

Energy+ Inc.

**2022 Incentive Regulation Mechanism (“IRM”)
Distribution Rate Application**

EB-2021-0018

For Rates Effective January 1, 2022

IN THE MATTER OF the *Ontario Energy Board Act, 1998*, S.O.

1998, c.15, (Schedule B);

AND IN THE MATTER OF an Application by Energy+ Inc. to the Ontario Energy Board for an Order or Orders approving or fixing just and reasonable distribution rates and other service charges to be effective January 1, 2022.

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1. Contact Information

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2. Customers Affected

Those affected by this Application are the electricity distribution customers of Energy+ Inc. (referred to in this Application as the “Applicant” or “Energy+” or “E+”) and encompass customers residing in two service territories: (i) the City of Cambridge and Township of North Dumfries and (ii) within the County of Brant including the areas of Paris, St. George, Cainsville, and Burford and parts of the new City of Brantford as a result of the approved annexation between the City of Brantford and the County of Brant.

3. Certification of Evidence

As Chief Financial Officer of Energy+ Inc., I certify, to the best of my knowledge, that the evidence filed in this 2022 IRM application is accurate, consistent, and complete. The filing is consistent with the requirements of Chapter 3 of the Filing Requirements for Electricity Distribution Rate Applications, as last revised on June 14, 2021.

To the best of my knowledge, I certify that Energy+ has robust processes and internal controls in place for the preparation, review, verification and oversight of the deferral and variance account balances being disposed, consistent with the certification requirements in Chapter 1 and 3 of the Filing Requirements for Transmission and Distribution Rate Applications.

Sarah Hughes, CPA, CA

Original Signed by Sarah Hughes



Chief Financial Officer

4. Manager's Summary

4.1. Corporate Overview

Energy+ Inc. ("E+") is a licensed electricity distributor (ED-2002-0574) that owns and operates the electricity distribution system in the City of Cambridge, the Township of North Dumfries, and certain areas within the County of Brant and the City of Brantford. Energy+ serves approximately 67,000 Residential, General Service, Large User, Street Light, Unmetered Scattered Load, Sentinel Light customers, and connections. Energy+ also provides Low Voltage facilities to Hydro One Networks Inc., Brantford Power Inc., and Waterloo North Hydro Inc.

4.2. Application

4.2.1. Proposed Rate Adjustments

The Applicant hereby applies to the Ontario Energy Board ("OEB" or the "Board") pursuant to Section 78 of the *Ontario Energy Board Act, 1998* as amended (the "OEB Act") for approval of its proposed distribution rates and other charges provided based on the 4th Generation Incentive Rate-setting ("Price Cap IR") effective January 1, 2022 (the "Application"). Energy+ previously applied for its rates effective January 1, 2021, under a Price Cap IR rate application (EB-2020-0016).

The Applicant followed *Chapter 3 of the OEB's Filing Requirements for Electricity Distribution Rate Applications* last revised on June 14, 2021 (the "Chapter 3 Requirements"), and the Filing Instructions provided in the OEB's 2022 IRM Rate Generator Model ("2022 IRM Model"), which incorporates the Retail Transmission Service Rates ("RTSR") model and the Tax Sharing model, as provided to distributors by the OEB. Energy+ confirms the accuracy of the billing determinants used in the submitted model.

The Applicant is in receipt of the OEB's letter dated July 16, 2021, in which distributors were assigned to one of four tranches, based on the requested implementation date, and complexity of the application the distributor was submitting. Energy+ was assigned to Tranche 1, which required the 2022 IRM rate application to be filed by August 18, 2021.

Energy+ hereby applies to the OEB in this Application, for an Order approving the proposed distribution rates and other charges, effective January 1, 2022, as updated and adjusted in accordance with the Chapter 3 Filing Requirements, including the following:

- (i) an adjustment to existing distribution rates to reflect the Price Cap Index Adjustment;

- (ii) an adjustment to the approved Retail Transmission Service Rates;
- (iii) disposition of Group 1 Deferral and Variance accounts, representing a net recovery from customers in the amount of \$3,286,290 over a 12-month period;
- (iv) a rate rider for recovery of the Advanced Capital Module (“ACM”) related to Energy+’s Southworks Facility, representing a recovery from customers in the amount of \$739,190 per year until Energy+’s next rebasing application;
- (v) continuation of rates and charges as detailed in EB-2020-0016 including the Rate Rider for Recovery of Incremental Capital, the Smart Meter Entity Charge, the Low Voltage Service Rate, the Wholesale Market Service Rate, the Rural or Remote Electricity Rate Protection Charge, the Standard Supply Service – Administrative Charge (if applicable), the MicroFIT Generator Service Classification Service Charge, the Transformer Allowance for Ownership, the Primary Metering Allowance for transformer losses, the Specific Service Charges, the Retail Service Charges and loss factors.

If the Board is unable to provide a Decision and Order on this Application for implementation by the Applicant as of January 1, 2022, Energy+ requests that the Board issue an Interim Rate Order declaring the current Distribution Rates and Specific Service Charges as interim until such time as the 2022 rates are approved.

If the effective date does not coincide with the Board’s approved implementation date for 2022 Distribution Rates and Charges, Energy+ requests permission to recover the incremental revenue from the effective date to the implementation date.

4.2.2. Summary of Bill Impacts

Table 1: Bill Impacts of Proposed 2022 Rates summarizes the bill impacts arising from all the requested rate adjustments in this Application. The typical residential consumption used is 750 kWh, consistent with the *Report of the Board – Defining Ontario’s Typical Residential Customer*¹.

¹ EB-2016-0153

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Table 1: Bill Impacts of Proposed 2022 Rates

Rate Class	kWh	kW	Distribution (Fixed & Volumetric)				Total Bill (excluding HST)			
			2021 Approved	2022 Proposed	\$ Change	% Impact	2021 Approved	2022 Proposed	\$ Change	% Impact
Residential	750		\$ 28.87	\$ 29.46	\$ 0.59	2.0%	\$ 98.47	\$ 101.92	\$ 3.46	3.5%
Residential Low Volume	328		\$ 28.87	\$ 29.46	\$ 0.59	2.0%	\$ 56.66	\$ 58.79	\$ 2.14	3.8%
GS<50 kW	2,000		\$ 48.75	\$ 49.67	\$ 0.92	1.9%	\$ 236.34	\$ 244.26	\$ 7.91	3.3%
GS> 50 to 999 kW	20,000	60	\$ 342.37	\$ 349.39	\$ 7.02	2.0%	\$ 6,374.00	\$ 6,471.97	\$ 97.97	1.5%
GS> 1,000 to 4,999 kW	800,000	2,000	\$ 8,826.85	\$ 9,007.87	\$ 181.02	2.1%	\$ 244,071.85	\$ 246,638.43	\$ 2,566.58	1.1%
Large Use	6,600,000	16,000	\$ 37,059.14	\$ 37,818.40	\$ 759.26	2.0%	\$ 1,961,036.78	\$ 1,986,553.41	\$ 25,516.63	1.3%
Unmetered Scattered Load	100		\$ 7.54	\$ 7.69	\$ 0.15	2.0%	\$ 19.90	\$ 20.71	\$ 0.80	4.0%
Street Lighting	400,000	700	\$ 12,220.90	\$ 12,471.12	\$ 250.22	2.0%	\$ 127,975.04	\$ 128,685.20	\$ 710.16	0.6%
Sentinel Lighting	10,000	29	\$ 1,272.29	\$ 1,298.37	\$ 26.08	2.0%	\$ 2,476.02	\$ 2,520.51	\$ 44.49	1.8%
Embedded Distributor - Hydro One CND	1,382,000	2,574	\$ 5,645.55	\$ 5,761.38	\$ 115.83	2.1%	\$ 409,211.53	\$ 412,208.42	\$ 2,996.89	0.7%
Embedded Distributor - Waterloo North Hydro		8,280	\$ 14,097.53	\$ 14,386.50	\$ 288.97	2.0%	\$ 56,269.76	\$ 64,982.03	\$ 8,712.28	15.5%
Embedded Distributor - Brantford	50,000	27	\$ 263.11	\$ 268.50	\$ 5.39	2.1%	\$ 14,589.07	\$ 14,609.99	\$ 20.92	0.1%
Embedded Distributor - Hydro One #1	1,300,000	2,340	\$ 2,944.66	\$ 3,005.11	\$ 60.46	2.1%	\$ 382,073.87	\$ 384,857.19	\$ 2,783.32	0.7%
Embedded Distributor - Hydro One #2	1,990,000	4,050	\$ 72.54	\$ 74.03	\$ 1.49	2.1%	\$ 563,824.18	\$ 564,901.60	\$ 1,077.43	0.2%

3 4.3. Elements of the Price Cap IR

4 This Manager's Summary will address the Elements of the Price Cap IR, as detailed in the Filing
5 Requirements as follows:

- 6 • Annual Adjustment Mechanism
- 7 • Revenue-to-Cost Ratio Adjustments
- 8 • Rate Design for Residential Electricity Customers
- 9 • Electricity Distribution Retail Transmission Service Rates
- 10 • Review and Disposition of Group 1 Deferral and Variance Account Balances
- 11 • LRAM Variance Account (LRAMVA)
- 12 • Incremental Capital Module (ICM)
- 13 • Advanced Capital Module (ACM)
- 14 • Tax Changes
- 15 • Z-Factor Claims
- 16 • Other Matters

17 4.3.1. Annual Adjustment Mechanism

18 The annual adjustment mechanism is defined as the annual percentage change in the Inflation
19 factor less an X-factor (i.e., productivity factor and stretch factor). In the *PEG Empirical Research*
20 *in Support of Incentive Rate-Setting: 2019 Benchmarking Update, August 2020*, Energy+ was
21 placed in Group 2 for Stretch Factor Assignments and allows for a Stretch Factor adjustment of
22 0.15% for the 2021 rate year. Energy+ has calculated a proxy price cap adjustment of 2.05%,

comprised of the price escalator of 2.20% less the associated Stretch Factor Value of 0.15%. Energy+ acknowledges that the Board will adjust the Energy+ 2022 IRM Model with the updated price escalator once updated GDP IPI data becomes available.

Table 2: Proposed Distribution Rates summarize the Fixed Service Charges and the Variable Volumetric Rates as approved for January 1, 2021, and as proposed for January 1, 2022.

Table 2: Proposed Distribution Rates

Rate Class	Billing Determinant	Fixed Service Charge		Variable Volumetric Rate	
		Jan 1, 2021	Proposed Jan 1, 2022	Jan 1, 2021	Proposed Jan 1, 2022
Residential	kWh	\$ 28.87	\$ 29.46	\$ -	\$ -
GS<50 kW	kWh	\$ 15.55	\$ 15.87	\$ 0.0166	\$ 0.0169
GS> 50 to 999 kW	kW	\$ 106.37	\$ 108.55	\$ 3.9334	\$ 4.0140
GS> 1,000 to 4,999 kW	kW	\$ 898.45	\$ 916.87	\$ 3.9642	\$ 4.0455
Large Use	kW	\$ 9,329.54	\$ 9,520.80	\$ 1.7331	\$ 1.7686
Unmetered Scattered Load	kWh	\$ 6.05	\$ 6.17	\$ 0.0149	\$ 0.0152
Street Lighting	kW	\$ 1.98	\$ 2.02	\$ 15.9112	\$ 16.2374
Sentinel Lighting	kW	\$ 2.93	\$ 2.99	\$ 43.7709	\$ 44.6682
Embedded Distributor - Hydro One CND	kW	\$ -	\$ -	\$ 2.1933	\$ 2.2383
Embedded Distributor - Waterloo North Hydro	kW	\$ -	\$ -	\$ 1.7026	\$ 1.7375
Embedded Distributor - Brantford	kW	\$ -	\$ -	\$ 9.7447	\$ 9.9445
Embedded Distributor - Hydro One #1	kW	\$ 72.54	\$ 74.03	\$ 1.2274	\$ 1.2526
Embedded Distributor - Hydro One #2	kW	\$ 72.54	\$ 74.03	\$ -	\$ -

4.3.2. Revenue-to-Cost Ratio Adjustments

Energy+'s most recent Cost of Service Rate Application (EB-2018-0028) for rates effective January 1, 2019, did not prescribe a phase-in period to adjust its revenue-to-cost ratios. Energy+ does not propose any changes to its existing Revenue-to-Cost Ratios.

4.3.3. Rate Design for Residential Electricity Customers

The OEB has established that, when assessing the combined effects of bill impacts, a utility shall evaluate the total bill impact for a residential customer at the distributor's 10th consumption percentile.

Energy+'s method to derive the 10th consumption percentile is as follows:

- Energy+ extracted the total 2020 monthly consumption by premise/account for all residential customers from the Customer Information System, adjusting for consumption that straddled the beginning and end of the year.
- Energy+ identified all residential customers with active service and consumption for the full year; customers with less than 12 months of service were excluded.

- The average monthly consumption was then calculated by premise/account.

Energy+ has determined that the consumption level at the 10th percentile for 2020 was 328 kWh. The data set, comprised of 58,932 records, was sorted from smallest to largest by average monthly consumption. An index of 5,893 was calculated by taking the total number of records in the data set, multiplied by 10%. This customer at the index point on the list has average monthly consumption of 328 kWh, representing the 10th consumption percentile for Energy+ residential customers.

The proposed rate impact for distribution charges only for residential consumption of 328 kWh is an increase of \$0.59 or 2.0%. The proposed total bill impact is an increase of \$2.14 or 3.8%. Given that the total bill impact is less than 10%, no mitigation measures are proposed by Energy+.

4.3.4. Total Bill Impacts > 10% Threshold

The Chapter 3 filing requirements state that a distributor must file a mitigation plan if the total bill impacts for any rate class exceed a 10% threshold. The Embedded Distributor – Waterloo North Hydro class has a proposed 2022 total bill of \$64,982, which is \$8,712 or 15.5% higher than the 2021 total bill of \$56,270.

The increase is primarily attributable to an increase in the Retail Transmission Service Rates (“RTSR”) (\$5,717) and the Deferral and Variance account rate rider (\$2,673). The RTSR increase is a result of a higher forecast uniform transmission rates for 2022. The increase to RTSRs is further analyzed in Section 4.3.5. The Deferral and Variance account rate rider increase is a result of the increase in Group 1 balances proposed for disposition.

Embedded Distributor – Waterloo North Hydro is a wholesale market participant that settles commodity and market-related charges directly with the IESO. Since commodity and market-related charges are not included as part of the bill impact calculations, the class is more sensitive to rate changes when viewed in context of the 10% threshold. If Embedded Distributor – Waterloo North Hydro settled all charges with Energy+, their bill impact would be < 1% based on 2020 consumption levels. Energy+ is not recommending mitigation for this rate class.

4.3.5. Retail Transmission Service Rates

Energy+ is requesting the Boards approval to charge the Retail Transmission Service Rates (“RTSR”) as calculated on a preliminary basis in the Model. The Filing Requirements indicate that Board will adjust each distributor’s 2022 RTSR section of the 2022 IRM Model to incorporate the

January 1, 2022, UTR rates. The proposed RTSRs were determined by completing the Board approved model using RRR consumption and demand data from 2020 and historical cost data as billed by the IESO, Hydro One, and Brantford Power Inc. in 2020.

The billing determinants for the transformation connection rate for the GS > 50 to 999 kW, GS 1,000 to 4,999 kW and Large Use classes have been increased to include the gross load billing adjustments utilized and approved in all Energy+ applications since the 2019 Cost of Service.

Table 3: Proposed RTSR Rates summarizes the proposed RTSR rates for Energy+, as calculated by the Model.

Table 3: Proposed RTSR Rates

Rate Class	Billing Determinant	Network		Connection	
		Jan 1, 2021	Proposed Jan 1, 2022	Jan 1, 2021	Proposed Jan 1, 2022
Residential	kWh	\$0.0066	\$0.0083	\$0.0048	\$0.0049
GS<50 kW	kWh	\$0.0059	\$0.0074	\$0.0043	\$0.0044
GS> 50 to 999 kW	kW	\$3.4632	\$4.3421	\$2.4763	\$2.5097
GS> 50 to 999 kW - Interval Metered <1000 kW	kW	\$3.4874	\$4.3725	\$2.5013	\$2.5350
GS> 1,000 to 4,999 kW	kW	\$2.5355	\$3.1790	\$1.7183	\$1.7415
Large Use	kW	\$2.6079	\$3.2698	\$1.7336	\$1.7570
Unmetered Scattered Load	kWh	\$0.0057	\$0.0071	\$0.0043	\$0.0044
Street Lighting	kW	\$1.8450	\$2.3133	\$1.3252	\$1.3431
Sentinel Lighting	kW	\$2.0239	\$2.5376	\$1.2815	\$1.2987
Embedded Distributor - Hydro One CND	kW	\$2.6079	\$3.2698	\$2.1234	\$2.1520
Embedded Distributor - Waterloo North Hydro	kW	\$2.6079	\$3.2698	\$2.1234	\$2.1520
Embedded Distributor - Brantford	kW	\$2.9127	\$3.6519	\$1.7527	\$1.7763
Embedded Distributor - Hydro One #1	kW	\$2.9127	\$3.6519	\$1.7527	\$1.7763
Embedded Distributor - Hydro One #2	kW	\$0.0000	\$0.0000	\$0.0000	\$0.0000

The proposed RTRS Network rates for all rate classes exceed the 4% threshold in the 2022 IRM Model. The increase is 25% across all classes and is directly attributable to the increase in Uniform Transmission Rates ("UTR"). The UTR Network Service rate increased by 25% from \$3.92 / kW in 2020 to \$4.90 / kW in the latter part of 2021. The 2021 rate was used as a proxy for the 2022 forecast in the 2022 IRM Model. This rate increase results in an additional \$3,085,571 to be recovered through RTSR Network rates from Energy+.

Table 4: RTSR Forecast Cost Allocation summarizes the allocation of costs driving the rate calculations.

Table 4: RTSR Forecast Cost Allocation

Rate Class	Network			Connection		
	2022 IRM	2021 IRM	Difference	2022 IRM	2021 IRM	Difference
Residential	\$ 4,446,207	\$ 3,266,182	\$ 1,180,025	\$ 2,613,803	\$ 2,365,911	\$ 247,892
General Service Less Than 50 kW	\$ 1,496,741	\$ 1,254,073	\$ 242,668	\$ 881,757	\$ 914,307	\$ (32,550)
General Service 50 to 999 kW	\$ 1,606,348	\$ 1,389,542	\$ 216,805	\$ 928,434	\$ 993,558	\$ (65,124)
General Service 50 to 999 kW - Interval	\$ 4,603,814	\$ 3,982,408	\$ 621,406	\$ 2,678,717	\$ 2,865,802	\$ (187,084)
General Service 1,000 To 4,999 kW	\$ 1,791,508	\$ 1,351,539	\$ 439,969	\$ 1,043,795	\$ 977,506	\$ 66,289
Large Use	\$ 1,146,395	\$ 887,022	\$ 259,373	\$ 746,672	\$ 718,565	\$ 28,107
Unmetered Scattered Load	\$ 16,212	\$ 13,091	\$ 3,122	\$ 9,886	\$ 9,897	\$ (11)
Street Lighting	\$ 38,044	\$ 30,396	\$ 7,647	\$ 22,088	\$ 21,832	\$ 256
Sentinel Lighting	\$ 650	\$ 498	\$ 152	\$ 332	\$ 315	\$ 17
Embedded Distributor - Hydro One Cnd	\$ 92,678	\$ 73,927	\$ 18,751	\$ 60,997	\$ 60,191	\$ 806
Embedded Distributor - Waterloo North Hydro	\$ 389,351	\$ 315,899	\$ 73,452	\$ 256,253	\$ 257,203	\$ (950)
Embedded Distributor - Brantford	\$ 3,104	\$ 3,827	\$ (723)	\$ 1,510	\$ 2,303	\$ (793)
Embedded Distributor - Hydro One #1	\$ 103,200	\$ 80,276	\$ 22,924	\$ 50,197	\$ 48,307	\$ 1,890
Total	\$ 15,734,253	\$ 12,648,682	\$ 3,085,571	\$ 9,294,441	\$ 9,235,697	\$ 58,744

4.3.6. Review and Disposition of Group 1 Deferral and Variance Account Balances

Energy+ has included a request for approval for the disposition of Group 1 Deferral and Variance Accounts based on December 31, 2020, balances and forecasted interest to December 31, 2021, in this Application.

4.3.6.1. Summary of Accounts for Disposition

Energy+ has completed the Deferral and Variance account ("D&V") Continuity Schedules embedded in the 2022 IRM Model. The following section describes the balances and proposed recoveries and dispositions on Group 1 Deferral and Variance accounts.

Energy+ is requesting approval for final disposition of Group 1 D&V accounts in the amount of \$3,286,290. This amount represents the net balances on December 31, 2020, plus carrying charges computed to December 31, 2021. Energy+ is requesting disposition over a 12-month period. The last disposition of Group 1 account balances occurred in the 2021 IRM Application where final disposition of 2019 balances was approved.

Table 5: Proposed Deferral and Variance Accounts for Disposition summarizes the D&V Accounts proposed for disposition.

