

August 8, 2013

Agatha Garcia-Wright
Director, Environmental Approvals Branch
Ontario Ministry of the Environment
Floor 12A
2 St Clair Ave W
Toronto, ON M4V 1L5

Dear Ms. Garcia-Wright

**Subject: Northland Power Long Lake Solar L.P. - Proposed Modification to the
Long Lake Solar Project Layout
(MOE Ref No. 6351-8ZDSGP)**

Northland Power Solar Long Lake L.P. (hereinafter referred to as “Northland”) is proposing to develop a 10-megawatt (MW) solar photovoltaic project titled Long Lake Solar Project (hereinafter referred to as the “Project”). The Project is located on Calder Concession Road 8&9, in the unorganised township of Calder. The Project is currently under Technical Review with the Ontario Ministry of the Environment (MOE) for issuance of a Renewable Energy Approval (REA) (MOE Reference No. 6351-8ZDSGP).

Following receipt of comments on the Noise Assessment Study Report (NSR) for the Project from MOE staff on July 22, 2013, and further discussion on July 23, 2013, revisions have been made to the location of the transformer substation for the Project in order to reduce the encroachment of noise greater than 40 dBA on adjacent vacant lots.

This letter summarizes the proposed change to the Project, including the rationale for the change, and identifies the amendments to each of the supporting documents prepared for the REA application to incorporate the proposed Project changes. This letter also provides an assessment of the potential for new negative effects not addressed in the initial REA supporting documentation.

1. Proposed Project Changes

As mentioned previously, following receipt of comments on the NSR by MOE staff on July 22, 2013, a follow-up call was held on July 23, 2013. During that call, it was agreed between Northland, Hatch and MOE staff that the existing layout of the Project was compliant with the requirements of Ontario Regulation 359/09. However, based on the discussion and a request from MOE staff to mitigate a potential concern, Northland agreed to revise the project layout, in order to achieve a 50% reduction in sound levels greater than 40 dBA on vacant lots north of Concession 8&9 adjacent to the Project location.



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This represents a more conservative and precautionary approach with respect to any potential future development of those parcels of land.

In order to achieve this reduction, two proposed changes were made to the Project.

The first proposed change is to alter the location of the transformer substation by moving the substation 65 m south. Coordinates for both the original proposed location of the transformer, as well as the revised location of the transformer, are provided below:

- Original Location: 17 U 479683.51m E, 5443619.44m N
- Revised Location: 17 U 479683.51m E, 5443554.44m N

The second proposed change is that Northland will obtain a quieter transformer substation in order to further reduce the noise from this equipment (details are provided within the Noise Assessment Study Report to be provided separately).

As a result of the above, there will be a greater than 50% reduction in encroachment of noise greater than 40 dBA on vacant lots north of Concession 8&9 adjacent to the Project location. No additional mitigation measures or environmental effects monitoring are therefore required. Based on the reduced off-site noise levels, the proposed changes are determined to be a Technical Amendment.

2. Summary of Revisions to REA Supporting Documents

This section identifies the amendments to each of the supporting documents submitted with the original REA Application that are required to address the proposed Project changes.

The supporting documents that are amended by this letter include

- Executive Summary
- Construction Plan Report
- Design and Operations Report
- Natural Heritage Environmental Impact Study
- Water Body Environmental Impact Study
- Noise Assessment Study Report.

There are no changes to the text of the Executive Summary, Construction Plan Report, Design and Operations Report, Natural Heritage Environmental Impact Study, or the Water Body Environmental Impact Study, however the layouts/site plans previously provided within these reports are replaced with the new Project layout provided in Attachment A of this letter.

The changes required to the Noise Assessment Study Report require preparation of a new report to replace the one previously provided. This revised report will be provided under separate cover as soon as possible.



3. Conclusion

As noted previously, these proposed changes were previously discussed with MOE staff and Northland agreed to the proposed 50% reduction in noise levels greater than 40 dBA at adjacent vacant lot receptors north of Concession 8&9. Furthermore, given that the proposed changes outlined in this letter do not result in any additional negative effects not addressed in the original REA application, it is our assessment that these proposed changes constitute a Technical Change.

