

KINGSTON SOLAR LP

Sol-Luce Kingston Solar PV Energy Project

CONSULTATION REPORT ADDENDUM



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1.0 Introduction

Kingston Solar LP is proposing to develop a 100-megawatt (MW) solar photovoltaic project to be known as the Sol-Luce Kingston Solar PV Energy Project (Project). The proposed Project is generally bounded by Highway 38 to the east, Mud Lake Road/County Road 19 to the west, Quabbin Road to the north, and Highway 401 to the south. The proposed Project is located within two municipalities; the City of Kingston to the east and Loyalist Township to the west. A Renewable Energy Approval (REA) application was submitted for this project on September 18, 2012 and received the 'deemed complete' status by the Ministry of Environment (MOE) on February 12, 2013. The Project was under technical review by the MOE when the clock was stopped to accommodate a Major Design Change and technical changes to the project.

On September 24, 2013, the MOE deemed the proposed changes to constitute a major design change to the Project. As part of the process for amending the original REA application under Ontario Regulation 359/09 (O. Reg. 359/09), enabled by the *Environmental Protection Act*, the MOE requires that additional consultation activities be completed. Table 1 (below), reflects these requirements and provides a summary of the consultation that has taken place since initiation of the amendment process. The REA Addenda package, including the *Modifications Document* was submitted to the MOE and provided for public review on December 16, 2013 and the technical review clock was restarted.

Table 1: Consultation Activities September 2013 - February 2014

Date	Description	Circulation	Response (if applicable)	Reference
September 11, 2013	Meeting with Loyalist Township to discuss City of Kingston's "Landscaping and Site Design Guidelines".	<ul style="list-style-type: none"> • Bill Lowry, Mayor, Loyalist Township. • James Hegadorn, Councillor. • Harry Schlange, CAO • Murray Beckel, Director, Planning and Development. • David MacPherson, Transportation Manager. • Representatives of Kingston Solar LP. 	Not applicable. Details of the meeting are described in Section 3.	See Appendix B3.
September 24, 2013	Letter to MOE outlining proposed amendments to the project.	<ul style="list-style-type: none"> • Agatha Garcia-Wright, Director, Environmental Approvals Branch. • Sandra Guido, Senior Program Support Coordinator, Service Integration. • Sarah Raetsen, Senior Project Evaluator. 	<p>A letter was received on September 27, 2013 outlining the Ministry's requirements for the completion of the amendment, including consultation activities.</p> <p>A subsequent letter was received on October 7, 2013 clarifying municipal consultation requirements and timing for review of the amended REA application by the Ministry.</p>	See Appendix C3.

Date	Description	Circulation	Response (if applicable)	Reference
October 7, 2013	Letter to Aboriginal communities notifying them of upcoming archaeological assessments on new lands.	<ul style="list-style-type: none"> All First Nations and Métis as identified in the MOE letter as part of the original application (listed in Section 2). 	<p>Alderville First Nation responded on October 22, 2013, requesting project summary information and to be kept apprised of the project as it moves forward. Kingston Solar LP responded by email to Mr. Simpson on October 24th, asking for clarification if the project is level 2 (having some potential for impact) or level 3 (having minimal potential for impact). <i>Note: During consultation for the original application, Mr. Simpson had declared the project level 3 in a letter dated August 2, 2012. See Consultation Report dated September 2012 provided to the MOE under separate cover.</i></p>	See Appendix A3.
October 8, 2013	Update to landowner regarding project layout changes and no components to be installed on their property.	<ul style="list-style-type: none"> Landowner for Property #1. 	Not applicable.	See Appendix D1.

Date	Description	Circulation	Response (if applicable)	Reference
October 28, 2013	Update to landowner regarding project layout changes and extent of area to be developed.	<ul style="list-style-type: none"> Landowner for Property #24. 	Not applicable.	See Appendix D1.
October 11, 2013	Email from Kingston Solar LP to confirm that solar components will not be constructed on Property 11A or 11B.	<ul style="list-style-type: none"> Two adjacent landowners. 	Not applicable.	See Appendix D1.
October 23, 2013	Meeting with Cataraqui Region Conservation Authority (CRCA) to discuss proposed changes and status of project.	<ul style="list-style-type: none"> Representatives from Dillon Consulting and Kingston Solar LP. CRCA: Michael Dakin, Shawn Fairbank, Amanda Mallory. 	Not applicable.	See Appendix C3.
October 29, 2013	Emailed letter to MTCS regarding proposed modifications to the project and their potential impact on cultural heritage.	<ul style="list-style-type: none"> Paula Kulpa, Heritage Land Use Planning. 	Ms. Kulpa responded by email on November 5, 2013 stating that the recommendations of the June 8, 2012 letter for cultural heritage are still applicable and that a new comment letter would not be required.	See Appendix C3.
November 4, 2013	Email to MNR to confirm records review for NHA addenda.	<ul style="list-style-type: none"> Joe Holleran, Renewable Energy Program Coordinator. 	Mr. Holleran responded on November 6, 2013 confirming no additional records for the NHA Records Review.	See Appendix C3.

Date	Description	Circulation	Response (if applicable)	Reference
November 6, 2013	Revised landscape plans to City of Kingston and Loyalist Township	<ul style="list-style-type: none"> • Grant Bain, Director, Planning and Development, City of Kingston. • Murray Beckel, Director of Planning and Development Services, Loyalist Township. 	The City of Kingston provided their comments on the revised landscape plan in a letter dated December 20, 2013.	See Appendix B3.
November 8, 2013	Email to MOE to notify of MTCS confirmation.	<ul style="list-style-type: none"> • Sarah Raetsen, Project Evaluator. 	Not applicable.	See Appendix C3.
November 15, 2013	Letter to MOE clarifying that the proposed development of Property 24 will be consistent with the original REA application.	<ul style="list-style-type: none"> • Agatha Garcia-Wright, Director, Environmental Approvals Branch. • Victor Schroter, Director, Section 47.5, <i>Environmental Protection Act</i>. • Sarah Raetsen, Senior Project Evaluator. 	Not applicable.	See Appendix C3.
December 6, 2013	Meeting with MNR to discuss comments on the NHA addenda and Modifications Document.	<ul style="list-style-type: none"> • MNR: Joe Holleran, Heather Zurbrigg, Kate Pill, Kathy Woeller, Andy Baxter. • Representatives of Dillon Consulting and Kingston Solar LP. 	None required. The revised NHA addenda and Modifications Document were subsequently resubmitted to the MNR.	See Appendix C3.

Date	Description	Circulation	Response (if applicable)	Reference
December 16, 2013	Submission of amended REA application to MOE	<ul style="list-style-type: none"> • Ian Parrott, Director, Environmental Approvals Branch. • Trevor Dagilis, District Manager, Kingston District Office. 	A letter was received on January 17, 2014 acknowledging receipt of the Modifications Document on December 16, 2013 and outlining consultation requirements (i.e., the completion of the Public Meetings on January 22 and 23, 2014 and submission of this <i>Consultation Addendum Report</i>).	See Appendix C3.

