

Frequently Asked Questions – West Bay Wind Project

The following information is subject to change as we remain in the early stages of Project planning and is accurate as of August 2025.

Environmental Protection

How will the Project affect the environment?

We're still in early planning, but as we learn more, we'll share updates publicly, including through this website and at future meetings. Before anything is built, ABO Energy must complete an Environmental Assessment (EA), which includes:

- Studies on species and habitat including but not limited to wetlands & watercourses, birds, bats, mainland moose, wood turtles and other protected species which on identification will be addressed through species specific monitoring and mitigation programs.
- Noise and shadow flicker analysis
- Independent expert-led field surveys

The EA will be reviewed by the Nova Scotia Department of Environment and Climate Change and made available for public feedback (expected winter 2026). You can learn more about the Environmental Assessment process [here](#).

Are wind turbines really that “green”?

Yes. Studies show that turbines offset the emissions from their production within about a year. Over their lifetime, wind energy is one of the cleanest power sources available.

Noise, Health & Visual Impact

What are the noise impacts, particularly on someone with heightened sensitivities?

Turbines will meet or exceed Nova Scotia's noise rules.

- Sound must not exceed 40 decibels outside any nearby home (about as quiet as a fridge hum).
- A detailed noise study will be included in the Environmental Assessment.

Health Canada conducted the largest study in the world of people living, working, and playing near wind turbines. Over 1,200 people participated, who live in homes near wind farms. [The study](#) found no evidence of an association between exposure to wind turbine noise and the prevalence of self-reported or measured health effects beyond annoyance.

Will you provide noise and visual assessments?

Yes. We'll share:

- A Noise Impact Study showing projected sound levels near homes
- Visual simulations from various viewpoints based on community input

What will the turbines look like?

Visibility depends on your location. We'll share visual simulations as planning progresses, and

we welcome additional local suggestions for key viewpoints. We appreciate suggestions to-date, including visual simulations from locations such as Ottawa House, Cape Split and Ward's Falls.

When and what are you submitting? What is involved in the permitting process?

We plan to submit the Project to Nova Scotia's wind procurement process (expected in late 2025 or early 2026). An Environmental Assessment is also required before any construction can begin.

Construction & Operations

Will there be impacts on local hiking, ATV and snowmobile trails?

Based on our knowledge to-date, we are not aware of any trails on the Project site as the project area land lease is exclusively located on privately held parcels, many with active forestry operations. We're working with local groups like the snowmobile club to confirm this and will plan to avoid or minimize any potential impacts. Project planning will be done to minimize restrictions on land use. Typically, most activities underway before construction of a wind site can continue afterwards.

How far away will the turbines be from the nearest home?

We'll follow the Province of Nova Scotia's latest regulations:

- Setbacks at least 4x the height of the turbine, or farther if needed to meet noise limits.
- A professional sound study will be shared publicly and the results incorporated into our site layout to maintain compliance before any final locations are determined for to begin.

What is the operational footprint of a turbine?

Depending on the final turbine model selected for the Project, the concrete foundation for the turbine will range from 22 metres to 25 metres in diameter. Most of the foundation will be below ground and backfilled with soil.

How tall are the turbines?

The turbines are estimated to be approximately 117 metres to the hub height – that's nearly 384 feet, or slightly more than the length of an NFL football field (360 feet long).

What is the tower with the red light I can see at the site?

A MET tower, short for "meteorological evaluation tower" is a wind measurement tower to verify wind speeds in certain locations. It looks like many cellphone towers that are already installed throughout the region.

Can turbines be delivered on local roads and bridges?

The Project is still in the early stages of planning with construction several years away, with many steps ahead including detailed engineering studies and route planning. We appreciate local knowledge of the roads and bridges and will take this under close consideration as we get closer to more detailed transportation studies. ABO Energy will also have discussions with

the Province and/or municipality to inquire about condition of local bridges and any future plans to inspect or repair or upgrade.

What are the next steps for this Project?

