

# *RENEWABLE ENERGY APPROVAL APPLICATION*

## **DRAFT SITE PLAN**

### **BORNISH WIND ENERGY CENTRE**

December 2011





**RENEWABLE ENERGY APPROVAL  
APPLICATION - DRAFT SITE PLAN**

**BORNISH WIND ENERGY CENTRE,  
ONTARIO**

Client	NextEra Energy Canada, ULC
Contact	Adam Camp
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Issue	A
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Date	15 December 2011

Author

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Checked by

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Approved by

P. Henn

Helimax Energy Inc.

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**REVISION HISTORY**

<b>Issue</b>	<b>Issue Date</b>	<b>Summary</b>
A	15 December 2011	Initial version

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## **1 PREAMBLE**

NextEra Energy Canada, ULC is proposing to develop the Bornish Wind Energy Center which is subject to Ontario Regulation 359/09 (Renewable Energy Approvals (REA) [1] under Part V.0.1 of the Ontario Environmental Protection Act (EPA)) and Regulation 521/10. NextEra Energy Canada was awarded a FIT Contract for this Project in July 2011, and is seeking a Renewable Energy Approval from the Ontario Ministry of the Environment (MOE). The project will be owned and operated by Bornish Wind LP, a wholly owned subsidiary of NextEra Energy Canada, ULC. The parent company of NextEra Energy Canada, ULC is NextEra Energy Resources, LLC, a global leader in wind energy generation with a current operating portfolio of over 9,600 Wind Turbines across North America.

This Draft Site Plan has been prepared in accordance with section 54.1 of O. Reg. 359/09 and the MOE's "Technical Guide to Renewable Energy Approvals"(2011) [3].

## 2 GENERAL INFORMATION

### 2.1 Project Name and Project Proponent

The name of the project is Bornish Wind Energy Center (hereafter referred to as “the Project”) and Bornish Wind LP is the project proponent.

### 2.2 Location of Project

The proposed Bornish Wind Energy Center is located in south-western Ontario, in the Municipality of North Middlesex, Middlesex County, Ontario. More specifically, the Project is located south of Elginfield Road, east of Pete Sebe Road, north of Elmtree Drive and west of Fort Rose Road. It has a total project area of approximately 5,177 ha.

Project components will be installed on privately-owned agricultural lots within this area, while the Project’s collection system may be partially located on public right-of-ways. The Project will be connected to a Hydro-One 500 kV line located approximately 11km east.

The geographic coordinates of the general Project Area are presented in Table 2-1.

**Table 2-1: Geographic coordinates of Project Area**

<b>Site Location</b>	<b>Easting</b>	<b>Northing</b>
Northwest corner	435927	4777569
Northeast corner	434798	4770596
Southwest corner	449163	4775470
Southeast corner	448036	4768497



### 2.3 Description of the Energy Source, Nameplate Capacity, and Class of Facility

The wind turbine generators of the Project will convert the wind's energy into electricity to feed into the Hydro One transmission system. This Project is considered to be a Class 4 Wind Facility; forty-eight (48) turbine positions will be processed for permitting under REA. The final project is proposed to consist of up to 45, 1.62 MW turbines with a total nameplate capacity of up to 72.9 MW. The maximum sound power level of the proposed turbine is 105 dBA.

### 2.4 Contact Information

#### *Project Proponent*

The Project proponent is Bornish Wind LP. The primary contact for Bornish Wind LP for this Project is:

Adam Camp  
NextEra Energy Canada, ULC  
North Service Road, Suite 205  
Burlington, ON L7L 6W6  
Phone 1-877-257-7330  
Fax 905-335-5731  
www.canadianwindproposals.com  
Bornish.Wind@NextEraEnergy.com

#### *Project Consultant*

Helimax Energy Inc., a member of the GL Group and part of the GL Garrad Hassan brand, (hereafter referred to as "GL GH") has been retained to lead the REA Process for the Bornish Wind Energy Centre.

The Environmental and Permitting Services team of GL GH has completed mandates throughout Canada, the United States and in many other parts of the world. These mandates include permitting management, permit applications, environmental impact assessment, and various environmental studies for more than 15,000 MW of wind and solar-PV projects.

GL GH's environmental team is composed of over 20 environmental professionals, including environmental impact specialists, planners, GIS, technicians and engineers.

GL GH has no equity stake in any device or project. This rule of operation is central to its philosophy, distinguishing it from many other players and underscoring its independence.