Date	Description	Circulation	Response (if applicable)	Reference
December 16, 2013	Notice of REA amendment and Public Meeting	<ul style="list-style-type: none"> • All First Nations and Métis as identified in the MOE's letter (dated August 27, 2011) as well as additional Aboriginal communities identified by Kingston Solar LP in the original REA application. • All public stakeholders and landowners on original consultation list and identified at PICs – note Notice was emailed to those who indicated electronic correspondence as their preference. • All agency stakeholders on original consultation list and identified at PICs. • The City of Kingston. • Loyalist Township. • Lennox and Addington Public Library (Odessa Branch). • Kingston Frontenac Public Library. 	<p>The courier package to the Shabot Obaadjiwan First Nation was returned. The notification from the shipper was that the package was never picked up by the receiver. Dillon telephoned the Shabot Obaadjiwan First Nation office to confirm the mailing address and the package was re-sent on January 10, 2014. Chief Davis was sent an email on January 9, 2014 to outline the nature of the changes and notify her of the documents made available on the project website.</p> <p>Twenty-three stakeholder letters were returned to sender.</p> <p>Four emails were returned as non-deliverable.</p>	See Appendix A3, B3, C3 and D1.

Date	Description	Circulation	Response (if applicable)	Reference
December 17, 2013	Forwarded MNR Confirmation of NHA Addenda and NHA Modifications Document to the City of Kingston	<ul style="list-style-type: none"> Calvin Chan, Senior Planner, Planning, City of Kingston. 	Not applicable.	See Appendix B3.
December 19, 2013	Notice of REA amendment and Public Meeting (34 days before January 22, 2014 Public Meeting and 33 days before January 23, 2014 Public Meeting)	<ul style="list-style-type: none"> Published in <i>Kingston This Week</i>. Published in the <i>Kingston Whig Standard</i>. 	Not applicable.	See Appendix D1.
January 7, 2014	Meeting to discuss comments on revised Landscape Plan	<ul style="list-style-type: none"> Planning Department, City of Kingston. Representatives of Kingston Solar LP. 	The City confirmed their overall satisfaction with the revised Landscape Plans.	See Appendix B3.
January 9, 2014	2 nd Notice of REA amendment and Public Meeting	<ul style="list-style-type: none"> Published in <i>Kingston This Week</i> Published in the <i>Kingston Whig Standard</i>. 	Not applicable.	See Appendix D1.
January 21, 2014	Forwarded the Open House board material to City of Kingston, Loyalist Township	<ul style="list-style-type: none"> Calvin Chan Planning Department, City of Kingston. Murray Beckel, Planning and Development, Loyalist Township. 	Not applicable.	See Appendix B3.

Date	Description	Circulation	Response (if applicable)	Reference
January 22, 2014	Public Meeting – Odessa Fairgrounds	<ul style="list-style-type: none"> All stakeholders were circulated the Notice of REA Amendment and Public Meeting on December 16, 2013. 	Details of comments received from the Public Meeting on January 22, 2014 are documented in Section 5.2 of this report.	See Appendix D1.
January 22, 2014	Meeting with City of Kingston Fire Department	<ul style="list-style-type: none"> Donald Corbett, Deputy Fire Chief. Melanie Jones, Assistant Fire Chief. Douglas Ede, Director of Training. Kevin Ottenhof, Training Officer. 	Addressed safety concerns and possible benefit programs. Comments and responses are documented in Table 2.	See Appendix B3.
January 23, 2014	Public Meeting – Kingston Invista Centre	<ul style="list-style-type: none"> All stakeholders were circulated the Notice of Amendment and Public Meeting on December 16, 2013. 	Details of comments received from the Public Meeting on January 23, 2014 are documented in Section 5.2 of this report.	See Appendix D1.

2.0 Aboriginal Consultation

Consultation with Aboriginal communities is an essential part of Kingston LP's consultation program. Kingston Solar LP communicated with the following 11 Aboriginal communities during both the original and amended REA application processes:

A total of 6 Aboriginal communities (below) were identified by the MOE for the Project and were consulted throughout the amendment process.

- Alderville First Nation;
- Curve Lake First Nation;
- Hiawatha First Nation (Mississaugas of Rice Lake);
- Kawartha Nishnawbe First Nation;
- Mohawk Council of Akwesasne; and

- Tyendinaga Mohawk Council.

Five additional Aboriginal Communities (below) were also consulted by Kingston Solar LP (see Aboriginal consultation list in Appendix A1). These communities were identified early in the REA process, prior to receiving the MOE List. For continuity and consistency, Kingston Solar LP has continued to consult with these communities throughout the amendment process.

- Algonquins of Pikwakanagan;
- Ardoch Algonquin First Nation;
- The Nation Huronne-Wendat;
- Métis Nation of Ontario; and
- Shabot Obaadjiwan First Nation.

As provided in Table 1, a letter was distributed to all of the above listed Aboriginal communities on October 7, 2013 to notify them of the required Stage 1 and 2 Archaeological Assessments for the additional Project lands. At the time of submission of this report, the only response to this letter was received from Alderville First Nation with a request to be kept informed of the project. In total, only one piece of correspondence was received from Aboriginal communities during the amendment consultation process for Kingston Solar LP.

A summary of correspondence with Aboriginal communities is provided in Appendix A2. A copy of letters and emails sent and received is provided in Appendix A3.

A copy of the *Modifications Document* and its associated appendices was circulated by courier to all Aboriginal communities along with a *Summary of REA Modifications* on December 16, 2013. The package sent to the Shabot Obaadjiwan First Nation was returned to sender on January 1, 2014. After re-confirming the address, the package was re-sent along with an email on January 9, 2013. No response was received, but courier confirmations for this and all other mailings to Aboriginal communities are provided in Appendix A3.

On December 16, 2013, all Aboriginal communities were circulated a letter inviting them to the Public Meetings in January, making them aware of the documents available for review, and providing a summary of project changes. No responses to this letter were received. A copy of the letter and summary document is provided in Appendix A3. No members of Aboriginal communities attended the Public Meetings on January 22, or 23, 2014.

3.0 Municipal Consultation

In May, 2012, the City of Kingston released a document entitled “Landscaping and Site Design Guidelines for Large-Scale, Ground-Oriented Solar Energy Facilities”, which outlined their standards for mitigating visual impacts from proposed solar facilities. These standards are summarized below:

- Avoid lands designated as Prime Agriculture in the City of Kingston’s Official Plan;
- Facility components to be set back a minimum of 20 m from all property lines and public Rights-of-Way;
- Solar arrays and fencing to be set back 100 m from any residences unless otherwise negotiated with the project owner; and
- Facility components to be set back a minimum of 30 m from watercourses and wetlands.

On September 23, 2012, representatives of Kingston Solar LP and the City of Kingston met to review and discuss a setback mitigation plan in response to the City’s Landscaping and Site Design Guidelines (AMEC, 2012).

A meeting between Kingston Solar LP and Loyalist Township on September 11, 2013 confirmed that the setbacks would be requested by both municipalities. Although the REA submission to the MOE had already occurred at this time and an amendment to the Project was not required under O. Reg. 359/09, Kingston Solar LP took the initiative and made additional efforts to accommodate municipal requests. The effort required to incorporate the Landscaping and Site Design Guidelines into the Project layout prompted initiation of the amendment process for the Sol-Luce Kingston Solar PV Energy Project (See Figure 1).