The Project is still in the early stages of planning. Upcoming steps include:

- Completion of ongoing environmental field studies and the development of associated mitigation for potential impacts
- Community and Mi'kmaq engagement
- Engineering studies
- Regulatory approvals (EA)
- Submission into the Province's next procurement opportunity for onshore wind

What is the life expectancy of the Project?

Typically, 25–30 years. After that, turbines may be replaced and repowered if a new energy contract is established, or removed, based on agreements with existing land and lease holders and provincial requirements.

How and why do we chose the sites we do?

Sites are selected based on a number of factors including wind speeds, previously disturbed areas to limit impact (forestry activity), the availability of private land leases, distance from residential areas, access to transmission lines, and road access.

What happens after the wind farm's life? Will there be a decommissioning plan in place?

The life of a wind farm is 25-30 years. After, it may be decommissioned or repowered if a new energy contract is established with provincial utilities, and if new agreement can be made with existing landowners to continue the existing leases. During the life of a wind farm, maintenance occurs to replace parts – just like your vehicle. Operations and maintenance workers will fulfill this important task during the life of the wind farm.

Project land contracts and regulatory approvals will contain requirements for reclamation and decommissioning. The Project will also complete a salvage value study before decommissioning turbines – to evaluate potential costs of salvaging compared to decommissioning costs. ABO Energy anticipates the salvage value of recovered metals (for example, copper, steel, rare earth metals) will cover a portion of decommissioning costs.

Are recyclable materials used as part of the wind turbines?

Yes. Many parts, including steel, copper, electronics, and some blades, can be recycled or reused. Two major manufacturers now make fully recyclable blades, which we're considering for this project.

Will you be tree cleaning, and how will you control regrowth?

While we'll keep tree removal to a minimum, some clearing will be necessary for turbine foundations and access roads during construction. It is important to also note that much of the project area is located on private land historically used for forestry activities, while some

areas will be cleared for turbine placement, the development will add overall land value to the parcels beyond what could be expected from clear-cutting, often resulting in lower (but not eliminating) overall forestry activity as a primary land use.

Access roads: With our current layout, approximately 77% of the planned roads already exist, though many will need to be widened and/or graded, which will likely involve some clearing. Roads to the turbines are typically around 6 meters wide.

Turbine foundations: Each turbine and its infrastructure will use about half a hectare (about 5000 square metres) - this includes the concrete base for the turbine (approximately 700 square metres) and the rest of surrounding land.

The turbine's concrete bases naturally prevent plant regrowth, so ongoing vegetation control in those spots isn't expected. Any vegetation management, such as tree trimming of regrowth impeding access would be anticipated to be done manually as opposed to spraying.

Nearby transmission lines our Project would connect to would still be maintained by Nova Scotia Power, including vegetation control, the methods of which will not be managed by ABO Energy, and may at Nova Scotia Power's discretion include aerial spraying or mechanical removal, dependent on the size and vegetation type present in the project area. Also, landowners will still manage surrounding land parcels not used for the project components, as we only lease specific parcels as required for our infrastructure, again these areas will not be managed by ABO Energy and therefore we are unable to guarantee which methods of land management the private landowners choose to employ

Local Economic Benefits

How would the Project benefit the local economy?

- Construction jobs (~80), plus 1–3 long-term roles
- Local contracts for roadwork, clearing, concrete, and more
- Spin-off benefits for food, lodging, and services
- Community Benefit Fund to support local causes
- Estimated \$18 million in municipal tax payments over 25 years

What jobs and contracts will be available?

For the current anticipated Project size, we anticipate approximately 80 jobs during construction, 1-3 long-term for operations and maintenance. The Project would involve major contractors and subcontracts. Here are some examples of the types of work associated with our wind projects:

- Tree clearing/harvesting where needed
- Access road construction/upgrading
- Construction of concrete foundations for turbines and substation equipment
- Storage yard construction, onsite security, etc.
- Transmission infrastructure (collector system, substation, etc.)