GL GH's contact information is as follows:

Nancy O'Blenes  
GL Garrad Hassan  
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Uxbridge, ON L9P 1A5  
Tel.: (416) 801-6822  
nancy.oblenes@gl-garradhassan.com  
Further information about GL GH can be found at: [www.gl-garradhassan.com](http://www.gl-garradhassan.com).

## 2.5 Draft Site Plan

This Draft Site Plan was prepared in accordance with section 54.1 of O. Reg. 359/09. The Draft Site Plan depicts the following information at the wind facility and within 300 m of the facility:

- Buildings;
- Structures (wind turbines from other proposed and existing facilities, transmission or distribution lines, substations, etc.)
- Utility corridors;
- Roads;
- Rights-of-way and easements; and
- Noise receptors that may be negatively affected by the operation of the facility
  - The radius of the study zone for points of reception is increased to 1.5 km to fulfill the MOE noise guidelines

The Draft Site Plan for the Bornish Wind Energy Centre is attached as Appendix A.

Tables summarizing the following information have been attached as Appendix A:

- UTM coordinates of the Project's proposed turbines; and
- UTM coordinates of points of reception within 1.5 km of turbine locations.

## 2.6 Description of Facility Components

The Project will be made up of the following main components:

- Wind turbines;
- Access roads;
- Electrical collector system;
- Substation, switchyard and transmission line; and
- Operations and maintenance building.

### *Wind Turbines*

Up to forty-five GE 1.6-100 (1.62 MW) turbines are proposed to be installed for the Project, for a total installed capacity of up to 72.9 MW. The proposed GE 1.6-100 turbine is a 3-bladed, upwind, horizontal-axis turbine. The total rotor diameter of the turbine is 100 m, resulting in a swept area of 7,854 m<sup>2</sup>, and is designed to operate at between 9.75 and 16.18 revolutions per minute (rpm). The turbine rotor and nacelle are mounted on top of an 80 m tubular tower which is manufactured in sections from steel plate. Each turbine is mounted on a steel reinforced concrete foundation and equipped with a transformer, located outside the base of the tower.

### *Access Roads*

Access roads will be needed to access each wind turbine. Transportation of machinery, turbine components and other equipment will use existing municipal access roads.

The access roads will be compliant with Ontario regulations and will be built to support the weight of the equipment and heavy machinery required to build the Project.

### *Collector System, Substations, Switchyard and Transmission Line*

The power generated at each of the wind turbine generators will be transported through 34.5 kV underground or overhead cables to the Project's substation which will elevate the voltage to 115 kV. Power from the Project's substation will be transported to a proponent-owned switchyard, shared with two other projects owned by affiliates. From this switchyard, power will flow approximately 11.5 km through another 115 kV line to a substation, that will connect to Hydro One's 500 kV transmission network.

The project's substations will be fenced and secured in accordance with standard utility practices and will have an operations and maintenance building. Oil containment systems will also be included to prevent soil contamination in the unlikely event of leaks from the transformers. Each substation comprises the following components:

- Isolation switch;
- Circuit breaker;
- Step-up power transformer;
- Distribution switch gear;
- Instrument transformers;
- Grounding (consistent with Canadian Electrical Code standards (CEC)); and
- Revenue metering.

Power is "stepped up" to 115 kV at the first substation, and to 500kV at the second substation, at which point power will be fed into the 500 kV Hydro One transmission network.