Table 5: Proposed Deferral and Variance Accounts for Disposition

Account Number	Account Description	Principal Balance at December 31, 2020	Carrying Charges to December 31, 2020	Projected Interest to December 31, 2021	Total Claim
1550	LV Variance Account	\$ (26,648)	\$ (1,343)	\$ (152)	\$ (28,143)
1551	Smart Metering Entity Charge Variance Account	\$ (7,565)	\$ (103)	\$ (43)	\$ (7,711)
1580	RSVA - Wholesale Market Service Charge	\$ (762,727)	\$ (2,945)	\$ (4,348)	\$ (770,019)
1580	Variance WMS – Sub-account CBR Class B	\$ (44,817)	\$ (640)	\$ (255)	\$ (45,713)
1584	RSVA - Retail Transmission Network Charge	\$ 1,034,262	\$ 1,571	\$ 5,895	\$ 1,041,728
1586	RSVA - Retail Transmission Connection Charge	\$ 775,575	\$ 4,486	\$ 4,421	\$ 784,482
1588	RSVA - Power	\$ 1,548,678	\$ 331	\$ 8,827	\$ 1,557,836
1589	RSVA - Global Adjustment	\$ 734,600	\$ 15,042	\$ 4,187	\$ 753,830
Total		\$ 3,251,357	\$ 16,400	\$ 18,533	\$ 3,286,290

Table 6: Proposed Deferral and Variance Account Rate Riders summarizes the proposed Deferral and Variance Account Rate Riders by rate class. The table includes the proposed Rate Rider for Recovery of the Advanced Capital Module. Also included is the Rate Rider for Recovery of Incremental Capital that was approved in the 2020 IRM Application and is effective until the effective date of the next cost of service based rate order.

Table 6: Proposed Deferral and Variance Account Rate Riders

Rate Class	Total D&V Account Rate Riders	Total D&V Account Rate Riders Non-WMP	GA Rate Riders	Rate Rider for Recovery of Advanced Capital Module	Rate Rider for Recovery of Incremental Capital
Unit	per kW / kWh	per kW / kWh	per kW / kWh	per Cust. / Connection	per Cust. / Connection
Residential	\$ 0.0015	\$ -	\$ 0.0014	\$ 0.59	\$ 0.29
GS<50 kW	\$ 0.0015	\$ -	\$ 0.0014	\$ 1.16	\$ 0.58
GS> 50 to 999 kW	\$ 0.3324	\$ 0.1444	\$ 0.0014	\$ 14.85	\$ 7.62
GS> 1,000 to 4,999 kW	\$ 0.4491	\$ 0.1920	\$ 0.0014	\$ 170.39	\$ 78.10
Large Use	\$ 0.6192	\$ -	\$ -	\$ 707.45	\$ 333.81
Unmetered Scattered Load	\$ 0.0015	\$ -	\$ 0.0014	\$ 0.22	\$ 0.12
Street Lighting	\$ 0.5433	\$ -	\$ 0.0014	\$ 0.07	\$ 0.03
Sentinel Lighting	\$ 0.0688	\$ -	\$ -	\$ 0.22	\$ 0.11
Embedded Distributor - Hydro One CND	\$ 0.7488	\$ -	\$ 0.0014	\$ 65.87	\$ 50.85
Embedded Distributor - Waterloo North Hydro	\$ 0.5578	\$ -	\$ -	\$ 65.87	\$ 50.85
Embedded Distributor - Brantford	\$ 0.4632	\$ -	\$ 0.0014	\$ 65.87	\$ 50.85
Embedded Distributor - Hydro One #1	\$ 0.7227	\$ -	\$ 0.0014	\$ 65.87	\$ 50.85
Embedded Distributor - Hydro One #2	\$ 0.5913	\$ -	\$ 0.0014	\$ 65.87	\$ 50.85

Energy+ confirms that it had Class A customers as of December 31, 2020. Energy+ has completed Tab 6 Class A Consumption Data and the resulting rate riders proposed in this application were calculated in Tab 6.1a GA Allocation of the 2022 IRM Model.

Energy+ has also followed the methodology in the 2022 IRM Model to determine the rate rider for Disposition of Variance – WMS Sub Account CBR Class B. The balance allocated to Class B customers did not meet the threshold of producing a rate rider in one or more rate class. As a result, the model transferred the entire CBR Class B amount into Account 1580 WMS control account to be disposed through the general purpose Group 1 DVA rate riders.

The Energy+ Deferral and Variance Account Continuity Schedule from the 2022 IRM Model is included in Appendix A.

4.3.6.2. Adjustments to Deferral and Variance Accounts

4.3.6.2.1. Principle Adjustments in 2020 D&V Account Continuity Schedule

Table 7: 2020 Principal Adjustments in D&V Continuity Schedule summarizes the principal adjustments made to the continuity schedule that impacted accounts RSVA Power (1588) and RSVA Global Adjustment (1589).

Table 7: 2020 Principal Adjustments in D&V Continuity Schedule

Account	Account Description	Adjustment	Rate Application	Year Recorded in GL	Description
1588	RSVA Power	\$ 189,376	2021 IRM Approved	2020	Reversal of 2019 adjustment for revised commodity accounting process.
1589	RSVA Global Adjustment	\$ (47,812)	2021 IRM Approved	2020	Reversal of 2019 adjustment for revised commodity accounting process.

In the 2021 IRM Application, Energy+ made a principal adjustment to the 2019 balances for accounts 1588 and 1589 related to the revised Accounting Guidance for Commodity Accounts. Table 8: 2019 Principal Adjustments from Revised Settlement Process summarizes the adjusting entry for 2019 that was recorded in the GL in 2020.

Table 8: 2019 Principal Adjustments from Revised Settlement Process

	2019 Actual	2019 Revised	Difference
Revenue			
Commodity	(84,340,230)	(82,316,728)	2,023,502
Global Adjustment	(92,414,233)	(92,488,541)	(74,308)
Expense			
Commodity	84,924,495	82,711,617	(2,212,878)
Global Adjustment	93,985,320	94,107,439	122,119
DVA			
Commodity	584,265	394,889	(189,376)
Global Adjustment	1,571,087	1,618,899	47,812

The reversal of the adjusting entry from Table 11 has been recorded as a principal adjustment on the 2020 D&V Continuity schedule, \$189,376 for 1588 and (\$47,812) for 1589.

4.3.6.2.2. Commodity Accounts 1588 and 1589

On February 21, 2019, the OEB issued its letter entitled Accounting Guidance related to Accounts 1588 Power, and 1589 RSVA Global Adjustment as well as the related accounting guidance. The accounting guidance was effective January 1, 2019 and was to be implemented by August 31, 2019. Energy+ reviewed its RPP Settlement process and identified certain process changes

1 required for compliance with the new guidance. Energy+ confirms that the process changes were
2 in effect as of August 31, 2019.

3 Energy+ completed its review of the historical pre-2019 balances and received approval for final
4 disposition of commodity account balances up to 2019 in its 2021 IRM Application. Energy+ is
5 confident that there are no systemic issues with its RPP settlement and related accounting
6 processes and is requesting final disposition of account balances.

7 **4.3.6.2.3. Global Adjustment Analysis and Workform**

8 Energy+ has completed the Global Adjustment Analysis Workform ("GA Workform") which has
9 been included in Appendix E GA Analysis Workform. The Chapter 3 Requirements indicate that
10 if a distributor is adjusting an Account 1589 balance that was previously approved on an interim
11 basis, the GA Workform is required to be completed from the year after the distributor last received
12 final disposition. Energy+ last received approval for final disposition on its 2019 balance and has
13 prepared the GA Workform for 2020.

14 The purpose of the GA Workform is to compare the balance in Account 1589 to the expected
15 balance based on Global Adjustment rates and Energy+'s consumption statistics. Discrepancies
16 between the actual and expected balance are to be explained and quantified, and any remaining,
17 unexplained discrepancy will be assessed for materiality. The OEB has set a threshold of +-1%
18 as the materiality threshold. The variance calculated on the 2020 balance in the GA Analysis
19 Workform is within the materiality threshold.

20 **4.3.6.2.4. Account 1595 Disposition**

21 Energy+ is not seeking approval for disposition of Account 1595 balances in this application. The
22 2018 rate riders were effective from May 1, 2018, to April 30, 2019, prior to Energy+'s adoption
23 of a January 1st rate implementation date. The Chapter 3 requirements indicate that the balance
24 is not eligible for disposition until the December 31, 2021, account balance has been audited.

25 **4.3.6.2.5. Certification of Evidence – Variance Accounts**

26 As part of its Certification in Section 3, Energy+ indicated that it has robust processes and internal
27 controls in place for the preparation, review, verification and oversight of the deferral and variance
28 account balances being disposed.

29 As a result of the internal review of the Group 1 variance accounts, Energy+ has made
30 improvements to its processes, including the adoption of the updated Accounting Guidance

1 Related to Commodity Pass-Through Accounts, as well as preparation of the accompanying
2 Illustrative Model which has been a useful tool provided by the Ontario Energy Board.

3 **4.3.7. LRAM Variance Account (LRAMVA)**

4 Energy+ is not applying for any LRAMVA claims in this application.

5 **4.3.8. Request for Deferral and Variance Account**

6 Energy+ is not seeking approval for the creation of a new deferral and variance account in this
7 application.

8 **4.3.9. Tax Changes**

9 No tax changes are anticipated to result from changes in tax rates from Energy+'s most recent
10 Cost of Service Application to 2019.

11 Consistent with the OEB's letter of July 25, 2019, Energy+ has recorded the impacts of the CCA
12 rule changes resulting from Bill C-97 in account 1592-PILS and Tax Variances for 2018, 2019
13 and 2020. Energy+ expects the OEB will address the appropriate treatment of the accelerated
14 CCA impact at its next cost of service application, currently expected for 2024 distribution rates.

15 **4.3.10. Z-Factor Claims**

16 Energy+ is not applying for any Z-factor claims in this Application.

17 **4.3.11. Other Matters**

18 Energy+ has determined that there are no other matters to bring to the attention of the OEB at
19 this time.

4.4. Elements Specific to the Price Cap IR Plan

4.4.1. Advanced Capital Module

4.4.1.1. Executive Summary

On September 18, 2014, the OEB issued the Report of the Board – New Policy Options for the Funding of Capital Investments: The Advanced Capital Module (“the Report”)². The Report outlines the policy for advancing the review and approval of business cases that are subject to the criteria of materiality, need and prudence to coincide with a distributor’s Cost of Service application. The ACM approach facilitates regulatory efficiency by testing the business case of discrete projects within a Cost of Service application, allowing Price Cap IR applications to remain mechanistic in nature. The timing and actual amount of rate riders used to recover the costs of an ACM project will be determined in a subsequent Price Cap IR application for the year in which the project comes into service. The ACM also enables enhanced pacing and smoothing of rate impacts as stakeholders examine capital projects over the five-year horizon of the Distribution System Plan (“DSP”), avoiding the clustering of capital projects around the rebasing year.

In its 2019 Cost of Service application, Energy+ submitted an ACM request of \$8,099,792 for the Southworks facility which was a key component to the overall facilities plan for the organization that was submitted. The request was based on a Class C cost estimate prepared by Melloul-Blamey Construction Inc³. The capital expenditures requested would enable the renovation and conversion of an existing heritage building in downtown Cambridge, that would provide 21,892 square feet of administrative office space.

On June 18, 2019, the OEB issued its Decision and Order (“Decision and Order”) that found the materiality and need criteria of the project were met. With respect to the prudence of the project, the OEB acknowledged the need for the facility and approved a funding envelope of \$6,500,000 for the ACM. The full ACM request of \$8,099,792 was not approved, citing concerns over the reasonableness of the cost estimates and benchmarking comparisons. The approved funding envelope was based on cost per square foot benchmarks from administrative facilities of other distributors adjusted by the OEB’s IRM inflationary factor. The Decision and Order noted that

² EB-2014-0219

³ EB-2018-0028 TCQ SEC 1 & 2

Energy+ would have the opportunity to address any deviation from this amount in a subsequent Price Cap IR application for the year in which the project comes into service.⁴

Upon the OEB's Decision and Order, Energy+ immediately took measures to reduce the costs of the project through design changes and tendering strategies. Despite Management's best efforts, the \$6,500,000 target was not achieved due to unforeseen costs and the impact of the COVID-19 pandemic. The final cost forecast for the Southworks facility is \$8,152,916, which is \$1,652,916, or 25.4%, higher than the approved funding envelope of \$6,500,000. This difference falls within the 30% threshold that is outlined in the ACM report. If costs are less than 30% above what was documented in the DSP, the details and need for a project that were previously approved in a Cost of Service do not require re-examination. Energy+ has provided justification for the increased costs in Section 4.4.1.3.

With occupancy of the Southworks facility anticipated in January 2022, Energy+ is proposing to recover the incremental revenue associated with the rate base investment for the Southworks facility in this application. Table 9: ACM Funding Request summarizes the ACM funding request being sought by Energy+.

Table 9: ACM Funding Request

Summary of ACM Funding Requested		
Total ACM Cost Forecast	\$	8,152,916
Maximum Eligible Incremental Capital	\$	12,575,556
Incremental Capital Requested	\$	8,152,916
Incremental Revenue Requested		
Return on Rate Base	\$	494,445
Amortization Expense	\$	227,443
Gross Up Taxes/PILs	\$	17,303
	\$	739,190

⁴ EB-2019-0028 Decision and Order, June 18, 2019

Energy+ proposes to recover the incremental revenue through an ACM Rate Rider for each customer class commencing January 1, 2022, and that the ACM Rate Rider be effective until Energy+'s next Cost of Service rebasing.

Table 10: Summary of ACM Rate Riders sets out the proposed allocation of the incremental revenue requirement and the proposed ACM Rate Rider by customer class.

Table 10: Summary of ACM Rate Riders

Rate Class	Incremental Revenue	ACM Rate Rider
Residential	\$424,297	\$0.59
GS<50 kW	\$91,467	\$1.16
GS> 50 to 999 kW	\$133,847	\$14.85
GS> 1,000 to 4,999 kW	\$51,118	\$170.39
Large Use	\$16,979	\$707.45
Street Lighting	\$13,332	\$0.07
Unmetered Scattered Load	\$1,512	\$0.22
Sentinel Lighting	\$314	\$0.22
Embedded Distributors	\$6,324	\$65.87
Total	\$739,190	

Table 11: Summary of Bill Impacts by Customer Class sets out the estimated total bill impacts of the ACM rate riders by customer class.

Table 11: Summary of ACM Bill Impacts

Rate Class	Total Bill without ACM	Total Bill with ACM	Difference	Bill Impact
Residential	\$ 101.33	\$ 101.92	\$ 0.59	0.6%
Residential Low Use	\$ 58.20	\$ 58.79	\$ 0.59	1.0%
GS<50 kW	\$ 243.10	\$ 244.26	\$ 1.16	0.5%
GS> 50 to 999 kW	\$ 6,457.12	\$ 6,471.97	\$ 14.85	0.2%
GS> 1,000 to 4,999 kW	\$ 246,468.04	\$ 246,638.43	\$ 170.39	0.1%
Large Use	\$ 1,985,845.96	\$ 1,986,553.41	\$ 707.45	0.0%
Street Lighting	\$ 20.64	\$ 20.71	\$ 0.07	0.3%
Unmetered Scattered Load	\$ 128,684.98	\$ 128,685.20	\$ 0.22	0.0%
Sentinel Lighting	\$ 2,520.29	\$ 2,520.51	\$ 0.22	0.0%
Embedded Distributor - Hydro One CND	\$ 412,142.55	\$ 412,208.42	\$ 65.87	0.0%
Embedded Distributor - Waterloo North Hydro	\$ 64,916.16	\$ 64,982.03	\$ 65.87	0.1%
Embedded Distributor - Brantford	\$ 14,544.12	\$ 14,609.99	\$ 65.87	0.5%
Embedded Distributor - Hydro One #1	\$ 384,791.32	\$ 384,857.19	\$ 65.87	0.0%
Embedded Distributor - Hydro One #2	\$ 564,835.73	\$ 564,901.60	\$ 65.87	0.0%

4.4.1.2. Means Test

The Chapter 3 filing requirements outline that a distributor must file its most recent calculation of its regulated return at the time of the application Price Cap IP application in which funding for the project and recover through rate riders would commence. If the regulated return exceeds 300 basis points above the deemed return on equity embedded in the distributor's rates, the funding for any incremental capital project will not be allowed. In 2020, Energy+ achieved a regulated rate of return of 7.89%, which does not exceed 300 basis points of its deemed return of 8.98% embedded in rates.

4.4.1.3. Project Update

The Chapter 3 Filing Requirements outline that following any ACM approvals in a cost of service application, a distributor is required to confirm that the capital project is on schedule and to be completed as planned, and that the costs of the projects have not significantly changed from the original forecast.

The ACM Report outlines that the details and need for a project that were previously approved in a Cost of Service should not need to be re-examined; however, the onus is on the distributor to support any changes to cost and timelines. If costs are less than 30% above what was documented in the DSP, the distributor should address and justify changes in project scope and explain:

- the need for the increased costs;
- whether and how re-prioritizing of capital projects has been considered;
- how impacts on the rates and bills of the distributor's ratepayers have been considered; and
- whether the project is still the best option.

4.4.1.3.1. Cost Forecast

The cost forecast of \$8,152,916 is \$1,652,916, or 25.4%, higher than the approved funding envelope of \$6,500,000. Table 12 – Summary of Southworks Cost Forecast compares the June 2021 cost forecast to the approved funding envelope. The Class C estimate from the 2019 Cost of Service application has been provided for reference.

1

Table 12 – Summary of Southworks Cost Forecast

Item	2019 COS Class C Estimate	2019 COS Approved Funding Envelope	June 2021 Forecast	Variance to COS Funding Envelope
Sitework Costs	\$ 305,525	\$ 245,181	\$ 444,344	\$ 199,163
Building Costs	\$ 4,580,203	\$ 3,675,566	\$ 4,549,299	\$ 873,733
General Conditions	\$ 681,477	\$ 546,879	\$ 791,626	\$ 244,747
Allowances	\$ 735,815	\$ 590,484	\$ 458,933	\$ (131,551)
Professional Fees	\$ 450,000	\$ 361,120	\$ 455,000	\$ 93,880
Construction Total	\$ 6,753,020	\$ 5,419,229	\$ 6,699,201	\$ 1,279,972
Soft Costs	\$ 1,346,772	\$ 1,080,771	\$ 1,453,715	\$ 372,944
Total	\$ 8,099,792	\$ 6,500,000	\$ 8,152,916	\$ 1,652,916

2

3 **4.4.1.3.2. Cost Reductions**

4 In its commitment to achieving cost reductions on the project, Energy+ hired Colliers Project
5 Leaders Inc. (“Colliers”) as project managers. Colliers is a leading diversified professional
6 services and investment management company with the largest team of PMP certified
7 professionals in Canada. The costs for Colliers’ services have not been included in the requested
8 rate base investment.

9 For the Southworks project, Colliers implemented the process of Value Engineering which is an
10 organized process that allows all the functional requirements of the design to be obtained at the
11 lowest possible cost. Colliers undertook an in-depth review of Energy+’s requirements and
12 facilitated the identification of cost reductions through changes to the design and specifications,
13 in addition to alternate tender strategies that better aligned the scope to the budget. Through
14 this process, Energy+ realized cost reductions of \$570,000 from the Class C estimate which are
15 summarized in Table 13 – Project Cost Reductions.

16

Table 13 – Project Cost Reductions

Item	Description	Savings
Finishes	Revised specifications for stairs, walls, flooring and painting	\$180,000
Allowances	Removal of allowances for scope not yet defined	\$100,000
Aluminum Entrances & Curtain Wall	Revised design and specification	\$65,000
Mechanical & Electrical	Revised specifications	\$65,000
Concrete & Forming	Re-tendered with alternate trades and modified specifications	\$60,000
Exterior Handrails	Revised specifications	\$40,000
Operable Partitions	Revised specifications	\$25,000
Fencing and Landscaping	Revised specifications	\$20,000
Excavation	Re-tendered with alternate trades	\$15,000
Total		\$570,000

4.4.1.3.3. Tendering Process

Colliers also provided support through the tendering process and enabled Energy+ to find the lowest cost provider for each of the construction components. Table 14 – Tender Cost Ranges highlights the total costs tendered to date of \$4,608,532, which is \$1,197,762 lower than the average bid prices of \$5,806,294, and \$3,642,830 lower than the highest bid prices of \$8,251,362. While the tendering process was effective in controlling costs, Energy+ expects that it could have achieved costs closer to the OEB approved funding envelope had the market for services not been adversely affected by the COVID-19 pandemic.

Table 14 – Tender Cost Ranges

	Amount
Minimum	\$ 4,608,532
Average	\$ 5,809,294
Maximum	\$ 8,251,362

As of June 2021, a substantial portion of the costs have been incurred or committed and there are approximately \$1.0MM in costs remaining to be tendered to complete the construction and furnishing of the facility. The tenders for the remaining costs are expected to be completed by September 2021. Table 15 – Tendered Cost Reconciliation summarizes the various costs sources for the project.

Table 15 – Tendered Cost Reconciliation

	Amount
Tendered Costs	\$ 4,608,532
Remaining Costs to be Tendered	\$ 996,833
Construction Management & Consultant Fees	\$ 1,113,772
General Allowances	\$ 896,128
Single Source Providers	\$ 537,651
Total	\$ 8,152,916

4.4.1.3.4. Cost Increases

Throughout the construction phase of the project additional costs of \$1,823,000 were identified. These costs include transaction costs that were not included in the 2019 Cost of Service estimate, and unforeseen requirements that could not have been mitigated or quantified prior to construction.

A large contributor to the cost increase were the unforeseen impacts of the COVID-19 pandemic. Due to material shortages, Colliers noted that lumber prices increased 300% and structural steel prices increased 125% during construction. Additional costs were also incurred for the health and safety measures implemented at the job site.

