BRIGHTNIGHT
Power when you need it

Hop Hill Solar and Storage Project

February 23, 2023

Purpose of the Meeting

1. General description of the project and the proposed site
2. Why the proposed site or location was selected
3. Anticipated environmental, social, and economic impacts

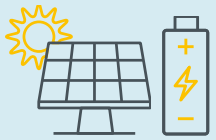
BrightNight Approach	Tangible Benefits
 Focus on reducing local impacts through improved design and co-use	▪ Up to $253 million in tax revenue over the project life ▪ 300+ direct construction jobs ▪ Attracting and supporting new local industry and jobs ▪ Restoring historic grazing operations ▪ Funding university research on grazing and nutrient transportation ▪ Supporting local schools' science curriculum
 Partnerships with universities and organizations to support research in agriculture and wildlife conservation	
 Emphasis on attracting and supporting local industry and businesses	

BrightNight – A Renewable Power Solutions Company

BrightNight is a founder owned renewable independent power producer (IPP) focused on providing its customers and partners with differentiated solutions with a focus on safety, value, reliability and best-in-class execution

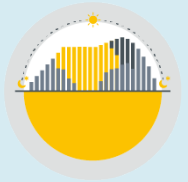
Differentiated customer solutions for renewable power

Operating under an integrated development & IPP model



Integrated solar & storage

Hybrid projects (Complementary Resources)



Dispatchable Solutions

Well-capitalized with experienced partners

GLOBAL INFRASTRUCTURE PARTNERS

CORDELIO POWER

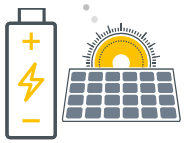
CPP INVESTMENT BOARD

World-class team

Led by Martin Hermann

21 GW project portfolio

2 GW project portfolio



Renewable Dispatchable Capacity

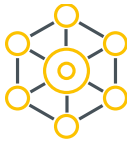
Meeting today's power demand and sustainability goals

PowerAlpha

Our proprietary software provides a tailored analysis for customers to uncover the highest value project and to optimize asset management

Customer-centric

We learn about your goals and challenges to design a renewable solution not just a project



Single Point of Contact

Leading you through project design, contracting, development, operation, maintenance, and lifelong optimization

Community Hop Hill Project Team

Projects Leads

Chris Wissel-Tyson
Vice President,
Development

Margaret Nolan
Manager,
Development

Development

Paul Caudill
Chief Utility Solutions
Officer

Tuba Avcisert
Vice President,
Origination

Amy Berg Pickett
Development
Consultant

Nimai Shanker
Lead Transmission
Strategy

Lindsey Hesch
Director, Permitting

Nick Fruneaux
Origination, Analyst

Engineering, Construction, & Delivery

Amir Valibeygi
Director, Engineering
Analytics

Ranjith Mahalikudi
Senior Manager,
Energy Storage

Marco Piana
Senior Director,
Project Engineering

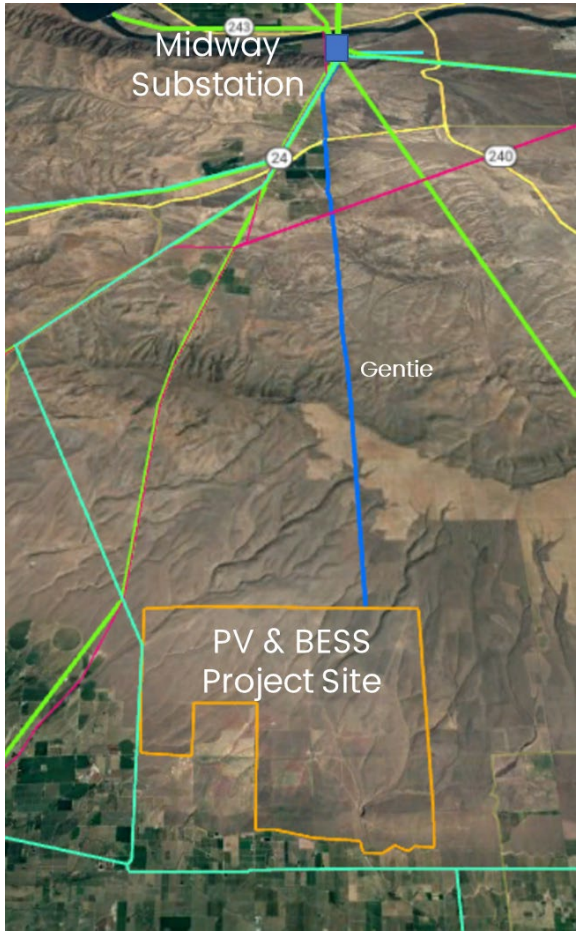
Matthew Lesly
Vice President,
Procurement