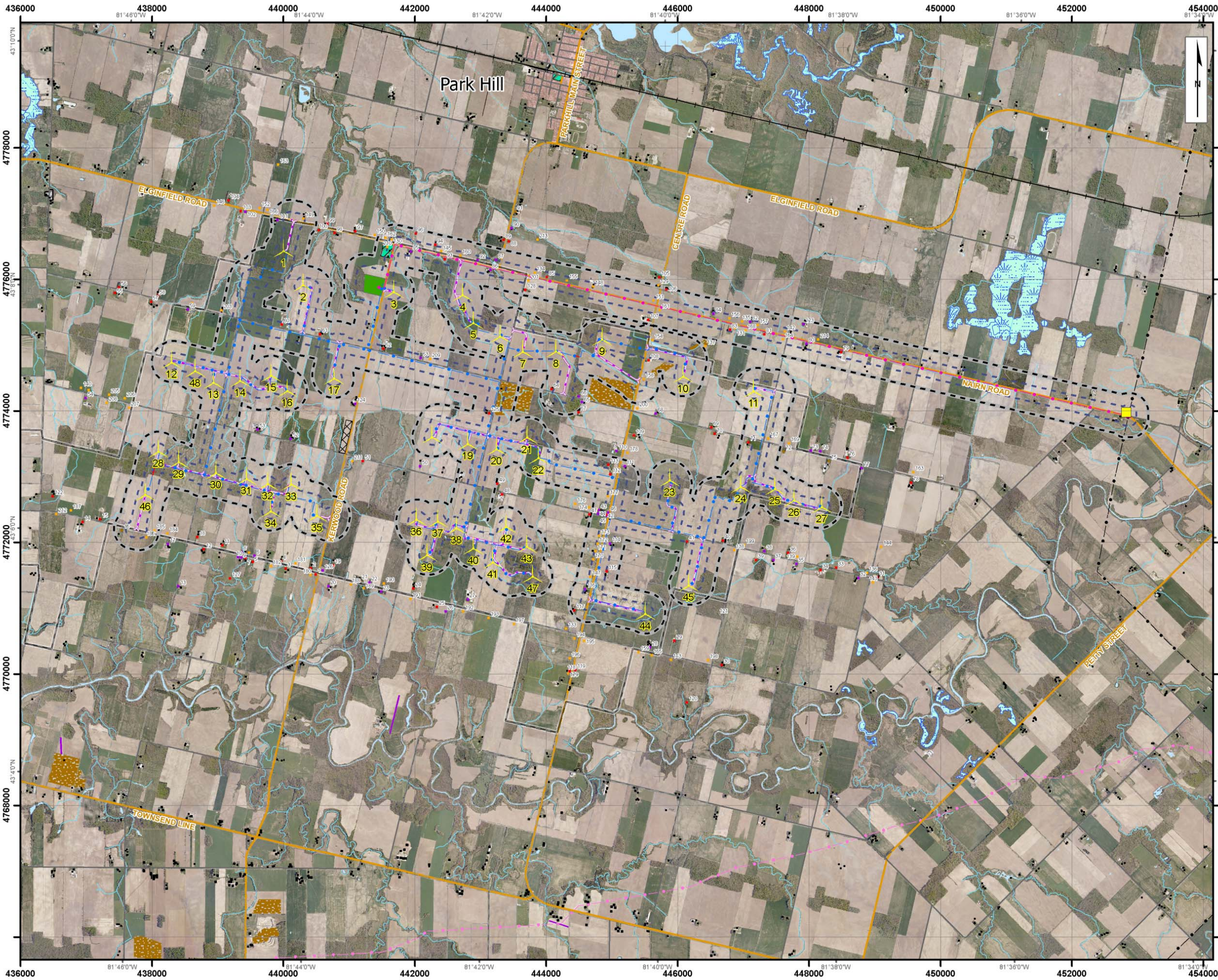
### *Operations and Maintenance Building*

It is anticipated that the maintenance building will be located within the fenced area of the Project's on-site substation. In addition to housing the SCADA system, the maintenance building will also be used as a spare parts warehouse. The maintenance building will be approximately 5,000 square feet (50'x100'), or 465 m<sup>2</sup>. Maintenance tools used for generator alignment, tools for bolt torque, and gearbox oil and tools used for oil filter change will also be stored in the maintenance building. Sanitary installations will connect to a septic system.

### 3 REFERENCES

- [1] Ontario Regulation 359/09, made under the *Environmental Protection Act*, Renewable Energy Approvals under Part 1.0 of the Act.
- [2] Ontario Regulation 521/10, made under the *Environmental Protection Act*, Renewable Energy Approvals under Part 1.0 of the Act.
- [3] Technical Guide to Renewable Energy Approvals, Ontario Ministry of the Environment, July 2011.

**APPENDIX A     DRAFT SITE PLAN**



**Legend**

Project Components	Other Components
Turbine (48)	1 Storey Receptor
Park Hill TS	2 Storey Receptor
Proposed Transmission 115 kV Line	3 Storey Receptor
Collector System	Vacand Lot Receptor
Access Road	Other Building
Directional Drill	500 kV Line
Substation and O & M Building	Railway
Laydown Area	Arterial / Collector
Project Location	Local Road / Street
300m Boundary	Pipeline
Lot	Permanent Watercourse
Project Area	Intermittent Watercourse
	Runway
	Park / Sports Field
	Residential Area
	Cemetery
	Pit or Quarry
	Waterbody
	Wetland



**Bornish Wind Energy Centre**

**DRAFT SITE PLAN**

1009-002-111216-001-IM  
 December 16, 2011

Projection: UTM Zone 17, NAD83  
 Sources: Ontario Base Mapping, Ontario Road Network,  
 Land Information Ontario, Geobase, CanVec.