Inflation in the local construction industry was also a significant factor to the increased cost forecast. The approved funding envelope was based on the OEB IRM inflationary factor, which in Energy+'s experience did not reflect the market conditions and demand of the local construction industry. Higher labour costs in the active workforce during the COVID-19 pandemic also impacted the cost for work done during that time, which was entirely outside of management's control. These differences are further outlined in Appendix F – Benchmarking Challenges.

Table 16 – Project Cost Increases summarizes the items contributing to the cost increases.

1

Table 16 – Project Cost Increases

Item	Description	Increase
Inflationary Impacts	Higher costs due to pricing and demand in the local construction industry. See Appendix F.	\$1,118,000
COVID-19 Impacts	Increase in material costs due to lumber and structural steel shortages. Additional costs for sanitary measures on site and increased personnel on site for COVID-19 screening.	\$413,000
Firewall Construction	Costs to complete the firewall construction were not included in the 2019 Cost of Service estimate.	\$269,000
Legal and Real Estate Fees	Legal and real estate fees related to closing the transaction of acquiring the Southworks facility were not included in the 2019 Cost of Service estimate.	\$123,000
Conduit replacement	Existing conduits required replacement for the roof, clearstory wood siding, masonry repair and windowsills.	\$85,000
Waterproofing	West wall required waterproofing due to high water table impacting ground water conditions at the site	\$40,000
Design Consistency	Developer related design requiring a consistent look and feel to the adjacent buildings impacted roof, window and exterior hardscaping costs.	\$34,000
Various Other		\$141,000
Total		\$2,223,000

2

3 **4.4.1.3.5. Cost Justification**

4 The final cost forecast for the Southworks facility of \$8,152,916 is \$1,652,916 or 25.4% higher
5 than the approved ACM funding envelope of \$6,500,000. In addition to the breakdown of the
6 changes to the cost forecast and updated project timelines, the Chapter 3 Filing Requirements
7 require the following justification of the increased costs:

8 *Need for increased costs*

9 The increased costs over the approved \$6,500,000 were required due to the noted unforeseen
10 cost increases and the impact of the COVID-19 pandemic. Energy+ was committed to reducing
11 the costs to the approved amount and hired external support to ensure the lowest costs providers
12 were contracted and the design and scope were streamlined.

13 *Re-prioritizing of capital projects*

14 In the DSP submitted as part of its 2019 Cost of Service Application, Energy+ prioritized its capital
15 program over the five-year period 2019 to 2023 to smooth the impact of the Southworks facility in
16 2022 based on the initial estimate. Table 17 – 2019 Distribution System Plan summarizes the

capital expenditure plan for 2019 to 2023. The General Plant figure for 2022 includes the approved \$6.5MM figure for the Southworks facility. In 2020, and as part of the 2021 Budget, Energy+ reduced its capital spending to mitigate the overall impact of COVID-19 on the utility, while also recognizing that the cost forecast for the Southworks facility exceeded the approved \$6.5MM funding envelope.

Table 17 – 2019 Distribution System Plan (\$000's)

CATEGORY	Forecast Period (planned)				
	2019	2020	2021	2022	2023
	\$ '000				
System Access	7,069	4,007	4,352	3,934	4,129
System Renewal	5,206	8,591	8,007	8,849	8,672
System Service	127	591	954	422	422
General Plant	943	5,556	1,668	8,038	1,765
Deferred Revenue (Capital Contributions)	(1,966)	(769)	(886)	(772)	(782)
TOTAL EXPENDITURE	11,379	17,976	14,095	20,471	14,206

Impact of the rates and bills

Energy+ has compared the revenue requirement and bill impacts of the forecast costs of \$8,152,916 compared to the approved ACM of \$6,500,000. The difference in recoverable revenue is \$145,904, and the impact on total bills is no higher than 0.2%. Energy+ does not believe this is a significant impact on customer bills. Table 18 – ACM Bill Impacts compares the incremental revenue, rate riders, and total bill percentages of the cost forecast of \$8,152,916 and the approved ACM funding envelope of \$6,500,000 by customer class. The percentage of total bill presented for the Residential class is for the low use customers.

1

Table 18 – ACM Bill Impacts

Rate Class	Cost Forecast			Approved ACM			Difference		
	Incremental Revenue	ACM Rate Rider	% of Total Bill	Incremental Revenue	ACM Rate Rider	% of Total Bill	Incremental Revenue	ACM Rate Rider	% of Total Bill
Residential	\$424,297	\$0.59	1.0%	\$340,547	\$0.47	0.8%	(\$83,749)	(\$0.12)	-0.2%
GS<50 kW	\$91,467	\$1.16	0.5%	\$73,413	\$0.94	0.4%	(\$18,054)	(\$0.22)	-0.1%
GS> 50 to 999 kW	\$133,847	\$14.85	0.2%	\$107,428	\$11.92	0.2%	(\$26,419)	(\$2.93)	0.0%
GS> 1,000 to 4,999 kW	\$51,118	\$170.39	0.1%	\$41,028	\$136.76	0.1%	(\$10,090)	(\$33.63)	0.0%
Large Use	\$16,979	\$707.45	0.0%	\$13,627	\$567.81	0.0%	(\$3,351)	(\$139.64)	0.0%
Street Lighting	\$13,332	\$0.07	0.3%	\$10,701	\$0.05	0.2%	(\$2,632)	(\$0.02)	-0.1%
USL	\$1,512	\$0.22	0.0%	\$1,213	\$0.18	0.0%	(\$298)	(\$0.04)	0.0%
Sentinel Lighting	\$314	\$0.22	0.0%	\$252	\$0.18	0.0%	(\$62)	(\$0.04)	0.0%
Embedded Distributors	\$6,324	\$65.87	0.0%	\$5,075	\$52.87	0.0%	(\$1,248)	(\$13.00)	0.0%
Total	\$739,190			\$593,286			(\$145,904)		

2

3 *Whether the project is still the best option*

4 In the 2019 Cost of Service Application, Energy+ submitted a comprehensive facilities plan that
5 outlined the best options for its Administrative and Operations facilities. The Southworks facility
6 was selected as the most prudent option for Energy+'s administrative employees. With the facility
7 near completion, the Southworks facility is still a prudent investment and the best option for
8 Energy+'s facilities plan.

9 **4.4.1.4. Project Timeline**

10 The Southworks project is underway and is currently in the construction phase, with ongoing work
11 on the building exterior works and interior finishes. The project is progressing slightly ahead of
12 schedule with building hand-over expect to be completed by December 2021. Energy+
13 anticipates occupancy in January 2022, which aligns with the occupancy expected in the 2019
14 Cost of Service Application.

15 Table 19 – Project Milestones outlines the major milestones of the project, as well as the progress
16 and forecast completion as of June 2021.

Table 19 – Project Milestones

Milestone	Planned Completion	Actual / Forecast Completion	% Complete	Variance (weeks)
Roofing	Dec 2020	Feb 2021	100%	6
Window Installation	Dec 2020	Apr 2021	100%	4
Interior Structural Steel	Mar 2021	Mar 2021	100%	0
Building Exterior Works	Oct 2021	Nov 2021	40%	0
Interior Finishes	Nov 2021	Nov 2021	40%	0
Building Hand-over to Owner	Dec 2021	Dec 2021	0%	0
Occupancy	Jan 2022	Jan 2022	0%	0

4.4.1.5. ACM Conclusion

Energy+ is seeking approval to recover the incremental revenue associated with the 2022 capital investment of \$8,152,916 with respect to its Southworks facility through an ACM Rate Rider for each customer class commencing January 1, 2022, and that the ACM Rate Rider be effective until Energy+'s next Cost of Service rebasing.

4.4.2. Incremental Capital Module

Energy+ is not applying under the Incremental Capital Module ("ICM") in this Application.

4.4.3. Treatment of Costs for 'Eligible Investments'

Energy+ is not applying for any recovery of 'eligible investments' related to renewable energy generations costs.

4.4.4. Conservation and Demand Management Costs for Distributors

Conservation and Demand Management Costs are not included in the distribution rates for Energy+ and are not included in this application.

4.4.5. Off-Ramps

Energy+ achieved a Regulatory Return on Equity of 7.89% in 2020 as reported in the most recent RRR 2.1.5.6 filing. This amount is within +/- 300 basis points, of both the Board-approved Return on Equity of 8.98%, determined in the 2019 Cost of Service Application (EB-2018-0028).

5. Customer Bill Impacts

Table 20: Distribution and Total Bill Impact summarizes the bill impacts by customer class for Energy+ customers, at varying consumption and demand levels, on the proposed Distribution charges (fixed and variable) and on the Total Bill (before HST). The detailed Customer Bill Impacts by class, category, and varying consumption and demand levels are computed in Tab 20 of the 2022 IRM Model and are included in Appendix D.

Table 20: Distribution and Total Bill Impact

Rate Class	kWh	kW	Distribution (Fixed & Volumetric)				Total Bill (excluding HST)			
			2021 Approved	2022 Proposed	\$ Change	% Impact	2021 Approved	2022 Proposed	\$ Change	% Impact
Residential	750		\$ 28.87	\$ 29.46	\$ 0.59	2.0%	\$ 98.47	\$ 101.92	\$ 3.46	3.5%
Residential	328		\$ 28.87	\$ 29.46	\$ 0.59	2.0%	\$ 56.66	\$ 58.79	\$ 2.14	3.8%
GS<50 kW	2,000		\$ 48.75	\$ 49.67	\$ 0.92	1.9%	\$ 236.34	\$ 244.26	\$ 7.91	3.3%
GS> 50 to 999 kW	20,000	60	\$ 342.37	\$ 349.39	\$ 7.02	2.0%	\$ 6,374.00	\$ 6,471.97	\$ 97.97	1.5%
GS> 1,000 to 4,999 kW	800,000	2,000	\$ 8,826.85	\$ 9,007.87	\$ 181.02	2.1%	\$ 244,071.85	\$ 246,638.43	\$ 2,566.58	1.1%
Large Use	6,600,000	16,000	\$ 37,059.14	\$ 37,818.40	\$ 759.26	2.0%	\$ 1,961,036.78	\$ 1,986,553.41	\$ 25,516.63	1.3%
Unmetered Scattered Load	100		\$ 7.54	\$ 7.69	\$ 0.15	2.0%	\$ 19.90	\$ 20.71	\$ 0.80	4.0%
Street Lighting	400,000	700	\$ 12,220.90	\$ 12,471.12	\$ 250.22	2.0%	\$ 127,975.04	\$ 128,685.20	\$ 710.16	0.6%
Sentinel Lighting	10,000	29	\$ 1,272.29	\$ 1,298.37	\$ 26.08	2.0%	\$ 2,476.02	\$ 2,520.51	\$ 44.49	1.8%
Embedded Distributor - Hydro One CND	1,382,000	2,574	\$ 5,645.55	\$ 5,761.38	\$ 115.83	2.1%	\$ 409,211.53	\$ 412,208.42	\$ 2,996.89	0.7%
Embedded Distributor - Waterloo North Hydro		8,280	\$ 14,097.53	\$ 14,386.50	\$ 288.97	2.0%	\$ 56,269.76	\$ 64,982.03	\$ 8,712.28	15.5%
Embedded Distributor - Brantford	50,000	27	\$ 263.11	\$ 268.50	\$ 5.39	2.1%	\$ 14,589.07	\$ 14,609.99	\$ 20.92	0.1%
Embedded Distributor - Hydro One #1	1,300,000	2,340	\$ 2,944.66	\$ 3,005.11	\$ 60.46	2.1%	\$ 382,073.87	\$ 384,857.19	\$ 2,783.32	0.7%
Embedded Distributor - Hydro One #2	1,990,000	4,050	\$ 72.54	\$ 74.03	\$ 1.49	2.1%	\$ 563,824.18	\$ 564,901.60	\$ 1,077.43	0.2%

6. Conclusion

Energy+ requests approval for an Order or Orders approving or fixing just and reasonable rates and other service charges for the distribution of electricity effective January 1, 2022.

All of which is respectfully submitted this 18th day of August 2021.

1 **Appendix A 2022 IRM Rate Generator Model (Tab 3 to 18)**



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Version 1.0

Utility Name Energy+ Inc.

Assigned EB Number EB-2021-0018

Name of Contact and Title Dan Molon, Director, Regulatory Affairs & Financial Planning

Phone Number 519-580-6982

Email Address regulatoryaffairs@energyplus.ca

We are applying for rates effective January 1, 2022

Rate-Setting Method Price Cap IR

1. Select the last Cost of Service rebasing year.

2020

To determine the first year the continuity schedules in tab 3 will be generated for input, answer the following questions:

For all the responses below, when selecting a year, select the year relating to the account balance. For example, if the 2019 balances that were reviewed in the 2021 rate application were to be selected, select 2019.

2. For Accounts 1588 and 1589, please indicate the year of the account balances that the accounts were last disposed on a final basis for information purposes.

2019

Determine whether scenario a or b below applies, then select the appropriate year.

a) If the account balances were last approved on a final basis, select the year of the year-end balances that were last approved for disposition on a final basis.

b) If the account balances were last approved on an interim basis, and

- i) there are no changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on an interim basis.
- ii) there are changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on a final basis.

2019

3. For the remaining Group 1 DVAs, please indicate the year of the account balances that were last disposed on a final basis

2019

Determine whether scenario a or b below applies, then select the appropriate year.

a) If the account balances were last approved on a final basis, select the year of the year-end balances that the balance was were last approved on a final basis.

b) If the accounts were last approved on an interim basis, and

- i) there are no changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on an interim basis.
- ii) If there are changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on a final basis.

2019

4. Select the earliest vintage year in which there is a balance in Account 1595.

(e.g. If 2016 is the earliest vintage year in which there is a balance in a 1595 sub-account, select 2016.)

2017

5. Did you have any Class A customers at any point during the period that the Account 1589 balance accumulated (i.e. from the year the balance selected in #2 above to the year requested for disposition)?

Yes

6. Did you have any Class A customers at any point during the period where the balance in Account 1580, Sub-account CBR Class B accumulated (i.e. from the year selected in #3 above to the year requested for disposition)?

Yes

7. Retail Transmission Service Rates: Energy+ Inc. is:

Transmission Connected

8. Have you transitioned to fully fixed rates?

Yes

Legend

Pale green cells represent input cells.

Pale blue cells represent drop-down lists. The applicant should select the appropriate item from the drop-down list.

Red cells represent flags to identify either non-matching values or incorrect user selections.

Pale grey cells represent auto-populated RRR data.

White cells contain fixed values, automatically generated values or formulae.

This Workbook Model is protected by copyright and is being made available to you solely for the purpose of filing your IRM application. You may use and copy this model for that purpose, and provide a copy of this model to any person that is advising or assisting you in that regard. Except as indicated above, any copying, reproduction, publication, sale, adaptation, translation, modification, reverse engineering or other use or dissemination of this model without the express written consent of the Ontario Energy Board is prohibited. If you provide a copy of this model to a person that is advising or assisting you in preparing the application or reviewing your draft rate order, you must ensure that the person understands and agrees to the restrictions noted above.

While this model has been provided in Excel format and is required to be filled with the applications, the onus remains on the applicant to ensure the accuracy of the data and the results.

 Ontario Energy Board
**Incentive Rate-setting Mechanism Rate
Generator for 2022 Filers**

Please complete the following continuity schedule for the following Deferral/Variance Accounts. Enter information into green cells only. Please see instructions tab for detailed instructions on how to complete tabs 3 to 7. Column BV has been prepopulated from the latest 2.1.7 RRR filing.

Please refer to the footnotes for further instructions.

		2017									
Account Descriptions	Account Number	Opening Principal Amounts as of Jan 1, 2017	Transactions Debit / (Credit) during 2017	OEB-Approved Disposition during 2017	Principal Adjustments ¹ during 2017	Closing Principal Balance as of Dec 31, 2017	Opening Interest Amounts as of Jan 1, 2017	Interest Jan 1 to Dec 31, 2017	OEB-Approved Disposition during 2017	Interest Adjustments ¹ during 2017	Closing Interest Amounts as of Dec 31, 2017
Group 1 Accounts											
LV Variance Account	1550	0				0	0				0
Smart Metering Entity Charge Variance Account	1551	0				0	0				0
RSVA - Wholesale Market Service Charge ⁵	1580	0				0	0				0
Variance WMS – Sub-account CBR Class A ⁵	1580	0				0	0				0
Variance WMS – Sub-account CBR Class B ⁵	1580	0				0	0				0
RSVA - Retail Transmission Network Charge	1584	0				0	0				0
RSVA - Retail Transmission Connection Charge	1586	0				0	0				0
RSVA - Power ⁴	1588	0			(4,224,949)	(4,224,949)	0			(173,626)	(173,626)
RSVA - Global Adjustment ⁴	1589	0			5,182,894	5,182,894	0			206,914	206,914
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595	0	342,971			342,971	0	(4,341)			(4,341)
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	0	(93,072)	(142,520)		49,448	0	730	(3,592)		4,322
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595	0				0	0				0
<i>Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.</i>	1595	0				0	0				0
RSVA - Global Adjustment requested for disposition	1589	0	0	0	5,182,894	5,182,894	0	0	0	206,914	206,914
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		0	0	0	(4,224,949)	(4,224,949)	0	0	0	(173,626)	(173,626)
Total Group 1 Balance requested for disposition		0	0	0	957,945	957,945	0	0	0	33,287	33,287
RSVA - Global Adjustment		0	0	0	5,182,894	5,182,894	0	0	0	206,914	206,914
Total Group 1 Balance excluding Account 1589 - Global Adjustment		0	249,899	(142,520)	(4,224,949)	(3,832,529)	0	(3,611)	(3,592)	(173,626)	(173,645)
Total Group 1 Balance		0	249,899	(142,520)	957,945	1,350,365	0	(3,611)	(3,592)	33,287	33,269
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568	0				0	0				0
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		0	0	0	957,945	957,945	0	0	0	33,287	33,287

 Ontario Energy Board
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Please complete the following continuity schedule for the following Deferral/Variance Accounts. Enter information into green cells only. Please see instructions tab for detailed instructions on how to complete tabs 3 to 7. Column BV has been prepopulated from the latest 2.1.7 RRR filing.

Please refer to the footnotes for further instructions.

		2018									
Account Descriptions	Account Number	Opening Principal Amounts as of Jan 1, 2018	Transactions Debit/ (Credit) during 2018	OEB-Approved Disposition during 2018	Principal Adjustments ¹ during 2018	Closing Principal Balance as of Dec 31, 2018	Opening Interest Amounts as of Jan 1, 2018	Interest Jan 1 to Dec 31, 2018	OEB-Approved Disposition during 2018	Interest Adjustments ¹ during 2018	Closing Interest Amounts as of Dec 31, 2018
Group 1 Accounts											
LV Variance Account	1550	0	(1,214,040)	(524,034)		(690,005)	0	(23,710)	(11,456)	0	(12,254)
Smart Metering Entity Charge Variance Account	1551	0	(91,536)	(40,230)		(51,306)	0	(2,092)	(1,216)	0	(875)
RSVA - Wholesale Market Service Charge ⁵	1580	0	(7,514,184)	(5,624,253)		(1,889,930)	0	(378,636)	(312,542)	0	(66,094)
Variance WMS – Sub-account CBR Class A ⁵	1580	0	0	0		0	0	0	0	0	0
Variance WMS – Sub-account CBR Class B ⁵	1580	0	580,299	643,127		(62,829)	0	19,540	19,066	0	474
RSVA - Retail Transmission Network Charge	1584	0	(1,602,546)	21,896		(1,624,241)	0	(27,455)	12,085	0	(39,539)
RSVA - Retail Transmission Connection Charge	1586	0	(283,450)	(192,509)		(90,941)	0	28,047	37,615	0	(9,568)
RSVA - Power ⁴	1588	(4,224,949)	(1,701,671)	(3,394,258)	1,310,175	(1,222,187)	(173,626)	(10,769)	(166,439)	0	(17,956)
RSVA - Global Adjustment ⁴	1589	5,182,894	(703,041)	4,729,144	(644,721)	(894,012)	206,914	36,528	207,285	0	36,157
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595	0	(235,278)	(235,278)		(0)	0	(161,589)	(161,589)	0	0
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595	342,971	322	0		343,293	(4,341)	8,745	0	0	4,404
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	49,448	(58,195)	0		(8,747)	4,322	22	0	0	4,344
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595	0	4,566,216	4,616,596		(50,381)	0	(12,475)	377,192	0	(389,667)
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595	0	0	0		0	0	0	0	0	0
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595	0				0	0				0
<i>Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.</i>	1595	0				0	0				0
RSVA - Global Adjustment requested for disposition	1589	5,182,894	(703,041)	4,729,144	(644,721)	(894,012)	206,914	36,528	207,285	0	36,157
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		(4,224,949)	(11,827,128)	(9,110,462)	1,310,175	(5,631,440)	(173,626)	(395,075)	(422,888)	0	(145,813)
Total Group 1 Balance requested for disposition		957,945	(12,530,169)	(4,381,317)	665,454	(6,525,452)	33,287	(358,547)	(215,604)	0	(109,656)
RSVA - Global Adjustment		5,182,894	(703,041)	4,729,144	(644,721)	(894,012)	206,914	36,528	207,285	0	36,157
Total Group 1 Balance excluding Account 1589 - Global Adjustment		(3,832,529)	(7,554,063)	(4,729,143)	1,310,175	(5,347,274)	(173,645)	(560,371)	(207,285)	0	(526,732)
Total Group 1 Balance		1,350,365	(8,257,104)	1	665,454	(6,241,286)	33,269	(523,843)	(0)	0	(490,575)
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568	0				0	0				0
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		957,945	(12,530,169)	(4,381,317)	665,454	(6,525,452)	33,287	(358,547)	(215,604)	0	(109,656)

 Ontario Energy Board
**Incentive Rate-setting Mechanism Rate
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Please complete the following continuity schedule for the following Deferral/Variance Accounts. Enter information into green cells only. Please see instructions tab for detailed instructions on how to complete tabs 3 to 7. Column BV has been prepopulated from the latest 2.1.7 RRR filing.