Jim Lepley
Sr. Director,
Procurement

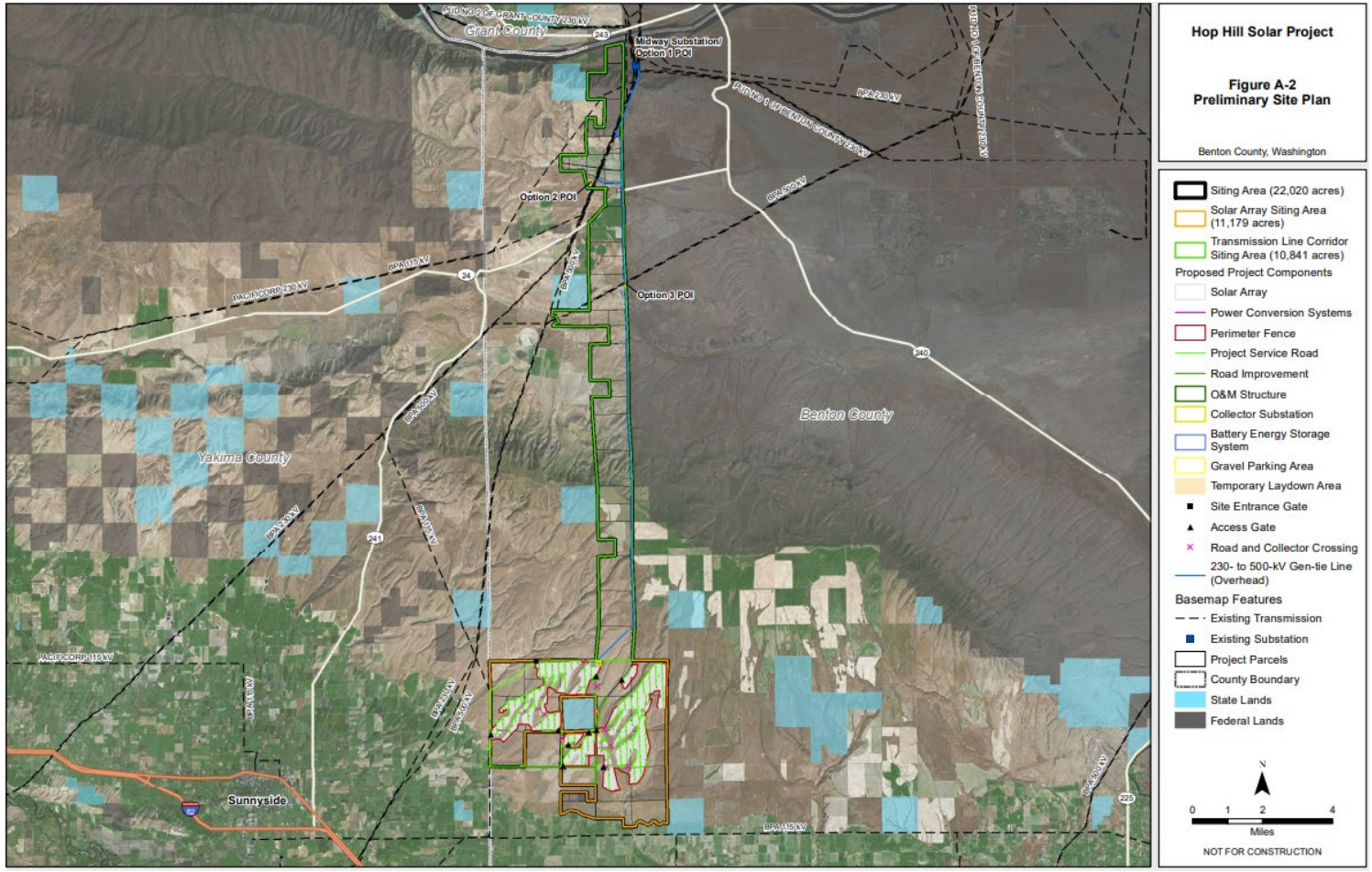
Karl Hopps
Senior Director,
Construction

Hop Hill Solar and Storage Project
Central Washington, Benton County

- **Project Size & Design**
  - 500MW Solar Photovoltaic System (PV) with Battery Energy Storage System (BESS)
  - Fenced Area: ~5,000 acres
  - Three BPA interconnection options
- **The Project was developed with four main goals in mind**
  1. Low-Cost Reliable Energy
     - Low cost and dispatchable renewable energy
     - Compliment existing hydroelectric and nuclear resources
  2. Avoid Expensive and Lengthy Infrastructure Projects
     - Utilize existing electrical infrastructure
     - Reduce impacts and energy costs
  3. Minimizing Natural Resource Impacts while Maximizing Community Benefits
     - Utilizing non-irrigated low productivity disturbed grazing land
     - Generating long-term economic benefits.
  4. Maintain Productive Nature of the Land
     - Help create a new standard for Washington solar energy
     - Work together and compliment agriculture



Project Area Siting and Layout



Design Considerations

- Natural Resources
- Cultural Resources
- State Lands
- Federal Lands

Including a larger siting area assisted us with refining design around constraints

Site Layout: View from West Snipes Road/ North Gap Road

KOP 4: View from West Snipes Road and North Gap Road looking northwest - Existing Condition

Site Layout: View from West Snipes Road/ North Gap Road

KOP 4: View from West Snipes Road and North Gap Roadlooking northwest - Simulated Condition

Site Layout: View from North Missimer Road

Site Layout: View from North Missimer Road

KOP 7: View from North Missimer Road looking southwest - Simulated Condition

Hop Hill Project Diligence Reports

Solar facilities are subject to extensive diligence and regulatory oversight, requiring many studies and plans to create the best project possible for host communities.