**APPENDIX B UTM COORDINATES OF TURBINES AND NOISE RECEPTORS**

**PROJECTION: NAD 83 UTM ZONE 17**

<b>Turbine ID Number</b>	<b>X</b>	<b>Y</b>
1	440000	4776435
2	440302	4775915
3	441679	4775810
4	442726	4775763
5	442888	4775342
6	443298	4775136
7	443646	4774902
8	444147	4774906
9	444848	4775090
10	446083	4774524
11	447155	4774304
12	438297	4774740
13	438935	4774435
14	439343	4774461
15	439811	4774541
16	440057	4774307
17	440771	4774498
18	442262	4773605
19	442807	4773502
20	443243	4773422
21	443709	4773598
22	443882	4773285
23	445877	4772947
24	446958	4772850
25	447480	4772818
26	447771	4772644
27	448192	4772544
28	438099	4773385
29	438407	4773226
30	438971	4773061
31	439437	4772972
32	439760	4772893
33	440119	4772886

<b>Turbine ID Number</b>	<b>X</b>	<b>Y</b>
34	439808	4772479
35	440509	4772411
36	442023	4772350
37	442348	4772325
38	442633	4772221
39	442186	4771810
40	442888	4771912
41	443189	4771699
42	443389	4772239
43	443706	4771937
44	445507	4770915
45	446168	4771350
46	437898	4772729
47	443792	4771485
48	438655	4774608
Bornish Substation	441363.1379	4775879.868

<b>ID Number</b>	<b>Description</b>	<b>X</b>	<b>Y</b>
1	RESIDENTIAL	4771514.0000	440492.0000
2	RESIDENTIAL	4771606.0000	440418.0000
3	RESIDENTIAL	4771602.0000	440033.0000
4	RESIDENTIAL	4771712.0000	439966.0000
5	RESIDENTIAL	4771702.0000	439532.0000
6	RESIDENTIAL	4771796.0000	439562.0000
7	RESIDENTIAL	4771758.0000	439422.0000
8	RESIDENTIAL	4771853.0000	439363.0000
9	RESIDENTIAL	4771770.0000	439361.0000
10	RESIDENTIAL	4771775.0000	439307.0000
11	RESIDENTIAL	4771955.0000	439071.0000
12	RESIDENTIAL	4771895.0000	438788.0000
13	RESIDENTIAL	4771330.9053	438401.7180
14	RESIDENTIAL	4772310.0000	436943.0000
15	RESIDENTIAL	4772352.0000	437210.0000
16	RESIDENTIAL	4772183.0000	437540.0000
17	RESIDENTIAL	4771973.0000	438244.0000
18	RESIDENTIAL	4772081.0000	438688.0000
19	RESIDENTIAL	4771654.0000	440754.0000
20	RESIDENTIAL	4771333.0000	440685.0000



ID Number	Description	X	Y
21	RESIDENTIAL	4771420.9303	441164.0443
22	RESIDENTIAL	4771389.0000	441310.0000
23	RESIDENTIAL	4771253.0000	441490.0000
24	RESIDENTIAL	4771297.0000	441977.0000
25	RESIDENTIAL	4771021.0000	442335.0000
26	RESIDENTIAL	4770950.0000	442469.0000
27	RESIDENTIAL	4771133.0000	442804.0000
28	RESIDENTIAL	4770404.0000	445577.0000
29	RESIDENTIAL	4770504.0000	445950.0000
30	RESIDENTIAL	4770136.0000	446671.0000
31	RESIDENTIAL	4771469.0000	449038.0000
32	RESIDENTIAL	4771458.0000	448751.0000
33	RESIDENTIAL	4771614.0000	448414.0000
34	RESIDENTIAL	4771580.0000	448177.0000
35	RESIDENTIAL	4771673.0000	447805.0000
36	RESIDENTIAL	4771839.0000	447683.0000
37	RESIDENTIAL	4771732.0000	447456.0000
38	RESIDENTIAL	4771865.0000	447320.0000
39	RESIDENTIAL	4771732.0000	447191.0000
40	RESIDENTIAL	4772025.0000	446689.0000
41	RESIDENTIAL	4772012.0000	446141.0000
42	CHURCH	4772422.0000	444909.0000
43	CEMETERY	4772491.5424	444800.7124
44	CEMETERY	4772434.2655	444787.0730
45	CEMETERY	4772400.5247	444930.4154
46	CEMETERY	4772455.7345	444942.9394
47	RESIDENTIAL	4772426.0000	444657.0000
48	RESIDENTIAL	4772729.0000	443326.0000
49	RESIDENTIAL	4772892.0000	443253.0000
50	RESIDENTIAL	4773157.0000	442080.0000
51	RESIDENTIAL	4773238.0000	441208.0000
52	RESIDENTIAL	4773577.0000	440110.0000
53	RESIDENTIAL	4773718.0000	439608.0000
54	RESIDENTIAL	4774194.0000	436989.0000
55	RESIDENTIAL	4775794.0000	437435.0000
56	RESIDENTIAL	4775876.0000	437496.0000
57	RESIDENTIAL	4775657.0000	437989.0000
58	RESIDENTIAL	4775744.0000	438086.0000