Between September 2013 and November 2013, the layout for the project was revised to accommodate the Landscaping and Site Design Guidelines. Revised landscape plans were submitted to both municipalities on November 6, 2013. The City of Kingston provided their comments on the revised plans on December 20, 2013. The City of Kingston indicated their overall satisfaction with the revised landscape plans during a meeting with Kingston Solar LP on January 7, 2014. At the time of submission of this report, Loyalist Township had not yet provided their formal comments on the changes to the landscape plans; however discussions with Kingston Solar LP have indicated overall satisfaction with the revisions. On December 16, 2013, the City of Kingston and Loyalist Township were circulated copies of the *Modifications Document* and its associated appendices and notified of the Public Meetings to be held on January 22 and 23, 2014. Courier receipts confirming receipt of these documents are presented

in Appendix B3. At the time of submission of this report, no comments on the *Modifications Document* or appendices had been received from either municipality.

It should be noted that Kingston Solar LP was not requested to participate in further consultation with the County of Lennox and Addington during the amendment process. The County of Lennox and Addington were circulated the Notice of Amendment and Public Meeting on December 16, 2013, however no responses were received.

A copy of the municipal consultation list is provided in Appendix B1. A summary of correspondence with municipalities is presented in Appendix B2.

Throughout the consultation process with municipalities, several meetings were held. These are documented below:

September 11, 2013

At this meeting, the City of Kingston and Loyalist Township discussed their expectations and requirements for implementing setbacks and visual mitigation for ground-oriented solar projects. At the meeting, the City of Kingston confirmed the following requested changes had been applied to the project (see Figure 2):

- 20 m setbacks from Mud Lake Road and Howes Road;
- 100 m setback from non-participating residential dwellings; and
- 20 m setback from non-participating properties.

Kingston Solar LP agreed to implement the Landscape Plans as presented to the Township in April, 2012 and subsequently presented to Council in May, 2012.

January 7, 2014

A meeting was held between Kingston Solar LP and the City of Kingston to discuss the City's comments in their letter dated December 20, 2013. At this meeting, Kingston Solar LP outlined how the revised project layout met the requirements of the City's Landscaping and Site Design Guidelines (provided for reference in Appendix B3). The City of Kingston indicated their overall satisfaction with the Landscape Plans and the setbacks applied to the project layout.

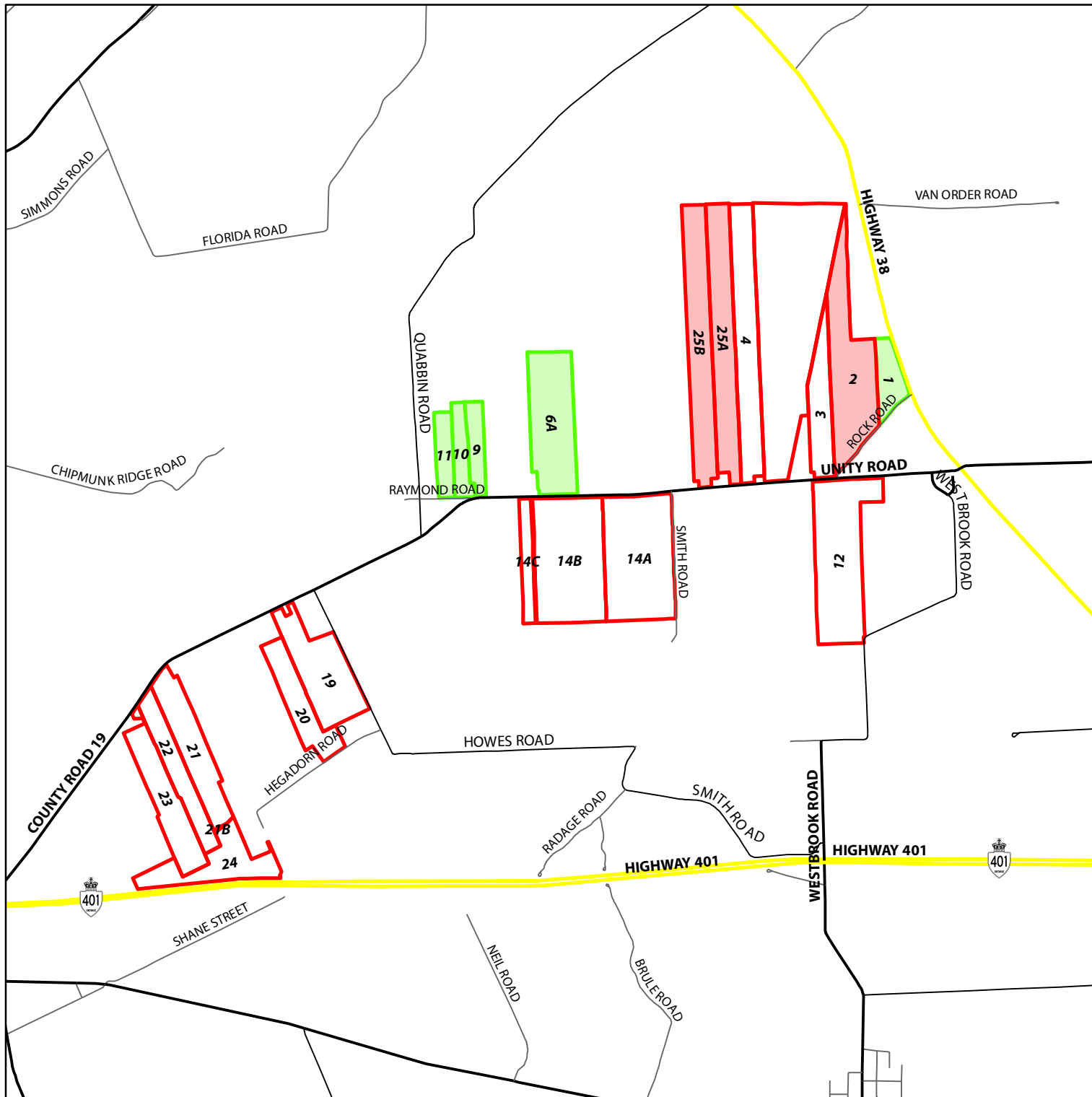
January 22, 2014

A meeting was held between Kingston Solar LP and the City of Kingston Fire Department to address safety concerns. Kingston Solar LP answered questions regarding access to the site,

remote monitoring and shutdown of equipment in the case of an emergency. Detailed comments and responses from this meeting are documented in Table 2.