Please refer to the footnotes for further instructions.

		2019									
Account Descriptions	Account Number	Opening Principal Amounts as of Jan 1, 2019	Transactions Debit/ (Credit) during 2019	OEB-Approved Disposition during 2019	Principal Adjustment ¹ during 2019	Closing Principal Balance as of Dec 31, 2019	Opening Interest Amounts as of Jan 1, 2019	Interest Jan 1 to Dec 31, 2019	OEB-Approved Disposition during 2019	Interest Adjustments ¹ during 2019	Closing Interest Amounts as of Dec 31, 2019
Group 1 Accounts											
LV Variance Account	1550	(690,005)	(275,015)	(302,251)	0	(662,770)	(12,254)	(16,488)	(9,017)	0	(19,725)
Smart Metering Entity Charge Variance Account	1551	(51,306)	(12,728)	(16,691)	0	(47,343)	(875)	(1,188)	(485)	0	(1,578)
RSVA - Wholesale Market Service Charge ⁵	1580	(1,889,930)	(387,583)	(1,682,470)	0	(595,043)	(66,094)	(16,293)	(38,600)	0	(43,787)
Variance WMS – Sub-account CBR Class A ⁵	1580	0	0	0	0	0	0	0	0	0	0
Variance WMS – Sub-account CBR Class B ⁵	1580	(62,829)	(127,149)	10,543	0	(200,521)	474	(2,753)	(3,072)	0	793
RSVA - Retail Transmission Network Charge	1584	(1,624,241)	633,042	(1,291,130)	0	299,930	(39,539)	(20,928)	(48,274)	0	(12,193)
RSVA - Retail Transmission Connection Charge	1586	(90,941)	435,397	(585,538)	0	929,994	(9,568)	10,351	(20,123)	0	20,906
RSVA - Power ⁴	1588	(1,222,187)	(155,977)	579,545	550,865	(1,406,844)	(17,956)	10,539	11,368	0	(18,785)
RSVA - Global Adjustment ⁴	1589	(894,012)	1,275,122	953,949	552,553	(20,287)	36,157	21,098	30,171	0	27,084
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595	(0)	0	0	0	(0)	0	0	0	0	0
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595	343,293	(322)	342,971	0	0	4,404	2,236	6,640	0	(0)
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	(8,747)	(644)	0	0	(9,391)	4,344	(207)	0	0	4,137
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595	(50,381)	2,105,348	0	0	2,054,967	(389,667)	37,759	0	0	(351,909)
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595	0	1,006,503	421,948	0	584,555	0	7,764	(21,918)	0	29,682
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595	0				0	0				0
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595										
Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.											
RSVA - Global Adjustment requested for disposition	1589	(894,012)	1,275,122	953,949	552,553	(20,287)	36,157	21,098	30,171	0	27,084
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		(5,631,440)	109,986	(3,287,992)	550,865	(1,682,597)	(145,813)	(36,760)	(108,202)	0	(74,370)
Total Group 1 Balance requested for disposition		(6,525,452)	1,385,108	(2,334,042)	1,103,418	(1,702,884)	(109,656)	(15,662)	(78,031)	0	(47,287)
RSVA - Global Adjustment		(894,012)	1,275,122	953,949	552,553	(20,287)	36,157	21,098	30,171	0	27,084
Total Group 1 Balance excluding Account 1589 - Global Adjustment		(5,347,274)	3,220,871	(2,523,072)	550,865	947,535	(526,732)	10,791	(123,481)	0	(392,460)
Total Group 1 Balance		(6,241,286)	4,495,993	(1,569,123)	1,103,418	927,248	(490,575)	31,889	(93,309)	0	(365,376)
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568	0				0	0				0
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		(6,525,452)	1,385,108	(2,334,042)	1,103,418	(1,702,884)	(109,656)	(15,662)	(78,031)	0	(47,287)

 Ontario Energy Board
**Incentive Rate-setting Mechanism Rate
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Please refer to the footnotes for further instructions.

		2020									
Account Descriptions	Account Number	Opening Principal Amounts as of Jan 1, 2020	Transactions Debit/ (Credit) during 2020	OEB-Approved Disposition during 2020	Principal Adjustments ¹ during 2020	Closing Principal Balance as of Dec 31, 2020	Opening Interest Amounts as of Jan 1, 2020	Interest Jan 1 to Dec 31, 2020	OEB-Approved Disposition during 2020	Interest Adjustments ¹ during 2020	Closing Interest Amounts as of Dec 31, 2020
Group 1 Accounts											
LV Variance Account	1550	(662,770)	(26,648)	(387,755)		(301,663)	(19,725)	(5,124)	(11,952)		(12,897)
Smart Metering Entity Charge Variance Account	1551	(47,343)	(7,565)	(34,615)		(20,293)	(1,578)	(278)	(1,169)		(688)
RSVA - Wholesale Market Service Charge ⁵	1580	(595,043)	(762,727)	(207,460)		(1,150,310)	(43,787)	(8,274)	(32,157)		(19,904)
Variance WMS – Sub-account CBR Class A ⁵	1580	0	0	0	0	0	0	0	0	0	0
Variance WMS – Sub-account CBR Class B ⁵	1580	(200,521)	(44,817)	(73,372)		(171,966)	793	(2,388)	1,897		(3,492)
RSVA - Retail Transmission Network Charge	1584	299,930	1,034,262	(333,112)		1,667,304	(12,193)	10,275	1,248		(3,166)
RSVA - Retail Transmission Connection Charge	1586	929,994	775,575	494,597		1,210,971	20,906	10,473	21,671		9,708
RSVA - Power ⁴	1588	(1,406,844)	1,359,302	(391,496)	189,376	533,330	(18,785)	(13,630)	(38,123)		5,708
RSVA - Global Adjustment ⁴	1589	(20,287)	782,412	(1,347,762)	(47,812)	2,062,075	27,084	33,295	(24,305)		84,684
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595	(0)				(0)	0				0
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595	0				0	(0)				(0)
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	(9,391)	0			(9,391)	4,137	(126)			4,011
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595	2,054,967				2,054,967	(351,909)	28,254			(323,655)
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595	584,555	(397,738)			186,817	29,682	5,748			35,430
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595	0	1,578,536	1,971,687		(393,151)	0	1,516	70,725		(69,209)
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595										
<i>Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.</i>	1595	0				0	0				0
RSVA - Global Adjustment requested for disposition	1589	(20,287)	782,412	(1,347,762)	(47,812)	2,062,075	27,084	33,295	(24,305)	0	84,684
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		(1,682,597)	2,327,381	(933,212)	189,376	1,767,372	(74,370)	(8,946)	(58,585)	0	(24,732)
Total Group 1 Balance requested for disposition		(1,702,884)	3,109,793	(2,280,974)	141,564	3,829,448	(47,287)	24,349	(82,890)	0	59,952
RSVA - Global Adjustment		(20,287)	782,412	(1,347,762)	(47,812)	2,062,075	27,084	33,295	(24,305)	0	84,684
Total Group 1 Balance excluding Account 1589 - Global Adjustment		947,535	3,508,179	1,038,475	189,376	3,806,615	(392,460)	26,446	12,141	0	(378,155)
Total Group 1 Balance		927,248	4,290,591	(309,287)	141,564	5,668,690	(365,376)	59,741	(12,164)	0	(293,471)
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568	0			0	0	0				0
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		(1,702,884)	3,109,793	(2,280,974)	141,564	3,829,448	(47,287)	24,349	(82,890)	0	59,952

 Ontario Energy Board
**Incentive Rate-setting Mechanism Rate
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Please refer to the footnotes for further instructions.

Account Descriptions		2021				Projected Interest on Dec-31-2020 Balances				Account Disposition: Yes/No?
		Principal Disposition during 2021 - instructed by OEB	Interest Disposition during 2021 - instructed by OEB	Closing Principal Balances as of Dec 31, 2020 Adjusted for Disposition during 2021	Closing Interest Balances as of Dec 31, 2020 Adjusted for Disposition during 2021	Projected Interest from Jan 1, 2021 to Dec 31, 2021 on Dec 31, 2020 balance adjusted for disposition during 2021 ²	Projected Interest from Jan 1, 2022 to Apr 30, 2022 on Dec 31, 2020 balance adjusted for disposition during 2021 ²	Total Interest	Total Claim	
Group 1 Accounts										
LV Variance Account	1550	(275,015)	(11,555)	(26,648)	(1,343)	(152)		(1,494)	(28,143)	
Smart Metering Entity Charge Variance Account	1551	(12,728)	(585)	(7,565)	(103)	(43)		(146)	(7,711)	
RSVA - Wholesale Market Service Charge ⁵	1580	(387,583)	(16,960)	(762,727)	(2,945)	(4,348)		(7,292)	(770,019)	
Variance WMS – Sub-account CBR Class A ⁵	1580			0	0	0		0	0	
Variance WMS – Sub-account CBR Class B ⁵	1580	(127,149)	(2,852)	(44,817)	(640)	(255)		(895)	(45,713)	
RSVA - Retail Transmission Network Charge	1584	633,042	(4,737)	1,034,262	1,571	5,895		7,466	1,041,728	
RSVA - Retail Transmission Connection Charge	1586	435,397	5,222	775,575	4,486	4,421		8,907	784,482	
RSVA - Power ⁴	1588	(1,015,348)	5,377	1,548,678	331	8,827		9,158	1,557,836	
RSVA - Global Adjustment ⁴	1589	1,327,475	69,642	734,600	15,042	4,187		19,229	753,830	
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595			(0)	0	(0)		0	0	No
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595			0	(0)	0		(0)	0	No
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	(9,391)	4,008	0	3	0		3	0	No
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595			2,054,967	(323,655)	11,713		(311,941)	0	No
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595			186,817	35,430			35,430	0	No
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595			(393,151)	(69,209)			(69,209)	0	No
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595									No
<i>Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.</i>				0	0			0	0	
RSVA - Global Adjustment requested for disposition	1589	1,327,475	69,642	734,600	15,042	4,187	0	19,229	753,830	
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		(749,365)	(26,090)	2,516,757	1,358	14,346	0	15,704	2,532,461	
Total Group 1 Balance requested for disposition		578,090	43,552	3,251,357	16,400	18,533	0	34,933	3,286,290	
RSVA - Global Adjustment		1,327,475	69,642	734,600	15,042	4,187	0	19,229		
Total Group 1 Balance excluding Account 1589 - Global Adjustment		(758,775)	(22,082)	4,365,390	(356,073)	26,059	0	(330,014)		
Total Group 1 Balance		568,699	47,560	5,099,990	(341,031)	30,246	0	(310,785)		
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568			0	0			0	0	
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		578,090	43,552	3,251,357	16,400	18,533	0	34,933	3,286,290	

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Please complete the following continuity schedule for the following Deferral/Variance Accounts. Enter information into green cells only. Please see instructions tab for detailed instructions on how to complete tabs 3 to 7. Column BV has been prepopulated from the latest 2.1.7 RRR filing.

Please refer to the footnotes for further instructions.

		2.1.7 RRR ⁵	
Account Descriptions	Account Number	As of Dec 31, 2020	Variance RRR vs. 2020 Balance (Principal + Interest)
Group 1 Accounts			
LV Variance Account	1550	(314,561)	0
Smart Metering Entity Charge Variance Account	1551	(20,981)	(0)
RSVA - Wholesale Market Service Charge ⁵	1580	(1,345,672)	(175,458)
Variance WMS – Sub-account CBR Class A ⁵	1580	0	0
Variance WMS – Sub-account CBR Class B ⁵	1580	(175,458)	0
RSVA - Retail Transmission Network Charge	1584	1,664,138	0
RSVA - Retail Transmission Connection Charge	1586	1,220,679	(0)
RSVA - Power ⁴	1588	539,037	(0)
RSVA - Global Adjustment ⁴	1589	2,146,758	(1)
Disposition and Recovery/Refund of Regulatory Balances (2015 and pre-2015) ³	1595	0	(0)
Disposition and Recovery/Refund of Regulatory Balances (2016) ³	1595	0	0
Disposition and Recovery/Refund of Regulatory Balances (2017) ³	1595	(5,379)	0
Disposition and Recovery/Refund of Regulatory Balances (2018) ³	1595	1,731,313	0
Disposition and Recovery/Refund of Regulatory Balances (2019) ³	1595	222,247	0
Disposition and Recovery/Refund of Regulatory Balances (2020) ³	1595	(462,361)	0
Disposition and Recovery/Refund of Regulatory Balances (2021) ³	1595		0
<i>Not to be disposed of until two years after rate rider has expired and that balance has been audited. Refer to the Filing Requirements for disposition eligibility.</i>	1595		0
RSVA - Global Adjustment requested for disposition	1589	2,146,758	(1)
Total Group 1 Balance excluding Account 1589 - Global Adjustment requested for disposition		3,228,461	1,485,820
Total Group 1 Balance requested for disposition		5,375,219	1,485,820
RSVA - Global Adjustment			
Total Group 1 Balance excluding Account 1589 - Global Adjustment			
Total Group 1 Balance		\$5,375,219	
LRAM Variance Account (only input amounts if applying for disposition of this account)	1568		0
Total Group 1 Balance including Account 1568 - LRAMVA requested for disposition		5,375,219	1,485,820



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Data on this worksheet has been populated using your most recent RRR filing.

If you have identified any issues, please contact the OEB.

Have you confirmed the accuracy of the data below?

Yes

If a distributor uses the actual GA price to bill non-RPP Class B customers for an entire rate class, it must exclude these customers from the allocation of the GA balance and the calculation of the resulting rate riders. These rate classes are not to be charged/refunded the general GA rate rider as they did not contribute to the GA balance.

Please contact the OEB to make adjustments to the IRM rate generator for this situation.

Rate Class	Unit	Total Metered kWh	Total Metered kW	Metered kWh for Non-RPP Customers (excluding WMP)	Metered kW for Non-RPP Customers (excluding WMP)	Metered kWh for Wholesale Market Participants (WMP)	Metered kW for Wholesale Market Participants (WMP)	Total Metered kWh less WMP consumption (if applicable)	Total Metered kW less WMP consumption (if applicable)	1568 LRAM Variance Account Class Allocation (\$ amounts)	Number of Customers for Residential and GS<50 classes ³
RESIDENTIAL SERVICE CLASSIFICATION	kWh	521,306,651	0	8,134,018	0	0	0	521,306,651	0		59,982
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	196,309,873	4,106	25,879,103	4,094	0	0	196,309,873	4,106		6,543
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW	448,876,174	1,422,849	390,810,529	1,233,788	9,230,610	17,662	439,645,564	1,405,187		
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW	240,247,466	563,545	214,178,467	520,702	26,068,998	48,843	214,178,468	514,702		
LARGE USE SERVICE CLASSIFICATION	kW	143,311,259	350,604	143,311,259	350,604	0	0	143,311,259	350,604		
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	2,200,996	0	209,748	0	0	0	2,200,996	0		
STREET LIGHTING SERVICE CLASSIFICATION	kW	5,898,317	16,446	5,427,065	15,133	0	0	5,898,317	16,446		
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW	11,623	256	0	0	0	0	11,623	256		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND	kW	14,009,337	28,344	14,009,337	28,344	0	0	14,009,337	28,344		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	kW	63,043,756	119,076	0	0	63,043,756	119,076	0	0		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW	259,880	850	259,880	850	0	0	259,880	850		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	kW	13,480,201	28,259	13,480,201	28,259	0	0	13,480,201	28,259		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	kW	57,760,152	147,984	57,760,152	147,984	0	0	57,760,152	147,984		
Total		1,706,715,685	2,682,319	873,459,759	2,329,758	98,343,364	185,581	1,608,372,321	2,496,738	0	66,525
										0	0

Threshold Test	
Total Claim (including Account 1568)	
Total Claim for Threshold Test (All Group 1 Accounts)	\$3,286,290
Threshold Test (Total claim per kWh) ²	\$0.0019

Currently, the threshold test has been met and the default is that Group 1 account balances will be disposed. If you are requesting not to dispose of the Group 1 account balances, please select NO and provide detailed reasons in the manager's summary.

YES

¹ Residual Account balance to be allocated to rate classes in proportion to the recovery share as established when rate riders were implemented.

² The Threshold Test does not include the amount in 1568.

³ The proportion of customers for the Residential and GS<50 Classes will be used to allocate Account 1551.



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No input required. This workshseet allocates the deferral/variance account balances (Group 1 and Account 1568) to the appropriate classes as per EDDVAR dated July 31, 2009.

Allocation of Group 1 Accounts (including Account 1568)

Rate Class	% of Total kWh	% of Customer Numbers **	% of Total kWh adjusted for WMP	allocated based on Total less WMP			allocated based on Total less WMP			1568	1568
				1550	1551	1580	1584	1586	1588		
RESIDENTIAL SERVICE CLASSIFICATION	30.5%	90.2%	32.4%	(8,596)	(6,953)	(264,396)	318,190	239,616	504,927		0
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	11.5%	9.8%	12.2%	(3,237)	(758)	(99,564)	119,822	90,233	190,142		0
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	26.3%	0.0%	27.3%	(7,402)	0	(222,979)	273,981	206,323	425,832		0
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	14.1%	0.0%	13.3%	(3,962)	0	(108,627)	146,640	110,428	207,449		0
LARGE USE SERVICE CLASSIFICATION	8.4%	0.0%	8.9%	(2,363)	0	(72,684)	87,473	65,872	138,808		0
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	0.1%	0.0%	0.1%	(36)	0	(1,116)	1,343	1,012	2,132		0
STREET LIGHTING SERVICE CLASSIFICATION	0.3%	0.0%	0.4%	(97)	0	(2,991)	3,600	2,711	5,713		0
SENTINEL LIGHTING SERVICE CLASSIFICATION	0.0%	0.0%	0.0%	(0)	0	(6)	7	5	11		0
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND	0.8%	0.0%	0.9%	(231)	0	(7,105)	8,551	6,439	13,569		0
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH											
HYDRO	3.7%	0.0%	0.0%	(1,040)	0	0	38,480	28,978	0		0
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	0.0%	0.0%	0.0%	(4)	0	(132)	159	119	252		0
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	0.8%	0.0%	0.8%	(222)	0	(6,837)	8,228	6,196	13,057		0
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	3.4%	0.0%	3.6%	(952)	0	(29,295)	35,255	26,549	55,945		0
Total	100.0%	100.0%	100.0%	(28,143)	(7,711)	(815,732)	1,041,728	784,482	1,557,836		0

** Used to allocate Account 1551 as this account records the variances arising from the Smart Metering Entity Charges to Residential and GS<50 customers.



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Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

1a

The year Account 1589 GA was last disposed

2019

1b

The year Account 1580 CBR Class B was last disposed

2019

Note that the sub-account was established in 2015.

2a

Did you have any customers who transitioned between Class A and Class B (transition customers) during the period the Account 1589 GA balance accumulated (i.e. from the year after the balance was last disposed per #1a above to the current year requested for disposition)?

Yes

(If you received approval to dispose of the CBR Class B account balance as at December 31, 2017, the period the GA variance accumulated would be 2018 to 2020.)

2b

Did you have any customers who transitioned between Class A and Class B (transition customers) during the period the Account 1580, sub-account CBR Class B balance accumulated (i.e. from the year after the balance was last disposed per #1b above to the current year requested for disposition)?

Yes

(If you received approval to dispose of the CBR Class B account balance as at December 31, 2017, the period the GA variance accumulated would be 2018 to 2020.)

3a

Enter the number of transition customer you had during the period the Account 1589 GA or Account 1580 CBR B balance accumulated (i.e. from the year after the balance was last disposed per #1a/1b above to the current year requested for disposition).

16

Transition Customers - Non-loss Adjusted Billing Determinants by Customer				
Customer	Rate Class		2020	
			July to December	January to June
Customer 1	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	2,397,645	2,380,037
		kW	8,408	8,803
		Class A/B	A	B
Customer 2	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	1,351,195	1,129,388
		kW	4,370	3,924
		Class A/B	A	B
Customer 3	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	2,463,775	2,642,368
		kW	9,724	9,733
		Class A/B	A	B
Customer 4	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	1,714,168	1,414,080
		kW	4,922	4,336
		Class A/B	A	B
Customer 5	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	1,329,137	1,126,704
		kW	3,677	3,442
		Class A/B	A	B
Customer 6	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	720,714	566,187
		kW	3,831	3,520
		Class A/B	A	B
Customer 7	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	849,788	827,157
		kW	2,653	2,511
		Class A/B	B	A
Customer 8	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	1,392,729	1,152,171
		kW	3,925	3,444
		Class A/B	A	B
Customer 9	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	1,195,494	1,466,383
		kW	4,568	4,278
		Class A/B	A	B
Customer 10	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	7,227,605	5,364,172
		kW	16,118	14,117
		Class A/B	B	A
Customer 11	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	3,263,959	2,366,359
		kW	12,686	12,128
		Class A/B	A	B
Customer 12	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	2,005,231	1,620,347
		kW	5,113	4,530
		Class A/B	A	B
Customer 13	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	3,601,096	4,093,757
		kW	7,813	7,597
		Class A/B	B	A
Customer 14	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	2,043,536	2,043,536
		kW	5,197	5,197
		Class A/B	A	B
Customer 15	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	2,043,536	2,043,536
		kW	5,197	5,197
		Class A/B	A	B
Customer 16	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	2,043,536	2,043,536
		kW	5,197	5,197
		Class A/B	B	A

3b

Enter the number of rate classes in which there were customers who were Class A for the full year during the period the Account 1589 GA or Account 1580 CBR B balance accumulated (i.e. from the year after the balance was last disposed per #1a/1b above to the current year requested for disposition).