- Turbine installations and ongoing maintenance at the site

ABO Energy has a *Local Economic Development Policy* and we strongly believe that communities in proximity to our projects should receive preferential attention and access to business and employment opportunities. It is our intent to maximize economic benefits for local communities and their residents and promote long-term commercial growth through access to goods and service contracts, capacity training, and employment.

How do we get information on local business opportunities?

Local businesses can register on our Supplier and Vendor Portal:

<https://supplier.netbenefitsoftware.com/abowind>. Then, we'll be aware of local companies that provide specific services in the region.

Will this cost taxpayers any money?

ABO Energy is a private company that is not funded by the government for our operations. As part of our business model, we also seek participation from potential investors and Indigenous communities.

How much money do landowners get and how do you calculate that?

Yes, but payment details are confidential. We offer competitive, region-standard agreements.

Energy Generation & Distribution

How do you calculate how many homes would get power from this energy project each year?

The estimated number of homes/businesses the wind farm could power each year (estimated 32,000 for 12 turbines at 80 MW) is a calculation based on the wind farm's anticipated energy output in relation to the average energy consumption of a typical home/business.

Of the homes and businesses potentially able to get power from this project, how many will be of the local immediate area?

The power goes into Nova Scotia's grid and will supplement existing power sources. Once on the grid, it's possible that much of the wind farm's power would likely go to those living closest to the Project, simply out of proximity (as the closest power source to homes/businesses nearby). However, since it is not a stand-alone power system, electricity is distributed where it's needed across the province.

Engagement & Transparency

Will you be hosting additional open houses or public meetings?

Yes. Engagement will occur throughout the life of the wind farm. Early engagement and transparency are significant components of our planning. We will do more open houses and other forms of public engagement (including meetings with special interest groups and residents) as we continue our development of this Project.

Will there be a local citizens' advisory group for this Project (i.e. Community Liaison Committee)?

We will aim to create a Community Liaison Committee (CLC) made up of a cross-section of representatives in the local area. CLC Members will meet periodically and will have a regular opportunity to share input, guidance, community views, and concerns to help inform the Project plan and related activities. The CLC will also help inform our community benefits planning. ABO Energy strongly encourages the public to participate in the Project planning process, issue identification, and problem solving. Please contact Heidi.kirby@aboenergy.com if you are interested in learning more about the CLC or wish to become a member once we form this committee.

How can I stay informed or give feedback?

We share updates at key milestones and welcome input via:

- Email and phone
- Community meetings (e.g., open house information sessions) and one-on-one conversations
- Our website www.westbaywind.com

What funds does the Project contribute to the municipality during the life of the Project, and why are these funds paid?

Annual payments are required to be paid by all wind farm operators in NS to the municipal government each year during operations, as required by the Province's Wind Turbine Taxation Act. For the 12-turbine layout, this is estimated at over \$18,000,000 in total during the 25-year life of the Project. If the Project is larger, the payment would be higher. Cumberland County would receive these payments as the municipal government for the area, and as such, payments would significantly contribute to services and infrastructure around the county.

Are you planning a Community Benefits Fund? How will this work?

If the Project goes ahead, we'll set up a fund to support local priorities. Fund details will be shaped by community feedback including information received from the Community Liaison Committee made up of a cross-section of representatives in the local area to help inform our community benefits planning. The funds would be utilized in the communities closest to the Project and used for local initiatives that matter most to the community.

Is this Project a "done deal"? I want to ensure local feedback is incorporated.

No. The Project is in early planning and must go through many steps:

- Additional environmental and technical studies
- Regulatory approvals, often with required commitments to mitigate potential impacts (i.e. Environmental Assessment)
- Public, government, and Indigenous engagement
- Selection in the Province's next wind procurement process

Your feedback is essential, and we're committed to a transparent, community-informed approach.

Should you wish to contact us for more information about the project, any of the specific questions above, or to join the Community Liaison Committee, please reach out to:

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