Sol-luce Kingston Solar PV Energy Project

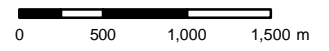
Figure 1:
Property Boundary of the
Project Location
and New Lands



- Highway
- Arterial Road
- Collector Road
- Local Road
- Property Boundary of Project Location Lands
- Removed Properties from Project Location
- Property Where New Lands for Study Occur

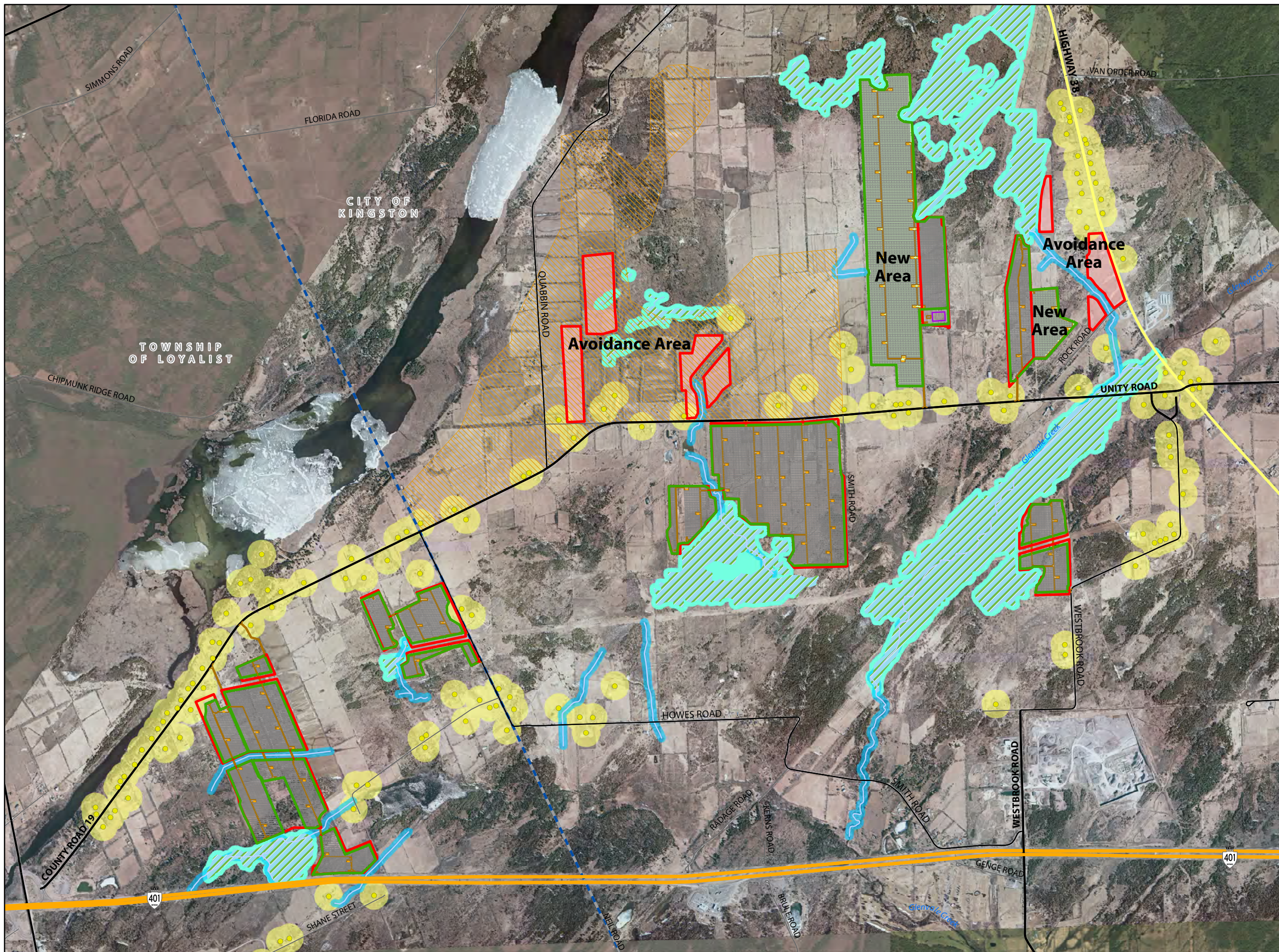


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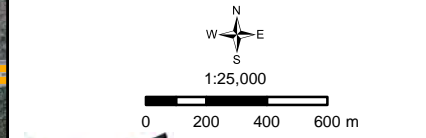
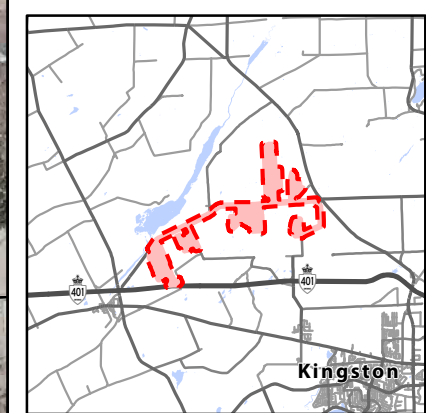


Sol-luce Kingston Solar PV Energy Project

Figure 2 Comparison of Final and Preliminary Project Locations and Setbacks



- Non-Participating Residence
- Final Project Boundary
- Preliminary Project Boundary
- Property Where New Lands for Study Occur
- Removed Area from Project Location
- Solar Panels
- Access Roads
- Fence
- Inverters
- Substation
- Freeway
- Highway
- Arterial Road
- Collector Road
- Local Road
- Watercourse
- Municipality
- Prime Agricultural Avoidance Area
- Wetland
- 30 m Water Body Setback
- 100 m Residence Setback
- 30 m Wetland Setback



4.0 Agency Consultation

As part of the consultation process identified by O. Reg. 359/09, proponents of renewable energy projects are required to consult with government and other agencies (e.g., MOE, conservation authorities etc.). This section details the consultation activities undertaken with the identified groups. A copy of the agency consultation list is provided in Appendix C1. A summary of correspondence with agencies is provided in Appendix C2. Copies of all agency correspondence sent and received is provided in Appendix C3.

4.1 Consultation with the Ministry of the Environment

Consultation with the Ministry of the Environment (MOE) was initiated on September 24, 2013 with a letter outlining the proposed amendments to the REA application. The Ministry responded on September 27, 2013 confirming that the scope and scale of the modification process would constitute a Major Design Change for the Sol-Luce Kingston Solar PV Energy Project. On October 1, 2013, Kingston Solar LP requested a clarification in regards to the requirements for municipal consultation. The MOE provided a subsequent follow up letter on October 7, 2013 to clarify that a municipal resolution would not be required in advance of submitting the amended REA application. The MOE also commented on expected review timelines once the *Modifications Document* was received.

On November 15, 2013, a clarification was submitted to the MOE to outline the proposed development on Property 24 and 4 (see Figure 3). The previous letter to the MOE (dated September 24, 2013) had indicated that Property 24 and 4 would be developed in areas not previously studied as part of the original REA. The update letter clarified that the proposed development of this property would be consistent with the original REA application and would not be expanded to include lands that had not previously been studied within Property 24 and 4.

On January 17, 2014, the MOE provided a letter to Kingston Solar LP confirming the receipt of the Modifications Document and restarting the technical review clock for the project. Kingston Solar LP responded with a letter dated January 20, 2014 which overviewed the amendments to the project and requested an expedited review of the amended REA application.

4.2 Consultation with the Ministry of Natural Resources

Consultation with the Ministry of Natural Resources (MNR) was initiated on November 4, 2013 to address the redistribution of project components to new lands. A meeting was held with the MNR on December 6, 2013. The purpose of the meeting was to discuss the Ministry's comments on the NHA addenda and Modifications Document. The Natural Heritage Assessment addenda and modifications document were subsequently revised to incorporate

their comments and re-submitted to the Ministry for their review in November and December 2013. The MNR provided confirmation for the addenda and modifications document on December 13, 2013.