3

In the table, enter the total Class A consumption for full year Class A customers in each rate class for each year, including any transition customer's consumption identified in table 3a above that were Class A customers for the full year before/after the transition year (E.g. If a customer transitioned from Class B to A in 2019, exclude this customer's consumption for 2019 but include this customer's consumption in 2020 as they were a Class A customer for the full year).

Rate Classes with Class A Customers - Billing Determinants by Rate Class			
	Rate Class		2020
Rate Class 1	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	36,598,679
		kW	120,264
Rate Class 2	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	116,454,117
		kW	266,656
Rate Class 3	LARGE USE SERVICE CLASSIFICATION	kWh	143,311,259
		kW	350,556

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

This tab allocates the GA balance to transition customers (i.e Class A customers who were former Class B customers and Class B customers who were former Class A customers) who contributed to the current GA balance. The tables below calculate specific amounts for each customer who made the change. The general GA rate rider to non-RPP customers is not to be charged to the transition customers that are allocated amounts in the table below. Consistent with prior decisions, distributors are generally expected to settle the amount through 12 equal adjustments to bills.

Year the Account 1589 GA Balance Last Disposed

2019

Allocation of total Non-RPP Consumption (kWh) between Current Class B and Class A/B Transition Customers

		Total	2020
Non-RPP Consumption Less WMP Consumption	A	873,459,759	873,459,759
Less Class A Consumption for Partial Year Class A Customers	B	34,249,741	34,249,741
Less Consumption for Full Year Class A Customers	C	296,364,055	296,364,055
Total Class B Consumption for Years During Balance Accumulation	D = A-B-C	542,845,963	542,845,963
All Class B Consumption for Transition Customers	E	33,673,120	33,673,120
Transition Customers' Portion of Total Consumption	F = E/D	6.20%	

Allocation of Total GA Balance \$

Total GA Balance	G	\$	753,830
Transition Customers Portion of GA Balance	H=F*G	\$	46,761
GA Balance to be disposed to Current Class B Customers through Rate Rider	I=G-H	\$	707,069

Allocation of GA Balances to Class A/B Transition Customers

# of Class A/B Transition Customers	16					
Customer	Total Metered Consumption (kWh) for Transition Customers During the Period When They Were Class B Customers	Metered Consumption (kWh) for Transition Customers During the Period When They Were Class B Customers in 2020	% of kWh	Customer Specific GA Allocation for the Period When They Were Class B customers	Monthly Equal Payments	
Customer 1	2,380,037	2,380,037	7.07%	\$ 3,305	\$ 275	
Customer 2	1,129,388	1,129,388	3.35%	\$ 1,568	\$ 131	
Customer 3	2,642,368	2,642,368	7.85%	\$ 3,669	\$ 306	
Customer 4	1,414,080	1,414,080	4.20%	\$ 1,964	\$ 164	
Customer 5	1,126,704	1,126,704	3.35%	\$ 1,565	\$ 130	
Customer 6	566,187	566,187	1.68%	\$ 786	\$ 66	
Customer 7	849,788	849,788	2.52%	\$ 1,180	\$ 98	
Customer 8	1,152,171	1,152,171	3.42%	\$ 1,600	\$ 133	
Customer 9	1,466,383	1,466,383	4.35%	\$ 2,036	\$ 170	
Customer 10	7,227,605	7,227,605	21.46%	\$ 10,037	\$ 836	
Customer 11	2,366,359	2,366,359	7.03%	\$ 3,286	\$ 274	
Customer 12	1,620,347	1,620,347	4.81%	\$ 2,250	\$ 188	
Customer 13	3,601,096	3,601,096	10.69%	\$ 5,001	\$ 417	
Customer 14	2,043,536	2,043,536	6.07%	\$ 2,838	\$ 236	
Customer 15	2,043,536	2,043,536	6.07%	\$ 2,838	\$ 236	
Customer 16	2,043,536	2,043,536	6.07%	\$ 2,838	\$ 236	
Total	33,673,120	33,673,120	100.00%	\$ 46,761		

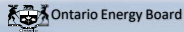
 Ontario Energy Board
**Incentive Rate-setting Mechanism Rate Generator
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The purpose of this tab is to calculate the GA rate riders for all current Class B customers who did not transition between Class A and B in the period since the Account 1589 GA was last disposed. Calculations in this tab will be modified upon completion of tab 6.1a, which allocates a portion of the GA balance to transition customers, if applicable.
Effective January 2017, the billing determinant and all rate riders for the disposition of GA balances will be calculated on an energy basis (kWhs) regardless of the billing determinant used for distribution rates for the particular class (see Chapter 3, Filing Requirements, section 3.2.5.2)

Default Rate Rider Recovery Period (in months)	12
Proposed Rate Rider Recovery Period (in months)	12

Rate Rider Recovery to be used below

		Total Metered 2020 Consumption for Class A Customers that were Class A for the entire period GA balance accumulated	Total Metered 2020 Consumption for Customers that Transitioned Between Class A and B during the period GA balance accumulated	Non-RPP Metered Consumption for Current Class B Customers (Non-RPP Consumption excluding WMP, Class A and Transition Customers' Consumption)	% of total kWh	Total GA \$ allocated to Current Class B Customers	GA Rate Rider
	Total Metered Non-RPP 2020 Consumption excluding WMP	kWh	kWh	kWh			
RESIDENTIAL SERVICE CLASSIFICATION	kWh	8,134,018	0	0	8,134,018	1.6%	\$11,295 \$0.0014 kWh
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	25,879,103	0	0	25,879,103	5.1%	\$35,937 \$0.0014 kWh
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kWh	390,810,529	36,598,679	32,122,090	322,089,760	63.3%	\$447,274 \$0.0014 kWh
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kWh	214,178,467	116,454,117	35,800,771	61,923,579	12.2%	\$85,991 \$0.0014 kWh
LARGE USE SERVICE CLASSIFICATION	kWh	143,311,259	143,311,259	0	0	0.0%	\$0 \$0.0000
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	209,748	0	0	209,748	0.0%	\$291 \$0.0014 kWh
STREET LIGHTING SERVICE CLASSIFICATION	kWh	5,427,065	0	0	5,427,065	1.1%	\$7,536 \$0.0014 kWh
SENTINEL LIGHTING SERVICE CLASSIFICATION	kWh	0	0	0	0	0.0%	\$0 \$0.0000
CND	kWh	14,009,337	0	0	14,009,337	2.8%	\$19,454 \$0.0014 kWh
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO	kWh	0	0	0	0	0.0%	\$0 \$0.0000
NORTH HYDRO	kWh	259,880	0	0	259,880	0.1%	\$361 \$0.0014 kWh
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kWh	13,480,201	0	0	13,480,201	2.6%	\$18,719 \$0.0014 kWh
#1	kWh	57,760,152	0	0	57,760,152	11.3%	\$80,209 \$0.0014 kWh
#2	kWh						
Total		873,459,759	296,364,055	67,922,861	509,172,843	100.0%	\$707,067



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

This tab allocates the CBR Class B balance to transition customers (i.e. Class A customers who were former Class B customers and Class B customers who were former Class A customers) who contributed to the current CBR Class B balance. The tables below calculate specific amounts for each customer who made the change. The general CBR Class B rate rider is not to be charged to the transition customers that are allocated amounts in the table below. Consistent with prior decisions, distributors are generally expected to settle the amount through 12 equal adjustments to bills.

Year Account 1880 CBR Class B was Last Disposed 2019

Allocation of Total Consumption (kWh) between Current Class B and Class A/B Transition Customers

		Total	2020	2019	2018	2017	2016
Total Consumption Less WMP Consumption	A	1,608,372,321	1,608,372,321	-	-	-	-
Less Class A Consumption for Partial Year Class A Customers	B	34,249,741	34,249,741	-	-	-	-
Less Consumption for Full Year Class A Customers	C	296,364,055	296,364,055	-	-	-	-
Total Class B Consumption for Years During Balance Accumulation	D = A-B-C	1,277,758,525	1,277,758,525	-	-	-	-
All Class B Consumption for Transition Customers	E	33,673,120	-	-	-	-	1
Transition Customers' Portion of Total Consumption	F = E/D	2.64%					

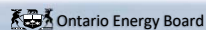
Allocation of Total CBR Class B Balance \$

Total CBR Class B Balance	G	\$ 45,713
Transition Customers' Portion of CBR Class B Balance	H=F*G	\$ 1,205
CBR Class B Balance to be disposed to Current Class B Customers through Rate Rider	I=H-H	\$ 44,508

Allocation of CBR Class B Balances to Transition Customers

# of Class A/B Transition Customers		16										
Customer		Total Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers	Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers in 2020	Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers in 2019	Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers in 2018	Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers in 2017	Metered Class B Consumption (kWh) for Transition Customers During the Period When They were Class B Customers in 2016	% of kWh	Customer Specific CBR Class B Allocation for the Period When They were Class B Customers	Monthly Equal Payments	Revised Monthly Payment	
Customer 1		2,380,037	2,380,037	-	-	-	-	7.07%	\$	85	\$ 7	-
Customer 2		1,129,388	1,129,388	-	-	-	-	3.35%	\$	40	\$ 3	-
Customer 3		2,642,368	2,642,368	-	-	-	-	7.85%	\$	95	\$ 8	-
Customer 4		1,414,080	1,414,080	-	-	-	-	4.20%	\$	51	\$ 4	-
Customer 5		1,126,704	1,126,704	-	-	-	-	3.35%	\$	40	\$ 3	-
Customer 6		566,187	566,187	-	-	-	-	1.68%	\$	20	\$ 2	-
Customer 7		849,788	849,788	-	-	-	-	2.52%	\$	30	\$ 3	-
Customer 8		1,152,171	1,152,171	-	-	-	-	3.42%	\$	41	\$ 3	-
Customer 9		1,466,383	1,466,383	-	-	-	-	4.35%	\$	52	\$ 4	-
Customer 10		7,227,805	7,227,805	-	-	-	-	21.48%	\$	259	\$ 22	-
Customer 11		2,366,359	2,366,359	-	-	-	-	7.03%	\$	85	\$ 7	-
Customer 12		1,620,347	1,620,347	-	-	-	-	4.81%	\$	58	\$ 5	-
Customer 13		3,651,098	3,651,098	-	-	-	-	10.69%	\$	129	\$ 11	-
Customer 14		2,043,536	2,043,536	-	-	-	-	6.07%	\$	73	\$ 6	-
Customer 15		2,043,536	2,043,536	-	-	-	-	6.07%	\$	73	\$ 6	-
Customer 16		2,043,536	2,043,536	-	-	-	-	6.07%	\$	73	\$ 6	-
Total		33,673,120	33,673,120	-	-	-	-	100.00%	\$	1,205	\$ 100	-

If the CBR Class B rate rider calculated in tab 6.2 rounds to zero at the fourth decimal place for one or more rate classes, the entire balance in Account 1880 CBR Class B, including the amount allocated to transition customers will be transferred to Account 1880 WMS and disposed through the general purpose Group 1 rate riders



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

No input required. The purpose of this tab is to calculate the CBR rate riders for all current Class B customers who did not transition between Class A and B in the period since the Account 1580, sub-account CBR Class B balance accumulated.

The year Account 1580 CBR Class B was last disposed

2019

		Total Metered 2020		Total Metered 2020 Consumption for Full		Total Metered 2020 Consumption for Transition		Metered Consumption for Current Class B		% of total kWh	Total CBR Class B \$		Unit
		Consumption Minus WMP		Year Class A Customers		Customers		Customers (Total Consumption LESS WMP, Class A and Transition Customers' Consumption)			allocated to Current Class B Customers		
		kWh	kW	kWh	kW	kWh	kW	kWh	kW			Rider	
RESIDENTIAL SERVICE CLASSIFICATION	kWh	521,306,651	0	0	0	0	0	521,306,651	0	41.9%	(\$18,650)	\$0.0000	kWh
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	196,309,873	4,106	0	0	0	0	196,309,873	4,106	15.8%	(\$7,023)	\$0.0000	kWh
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW	439,645,564	1,405,187	36,598,679	120,264	32,122,090	94,227	370,924,795	1,190,695	29.8%	(\$13,270)	\$0.0000	kW
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW	214,178,468	514,702	116,454,117	266,656	35,800,771	107,128	61,923,580	140,919	5.0%	(\$2,215)	\$0.0000	kW
LARGE USE SERVICE CLASSIFICATION	kW	143,311,259	350,604	143,311,259	350,556	0	0	0	48	0.0%	\$0	\$0.0000	kW
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	2,200,996	0	0	0	0	0	2,200,996	0	0.2%	(\$79)	\$0.0000	kWh
STREET LIGHTING SERVICE CLASSIFICATION	kW	5,898,317	16,446	0	0	0	0	5,898,317	16,446	0.5%	(\$211)	\$0.0000	kW
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW	11,623	256	0	0	0	0	11,623	256	0.0%	\$0	\$0.0000	kW
CND	kW	14,009,337	28,344	0	0	0	0	14,009,337	28,344	1.1%	(\$501)	\$0.0000	kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO	kW	0	0	0	0	0	0	0	0	0.0%	\$0	\$0.0000	kW
NORTH HYDRO	kW	259,880	850	0	0	0	0	259,880	850	0.0%	(\$9)	\$0.0000	kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW	13,480,201	28,259	0	0	0	0	13,480,201	28,259	1.1%	(\$482)	\$0.0000	kW
#1	kW	57,760,152	147,984	0	0	0	0	57,760,152	147,984	4.6%	(\$2,066)	\$0.0000	kW
#2	kW	57,760,152	147,984	0	0	0	0	57,760,152	147,984	4.6%	(\$2,066)	\$0.0000	kW
Total		1,608,372,321	2,496,738	296,364,055	737,476	67,922,861	201,355	1,244,085,405	1,557,907	100.0%	(\$44,506)	\$0.0000	

If the allocated Account 1580 sub-account CBR Class B amount does not produce a rate rider in one or more rate class (except for the Standby rate class), the model will transfer the entire CBR Class B amount into Account 1580 WMS control account to be disposed through the general purpose Group 1 DVA rate riders.

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Input required at cells C13 and C14. This worksheet calculates rate riders related to the Deferral/Variance Account Disposition (if applicable) and rate riders for Account 1568. Rate Riders will not be generated for the microFIT class.

Default Rate Rider Recovery Period (in months)	12	
DVA Proposed Rate Rider Recovery Period (in months)	12	Rate Rider Recovery to be used below
LRAM Proposed Rate Rider Recovery Period (in months)	12	Rate Rider Recovery to be used below

Rate Class	Unit	Total Metered kWh	Metered kW or kVA	Total Metered kWh less WMP consumption	Total Metered kW less WMP consumption	Allocation of Group 1 Account Balances to All Classes ²	Allocation of Group 1 Account Balances to Non-WMP Classes Only (If Applicable) ²	Deferral/Variance Account Rate Rider ²	Deferral/Variance Account Rate Rider for Non-WMP (if applicable) ²	Account 1568 Rate Rider
RESIDENTIAL SERVICE CLASSIFICATION	kWh	521,306,651	0	521,306,651	0	782,788		0.0015	0.0000	0.0000
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	196,309,873	4,106	196,309,873	4,106	296,636		0.0015	0.0000	0.0000
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW	448,876,174	1,422,849	439,645,564	1,405,187	472,902	202,853	0.3324	0.1444	0.0000
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW	240,247,466	563,545	214,178,468	514,702	253,107	98,822	0.4491	0.1920	0.0000
LARGE USE SERVICE CLASSIFICATION	kW	143,311,259	350,604	143,311,259	350,604	217,106		0.6192	0.0000	0.0000
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	2,200,996	0	2,200,996	0	3,334		0.0015	0.0000	0.0000
STREET LIGHTING SERVICE CLASSIFICATION	kW	5,898,317	16,446	5,898,317	16,446	8,936		0.5433	0.0000	0.0000
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW	11,623	256	11,623	256	18		0.0688	0.0000	0.0000
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE	kW	14,009,337	28,344	14,009,337	28,344	21,223		0.7488	0.0000	0.0000
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	kW	63,043,756	119,076	0	0	66,418		0.5578	0.0000	0.0000
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW	259,880	850	259,880	850	394		0.4632	0.0000	0.0000
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	kW	13,480,201	28,259	13,480,201	28,259	20,422		0.7227	0.0000	0.0000
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	kW	57,760,152	147,984	57,760,152	147,984	87,502		0.5913	0.0000	0.0000

¹ When calculating the revenue reconciliation for distributors with Class A customers, the balances of sub-account 1580-CBR Class B will not be taken into consideration if there are Class A customers since the rate riders, if any, are calculated separately.

² Only for rate classes with WMP customers are the Deferral/Variance Account Rate Riders for Non-WMP (column H and J) calculated separately. For all rate classes without WMP customers, balances in account 1580 and 1588 are included in column G and disposed through a combined Deferral/Variance Account and Rate Rider.



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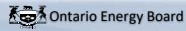
Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Summary - Sharing of Tax Change Forecast Amounts

	2020	2022
OEB-Approved Rate Base	\$ -	\$ -
OEB-Approved Regulatory Taxable Income	\$ -	\$ -
Federal General Rate		15.0%
Federal Small Business Rate		9.0%
Federal Small Business Rate (calculated effective rate) ^{1,2}		9.0%
Ontario General Rate		11.5%
Ontario Small Business Rate		3.2%
Ontario Small Business Rate (calculated effective rate) ^{1,2}		3.2%
Federal Small Business Limit		\$ 500,000
Ontario Small Business Limit		\$ 500,000
Federal Taxes Payable		\$ -
Provincial Taxes Payable		\$ -
Federal Effective Tax Rate		0.0%
Provincial Effective Tax Rate		0.0%
Combined Effective Tax Rate	0.0%	0.0%
Total Income Taxes Payable	\$ -	\$ -
OEB-Approved Total Tax Credits (enter as positive number)	\$ -	\$ -
Income Tax Provision	\$ -	\$ -
Grossed-up Income Taxes	\$ -	\$ -
Incremental Grossed-up Tax Amount		\$ -
Sharing of Tax Amount (50%)		\$ -

Notes

- Regarding the small business deduction, if applicable,
 - If taxable capital exceeds \$15 million, the small business rate will not be applicable.
 - If taxable capital is below \$10 million, the small business rate would be applicable.
 - If taxable capital is between \$10 million and \$15 million, the appropriate small business rate will be calculated.
- The OEB's proxy for taxable capital is rate base.



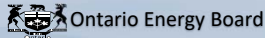
Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Calculation of Rebased Revenue Requirement and Allocation of Tax Sharing Amount. Enter data from the last OEB-approved Cost of Service application in columns C through H.

As per Chapter 3 Filing Requirements, shared tax rate riders are based on a 1 year disposition.

Rate Class		Re-based Billed Customers or Connections	Re-based Billed kWh	Re-based Billed kW	Re-based Service Charge	Re-based Distribution Volumetric Rate kWh	Re-based Distribution Volumetric Rate kW	Service Charge Revenue	Distribution Volumetric Rate Revenue kWh	Distribution Volumetric Rate Revenue kW	Revenue Requirement from Rates	Service Charge % Revenue	Distribution Volumetric Rate % Revenue kWh	Distribution Volumetric Rate % Revenue kW	Total % Revenue
RESIDENTIAL SERVICE CLASSIFICATION	kWh							0	0	0	0	0.0%	0.0%	0.0%	0.0%
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh							0	0	0	0	0.0%	0.0%	0.0%	0.0%
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
LARGE USE SERVICE CLASSIFICATION	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh							0	0	0	0	0.0%	0.0%	0.0%	0.0%
STREET LIGHTING SERVICE CLASSIFICATION	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE END	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
HYDRO	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	kW							0	0	0	0	0.0%	0.0%	0.0%	0.0%
Total			0	0	0			0	0	0	0				0.0%

Rate Class		Total kWh (most recent RRR filing)	Total kW (most recent RRR filing)	Allocation of Tax Savings by Rate Class	Distribution Rate Rider
RESIDENTIAL SERVICE CLASSIFICATION	kWh	521,306,651	0	0.00	\$/customer
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	196,309,873	4,106	0	0.0000 kWh
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW	448,876,174	1,422,849	0	0.0000 kW
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW	240,247,466	563,545	0	0.0000 kW
LARGE USE SERVICE CLASSIFICATION	kW	143,311,259	350,604	0	0.0000 kW
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	2,200,996	0	0.0000	kWh
STREET LIGHTING SERVICE CLASSIFICATION	kW	5,898,317	16,446	0	0.0000 kW
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW	11,623	256	0	0.0000 kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE END	kW	14,009,337	28,344	0	0.0000 kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH	kW	63,043,756	119,076	0	0.0000 kW
HYDRO	kW	259,880	850	0	0.0000 kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW	13,480,201	28,259	0	0.0000 kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	kW	57,760,157	147,984	0	0.0000 kW
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	kW				
Total		1,706,715,685	2,682,319	\$0	



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Columns E and F have been populated with data from the most recent RRR filing. Rate classes that have more than one Network or Connection charge will notice that the cells are highlighted in green and unlocked. If the data needs to be modified, please make the necessary adjustments and note the changes in your manager's summary. As well, the Loss Factor has been imported from Tab 2.

