts taken out, not replaced, and transmission poles put in their place. Fields are flooded, hay crops damaged or destroyed. We are told these issues have been reported. What is in place to fix or replace these damages listed? Who is going to oversee that these damages for each farmer effected are restored? What are you doing so that these issues do not happen again with other farmers and land owners as this project moves?

– THIS COMPLAINT IS CURRENTLY BEING REVIEWED BY OUR INSURANCE COMPANY.

Complaints

17. Many homes have hydro poles that are on the same side of these massive towers. Is that an issue? If so, what can we expect. More power interruption, road closures, etc...Will we be given some notice?

General Information

1. Please identify and name the current owners of the project.

2. What is the legal name of the project?

3. I notice the blades turning, are they just going free in the wind, or are you controlling them. If you are, who provides the energy: a pollution causing gas generator, or are you using electricity?

4. I do not see evidence of electricity being fed to the turbines, will they eventually be using electricity to operate? If so, are the costs assigned to your company, or is the lease land owner paying the cost of the energy consumed by the turbines.

General Information

5. Is there compensation for me if I have been forced to drive way out of my way on a regular basis because my road is closed due to construction of the transmission lines. Ex: on Canboro Road.

6. On the complaints log there is a requirement for wind speed etc. How can I be expected to know wind speed at my location?

General Information

7. The transmission poles are turning everyone off. We do not hear complaints about the turbines but sure hear a lot about the “ugly” poles, too close to the road, and planted in ditches. (I am sure that the cables will demand comments after they are installed too) I am concerned that those of us with residences along the transmission line will be unable to sell our homes or will be forced to take a loss because of these lines and cables above our homes. What is NRWF/Boralex going to do about this. Are there funds available to us, or would you dig into the funds in the Road use Agreement which are based on the kms of transmission lines? Or could the Community Impact Fund be used to assist the impacted residents?

General Information

8. Can you explain to us, in Laymans terms how the Community Impact Fund will be implemented, and what the terms of reference are for this committee. On what basis will the funds be allocated to community projects.

9. I understand from reading the CIP document, that the lease land farmers (and NRWF) are requesting that this money be given to the community and that a representative of these land owners and NRWF will be on the committee to make the decision about where to allocate these funds? I also understand that this money can be “clawed back” should unexpected charges be forwarded to NRWF – so my question is. - Is this really a gift or just insurance against the community actually benefiting from this fund?

General Information

10. I have (more than once) checked off the place in NRWF.CA where it states that I would like regular updates and newsletters – but I have not received a update or newsletter – Can you tell me why I am offered this service and I receive nothing. I thought that I would receive early notices such as when the Modification Report was posted ,especially since the time frame for appeal is so tight, which makes early notification imperative. This would be part of the “Renewable Energy: A good neighbor approach: Tips for Communities wouldn’t it? A simple email would be sufficient and would certainly make me appreciate a Good Neighbour approach from NRWF.

General Information

11. At our last meeting, it was said that turbines 51, 10- and 11 would not be built. But, they are still on all the maps, even the newest maps which are with the modification report. Does this mean that you will be siting those in the future? Are they in your long range planning to be build after the project is complete? Are there plans to apply for an additional 9 mw project.

General Information

12. We have had our phone lines cut and not repaired for days. We have had hydro outages as lines were switched to accommodate a request by construction crews. Some neighbours have had damage to appliances and equipment due to the line changes made March 5th. We have, without being contacted, been told the damages were all a coincidence. On March 5th, the line we were switched to gave the neighbours low voltage for days, hydro trucks were out in the night but they could not repair the problem as it was the line itself. Clearly these line switching outages are planned and for our farmers with computerized systems these outages cause major problems. Notice of power interruptions should be available, at least, to our farmers. What are you going to do to ensure our mechanized farms are made aware of planned outages? What are you putting in place so that public services are not disrupted in the future? Who will be responsible for these two areas? Could we please have contact number.

13. Is there a web site that gives you detailed information as to road closures around us as this type of information is not reaching us?

14. The maps on your web site appear to be outdated and inaccurate. May I please have an updated, accurate map of this wind facility, including turbines, power lines and all infrastructure?