4.3 Consultation with the Ministry of Tourism, Culture and Sport

Consultation with the Ministry of Tourism, Culture and Sport (MTCS) was initiated on October 29, 2013 to reconfirm their comment letter for the original Cultural Heritage Assessment Report. On November 5, 2013, MTCS confirmed that their cultural heritage comment letter for the original application (dated June 8, 2012) was still valid and that a new comment letter would not be required.

As part of the major design changes to the proposed project, additional archaeological studies were required and submitted to the Ministry for review on October 23, 2013. MTCS provided their comment letter for the archaeological assessments on October 25, 2013 and recommended that no further work would be required.

4.4 Consultation with the Cataraqui Region Conservation Authority

On October 23, 2013, a meeting was held between representatives of Kingston Solar LP, Dillon Consulting and the Cataraqui Region Conservation Authority. The purpose of the meeting was to discuss comments related to stormwater and grading for the project as well as to provide an update for the project and describe the amendment process. The CRCA provided support for the methods undertaken to amend the project application and also indicated they would be reviewing the *Modifications Document* on behalf of the City of Kingston.

On December 6, 2013, the CRCA provided their satisfaction with the revised Landscape Plans for the project, indicating their compliance with the CRCA's Regulation 148/06 (*Cataraqui Region Conservation Authority: Regulation of Development, Interference with Wetlands and Alterations to Shorelines and Watercourses*).

An updated Stormwater Management Plan was prepared separately from the REA submission to address comments received from CRCA, the City of Kingston and Loyalist Township and was submitted to CRCA, City of Kingston and Loyalist Township on January 9, 2014. The updated Stormwater Management Plan addressed the proposed amended layout and technical changes for the project.

4.5 Consultation with Other Agencies

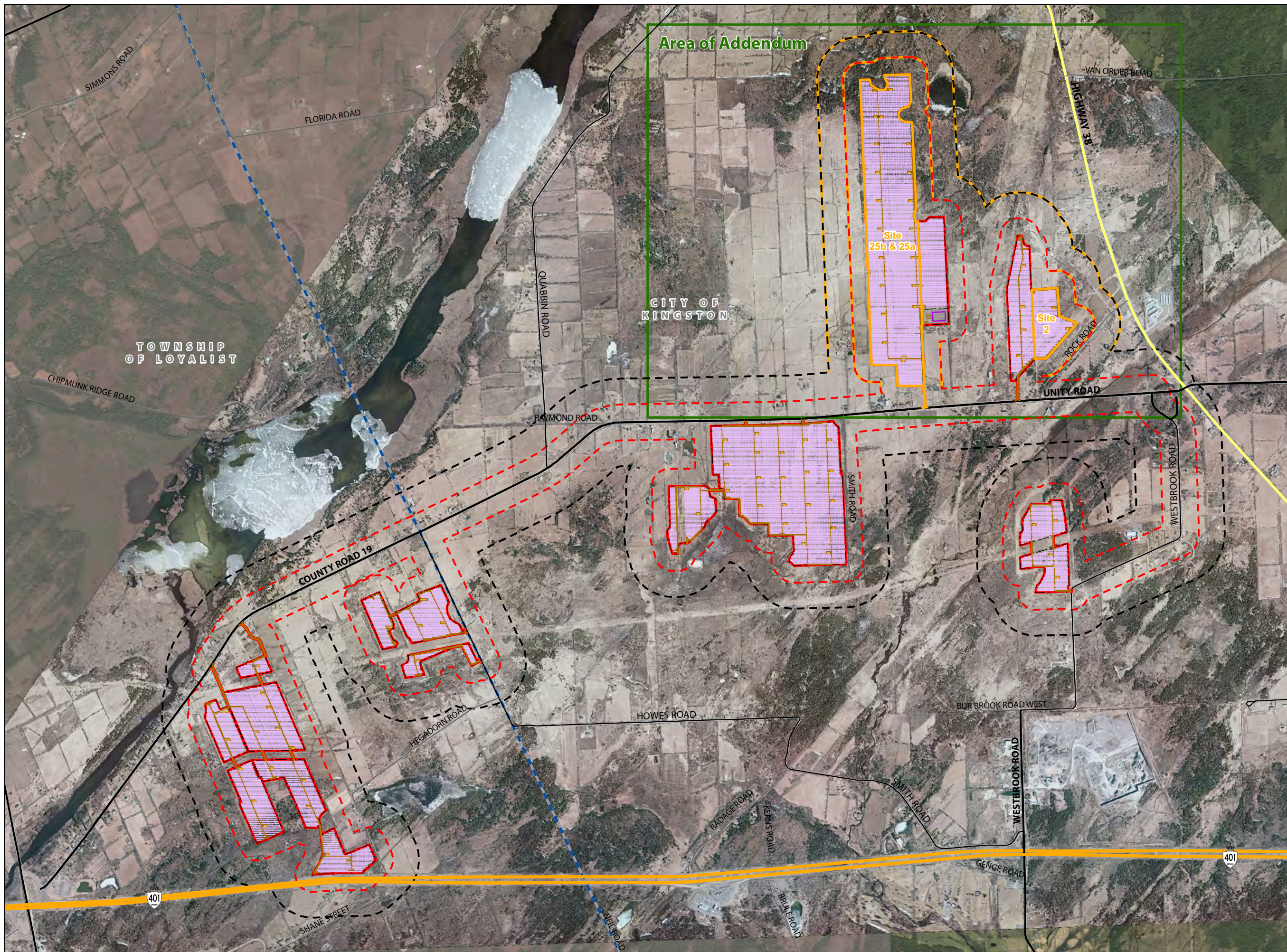
On January 16, 2014, a letter was received from the Ministry of Transportation (MTO). The letter provided provincial clarification and outlined the requirement for a Traffic Impact Study to be completed and a Building and Land Use Permit to be obtained prior to construction.

Consultation between Kingston Solar LP and the MTO on these items is ongoing. Initiation of a Traffic Impact Study and required permit applications will occur after the Project has received a Renewable Energy Approval from the MOE.

On January 28, 2014 an email was received from the Ministry of Aboriginal Affairs and Northern Development Canada (AANDC). The purpose of the email was to remind Kingston Solar LP of their Duty to Consult First Nations in the vicinity of the project area. Kingston Solar LP responded by email on January 30, 2014, outlining consultation activities to date with Aboriginal Communities having interest in the proposed project.