Rate Class	Rate Description	Unit	Rate	Non-Loss Adjusted Metered kWh	Non-Loss Adjusted Metered kW	Applicable Loss Factor	Loss Adjusted Billed kWh
Residential Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0066	521,306,651	0	1.0307	537,302,763
Residential Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0048	521,306,651	0	1.0307	537,302,763
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0059	196,309,873	4,106	1.0307	202,333,573
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	196,309,873	4,106	1.0307	202,333,573
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	3.4632	116,708,676	369,943		
	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	2.4763	116,708,676	369,943		
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate - Interval Metered <1000 kW	\$/kW	3.4874	332,167,498	1,052,906		
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate - Interval Metered <1000 kW (see Gross Load Billing Note)	\$/kW	2.5013	332,167,498	1,056,693		
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.5355	240,247,466	563,545		
	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7183	240,247,466	599,382		
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079	143,311,259	350,604		
Large Use Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7336	143,311,259	424,980		
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0057	2,200,996	0	1.0307	2,268,533
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	2,200,996	0	1.0307	2,268,533
Street Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	1.8450	5,898,317	16,446		
Street Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.3252	5,898,317	16,446		
Sentinel Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.0239	11,623	256		
Sentinel Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.2815	11,623	256		
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079	14,009,337	28,344		
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234	14,009,337	28,344		
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079	63,043,756	119,076		
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234	63,043,756	119,076		
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Network Service Rate	\$/kW	2.9127	259,880	850		
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527	259,880	850		
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Network Service Rate	\$/kW	2.9127	13,480,201	28,259		
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527	13,480,201	28,259		



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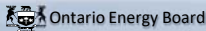
Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Uniform Transmission Rates	Unit	2020	2021 Jan to Jun	2021 Jul to Dec	2022
Rate Description		Rate	Rate	Rate	Rate
Network Service Rate	kW	\$ 3.92	\$ 4.67	\$ 4.90	\$ 4.90
Line Connection Service Rate	kW	\$ 0.97	\$ 0.77	\$ 0.81	\$ 0.81
Transformation Connection Service Rate	kW	\$ 2.33	\$ 2.53	\$ 2.65	\$ 2.65

Hydro One Sub-Transmission Rates	Unit	2020	2021	2022
Rate Description		Rate	Rate	Rate
Network Service Rate	kW	\$ 3.3980	\$ 3.4778	\$ 3.4778
Line Connection Service Rate	kW	\$ 0.8045	\$ 0.8128	\$ 0.8128
Transformation Connection Service Rate	kW	\$ 2.0194	\$ 2.0458	\$ 2.0458
Both Line and Transformation Connection Service Rate	kW	\$ 2.8239	\$ 2.8586	\$ 2.8586

If needed, add extra host here. (I)	Unit	2020	2021	2022
Rate Description		Rate	Rate	Rate
Network Service Rate	kW	\$ 2.58	\$ 2.52	\$ 2.52
Line Connection Service Rate	kW			
Transformation Connection Service Rate	kW	\$ 1.90	\$ 1.82	\$ 1.82
Both Line and Transformation Connection Service Rate	kW	\$ 1.90	\$ 1.82	\$ 1.82

If needed, add extra host here. (II)	Unit	2020	2021	2022
Rate Description		Rate	Rate	Rate
Network Service Rate	kW			
Line Connection Service Rate	kW			
Transformation Connection Service Rate	kW			
Both Line and Transformation Connection Service Rate	kW	\$ -	\$ -	\$ -
Low Voltage Switchgear Credit (if applicable, enter as a negative value)	\$	Historical 2020	Current 2021	Forecast 2022



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

In the green shaded cells, enter billing detail for wholesale transmission for the same reporting period as the billing determinants on Tab 10. For Hydro One Sub-transmission Rates, if you are charged a combined Line and Transformer connection rate, please ensure that both the Line Connection and Transformation Connection columns are completed.
If any of the Hydro One Sub-transmission rates (column E, I and M) are highlighted in red, please double check the billing data entered in "Units Billed" and "Amount" columns. The highlighted rates do not match the Hydro One Sub-transmission rates approved for that time period. If data has been entered correctly, please provide explanation for the discrepancy in rates.

IESO		Network			Line Connection			Transformation Connection			Total Connection
Month		Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January		226,446	\$3.92	887,668	250,328	\$0.97	242,818	164,903	\$2.33	384,224	\$ 627,042
February		223,799	\$3.92	877,262	255,720	\$0.97	248,048	169,126	\$2.33	394,064	\$ 642,112
March		221,225	\$3.92	867,202	231,997	\$0.97	225,037	147,633	\$2.33	343,965	\$ 569,022
April		188,502	\$3.92	738,928	302,086	\$0.97	293,023	218,771	\$2.33	509,736	\$ 802,760
May		281,489	\$3.92	1,103,437	291,457	\$0.97	282,713	192,708	\$2.33	449,010	\$ 731,723
June		284,495	\$3.92	1,115,220	322,657	\$0.97	312,977	199,844	\$2.33	465,637	\$ 778,614
July		319,985	\$3.92	1,254,341	352,114	\$0.97	341,551	233,109	\$2.33	543,144	\$ 884,695
August		314,447	\$3.92	1,232,632	345,706	\$0.97	335,335	216,496	\$2.33	504,412	\$ 839,747
September		309,175	\$3.92	1,211,966	346,550	\$0.97	336,154	218,384	\$2.33	508,835	\$ 844,988
October		236,339	\$3.92	926,449	273,787	\$0.97	265,573	193,451	\$2.33	450,741	\$ 716,314
November		242,706	\$3.92	951,408	263,010	\$0.97	255,120	178,809	\$2.33	416,625	\$ 671,745
December		239,592	\$3.92	939,201	249,336	\$0.97	241,856	168,611	\$2.33	392,864	\$ 634,720
Total		3,088,200	\$ 3.92	\$ 12,105,744	3,484,748	\$ 0.97	\$ 3,380,205	2,301,835	\$ 2.33	\$ 5,363,275	\$ 8,743,481

Hydro One		Network			Line Connection			Transformation Connection			Total Connection
Month		Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January		3,485	\$3.3980	11,842	3,696	\$0.8045	2,973	3,696	\$2.0194	7,463	\$ 10,436
February		3,359	\$3.3980	11,413	3,557	\$0.8045	2,862	3,557	\$2.0194	7,184	\$ 10,046
March		3,107	\$3.3980	10,559	3,258	\$0.8045	2,621	3,258	\$2.0194	6,580	\$ 9,202
April		2,912	\$3.3980	9,895	2,973	\$0.8045	2,382	2,973	\$2.0194	6,004	\$ 8,396
May		5,201	\$3.3980	17,674	5,201	\$0.8045	4,184	5,201	\$2.0194	10,503	\$ 14,688
June		12,191	\$3.3980	41,126	12,314	\$0.8045	9,907	5,263	\$2.0194	10,628	\$ 20,535
July		16,232	\$3.3980	55,157	16,325	\$0.8045	13,134	6,214	\$2.0194	12,549	\$ 25,682
August		13,924	\$3.3980	47,315	13,924	\$0.8045	11,202	5,830	\$2.0194	11,774	\$ 22,976
September		12,462	\$3.3980	42,346	12,462	\$0.8045	10,026	4,550	\$2.0194	9,169	\$ 19,214
October		8,116	\$3.3980	27,577	8,149	\$0.8045	6,556	3,271	\$2.0194	6,605	\$ 13,161
November		9,084	\$3.3980	30,867	9,456	\$0.8045	7,607	3,877	\$2.0194	7,830	\$ 15,437
December		9,825	\$3.3980	33,385	9,993	\$0.8045	8,040	4,023	\$2.0194	8,125	\$ 16,164
Total		99,899	\$ 3.3980	\$ 339,455	101,310	\$ 0.8045	\$ 81,503	51,715	\$ 2.0194	\$ 104,433	\$ 185,937

Add Extra Host Here (I) (if needed)		Network			Line Connection			Transformation Connection			Total Connection
Month		Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January		13,070	\$ 2.5799	33,720		\$ -		13,070	\$ 1.9020	24,860	\$ 24,860
February		7,317	\$ 2.5799	18,876		\$ -		7,317	\$ 1.9020	13,916	\$ 13,916
March		6,976	\$ 2.5799	17,997		\$ -		6,976	\$ 1.9020	13,268	\$ 13,268
April		6,843	\$ 2.5799	17,654		\$ -		6,843	\$ 1.9020	13,015	\$ 13,015
May		7,392	\$ 2.5799	19,071		\$ -		7,392	\$ 1.9020	14,060	\$ 14,060
June		7,987	\$ 2.5799	20,066		\$ -		7,987	\$ 1.9020	15,191	\$ 15,191
July		8,689	\$ 2.5799	22,416		\$ -		8,689	\$ 1.9020	16,526	\$ 16,526
August		8,246	\$ 2.5799	21,275		\$ -		8,246	\$ 1.9020	15,684	\$ 15,684
September		7,520	\$ 2.5799	19,401		\$ -		7,520	\$ 1.9020	14,303	\$ 14,303
October		6,776	\$ 2.5799	17,481		\$ -		6,776	\$ 1.9020	12,887	\$ 12,887
November		12,467	\$ 2.5799	32,163		\$ -		12,467	\$ 1.9020	23,712	\$ 23,712
December		7,768	\$ 2.5799	20,040		\$ -		7,768	\$ 1.9020	14,774	\$ 14,774
Total		101,050	\$ 2.58	\$ 260,699	-	\$ -	\$ -	101,050	\$ 1.90	\$ 192,197	\$ 192,197

Add Extra Host Here (II) (if needed)		Network			Line Connection			Transformation Connection			Total Connection
Month		Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January		\$ -	-			\$ -			\$ -		\$ -
February		\$ -	-			\$ -			\$ -		\$ -
March		\$ -	-			\$ -			\$ -		\$ -
April		\$ -	-			\$ -			\$ -		\$ -
May		\$ -	-			\$ -			\$ -		\$ -
June		\$ -	-			\$ -			\$ -		\$ -
July		\$ -	-			\$ -			\$ -		\$ -
August		\$ -	-			\$ -			\$ -		\$ -
September		\$ -	-			\$ -			\$ -		\$ -
October		\$ -	-			\$ -			\$ -		\$ -
November		\$ -	-			\$ -			\$ -		\$ -
December		\$ -	-			\$ -			\$ -		\$ -
Total		-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -

Total		Network			Line Connection			Transformation Connection			Total Connection
Month		Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January		243,001	\$ 3.8404	\$ 933,231	254,024	\$ 0.9676	\$ 245,791	181,669	\$ 2.2929	\$ 416,546	\$ 662,337
February		234,474	\$ 3.8707	\$ 907,581	259,277	\$ 0.9677	\$ 250,910	180,000	\$ 2.3065	\$ 415,163	\$ 666,073
March		231,308	\$ 3.8726	\$ 895,758	235,255	\$ 0.9677	\$ 227,659	157,867	\$ 2.3047	\$ 363,833	\$ 591,492
April		198,257	\$ 3.8661	\$ 766,477	305,059	\$ 0.9684	\$ 295,415	228,587	\$ 2.3131	\$ 528,756	\$ 824,171
May		294,082	\$ 3.8771	\$ 1,140,182	296,658	\$ 0.9671	\$ 286,898	205,301	\$ 2.3067	\$ 473,573	\$ 760,470
June		304,673	\$ 3.8640	\$ 1,177,252	334,971	\$ 0.9639	\$ 322,884	213,094	\$ 2.3063	\$ 491,456	\$ 814,340
July		344,906	\$ 3.8617	\$ 1,331,915	368,439	\$ 0.9627	\$ 354,684	248,012	\$ 2.3072	\$ 572,219	\$ 926,903
August		336,618	\$ 3.8656	\$ 1,301,221	359,630	\$ 0.9636	\$ 346,537	230,563	\$ 2.3068	\$ 531,871	\$ 878,408
September		329,157	\$ 3.8696	\$ 1,273,713	359,012	\$ 0.9643	\$ 346,179	230,454	\$ 2.3099	\$ 532,326	\$ 876,506
October		251,230	\$ 3.8670	\$ 971,506	281,936	\$ 0.9652	\$ 272,129	203,498	\$ 2.3108	\$ 470,234	\$ 742,363
November		264,257	\$ 3.8388	\$ 1,014,437	272,466	\$ 0.9643	\$ 262,727	195,153	\$ 2.2965	\$ 448,167	\$ 710,894
December		257,185	\$ 3.8596	\$ 992,626	259,329	\$ 0.9636	\$ 249,896	180,402	\$ 2.3046	\$ 415,762	\$ 665,658
Total		3,289,149	\$ 3.86	\$ 12,705,698	3,586,057	\$ 0.97	\$ 3,461,709	2,454,600	\$ 2.31	\$ 5,659,906	\$ 9,121,615

Low Voltage Switchgear Credit (if applicable) \$ -

Total including deduction for Low Voltage Switchgear Credit \$ 9,121,615



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

The purpose of this sheet is to calculate the expected billing when current 2021 Uniform Transmission Rates are applied against historical 2020 transmission units.

IESO	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	226,446	\$ 4.6700	\$ 1,057,503	250,328	\$ 0.7700	\$ 192,753	164,903	\$ 2.5300	\$ 417,205	\$ 609,957
February	223,799	\$ 4.6700	\$ 1,045,141	255,720	\$ 0.7700	\$ 196,904	169,126	\$ 2.5300	\$ 427,889	\$ 624,793
March	221,225	\$ 4.6700	\$ 1,033,121	231,997	\$ 0.7700	\$ 178,638	147,633	\$ 2.5300	\$ 373,511	\$ 552,149
April	188,502	\$ 4.6700	\$ 880,304	302,086	\$ 0.7700	\$ 232,606	218,771	\$ 2.5300	\$ 553,491	\$ 786,097
May	281,489	\$ 4.6700	\$ 1,314,554	291,457	\$ 0.7700	\$ 224,422	192,708	\$ 2.5300	\$ 487,551	\$ 711,973
June	284,495	\$ 4.6700	\$ 1,326,592	322,657	\$ 0.7700	\$ 248,446	199,844	\$ 2.5300	\$ 505,605	\$ 754,051
July	319,985	\$ 4.9000	\$ 1,567,927	352,114	\$ 0.8100	\$ 285,212	233,109	\$ 2.6500	\$ 617,739	\$ 902,951
August	314,447	\$ 4.9000	\$ 1,540,790	345,706	\$ 0.8100	\$ 280,022	216,486	\$ 2.6500	\$ 573,688	\$ 853,710
September	309,175	\$ 4.9000	\$ 1,514,958	346,550	\$ 0.8100	\$ 280,706	218,384	\$ 2.6500	\$ 578,718	\$ 859,423
October	236,339	\$ 4.9000	\$ 1,158,061	273,787	\$ 0.8100	\$ 221,767	193,451	\$ 2.6500	\$ 512,645	\$ 734,413
November	242,706	\$ 4.9000	\$ 1,189,259	263,010	\$ 0.8100	\$ 213,038	178,809	\$ 2.6500	\$ 473,844	\$ 686,882
December	239,592	\$ 4.9000	\$ 1,174,001	249,336	\$ 0.8100	\$ 201,962	168,611	\$ 2.6500	\$ 446,819	\$ 648,781
Total	3,088,200	\$ 4.79	\$ 14,804,210	3,484,748	\$ 0.79	\$ 2,756,476	2,301,835	\$ 2.59	\$ 5,968,704	\$ 8,725,180

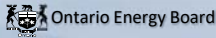
Hydro One	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	3,485	\$ 3.4778	\$ 12,121	3,696	\$ 0.8128	\$ 3,004	3,696	\$ 2.0458	\$ 7,560	\$ 10,564
February	3,359	\$ 3.4778	\$ 11,681	3,557	\$ 0.8128	\$ 2,891	3,557	\$ 2.0458	\$ 7,278	\$ 10,169
March	3,107	\$ 3.4778	\$ 10,807	3,258	\$ 0.8128	\$ 2,648	3,258	\$ 2.0458	\$ 6,666	\$ 9,315
April	2,912	\$ 3.4778	\$ 10,127	2,973	\$ 0.8128	\$ 2,417	2,973	\$ 2.0458	\$ 6,083	\$ 8,499
May	5,201	\$ 3.4778	\$ 18,089	5,201	\$ 0.8128	\$ 4,228	5,201	\$ 2.0458	\$ 10,641	\$ 14,868
June	12,191	\$ 3.4778	\$ 42,399	12,314	\$ 0.8128	\$ 10,009	5,263	\$ 2.0458	\$ 10,767	\$ 20,776
July	16,232	\$ 3.4778	\$ 56,452	16,325	\$ 0.8128	\$ 13,269	6,214	\$ 2.0458	\$ 12,713	\$ 25,982
August	13,924	\$ 3.4778	\$ 48,426	13,924	\$ 0.8128	\$ 11,318	5,830	\$ 2.0458	\$ 11,928	\$ 23,246
September	12,462	\$ 3.4778	\$ 43,341	12,462	\$ 0.8128	\$ 10,129	4,550	\$ 2.0458	\$ 9,309	\$ 19,438
October	8,116	\$ 3.4778	\$ 28,224	8,149	\$ 0.8128	\$ 6,624	3,271	\$ 2.0458	\$ 6,692	\$ 13,315
November	9,084	\$ 3.4778	\$ 31,592	9,456	\$ 0.8128	\$ 7,686	3,877	\$ 2.0458	\$ 7,932	\$ 15,618
December	9,825	\$ 3.4778	\$ 34,169	9,993	\$ 0.8128	\$ 8,123	4,023	\$ 2.0458	\$ 8,231	\$ 16,353
Total	99,899	\$ 3.48	\$ 347,427	101,310	\$ 0.81	\$ 82,344	51,715	\$ 2.05	\$ 105,798	\$ 188,143

Add Extra Host Here (I)	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	13,070	\$ 2.5200	\$ 32,937	-	\$ -	\$ -	13,070	\$ 1.8188	\$ 23,772	\$ 23,772
February	7,317	\$ 2.5200	\$ 18,438	-	\$ -	\$ -	7,317	\$ 1.8188	\$ 13,307	\$ 13,307
March	6,976	\$ 2.5200	\$ 17,579	-	\$ -	\$ -	6,976	\$ 1.8188	\$ 12,688	\$ 12,688
April	6,843	\$ 2.5200	\$ 17,244	-	\$ -	\$ -	6,843	\$ 1.8188	\$ 12,446	\$ 12,446
May	7,392	\$ 2.5200	\$ 18,628	-	\$ -	\$ -	7,392	\$ 1.8188	\$ 13,445	\$ 13,445
June	7,987	\$ 2.5200	\$ 20,127	-	\$ -	\$ -	7,987	\$ 1.8188	\$ 14,527	\$ 14,527
July	8,689	\$ 2.5200	\$ 21,896	-	\$ -	\$ -	8,689	\$ 1.8188	\$ 15,803	\$ 15,803
August	8,246	\$ 2.5200	\$ 20,781	-	\$ -	\$ -	8,246	\$ 1.8188	\$ 14,998	\$ 14,998
September	7,520	\$ 2.5200	\$ 18,950	-	\$ -	\$ -	7,520	\$ 1.8188	\$ 13,677	\$ 13,677
October	6,776	\$ 2.5200	\$ 17,075	-	\$ -	\$ -	6,776	\$ 1.8188	\$ 12,324	\$ 12,324
November	12,467	\$ 2.5200	\$ 31,416	-	\$ -	\$ -	12,467	\$ 1.8188	\$ 22,674	\$ 22,674
December	7,768	\$ 2.5200	\$ 19,575	-	\$ -	\$ -	7,768	\$ 1.8188	\$ 14,128	\$ 14,128
Total	101,050	\$ 2.52	\$ 254,646	-	\$ -	\$ -	101,050	\$ 1.82	\$ 183,790	\$ 183,790

Add Extra Host Here (II)	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
February	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
March	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
April	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
May	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
June	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
July	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
August	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
September	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
October	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
November	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
December	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
Total	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -

Total	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	243,001	\$ 4.5373	\$ 1,102,560	254,024	\$ 0.7706	\$ 195,756	181,669	\$ 2.4690	\$ 448,537	\$ 644,293
February	234,474	\$ 4.5858	\$ 1,075,260	259,277	\$ 0.7706	\$ 199,796	180,000	\$ 2.4915	\$ 448,474	\$ 648,269
March	231,308	\$ 4.5891	\$ 1,061,507	235,255	\$ 0.7706	\$ 181,286	157,867	\$ 2.4886	\$ 392,865	\$ 574,152
April	198,257	\$ 4.5783	\$ 907,676	305,059	\$ 0.7704	\$ 235,023	228,587	\$ 2.5024	\$ 572,019	\$ 807,042
May	294,082	\$ 4.5949	\$ 1,351,271	296,658	\$ 0.7708	\$ 228,649	205,301	\$ 2.4921	\$ 511,637	\$ 740,286
June	304,673	\$ 4.5659	\$ 1,391,118	334,971	\$ 0.7716	\$ 258,455	213,094	\$ 2.4914	\$ 530,899	\$ 789,354
July	344,996	\$ 4.7731	\$ 1,646,275	368,439	\$ 0.8101	\$ 298,482	248,012	\$ 2.6057	\$ 646,255	\$ 944,736
August	336,618	\$ 4.7829	\$ 1,609,997	359,830	\$ 0.8101	\$ 291,339	230,563	\$ 2.6050	\$ 600,614	\$ 891,954
September	329,157	\$ 4.7918	\$ 1,577,249	359,012	\$ 0.8101	\$ 290,835	230,454	\$ 2.6109	\$ 601,704	\$ 892,538
October	251,230	\$ 4.7899	\$ 1,203,360	281,936	\$ 0.8101	\$ 228,391	203,498	\$ 2.6126	\$ 531,661	\$ 760,052
November	264,257	\$ 4.7388	\$ 1,252,267	272,466	\$ 0.8101	\$ 220,724	195,153	\$ 2.5849	\$ 504,451	\$ 725,174
December	257,185	\$ 4.7738	\$ 1,227,745	259,329	\$ 0.8101	\$ 210,085	180,402	\$ 2.6007	\$ 469,178	\$ 679,263
Total	3,289,149	\$ 4.68	\$ 15,406,283	3,586,057	\$ 0.79	\$ 2,838,820	2,454,600	\$ 2.55	\$ 6,258,293	\$ 9,097,113

Low Voltage Switchgear Credit (if applicable)	\$ -
Total including deduction for Low Voltage Switchgear Credit	\$ 9,097,113



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

The purpose of this sheet is to calculate the expected billing when forecasted 2022 Uniform Transmission Rates are applied against historical 2020 transmission units.