Topic	Diligence Review
Earth	• Geologically Hazardous Areas Assessment
Water Quality – Wetlands and Surface Waters	• Wetland and Non-Wetland Waters Delineation Report • Joint Aquatic Resource Permit Application • Erosion and Sediment Control Plan • Stormwater Pollution Prevention Plan
Plants and Animals	• Wildlife and Habitat Study Report • Draft Habitat Mitigation Plan • Vegetation and Weed Management Plan
Environmental Health	• Fire Protection Emergency Response Plan • Phase 1 Environmental Site Assessment • Spill Prevention Control and Countermeasure Plan

Topic	Diligence Review
Land Use, Nat. Resource Lands & Shoreline Compatibility	• Land Use Consistency Review
Noise, Light, Glare, and Aesthetics	• Acoustic Assessment Report • Solar Glare Analysis Report • Visual Impact Assessment Report
Archaeological, Cultural, and Historical Resources	• Cultural Resources Survey Report • Inadvertent Discover Plan
Decommissioning	• Decommissioning and Site Restoration Plan • Decommissioning Cost Estimate
Socioeconomics / Housing	• Socioeconomic Review
Traffic and Transportation	• Traffic Control Plan

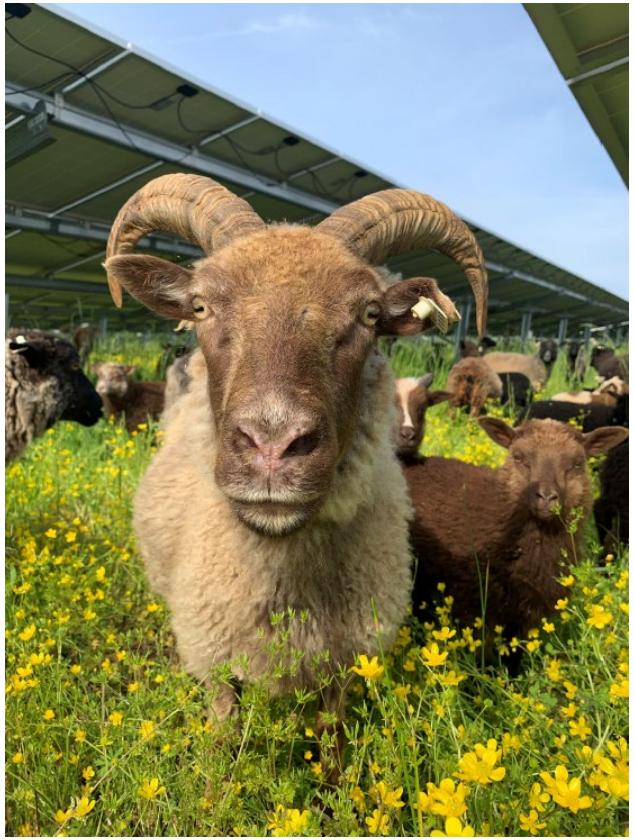
Low-Impact, Minimally Invasive Agrivoltaics Design

For the Hop Hill Solar and Storage Project, we've carefully considered community feedback alongside expert recommendations to develop protocols and best management practices intended to avoid, minimize, and mitigate potential impacts during Project construction and operations.

- Larger siting area evaluated to minimize impacts
- Minimal crossing impacts to ephemeral streams only
- Adjustments in site design for wildlife movement and habitat
- Avoidance of all cultural resource sites identified
- Grading to be minimized to extent practicable
- Area is setback to preserve viewshed and minimize noise
- Utilizing existing transmission infrastructure
- Facility proposed on non-irrigated grazed pasture
- Proposed dual use to keep the agricultural productivity
- Permitted off-site water source

Setting the new standard for renewable development: Agrivoltaics

"Solar panels are farm equipment, and the sun is a farm resource"



Improving the productive nature of the land

- Improving grazing land with low commercial viability
- Up to a 300% improvement in water conservation
- Up to 2X plant growth

Restoring historic sheep operation

- Landowner's family has historically raised sheep since original homesteading of property
- Landowner will own and run the restored sheep grazing operation

Supporting future agrivoltaics in the PNW

- BrightNight will support and fund a research project through a local university to study the impact of co-use on plant nutrient transport

Please give us the opportunity to show you we can be a good neighbor.

Project Video

https://youtu.be/7w_nGF2COOM