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**Figure 3
Revised Project Layout**

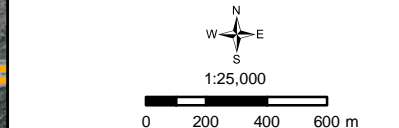
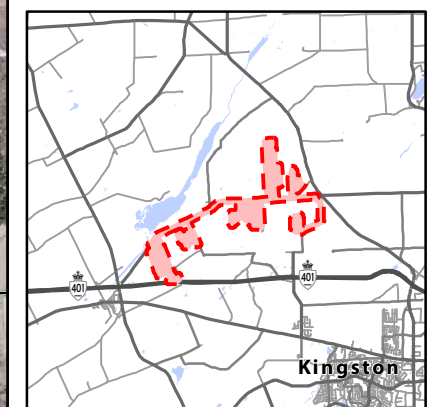


Legend

- Freeway
- Expressway / Highway
- Arterial Road
- Collector Road
- Local Road
- Project Location
- Amended Project Location
- 120 m Project Location Setback
- 300 m Project Location Setback
- 120 m Amended Project Location Setback
- 300 m Amended Project Location Setback
- Municipal Boundary

Project Components

- Solar Panels
- Inverters
- Access Road
- Fence
- Substation



5.0 Public and Stakeholder Consultation

5.1 Previous Public Meetings

As part of the original REA application, three Public Meetings were held for the Sol-Luce Kingston Solar PV Energy Project in the City of Kingston and Loyalist Township as below;

- First Public Meeting - August 2011 Open Houses
- Additional Public Meeting – April 2012 Interim Community Session
- Final Public Meeting- August 2012 Open Houses

These meetings were well-attended and included the following topics of discussion:

- the location of panels;
- visual impact of the proposed facility;
- potential impact on property value;
- construction traffic;
- species at risk; and
- on-going communication with residents.

The Interim Community Session was held to enhance consultation with the community and the subsequent water well survey program was conducted based on comments received at the session. The results of the water well program were provided at the Final Open Houses (Dillon, 2012). As a result of comments received at the Final Open Houses, Kingston Solar LP committed to implement visual mitigation measures for the proposed Project (AMEC, 2012)

Additional correspondence was received from landowners after submission of the original REA application and before the decision to amend by Kingston Solar LP. This correspondence suggested concern for the consultation activities completed to that point and expressed a desire for continuous communication with residents. Copies of this correspondence and the responses are included as part of Appendix D1. It should be noted that although this consultation occurred prior to the decision to amend the project, it has been included to provide a continuous record of consultation with the public. A summary of correspondence with the public is presented in Appendix D2.

5.2 Public Meeting for the Proposed Technical Change and Major Design Change to the Project

At the request of the MOE, additional Public Meetings were held in the City of Kingston and in Loyalist Township to discuss the proposed amendments to the project. The meetings were held on January 22, 2014 and January 23, 2014 at the Odessa Fairgrounds (231 Main Street, Odessa,

Ontario) and at the Invista Centre (1385 Gardiners Road, Kingston, Ontario). The public and other stakeholders were notified of the meeting as described in Section 32.3(1) of *Ontario Regulation 359/09*; at least 30 days prior to the meeting (the first notice was published in the *Kingston This Week* and *The Kingston Whig Standard* on December 19, 2013; the second notice was published on January 9, 2014; see a copy of the Notice and newspaper tearsheets in Appendix D1). Copies of the *Modifications Document* and related addenda were made available at the following locations 30 days prior to the meeting in accordance with the Regulation:

- City of Kingston, City Hall, Clerk's Office, 216 Ontario Street, Kingston;
- Kingston Frontenac Public Library, Isabel Turner Branch, 935 Gardiners Road, Kingston;
- Loyalist Township, 263 Main Street, Odessa; and
- Odessa Branch Library, 102 Main Street, Odessa.

A copy of the Public Meeting materials are provided in Appendix D3, and a copy of the public stakeholder list is provided in Appendix D4. Note that personal contact information for adjacent landowners and members of the public are omitted due to provincial privacy policies.

The primary purpose of the meeting was to discuss the proposed changes to the application, and representatives from Kingston Solar LP and Dillon Consulting were available to answer questions related to all aspects of the project. Representatives from Dillon included individuals specializing in biology and hydrology. A copy of the draft *Modifications Document* was made available to attendees along with comment sheets.

A total of 25 people attended the Public Meeting at the Odessa Fairgrounds on January 22, 2014. No comment sheets were filled out by attendees at the Public Meeting; however, local residents and stakeholders raised questions during one-on-one conversations with Kingston Solar LP and Dillon Consulting staff regarding the following:

- Lease option agreements for lands no longer part of the project location;
- Sourcing of construction materials (e.g. gravel for internal access roads);
- Noise and vibration impacts during construction and potential impacts to local businesses;
- Visual mitigation commitments including berming and vegetative screening with trees and shrubs;
- Implementation of the setback limits requested by the City of Kingston and Loyalist Township;
- Maintenance requirements for visual mitigation commitments;

- Timing for installation of visual mitigation commitments;
- Timing for availability of Fire Plan; and
- Description of a Community Liaison Committee (CLC) and its function.

One member of the public provided an email to the project team after the Public Meeting in Odessa. The email expressed concern for their business and construction related impacts. This is documented and addressed in Table 2, below. A copy of the email and response provided can be found in Appendix D1.

A total of 25 people attended the meeting at the Invista Centre on January 23, 2014. No comment sheets were filled out by attendees at the Public Meeting; however, local residents and stakeholders raised questions during one-on-one conversations with Kingston Solar LP and Dillon Consulting staff regarding the following:

- Consultation efforts of Kingston Solar LP and how comments received at meetings would be addressed;
- Procedures to be followed in the case of a fire at the facility;
- The visual impact of poles to be installed to accommodate the HONI transmission line;
- The process for the procurement of contractors during the construction phase of the project;
- Reason for the REA amendment application (i.e., to meet the City of Kingston's Landscaping and Site Design Guidelines);
- Potential impacts from a fire at the facility and potential for human health concerns;
- Anticipated timing for the installation of visual mitigation measures including berming and planting; and
- Anticipated timing for the start of construction and commercial operation.

One member of the public provided a letter to Kingston Solar LP during the meeting. The letter expressed concern related to construction impacts of the project and how it might affect their local business and livelihood. Their concerns and responses are summarized in Table 2, a full copy of the letter and response provided can be found in Appendix D1.

On January 24, 2014, a member of the public submitted a letter to the MOE outlining their concerns related to the project and suggested items for consideration during technical review of the application by the MOE. A copy of this letter is provided in Appendix D1.

Attendees generally expressed support for the changes to the project, citing an improvement to how Kingston Solar LP addressed visual impacts from the proposed facility and support for the

setback limits and avoidance of lands designated as Prime Agricultural in the City of Kingston's Official Plan. Some attendees expressed concern related to impacts during the construction phase and emergency response procedures during operations. It is anticipated that ongoing consultation related to both these items will occur. Detailed responses to the concerns discussed at the Public Meeting and other comments received are documented in the comment/response table (Table 2), shown below.

During the consultation period for the project, Kingston Solar LP has provided individual responses to letters and emails received by adjacent landowners as part of stakeholder consultation. Any additional comments received after the submission of this report will be responded to and forwarded to the MOE for their consideration during their evaluation of the project. Kingston Solar LP will also consider the implementation of a Community Liaison Committee (CLC) for the project to assist with ongoing communication subject to the MOE's REA approval conditions. Should this be implemented, interested parties will be notified prior to its commencement as per MOE's approval conditions.