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60	RESIDENTIAL	4775313.0000	439974.0000
61	RESIDENTIAL	4775164.0000	440556.0000
62	RESIDENTIAL	4774943.0000	441521.0000
63	RESIDENTIAL	4774807.0000	442089.0000
64	RESIDENTIAL	4774329.6219	444080.0077
65	RESIDENTIAL	4774133.0000	444543.0000
66	RESIDENTIAL	4774220.0000	444496.0000
67	RESIDENTIAL	4773978.0000	444493.0000
68	RESIDENTIAL	4773957.0000	445664.0000
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75	RESIDENTIAL	4773234.0000	448300.0000
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77	RESIDENTIAL	4773131.0570	448799.2578
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81	RESIDENTIAL	4775164.0000	447316.0000
82	RESIDENTIAL	4775353.0000	447105.0000
83	RESIDENTIAL	4775234.0000	446795.0000
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91	RESIDENTIAL	4777025.0000	443526.0000
92	RESIDENTIAL	4776289.0000	442955.0000
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101	RESIDENTIAL	4776901.0000	439911.0000
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122	RESIDENTIAL	4772701.0000	436488.0000
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139	VACANT	4771781.3053	447819.3636
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141	VACANT	4771390.8889	448972.7640
142	VACANT	4775207.0988	447628.1913
143	VACANT	4770213.2428	445898.5236
144	VACANT	4771934.3727	449098.5890
145	VACANT	4776431.8089	442399.8036
146	VACANT	4777122.1182	438947.0852
147	VACANT	4771474.8741	444669.2125
148	VACANT	4775889.8552	444713.0663
149	VACANT	4776925.4549	440305.8743
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151	VACANT	4775674.0700	445634.2942
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158	VACANT	4774483.3925	445481.1938
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164	VACANT	4775090.2236	447601.1790
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176	VACANT	4772583.0000	444442.0000
177	VACANT	4772702.0000	444939.0000
178	VACANT	4773361.0000	445238.0000
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181	VACANT	4771680.1084	440184.1764
182	VACANT	4771639.8917	439811.6423
183	VACANT	4771843.0921	439475.0916
184	VACANT	4772135.2204	438234.8055
185	VACANT	4772180.3327	438037.7358
186	VACANT	4772078.2363	437916.6447
187	VACANT	4772484.2475	436765.0927
188	VACANT	4771358.2572	441026.4004
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190	VACANT	4771371.4864	441529.1097
191	VACANT	4771139.9756	441932.6001
192	VACANT	4770948.1523	442736.2736
193	VACANT	4770852.2406	443123.2275
194	VACANT	4770541.2719	444427.3638
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203	VACANT	4775528.8980	439057.9969
204	VACANT	4774316.8395	437038.0205
205	VACANT	4774247.4302	437347.0885
206	VACANT	4774188.4977	437584.1279
207	VACANT	4774047.0598	437648.2988
208	VACANT	4774120.3980	437311.7290
209	VACANT	4774786.8872	442231.9963
210	VACANT	4776491.6540	441581.4616

<b>ID Number</b>	<b>Description</b>	<b>X</b>	<b>Y</b>
211	VACANT	4773236.6707	441048.4613
212	VACANT	4772430.4973	436544.2624
213	VACANT	4776602.1734	443867.4542
214	VACANT	4775083.5153	448138.0543