IESO	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	226,446	\$ 4.9000	\$ 1,109,585	250,328	\$ 0.8100	\$ 202,766	164,903	\$ 2.6500	\$ 436,993	\$ 639,759
February	223,799	\$ 4.9000	\$ 1,096,615	255,720	\$ 0.8100	\$ 207,133	169,126	\$ 2.6500	\$ 448,184	\$ 655,317
March	221,225	\$ 4.9000	\$ 1,084,003	231,997	\$ 0.8100	\$ 187,918	147,633	\$ 2.6500	\$ 391,227	\$ 579,145
April	188,502	\$ 4.9000	\$ 923,660	302,086	\$ 0.8100	\$ 244,690	218,771	\$ 2.6500	\$ 579,743	\$ 824,433
May	281,489	\$ 4.9000	\$ 1,379,296	291,457	\$ 0.8100	\$ 236,080	192,708	\$ 2.6500	\$ 510,676	\$ 746,756
June	284,495	\$ 4.9000	\$ 1,394,026	322,657	\$ 0.8100	\$ 261,352	199,844	\$ 2.6500	\$ 529,587	\$ 790,939
July	319,985	\$ 4.9000	\$ 1,567,927	352,114	\$ 0.8100	\$ 285,212	233,109	\$ 2.6500	\$ 617,739	\$ 902,951
August	314,447	\$ 4.9000	\$ 1,540,790	345,706	\$ 0.8100	\$ 280,022	216,486	\$ 2.6500	\$ 573,688	\$ 853,710
September	309,175	\$ 4.9000	\$ 1,514,958	346,550	\$ 0.8100	\$ 280,706	218,384	\$ 2.6500	\$ 578,718	\$ 859,423
October	236,339	\$ 4.9000	\$ 1,158,061	273,787	\$ 0.8100	\$ 221,767	193,451	\$ 2.6500	\$ 512,645	\$ 734,413
November	242,706	\$ 4.9000	\$ 1,189,259	263,010	\$ 0.8100	\$ 213,038	178,809	\$ 2.6500	\$ 473,844	\$ 686,882
December	239,592	\$ 4.9000	\$ 1,174,001	249,336	\$ 0.8100	\$ 201,962	168,611	\$ 2.6500	\$ 446,819	\$ 648,781
Total	3,088,200	\$ 4.90	\$ 15,132,180	3,484,748	\$ 0.81	\$ 2,822,646	2,301,835	\$ 2.65	\$ 6,099,663	\$ 9,222,508

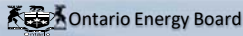
Hydro One	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	3,485	\$ 3.4778	\$ 12,121	3,696	\$ 0.8128	\$ 3,004	3,696	\$ 2.0458	\$ 7,560	\$ 10,564
February	3,359	\$ 3.4778	\$ 11,681	3,557	\$ 0.8128	\$ 2,891	3,557	\$ 2.0458	\$ 7,278	\$ 10,169
March	3,107	\$ 3.4778	\$ 10,807	3,258	\$ 0.8128	\$ 2,648	3,258	\$ 2.0458	\$ 6,666	\$ 9,315
April	2,912	\$ 3.4778	\$ 10,127	2,973	\$ 0.8128	\$ 2,417	2,973	\$ 2.0458	\$ 6,083	\$ 8,499
May	5,201	\$ 3.4778	\$ 18,089	5,201	\$ 0.8128	\$ 4,228	5,201	\$ 2.0458	\$ 10,641	\$ 14,868
June	12,191	\$ 3.4778	\$ 42,399	12,314	\$ 0.8128	\$ 10,009	5,263	\$ 2.0458	\$ 10,767	\$ 20,776
July	16,232	\$ 3.4778	\$ 56,452	16,325	\$ 0.8128	\$ 13,269	6,214	\$ 2.0458	\$ 12,713	\$ 25,982
August	13,924	\$ 3.4778	\$ 48,426	13,924	\$ 0.8128	\$ 11,318	5,830	\$ 2.0458	\$ 11,928	\$ 23,246
September	12,462	\$ 3.4778	\$ 43,341	12,462	\$ 0.8128	\$ 10,129	4,550	\$ 2.0458	\$ 9,309	\$ 19,438
October	8,116	\$ 3.4778	\$ 28,224	8,149	\$ 0.8128	\$ 6,624	3,271	\$ 2.0458	\$ 6,692	\$ 13,315
November	9,084	\$ 3.4778	\$ 31,592	9,456	\$ 0.8128	\$ 7,686	3,877	\$ 2.0458	\$ 7,932	\$ 15,618
December	9,825	\$ 3.4778	\$ 34,169	9,993	\$ 0.8128	\$ 8,123	4,023	\$ 2.0458	\$ 8,231	\$ 16,353
Total	99,899	\$ 3.48	\$ 347,427	101,310	\$ 0.81	\$ 82,344	51,715	\$ 2.05	\$ 105,798	\$ 188,143

Add Extra Host Here (I)	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	13,070	\$ 2.5200	\$ 32,937	-	\$ -	\$ -	13,070	\$ 1.8188	\$ 23,772	\$ 23,772
February	7,317	\$ 2.5200	\$ 18,438	-	\$ -	\$ -	7,317	\$ 1.8188	\$ 13,307	\$ 13,307
March	6,976	\$ 2.5200	\$ 17,579	-	\$ -	\$ -	6,976	\$ 1.8188	\$ 12,688	\$ 12,688
April	6,843	\$ 2.5200	\$ 17,244	-	\$ -	\$ -	6,843	\$ 1.8188	\$ 12,446	\$ 12,446
May	7,392	\$ 2.5200	\$ 18,628	-	\$ -	\$ -	7,392	\$ 1.8188	\$ 13,445	\$ 13,445
June	7,987	\$ 2.5200	\$ 20,127	-	\$ -	\$ -	7,987	\$ 1.8188	\$ 14,527	\$ 14,527
July	8,689	\$ 2.5200	\$ 21,896	-	\$ -	\$ -	8,689	\$ 1.8188	\$ 15,803	\$ 15,803
August	8,246	\$ 2.5200	\$ 20,781	-	\$ -	\$ -	8,246	\$ 1.8188	\$ 14,998	\$ 14,998
September	7,520	\$ 2.5200	\$ 18,950	-	\$ -	\$ -	7,520	\$ 1.8188	\$ 13,677	\$ 13,677
October	6,776	\$ 2.5200	\$ 17,075	-	\$ -	\$ -	6,776	\$ 1.8188	\$ 12,324	\$ 12,324
November	12,467	\$ 2.5200	\$ 31,416	-	\$ -	\$ -	12,467	\$ 1.8188	\$ 22,674	\$ 22,674
December	7,768	\$ 2.5200	\$ 19,575	-	\$ -	\$ -	7,768	\$ 1.8188	\$ 14,128	\$ 14,128
Total	101,050	\$ 2.52	\$ 254,646	-	\$ -	\$ -	101,050	\$ 1.82	\$ 183,790	\$ 183,790

Add Extra Host Here (II)	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
February	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
March	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
April	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
May	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
June	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
July	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
August	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
September	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
October	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
November	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
December	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -
Total	-	\$ -	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	\$ -

Total	Network			Line Connection			Transformation Connection			Total Connection
Month	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Units Billed	Rate	Amount	Amount
January	243,001	\$ 4.75	\$ 1,154,643	254,024	\$ 0.81	\$ 205,769	181,869	\$ 2.58	\$ 468,325	\$ 674,095
February	234,474	\$ 4.81	\$ 1,126,734	259,277	\$ 0.81	\$ 210,025	180,000	\$ 2.60	\$ 468,769	\$ 678,793
March	231,308	\$ 4.81	\$ 1,112,388	235,255	\$ 0.81	\$ 190,566	157,867	\$ 2.60	\$ 410,581	\$ 601,147
April	198,257	\$ 4.80	\$ 951,031	305,059	\$ 0.81	\$ 247,106	228,587	\$ 2.62	\$ 598,272	\$ 845,378
May	294,082	\$ 4.82	\$ 1,416,013	296,658	\$ 0.81	\$ 240,308	205,301	\$ 2.60	\$ 534,762	\$ 775,069
June	304,673	\$ 4.78	\$ 1,456,552	334,971	\$ 0.81	\$ 271,361	213,094	\$ 2.60	\$ 554,880	\$ 826,241
July	344,905	\$ 4.77	\$ 1,646,275	368,439	\$ 0.81	\$ 298,482	248,012	\$ 2.61	\$ 646,255	\$ 944,736
August	336,818	\$ 4.78	\$ 1,609,997	359,630	\$ 0.81	\$ 291,339	230,583	\$ 2.60	\$ 600,514	\$ 891,954
September	329,157	\$ 4.79	\$ 1,577,249	359,012	\$ 0.81	\$ 290,835	230,454	\$ 2.61	\$ 601,704	\$ 892,538
October	251,230	\$ 4.79	\$ 1,203,360	281,936	\$ 0.81	\$ 228,391	203,498	\$ 2.61	\$ 531,661	\$ 760,052
November	264,257	\$ 4.74	\$ 1,252,267	272,466	\$ 0.81	\$ 220,724	195,153	\$ 2.58	\$ 504,451	\$ 725,174
December	257,185	\$ 4.77	\$ 1,227,745	259,329	\$ 0.81	\$ 210,085	180,402	\$ 2.60	\$ 469,178	\$ 679,263
Total	3,289,149	\$ 4.78	\$ 15,734,253	3,586,057	\$ 0.81	\$ 2,904,990	2,454,600	\$ 2.60	\$ 6,389,451	\$ 9,294,441

Low Voltage Switchgear Credit (if applicable)	\$ -
Total including deduction for Low Voltage Switchgear Credit	\$ 9,294,441



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

The purpose of this table is to re-align the current RTS Network Rates to recover current wholesale network costs.

Rate Class	Rate Description	Unit	Current RTSR- Network	Loss Adjusted Billed kWh	Billed kW	Billed Amount	Billed Amount %	Current Wholesale Billing	Adjusted RTSR Network
Residential Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0066	537,302,763	0	3,546,198	28.3%	4,353,529	0.0081
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0059	202,333,573	4,106	1,193,768	9.5%	1,465,542	0.0072
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	3.4632		369,943	1,281,188	10.2%	1,572,865	4.2516
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate - Interval Metered <1000 kW	\$/kW	3.4874		1,052,906	3,671,903	29.3%	4,507,851	4.2813
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.5355		563,545	1,428,868	11.4%	1,754,166	3.1127
Large Use Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079		350,604	914,340	7.3%	1,122,500	3.2016
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0057	2,268,533	0	12,931	0.1%	15,874	0.0070
Street Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	1.8450		16,446	30,343	0.2%	37,251	2.2650
Sentinel Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.0239		256	518	0.0%	636	2.4847
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079		28,344	73,918	0.6%	90,747	3.2016
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Network Service Rate	\$/kW	2.6079		119,076	310,538	2.5%	381,236	3.2016
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Network Service Rate	\$/kW	2.9127		850	2,476	0.0%	3,039	3.5758
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Network Service Rate	\$/kW	2.9127		28,259	82,310	0.7%	101,049	3.5758

The purpose of this table is to re-align the current RTS Connection Rates to recover current wholesale connection costs.

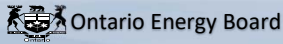
Rate Class	Rate Description	Unit	Current RTSR- Connection	Loss Adjusted Billed kWh	Billed kW	Billed Amount	Billed Amount %	Current Wholesale Billing	Adjusted RTSR- Connection
Residential Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0048	537,302,763	0	2,579,053	28.1%	2,558,310	0.0048
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	202,333,573	4,106	870,034	9.5%	863,037	0.0043
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	2.4763		369,943	916,091	10.0%	908,723	2.4564
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate - Interval Metered <1000 kW (see Gross Load Billing Note)	\$/kW	2.5013		1,056,693	2,643,105	28.8%	2,621,846	2.4812
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7183		599,382	1,029,918	11.2%	1,021,634	1.7045
Large Use Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7336		424,980	736,745	8.0%	730,820	1.7197
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	2,268,533	0	9,755	0.1%	9,676	0.0043
Street Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.3252		16,446	21,794	0.2%	21,619	1.3145
Sentinel Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.2815		256	328	0.0%	325	1.2712
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234		28,344	60,186	0.7%	59,702	2.1063
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234		119,076	252,846	2.8%	250,812	2.1063
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527		850	1,490	0.0%	1,478	1.7386
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527		28,259	49,530	0.5%	49,131	1.7386

The purpose of this table is to update the re-aligned RTS Network Rates to recover future wholesale network costs.

Rate Class	Rate Description	Unit	Adjusted RTSR- Network	Loss Adjusted Billed kWh	Billed kW	Billed Amount	Billed Amount %	Forecast Wholesale Billing	Proposed RTSR- Network
Residential Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0081	537,302,763	0	4,353,529	28.3%	4,446,207	0.0083
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0072	202,333,573	4,106	1,465,542	9.5%	1,496,741	0.0074
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	4.2516		369,943	1,572,865	10.2%	1,605,348	4.3421
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Network Service Rate - Interval Metered <1000 kW	\$/kW	4.2813		1,052,906	4,507,851	29.3%	4,603,814	4.3725
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	3.1127		563,545	1,754,166	11.4%	1,791,508	3.1790
Large Use Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	3.2016		350,604	1,122,500	7.3%	1,146,395	3.2698
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Network Service Rate	\$/kWh	0.0070	2,268,533	0	15,874	0.1%	16,212	0.0071
Street Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.2650		16,446	37,251	0.2%	38,044	2.3133
Sentinel Lighting Service Classification	Retail Transmission Rate - Network Service Rate	\$/kW	2.4847		256	636	0.0%	650	2.5376
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Network Service Rate	\$/kW	3.2016		28,344	90,747	0.6%	92,678	3.2698
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Network Service Rate	\$/kW	3.2016		119,076	381,236	2.5%	389,351	3.2698
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Network Service Rate	\$/kW	3.5758		850	3,039	0.0%	3,104	3.6519
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Network Service Rate	\$/kW	3.5758		28,259	101,049	0.7%	103,200	3.6519

The purpose of this table is to update the re-aligned RTS Connection Rates to recover future wholesale connection costs.

Rate Class	Rate Description	Unit	Adjusted RTSR- Connection	Loss Adjusted Billed kWh	Billed kW	Billed Amount	Billed Amount %	Forecast Wholesale Billing	Proposed RTSR- Connection
Residential Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0048	537,302,763	0	2,558,310	28.1%	2,613,803	0.0049
General Service Less Than 50 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	202,333,573	4,106	863,037	9.5%	881,757	0.0044
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	2.4564		369,943	908,723	10.0%	928,434	2.5097
General Service 50 To 999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate - Interval Metered <1000 kW (see Gross Load Billing Note)	\$/kW	2.4812		1,056,693	2,621,846	28.8%	2,678,717	2.5350
General Service 1,000 To 4,999 kW Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7045		599,382	1,021,634	11.2%	1,043,795	1.7415
Large Use Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7197		424,980	730,820	8.0%	746,672	1.7570
Unmetered Scattered Load Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043	2,268,533	0	9,676	0.1%	9,886	0.0044
Street Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.3145		16,446	21,619	0.2%	22,088	1.3431
Sentinel Lighting Service Classification	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.2712		256	325	0.0%	332	1.2987
Embedded Distributor Service Classification - Hydro One Cnd	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1063		28,344	59,702	0.7%	60,997	2.1520
Embedded Distributor Service Classification - Waterloo North Hydro	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1063		119,076	250,812	2.8%	256,253	2.1520
Embedded Distributor Service Classification - Brantford	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7386		850	1,478	0.0%	1,510	1.7763
Embedded Distributor Service Classification - Hydro One #1	Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7386		28,259	49,131	0.5%	50,197	1.7763



Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

If applicable, please enter any adjustments related to the revenue to cost ratio model into columns C and E. The Price Escalator has been set at the 2021 value and will be updated by OEB staff at a later date.

Price Escalator	2.20%	Productivity Factor	0.00%
Choose Stretch Factor Group	II	Price Cap Index	2.05%
Associated Stretch Factor Value	0.15%		

Rate Class	Current MFC	MFC Adjustment from R/C Model	Current Volumetric Charge	DVR Adjustment from R/C Model	Price Cap Index to be Applied to MFC and DVR	Proposed MFC	Proposed Volumetric Charge
RESIDENTIAL SERVICE CLASSIFICATION	28.87				2.05%	29.46	0.0000
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	15.55		0.0166		2.05%	15.87	0.0169
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	106.37		3.9334		2.05%	108.55	4.0140
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	898.45		3.9642		2.05%	916.87	4.0455
LARGE USE SERVICE CLASSIFICATION	9329.54		1.7331		2.05%	9,520.80	1.7686
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	6.05		0.0149		2.05%	6.17	0.0152
STREET LIGHTING SERVICE CLASSIFICATION	1.98		15.9112		2.05%	2.02	16.2374
SENTINEL LIGHTING SERVICE CLASSIFICATION	2.93		43.7709		2.05%	2.99	44.6682
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CNL	0		2.1933		2.05%	0.00	2.2383
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NOR	0		1.7026		2.05%	0.00	1.7375
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	0		9.7447		2.05%	0.00	9.9445
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	72.54		1.2274		2.05%	74.03	1.2526
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	72.54				2.05%	74.03	0.0000
microFIT SERVICE CLASSIFICATION	4.55					4.55	

If applicable, Wheeling Service Rate will be adjusted for PCI on Sheet 19.

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Update the following rates if an OEB Decision has been issued at the time of completing this application

Regulatory Charges

Effective Date of Regulatory Charges		January 1, 2021	January 1, 2022
Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$/kWh	0.25	0.25

Time-of-Use RPP Prices

As of		May 1, 2021
Off-Peak	\$/kWh	0.0820
Mid-Peak	\$/kWh	0.1130
On-Peak	\$/kWh	0.1700

Smart Meter Entity Charge (SME)

Smart Meter Entity Charge (SME)	\$	0.57
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Distribution Rate Protection (DRP) Amount (Applicable to LDCs under the Distribution Rate Protection program):

	\$	36.86
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Miscellaneous Service Charges

Wireline Pole Attachment Charge	Unit	Current charge	Inflation factor *	Proposed charge ** / ***
Specific charge for access to the power poles - per pole/year	\$	44.50	2.20%	45.48

Retail Service Charges

		Current charge	Inflation factor*	Proposed charge ***
One-time charge, per retailer, to establish the service agreement between the distributor and the retailer	\$	104.24	2.20%	106.53
Monthly fixed charge, per retailer	\$	41.70	2.20%	42.62
Monthly variable charge, per customer, per retailer	\$/cust	1.04	2.20%	1.06
Distributor-consolidated billing monthly charge, per customer, per retailer	\$/cust	0.62	2.20%	0.63
Retailer-consolidated billing monthly credit, per customer, per retailer	\$/cust	(0.62)	2.20%	(0.63)
Service Transaction Requests (STR)			2.20%	-
Request fee, per request, applied to the requesting party	\$	0.52	2.20%	0.53
Processing fee, per request, applied to the requesting party	\$	1.04	2.20%	1.06
Electronic Business Transaction (EBT) system, applied to the requesting party				
up to twice a year		no charge		no charge
more than twice a year, per request (plus incremental delivery costs)	\$	4.17	2.20%	4.26
Notice of switch letter charge, per letter (unless the distributor has opted out of applying the charge as per the Ontario Energy Board's Decision and Order EB-2015-0304, issued on February 14, 2019)	\$	2.08	2.20%	2.13

* inflation factor subject to change pending OEB approved inflation rate effective in 2021

** applicable only to LDCs in which the province-wide pole attachment charge applies

*** subject to change pending OEB order on miscellaneous service charges

In the Green Cells below, enter all proposed rate riders/rates.

In column A, select the rate rider descriptions from the drop-down list in the blue cells. If the rate description cannot be found, enter the rate rider descriptions in the green cells. The rate rider description must begin with "Rate Rider for".