If you have any questions, please do not hesitate to contact me at 905-374-0701, Ext. 5280.

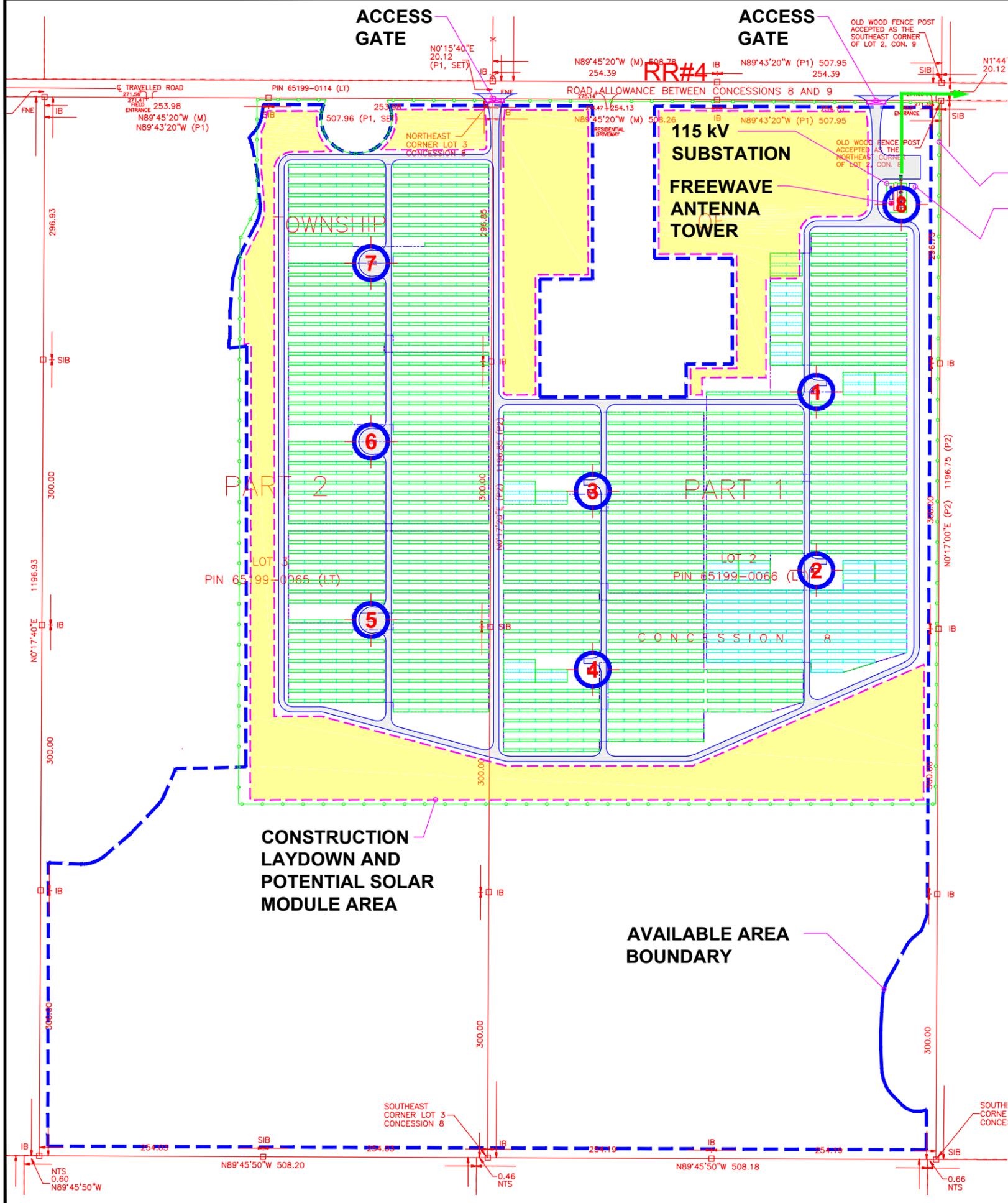
Sincerely,



Sean K. Male, M.Sc.
Project Manager
SKM:sg

Attachment
Long Lake Solar Project – Site Plan

cc: R. Afante, MOE
R. Miller, Northland Power



**TO 115 kV CONNECTION POINT
APROX. 875 METERS
(49.145303, -81.274923)**

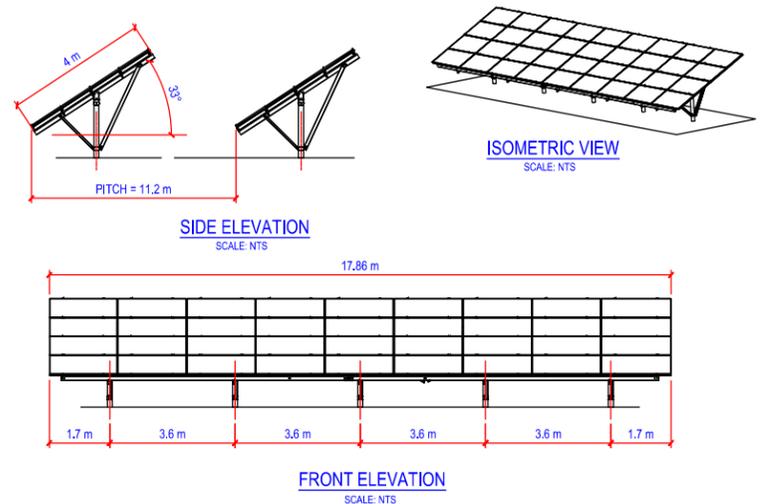
**FENCE LINE
MAINTENANCE
BUILDING**

LEGEND:

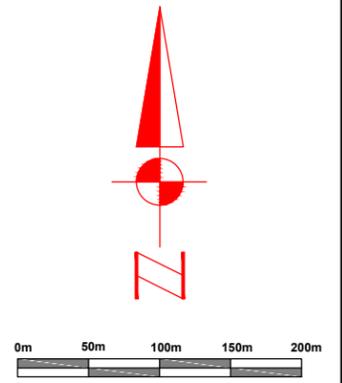
- GRAVEL ACCESS ROAD
- OVERHEAD 115 kV LINE
- PROPERTY BOUNDARY / FENCE LINE
- AVAILABLE AREA BOUNDARY
- AVAILABLE AREA BOUNDARY
- CONSTRUCTION LAYDOWN AND POTENTIAL SOLAR MODULES AREA
- INVERTER'S TRANSFORMER & SUBSTATION'S TRANSFORMER

INVERTER'S TRANSFORMER (UTM Co-ordinate)		
17 U	X (m E)	Y (m N)
P1	479487.24	5443342.60
P2	479487.24	5443141.00
P3	479233.84	5443230.60
P4	479233.84	5443029.00
P5	478982.46	5443085.00
P6	478982.46	5443286.60
P7	478982.46	5443488.20

115 kV SUBSTATION'S TRANSFORMER (UTM Co-ordinate)		
17 U	X (m E)	Y (m N)
P8	479583.51	5443554.44



REVISIONS			
NO	DATE	SYMBOL	REMARKS
P0	APR/29 2013		ISSUED FOR EPC BID
P1	AUG/01 2013		RELOCATION OF 115kV SUBSTATION'S TRANSFORMER LOCATION



**PRELIMINARY LAYOUT
NOT FOR CONSTRUCTION**



KEY PLAN

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PROJECT
**NORTHLAND POWER SOLAR
LONG LAKE**

DRAWN BY TIEN PHAM	VERIFIED BY
SCALE N.T.S.	VERIFIED BY
DATE APR 2013	APPROVED BY
ISSUED FOR TENDER	

PROJECT No.
**LONG LAKE SOLAR PROJECT
LONG LAKE PROPERTY - SITE PLAN**

DRAWING No. **SP-01 (LONG LAKE)** Rev. **P0**