General Information

15. Turbines are built in a migratory bird staging area Migratory bird behaviour has been drastically changed this spring. Only major change has been the construction and testing of wind turbines 60 - 80% reduction in staging area activities (gathering on ponds, gathering in fields, low flying formations, flocking up) from previous 30 years 60 – 80% Reduction in migratory bird numbers (water fowl) from previous 30 years.

What steps will the company be taking to mitigate this environmental problem?

16. Were the town of west lincoln and/or region of niagara contacted about the meeting and will they be represented?

17. How far do these transmission poles have to be from a residence?

Schedule

1. Could you give us a timeline for when you expect this project to be complete, including remediation? When do you expect Commissioning, and when do you anticipate decommissioning?
2. Is there a completion date in sight?

Traffic

1. We have had our road closed at one or the other, or at both ends for months now, often there are detours on our detours . We did, after complaining , get notices in our mailboxes telling us where the road will be closed for the week. This helps as this yo-yoing from one end to the other is maddening. Clearly however, often no one gives the crews the notices we get. The most annoying of all of this is when we come across the road blocked with pylons, or heavy equipment and no one working. Who was overseeing this while it was happening and what can we expect in the future? What are you doing so that this issue does not happen again to others ? “ (I should note here that we have not had a local paper in months and when we finally had one delivered last week we saw notices of road closures, but these notices do not help if the papers can not be delivered.)

Stray Voltage

1. What if the families, or the pets or livestock, along the transmission lines suffer from electrical pollution and stray voltage? What will be done for those families?

Noise

1. With regard to monitoring of noise emissions when the project enters operation:

- a.) What standard will your team follow to conduct noise measurements?
- b.) What equipment will be used to perform the noise measurements? (Please include unit and microphones, etc)
- c.) When will noise measurements be taken?
- d. For what duration will noise be captured?
- e.) What standard(s) will your team employ to process the noise data?
- f.) What happens to the raw measurement data after it is processed and compiled into a report?
- g.) Is the unprocessed data available for interpretation at a later date?
- h.) May other parties request access to the raw unprocessed noise data?
- i.) May other parties request access to the noise measurement report(s)

Noise

2. The MoE&CC standards and procedures indicate that they only consider audible noise to be a risk to human health and wellness.

(In use of A weighting in their noise processing and given they will not respond to reports of issues from residents who live more than 1,500 meters away from the nearest turbine...)

Yet, many people have reported disturbing observations and health impacts well beyond this range.

a.) Will your team provide any protective measures for the people living in the community your wind facility will operate in beyond current MoE&CC regulations - or will you simply comply with MoE&CC regulations as pertaining to noise emissions and response to reports of issues?

b.) If you receive reports of disturbance and/or health impacts with suspected connection from people living beyond 1,500m away from the nearest turbine, what responses from your team are possible?

c.) From communicating directly with the MoE&CC that it is suspected their noise regulation pertaining to emission of noise which depends upon A Weighting and specific levels in dB(A) do not adequately protect people from infrasonic noise emissions and the pulsating characteristic and tonality of them, it is clear the MoE&CC will not invoke any studious investigation to ensure their protections are adequate to protect the people living in the communities where large wind turbines operate. What can you as manufacturer and operator provide as assurance that no one in our community will encounter harm from the operation of your wind facility?

d.) Pertaining to the above, in case you receive reports from the community of issues and observations that problems may exist which have not been previously detected and fully mitigated by existing practiced standards, what is your company capable of doing to ensure any potential health and wellness risks are mitigated? How would an average resident request help if needed?

Noise

3. May I please have access to the noise study which was conducted as part of the permitting process?

4. How may I obtain access to noise monitoring which will be conducted through testing and operation?

5. . I read in the project description that noise monitoring will be done pre and post installation of turbines. I understand that the pre noise testing is done by computer generated testing.

-Is that true?

-Can you explain how a computer can actually test for background noise or environmental noise at each affected home.

-How is the post installation testing done?

- Are the results made available to the homeowners?

- Would you be so kind as to arrange for all noise receptors (homeowners) to receive the results of these tests at all turbines (for example at 2kms from their home).



Thank You