Table 2: Detailed Comment/Response Table

Date	Name / Group	Comment/Concern	Response	Notes / Follow-up
January 20, 2014	Public (Email)	<p>According to Ontario's <i>Environmental Protection Act</i> (EPA), discharge of a contaminant into the natural environment, if the discharge causes or may cause an adverse effect. Under the EPA a discharge includes emitting something. A "contaminant" can mean sound and an "adverse effect" includes harm or material discomfort... adverse health effects and loss of enjoyment of normal use of property. "The proponent must assess and document the impacts of all noise emissions from a facility on sensitive locations outside their premises." Clearly [Kingston Solar LP] has failed again. My facility is located within</p>	<p>The requirements of Proponents of renewable energy projects are outlined in detail in <i>Ontario Regulation 359/09</i>. Additional guidance is also provided by the MOE in their document entitled <i>Technical Guide to Renewable Energy Approvals</i>. The Regulation is enabled by the <i>Environmental Protection Act</i>.</p> <p>Proponents are required to document potential negative environmental effects that could occur during all phases of the project, including construction, operations and decommissioning. Section 5.4 of the <i>Construction Plan Report</i> outlines mitigation measures proposed to reduce the impacts of noise during construction. These include minimizing idling, ensuring that all equipment is properly maintained, and undertaking work in accordance with local municipal By-Laws (prohibited between 7PM-7AM in the City of Kingston and between 8PM-7AM in Loyalist Township). A <i>Noise Study Report</i> has been prepared to outline mitigation measures required to ensure noise is compliant with MOE standards for operating facilities (40dBA). In addition to this, it is a typical requirement of a REA approval for an acoustic audit to take place to ensure that operating equipment is</p>	<p>A full copy of the email received and response is provided in Appendix D1. Kingston Solar LP has requested a meeting with this stakeholder to further discuss their concerns.</p>

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
		metres of the proposed solar farm as well as the horse farm down the road.	still in compliance.	
January 22, 2014	Meeting with City of Kingston Fire Department	<p>Is the solar plant safe?</p> <p>Are there enough access points to the site, and are the internal access roads wide enough?</p> <p>Will the plant be monitored during operation?</p>	<p>Solar plants are designed with fuse boxes, switches, breakers, etc. which will automatically shut down that specific portion of the plant should any abnormalities be detected.</p> <p>Access will be possible for all parcels and 6 m wide access roads will be made within the site.</p> <p>Yes, the plant will be remotely monitored during the operation period with a SCADA system.</p>	None required.
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	What happens to my lease option agreement if my property is no longer part of the proposed project location?	The lands which are no longer part of the proposed project may be used for alternative purposes, such as wildlife habitat. This will be discussed with the pertinent landowners at a later stage.	None required.
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	Where will gravel be obtained from for the construction of the internal access roads?	The process for procurement of contractors and materials for construction will not begin until the project has an approved REA from the Ministry of the Environment. Specific information as to where materials will be procured from will not be known until a construction contractor is chosen.	None required.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	The noise and vibration during construction will have adverse effects on my business and livelihood.	Section 5.4 of the <i>Design and Operations Report</i> provides the following mitigation measures for noise during construction: <ul style="list-style-type: none"> • All equipment must be kept in good working order; • All construction activities will be in compliance with the City of Kingston and Loyalist Township's Noise By-law; and • Vehicle idling will be minimized as appropriate. 	None required.
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	What will the visual mitigation look like? When will it be installed?	Visual mitigation will be a combination of tree and shrub planting and naturally undulating berms. It is unknown at this time at what point in the construction process visual mitigation will be installed, however it is possible that visual mitigation will be installed as initial construction activities are taking place. The final sequencing of construction activities will be determined with the contractor once a REA approval is granted by the Ministry of the Environment.	Visual simulations are provided on the panels presented at the Public Meeting – see Appendix D1.
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	Why was the project application amended? Did Kingston Solar LP have to make these changes?	The REA application was submitted to the MOE in September 2012 and was under technical review. Kingston Solar LP stopped the “technical review clock” to accommodate the Landscaping and Design Guidelines released by the City of Kingston and also requested by Loyalist Township. These guidelines required the following changes to the layout:	None required.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
			<ul style="list-style-type: none"> • Minimum setback of 20 m from property lines; • Minimum setback of 30 m from wetlands and watercourses; • Minimum setback of 100 m from residences; and • No development within lands designated as Prime Agriculture by the City of Kingston's Official Plan. <p>Kingston Solar LP did not have to accommodate the Guidelines from the City of Kingston. This was done in good faith to demonstrate Kingston Solar LP's commitment to ongoing consultation with stakeholders.</p>	
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	When will the visual mitigation measures (i.e., berms) be installed? We would like them to be installed prior to the start of construction.	This request will be passed onto the construction contractor for the project. The construction contractor will make the final decision as to the potential for construction phasing relating to visual mitigation measures.	None required.
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	What is a Community Liaison Committee (CLC)? How often do meetings typically take place?	The purpose of a CLC is to discuss any concerns, share ideas and plans and to provide updates to the project. Typically, the MOE puts a condition in the REA that requires CLC meetings to take place two times per year during the construction period.	None required.
January 22, 2014	Discussions at Public Meetings	When will the Fire Plan be available?	Kingston Solar LP has undertaken initial consultation with the City of Kingston Fire Department. The <i>Modifications Document</i> and its appendices were	None required.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
	(Odessa Fairgrounds)		circulated to both the City of Kingston and Loyalist Township and were also shared with their respective Fire Departments. To date, no comments have been received from either municipality.	
January 22, 2014	Discussions at Public Meetings (Odessa Fairgrounds)	Plans should be put in place to maintain visual mitigation measures (i.e., appearance of berms, vegetative plantings).	As mentioned in the Landscaping and Site Design Guidelines from the City of Kingston, maintenance plans will be developed for visual mitigation.	None required.
January 22, 2014	Public (Email)	<p>[<i>Summarized comments</i>]: The noise and general disruption from construction of the facility has potential to alarm the horses and make them act unpredictably, jeopardizing the safety of the animals and their handlers.</p> <p>The <i>Environmental Protection Act</i> prohibits the discharge of contaminants into the environment which can include noise or an "adverse effect" including</p>	<p>[<i>Summarized response</i>]: Thank you for your email. We appreciate and understand your concern for the wellbeing of your animals, your business and your clients. We would like to provide the following responses to your comments and concerns.</p> <p>Potential impacts from noise generated during the construction phase of the project were discussed in the Construction Plan Report of the REA application. As outlined in Section 4.5 of the report, the following mitigation measures were committed to:</p> <ul style="list-style-type: none"> • Equipment and vehicles will be maintained in good working order to limit engine noise; • Company construction personnel should avoid idling of vehicles when not necessary for construction activities; 	A full copy of the email received and response is provided in Appendix D1. Kingston Solar LP has requested a meeting with this stakeholder to further discuss their concerns.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
		<p>harm or material discomfort.</p> <p>Animal rights is a concern since excessive activity, sounds and vibrations can cause stress in horses and potentially lead to ulcers, colic, skin conditions, unpredictable behaviour, etc.</p>	<ul style="list-style-type: none"> All construction and installation activities would take place in accordance with the City of Kingston's noise By-law No. 2004-52 and Loyalist Township's noise By-law No. 2011-6 (for reference, the Kingston By-law prohibits construction noise between the hours of 7PM-7AM Monday through Friday and the Loyalist By-law prohibits noise between the hours of 8PM-7AM Monday through Friday). <p>Details related to the potential for phasing of construction will not be determined until after the project has a REA approval and has entered the detailed design stage. We would encourage you to submit comments related to this so they may be considered at that time.</p> <p>To further address your concerns, we would like to schedule a meeting with you to discuss potential solutions. Please contact me at the information below to arrange a meeting. We are committed to ongoing consultation with adjacent landowners throughout all phases of the project.</p>	
January 23, 2014	Discussions at Public Meetings (Invista	How are comments and questions from stakeholders incorporated into the application? How	Proponents of renewable energy projects and their consultants encourage attendees to fill out comment forms so they can become part of the public record for the project. When this occurs,	Kingston Solar LP will consider the implementation of a Community Liaison

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
	Centre)	are they addressed?	individual responses are provided to each comment. When this does not occur, the project team debriefs after the meeting to discuss common issues and concerns. Comments and topics of discussion are documented in a comment/response table in the <i>Consultation Report</i> . As part of the <i>Consultation Report</i> , proponents have to demonstrate how comments were considered and if they resulted in changes to the REA application for the project.	Committee (CLC) prior to construction to provide ongoing updates to members of the community. Kingston Solar LP has also requested a meeting with applicable stakeholders to further address these concerns.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	What procedures will be followed in the event of a fire at the facility?	Prior to the start of construction, and as documented in the <i>Design and Operations Report</i> for the project, an Emergency Response and Communications Plan (ERCP) will be developed with input from the Kingston and Loyalist Fire Departments. The fire departments, along with the project owner and construction contractor, will develop emergency response procedures for the construction, operations and decommissioning phases of the project.	None required.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	What will be the visual impact of the poles along Unity Road which will be installed for the HONI line?	Please see attached visual simulations showing the impact of poles along Unity Road. Should you have additional comments or questions and wish to discuss this further, please contact the project team by phone or email using the information below:	Visual simulations are underway to show the impact of hydro poles on Unity Road. These will be provided to the

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
			Email: solucekingston@samsungrenewableenergy.ca Phone: 1-855-359-2342	stakeholder.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	Why was the project REA application amended? What are the next steps?	The application was amended to meet the requirements of the City of Kingston's Landscape Design Guidelines. These Guidelines requested that setback limits be met as they related to property lines, residences, public rights-of-way, watercourses and wetlands and development within Prime Agricultural land. After the Public Meetings, the <i>Consultation Addendum Report</i> will be updated and submitted to the Ministry of the Environment (MOE). The MOE will continue their review of the REA application and ultimately make a decision regarding the award of an approval.	None required.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	What happens if there is a fire at the facility? Are there impacts to human health (emissions) if the panels catch fire?	Solar panels are encased in heavy-duty glass. Due to the high melting point of the materials in solar modules, it is not expected that semiconductor material would be released during a fire event. Should a fire occur and cause the panels to melt, the fire would be considered a "Class C" fire (electrical fire) and would be extinguished with a non-conductive material, such as carbon dioxide. A meeting was held between Kingston Solar LP and the City of Kingston Fire Department on January 22, 2014 to address their safety concerns.	None required.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
January 23, 2014	Discussions at Public Meetings (Invista Centre)	When will the visual mitigation be installed?	It is unknown at this time at what point in the construction process visual mitigation will be installed, however it is possible that visual mitigation will be installed as initial construction activities are taking place. The final sequencing of construction activities will be determined with the contractor once a REA approval is granted by the Ministry of the Environment.	None required.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	When is construction anticipated to start?	Construction of the facility is anticipated to start in the 2 nd Quarter of 2014.	None required.
January 23, 2014	Discussions at Public Meetings (Invista Centre)	When is the facility expected to reach commercial operation?	The facility is expected to reach commercial operation by the winter of 2015.	None required.
January 23, 2014	Public (Letter)	<i>[Summarized comments]:</i> The construction of the facility will have a detrimental impact on our business and the active construction site would be incompatible with our equestrian operations.	<i>[Summarized response]:</i> While there is no evidence to suggest that livestock or horses would suffer adverse effects due to being in close proximity to an operating solar facility, we understand that the majority of your concern is related to the disruption that will be caused during the construction period. Potential impacts from noise generated during the	A full copy of the email received and response is provided in Appendix D1.

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
			<p>construction phase of the project were discussed in the Construction Plan Report of the REA application. As outlined in Section 4.5 of the report, the following mitigation measures were committed to:</p> <ul style="list-style-type: none"> • Equipment and vehicles will be maintained in good working order to limit engine noise; • Company construction personnel should avoid idling of vehicles when not necessary for construction activities; • All construction and installation activities would take place in accordance with the City of Kingston's noise By-law No. 2004-52 and Loyalist Township's noise By-law No. 2011-6 (for reference, the Kingston By-law prohibits construction noise between the hours of 7PM-7AM Monday through Friday and the Loyalist By-law prohibits noise between the hours of 8PM-7AM Monday through Friday). <p>Details related to the potential for phasing of construction will not be determined until after the project has a REA approval and has entered the detailed design stage. We would encourage you to submit comments related to this so they may be considered at that time.</p>	

Date	Name Group /	Comment/Concern	Response	Notes / Follow-up
		<p>We have not been approached to discuss our farm and the harm this construction will do to our business.</p> <p>[Kingston Solar LP] is building access roads on the both sides of our facility which will act as a dam to my well.</p> <p>Construction will increase the noise and vibration levels.</p>	<p>To further address your concerns, we would like to schedule a meeting with you to discuss potential solutions. Please contact me at the information below to arrange a meeting. We are committed to ongoing consultation with adjacent landowners throughout all phases of the project.</p> <p>The closest access road to your property will be approximately 175 m east of your eastern property boundary. Access roads will be constructed of gravel. Groundwater flow into your well will not be impeded by the access roads, as groundwater flow will be well within the fractured limestone aquifer that underlies the ground surface. The access road will also not change the amount of precipitation that infiltrates into the limestone aquifer, as its aerial extent is small in comparison with the aquifer extent. Precipitation that falls onto the access road will become runoff and will soak into the adjacent ground.</p> <p>Noise and vibration impacts are temporary in nature and will only occur during designated work hours. Proposed mitigation measures to reduce impacts from construction noise are outlined above.</p>	

5.3 Alterations to the Modifications Document

No changes to the *Modifications Document* or associated appendices were made as a result of the feedback received at the Public Meetings. Attendees were positive about the changes to the project based on the Landscaping and Design Guidelines.

6.0 Conclusions

Kingston Solar LP's consultation program has been characterized by open communication with the general public, landowners, Aboriginal communities, municipalities, government and other agencies. Outstanding concerns related to construction period impacts, emergency response procedures, and ongoing consultation will be addressed through in-person meetings with adjacent landowners. Kingston Solar LP is in the process of scheduling these meetings and they are anticipated to take place in the coming weeks. Kingston Solar LP remains committed to ongoing communication with interested stakeholders and is considering implementing a Community Liaison Committee (CLC) as per the MOE's approval conditions to improve communication between groups prior to the start of construction.

7.0 References

AMEC. Kingston Solar LP Sol-Luce Kingston Solar PV Energy Project Consultation Report. September 2012 TC111406.

Dillon. Water Well Survey Program Sol-Luce Kingston Solar PV Energy Project Final Report. September 7 2012.