In column B, choose the associated unit from the drop-down menu.

In column C, enter the rate. All rate riders with a "\$" unit should be rounded to 2 decimal places and all others rounded to 4 decimal places.

In column E, enter the expiry date (eg. April 30, 2022) or description of the expiry date in text (e.g. the effective date of the next cost of service-based rate order).

In column G, a sub-total (A or B) should already be assigned to the rate rider unless the rate rider description was entered into a green cell in column A. In these particular cases, from the dropdown list in column G, choose the appropriate sub-total (A or B). Sub-total A refers to rates/rate riders that Not considered as pass through costs (eg: LRAMVA and ICM/ACM rate riders). Sub-total B refers to rates/rate riders that are considered pass through costs.

18. Additional Rates

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

STREET LIGHTING SERVICE CLASSIFICATION	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	0.07	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

SENTINEL LIGHTING SERVICE CLASSIFICATION	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	0.22	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	65.87	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	65.87	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	65.87	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	65.87	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	UNIT	RATE	DATE (e.g. April 30, 2022)	SUB-TOTAL
Rate Rider for Recovery of Advanced Capital Module	\$	65.87	- effective until the date of the next cost of service-based rate order	A
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	
			- effective until	

1 **Appendix B 2021 Approved Tariff of Rates and Charges**



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

Energy+ Inc.

TARIFF OF RATES AND CHARGES

Effective and Implementation Date January 1, 2021

This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2020-0016

RESIDENTIAL SERVICE CLASSIFICATION

Residential refers to the supply of electrical energy to detached, semi-detached and row-housing units (freehold or condominium). This classification typically refers to an account taking electricity at 750 volts or less where electricity is used exclusively in a separate metered living accommodation. Customers shall be residing in single-dwelling units that consist of a detached house or one unit of a semi-detached, duplex, triplex, or quadruplex house, with a residential zoning. Separate metered dwellings within a town house complex, condominium, or apartment building also qualify as residential customers. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	28.87
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(0.19)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.29
Smart Metering Entity Charge - effective until December 31, 2022	\$	0.57
Low Voltage Service Rate	\$/kWh	0.0003
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kWh	(0.0004)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kWh	(0.0001)
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0066
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0048

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account taking electricity at 750 volts or less whose average monthly peak demand is less than, or is forecast to be less than, 50 kW. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	15.55
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(0.38)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.58
Smart Metering Entity Charge - effective until December 31, 2022	\$	0.57
Distribution Volumetric Rate	\$/kWh	0.0166
Low Voltage Service Rate	\$/kWh	0.0002
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kWh	(0.0004)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kWh	(0.0001)
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0059
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 50 kW but less than 1,000 kW. Class B consumers are defined in accordance with O.Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	106.37
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(4.97)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	7.62
Distribution Volumetric Rate	\$/kW	3.9334
Low Voltage Service Rate	\$/kW	0.1455
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021 Applicable only for Non-Wholesale Market Participants	\$/kW	(0.2787)
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	0.1480
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0325)
Retail Transmission Rate - Network Service Rate	\$/kW	3.4632

Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	2.4763
Retail Transmission Rate - Network Service Rate - Interval Metered <1000 kW	\$/kW	3.4874

Retail Transmission Rate - Line and Transformation Connection Service Rate - Interval Metered <1000 kW (see Gross Load Billing Note)	\$/kW	2.5013
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Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 1,000 kW but less than 5,000 kW. Class A and Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	898.45
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(50.97)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	78.10
Distribution Volumetric Rate	\$/kW	3.9642
Low Voltage Service Rate	\$/kW	0.1010
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021 Applicable only for Non-Wholesale Market Participants	\$/kW	(0.3788)
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	0.1974
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0329)
Retail Transmission Rate - Network Service Rate	\$/kW	2.5355

Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7183
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MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

LARGE USE SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to an account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 5,000 kW. Class A and Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	9,329.54
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(221.12)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	333.81
Distribution Volumetric Rate	\$/kW	1.7331
Low Voltage Service Rate	\$/kW	0.1019
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.1848)
Retail Transmission Rate - Network Service Rate	\$/kW	2.6079
Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7336

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION

This classification refers to an account taking electricity at 750 volts or less whose average monthly peak demand is less than, or is forecast to be less than, 50kW and the consumption is unmetered. Such connections include cable TV power packs, bus shelters, telephone booths, traffic lights, railway crossings, etc. The customer will provide detailed manufacturer information/documentation with regard to electrical demand/consumption of the proposed unmetered load. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	6.05
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(0.08)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.12
Distribution Volumetric Rate	\$/kWh	0.0149
Low Voltage Service Rate	\$/kWh	0.0003
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kWh	(0.0004)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kWh	(0.0001)
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0057
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0043

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

STREET LIGHTING SERVICE CLASSIFICATION

This classification refers to an account for roadway lighting with a Municipality, Regional Municipality, Ministry of Transportation and private roadway lighting operation, controlled by photo cells. The consumption for these customers will be based on the calculated connected load times the required lighting times established in the approved Ontario Energy Board street lighting load shape template. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	1.98
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(0.02)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.03
Distribution Volumetric Rate	\$/kW	15.9112
Low Voltage Service Rate	\$/kW	0.0779
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.1498)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0360)
Retail Transmission Rate - Network Service Rate	\$/kW	1.8450
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.3252

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

SENTINEL LIGHTING SERVICE CLASSIFICATION

This classification applies to safety/security lighting with a Residential, General Service or Large Use customer. This is typically exterior lighting, and unmetered. Consumption is estimated based on the equipment rating and estimated hours of use. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market prices, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	2.93
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(0.07)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.11
Distribution Volumetric Rate	\$/kW	43.7709
Low Voltage Service Rate	\$/kW	0.0753
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0041)
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.0211)
Retail Transmission Rate - Network Service Rate	\$/kW	2.0239
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.2815

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(33.18)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	2.1933
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.2078)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0499)
Retail Transmission Rate - Network Service Rate	\$/kW	2.6079
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO

NORTH HYDRO

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(33.18)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	1.7026
Low Voltage Service Rate	\$/kW	0.1248
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	0.2350
Retail Transmission Rate - Network Service Rate	\$/kW	2.6079
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1234

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(33.18)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	9.7447
Low Voltage Service Rate	\$/kW	0.1030
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.1268)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0304)
Retail Transmission Rate - Network Service Rate	\$/kW	2.9127
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	72.54
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(33.18)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	1.2274
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.1991)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0478)
Retail Transmission Rate - Network Service Rate	\$/kW	2.9127
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7527

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	72.54
Rate Rider for Disposition of Gain on Sale - effective until December 31, 2021	\$	(33.18)
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Rate Rider for Disposition of Global Adjustment Account (2021) - effective until December 31, 2021 Applicable only for Non-RPP Customers	\$/kWh	0.0025
Rate Rider for Disposition of Deferral/Variance Accounts (2021) - effective until December 31, 2021	\$/kW	(0.1535)
Rate Rider for Disposition of Capacity Based Recovery Account (2021) - effective until December 31, 2021 Applicable only for Class B Customers	\$/kW	(0.0369)

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

microFIT SERVICE CLASSIFICATION

This classification applies to an electricity generation facility contracted under the Independent Electricity System Operator's microFIT program and connected to the distributor's distribution system. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	4.55
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ALLOWANCES

Transformer Allowance for Ownership - per kW of billing demand/month	\$/kW	(0.60)
Primary Metering Allowance for Transformer Losses - applied to measured demand & energy	%	(1.00)



Ontario Energy Board

Incentive Rate-setting Mechanism

Rate Generator for 2022 Filers

SPECIFIC SERVICE CHARGES

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

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Customer Administration

Arrears certificate	\$	15.00
Statement of account	\$	15.00
Pulling post dated cheques	\$	15.00
Duplicate invoices for previous billing	\$	15.00
Request for other billing information	\$	15.00
Easement letter	\$	15.00
Income tax letter	\$	15.00
Notification charge	\$	15.00
Account history	\$	15.00
Returned cheque (plus bank charges)	\$	15.00
Charge to certify cheque	\$	15.00
Legal letter charge	\$	15.00
Account set up charge/change of occupancy charge (plus credit agency costs if applicable)	\$	30.00
Special meter reads	\$	30.00
Meter dispute charge plus Measurement Canada fees (if meter found correct)	\$	30.00
Credit reference/credit check (plus credit agency costs)	\$	15.00

Non-Payment of Account

Late payment - per month (effective annual rate 19.56% per annum or 0.04896% compounded daily rate)	%	1.50
Reconnection at meter - during regular hours	\$	65.00
Reconnection at meter - after regular hours	\$	185.00
Reconnection at pole - during regular hours	\$	185.00
Reconnection at pole - after regular hours	\$	415.00

Other

Specific charge for access to the power poles - \$/pole/year (with the exception of wireless attachments) - Approved on an Interim Basis	\$	44.50
Service call - customer owned equipment	\$	30.00
Service call - customer-owned equipment - after regular hours	\$	165.00



Ontario Energy Board

Incentive Rate-setting Mechanism Rate Generator for 2022 Filers

RETAIL SERVICE CHARGES (if applicable)

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

Retail Service Charges refer to services provided by a distributor to retailers or customers related to the supply of competitive electricity.

One-time charge, per retailer, to establish the service agreement between the distributor and the retailer	\$	104.24
Monthly fixed charge, per retailer	\$	41.70
Monthly variable charge, per customer, per retailer	\$/cust.	1.04
Distributor-consolidated billing monthly charge, per customer, per retailer	\$/cust.	0.62
Retailer-consolidated billing monthly credit, per customer, per retailer	\$/cust.	(0.62)
Service Transaction Requests (STR)		
Request fee, per request, applied to the requesting party	\$	0.52
Processing fee, per request, applied to the requesting party	\$	1.04
Request for customer information as outlined in Section 10.6.3 and Chapter 11 of the Retail Settlement Code directly to retailers and customers, if not delivered electronically through the Electronic Business Transaction (EBT) system, applied to the requesting party		
Up to twice a year	\$	no charge
More than twice a year, per request (plus incremental delivery costs)	\$	4.17
Notice of switch letter charge, per letter (unless the distributor has opted out of applying the charge as per the Ontario Energy Board's Decision and Order EB-2015-0304, issued on February 14, 2019)	\$	2.08

LOSS FACTORS

If the distributor is not capable of prorating changed loss factors jointly with distribution rates, the revised loss factors will be implemented upon the first subsequent billing for each billing cycle.

Total Loss Factor - Secondary Metered Customer < 5,000 kW	1.03068465
Total Loss Factor - Secondary Metered Customer > 5,000 kW	1.014545
Total Loss Factor - Primary Metered Customer < 5,000 kW	1.020377803
Total Loss Factor - Primary Metered Customer > 5,000 kW	1.0045

1 **Appendix C 2022 Proposed Tariff of Rates and Charges**

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2021-0018

RESIDENTIAL SERVICE CLASSIFICATION

Residential refers to the supply of electrical energy to detached, semi-detached and row-housing units (freehold or condominium). This classification typically refers to an account taking electricity at 750 volts or less where electricity is used exclusively in a separate metered living accommodation. Customers shall be residing in single-dwelling units that consist of a detached house or one unit of a semi-detached, duplex, triplex, or quadruplex house, with a residential zoning. Separate metered dwellings within a town house complex, condominium, or apartment building also qualify as residential customers. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	29.46
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	0.59
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.29
Smart Metering Entity Charge - effective until December 31, 2022	\$	0.57
Low Voltage Service Rate	\$/kWh	0.0003
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kWh	0.0015
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0083
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0049

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2021-0018

GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account taking electricity at 750 volts or less whose average monthly peak demand is less than, or is forecast to be less than, 50 kW. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	15.87
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	1.16
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.58
Smart Metering Entity Charge - effective until December 31, 2022	\$	0.57
Distribution Volumetric Rate	\$/kWh	0.0169
Low Voltage Service Rate	\$/kWh	0.0002
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kWh	0.0015
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0074
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0044

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2021-0018

GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 50 kW but less than 1,000 kW. Class B consumers are defined in accordance with O.Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	108.55
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	14.85
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	7.62
Distribution Volumetric Rate	\$/kW	4.0140
Low Voltage Service Rate	\$/kW	0.1455
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022 Applicable only for Non-Wholesale Market Participants	\$/kW	0.1444
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.3324
Retail Transmission Rate - Network Service Rate	\$/kW	4.3421
Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)		
	\$/kW	2.5097
Retail Transmission Rate - Network Service Rate - Interval Metered <1000 kW	\$/kW	4.3725
Retail Transmission Rate - Line and Transformation Connection Service Rate - Interval Metered <1000 kW (see Gross Load Billing Note)		
	\$/kW	2.5350

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2021-0018

GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to a non-residential account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 1,000 kW but less than 5,000 kW. Class A and Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	916.87
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	170.39
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	78.10
Distribution Volumetric Rate	\$/kW	4.0455
Low Voltage Service Rate	\$/kW	0.1010
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022 Applicable only for Non-Wholesale Market Participants	\$/kW	0.1920
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.4491
Retail Transmission Rate - Network Service Rate	\$/kW	3.1790
Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)		
	\$/kW	1.7415

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
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LARGE USE SERVICE CLASSIFICATION

General Service refers to the supply of electrical energy to business customers, to bulk-metered residential buildings and to combined residential and business or residential and agricultural buildings. Apartment buildings that are bulk metered will be billed at the appropriate General Service rate. This classification refers to an account whose average monthly peak demand is equal to or greater than, or is forecast to be equal to or greater than, 5,000 kW. Class A and Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of Global Adjustment is only applicable to non-RPP Class B customers. It is not applicable to WMP, customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new non-RPP Class B customers.

If included in the following listing of monthly rates and charges, the rate rider for the disposition of WMS - Sub-account CBR Class B is not applicable to wholesale market participants (WMP), customers that transitioned between Class A and Class B during the variance account accumulation period, or to customers that were in Class A for the entire period. Customers who transitioned are to be charged or refunded their share of the variance disposed through customer specific billing adjustments. This rate rider is to be consistently applied for the entire period to the sunset date of the rate rider. In addition, this rate rider is applicable to all new Class B customers.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	9,520.80
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	707.45
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	333.81
Distribution Volumetric Rate	\$/kW	1.7686
Low Voltage Service Rate	\$/kW	0.1019
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.6192
Retail Transmission Rate - Network Service Rate	\$/kW	3.2698
Retail Transmission Rate - Line and Transformation Connection Service Rate (see Gross Load Billing Note)	\$/kW	1.7570

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
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EB-2021-0018

UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION

This classification refers to an account taking electricity at 750 volts or less whose average monthly peak demand is less than, or is forecast to be less than, 50kW and the consumption is unmetered. Such connections include cable TV power packs, bus shelters, telephone booths, traffic lights, railway crossings, etc. The customer will provide detailed manufacturer information/documentation with regard to electrical demand/consumption of the proposed unmetered load. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	6.17
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	0.22
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.12
Distribution Volumetric Rate	\$/kWh	0.0152
Low Voltage Service Rate	\$/kWh	0.0003
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kWh	0.0015
Retail Transmission Rate - Network Service Rate	\$/kWh	0.0071
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kWh	0.0044

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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STREET LIGHTING SERVICE CLASSIFICATION

This classification refers to an account for roadway lighting with a Municipality, Regional Municipality, Ministry of Transportation and private roadway lighting operation, controlled by photo cells. The consumption for these customers will be based on the calculated connected load times the required lighting times established in the approved Ontario Energy Board street lighting load shape template. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	2.02
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	0.07
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.03
Distribution Volumetric Rate	\$/kW	16.2374
Low Voltage Service Rate	\$/kW	0.0779
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.5433
Retail Transmission Rate - Network Service Rate	\$/kW	2.3133
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.3431

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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EB-2021-0018

SENTINEL LIGHTING SERVICE CLASSIFICATION

This classification applies to safety/security lighting with a Residential, General Service or Large Use customer. This is typically exterior lighting, and unmetered. Consumption is estimated based on the equipment rating and estimated hours of use. Class B consumers are defined in accordance with O. Reg. 429/04. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market prices, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge (per connection)	\$	2.99
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	0.22
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	0.11
Distribution Volumetric Rate	\$/kW	44.6682
Low Voltage Service Rate	\$/kW	0.0753
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.0688
Retail Transmission Rate - Network Service Rate	\$/kW	2.5376
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.2987

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
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**EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE
CND**

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	2.2383
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022		
Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.7488
Retail Transmission Rate - Network Service Rate	\$/kW	3.2698
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1520

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
TARIFF OF RATES AND CHARGES
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**EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO
NORTH HYDRO**

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	1.7375
Low Voltage Service Rate	\$/kW	0.1248
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.5578
Retail Transmission Rate - Network Service Rate	\$/kW	3.2698
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	2.1520

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	9.9445
Low Voltage Service Rate	\$/kW	0.1030
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.4632
Retail Transmission Rate - Network Service Rate	\$/kW	3.6519
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7763

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	74.03
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	65.87
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Distribution Volumetric Rate	\$/kW	1.2526
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022		
Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.7227
Retail Transmission Rate - Network Service Rate	\$/kW	3.6519
Retail Transmission Rate - Line and Transformation Connection Service Rate	\$/kW	1.7763

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2

This classification applies to an electricity distributor licenced by the Ontario Energy Board, that is provided electricity by means of this distributor's facilities. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable. In addition, the charges in the MONTHLY RATES AND CHARGES - Regulatory Component of this schedule do not apply to a customer that is an embedded wholesale market participant.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	74.03
Rate Rider for Recovery of Advanced Capital Module - effective until the date of the next cost of service-based rate order	\$	65.87
Rate Rider for Recovery of Incremental Capital - effective until the effective date of the next cost of service based rate order	\$	50.85
Rate Rider for Disposition of Global Adjustment Account (2022) - effective until December 31, 2022 Applicable only for Non-RPP Customers	\$/kWh	0.0014
Rate Rider for Disposition of Deferral/Variance Accounts (2022) - effective until December 31, 2022	\$/kW	0.5913

MONTHLY RATES AND CHARGES - Regulatory Component

Wholesale Market Service Rate (WMS) - not including CBR	\$/kWh	0.0030
Capacity Based Recovery (CBR) - Applicable for Class B Customers	\$/kWh	0.0004
Rural or Remote Electricity Rate Protection Charge (RRRP)	\$/kWh	0.0005
Standard Supply Service - Administrative Charge (if applicable)	\$	0.25

Energy+ Inc.
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microFIT SERVICE CLASSIFICATION

This classification applies to an electricity generation facility contracted under the Independent Electricity System Operator's microFIT program and connected to the distributor's distribution system. Further servicing details are available in the distributor's Conditions of Service.

APPLICATION

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

MONTHLY RATES AND CHARGES - Delivery Component

Service Charge	\$	4.55
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ALLOWANCES

Transformer Allowance for Ownership - per kW of billing demand/month	\$/kW	(0.60)
Primary Metering Allowance for Transformer Losses - applied to measured demand & energy	%	(1.00)

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
This schedule supersedes and replaces all previously
approved schedules of Rates, Charges and Loss Factors

EB-2021-0018

SPECIFIC SERVICE CHARGES

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

Customer Administration

Arrears certificate	\$	15.00
Statement of account	\$	15.00
Pulling post dated cheques	\$	15.00
Duplicate invoices for previous billing	\$	15.00
Request for other billing information	\$	15.00
Easement letter	\$	15.00
Income tax letter	\$	15.00
Notification charge	\$	15.00
Account history	\$	15.00
Returned cheque (plus bank charges)	\$	15.00
Charge to certify cheque	\$	15.00
Legal letter charge	\$	15.00
Account set up charge/change of occupancy charge (plus credit agency costs if applicable)	\$	30.00
Special meter reads	\$	30.00
Meter dispute charge plus Measurement Canada fees (if meter found correct)	\$	30.00
Credit reference/credit check (plus credit agency costs)	\$	15.00

Non-Payment of Account

Late payment - per month (effective annual rate 19.56% per annum or 0.04896% compounded daily rate)	%	1.50
Reconnection at meter - during regular hours	\$	65.00
Reconnection at meter - after regular hours	\$	185.00
Reconnection at pole - during regular hours	\$	185.00
Reconnection at pole - after regular hours	\$	415.00

Other

Specific charge for access to the power poles - \$/pole/year (with the exception of wireless attachments) - Approved on an Interim Basis	\$	45.48
Service call - customer owned equipment	\$	30.00
Service call - customer-owned equipment - after regular hours	\$	165.00

Energy+ Inc.
TARIFF OF RATES AND CHARGES
Effective and Implementation Date January 1, 2022
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EB-2021-0018

RETAIL SERVICE CHARGES (if applicable)

The application of these rates and charges shall be in accordance with the Licence of the Distributor and any Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, which may be applicable to the administration of this schedule.

No rates and charges for the distribution of electricity and charges to meet the costs of any work or service done or furnished for the purpose of the distribution of electricity shall be made except as permitted by this schedule, unless required by the Distributor's Licence or a Code or Order of the Ontario Energy Board, and amendments thereto as approved by the Ontario Energy Board, or as specified herein.

Unless specifically noted, this schedule does not contain any charges for the electricity commodity, be it under the Regulated Price Plan, a contract with a retailer or the wholesale market price, as applicable.

It should be noted that this schedule does not list any charges, assessments, or credits that are required by law to be invoiced by a distributor and that are not subject to Ontario Energy Board approval, such as the Global Adjustment and the HST.

Retail Service Charges refer to services provided by a distributor to retailers or customers related to the supply of competitive electricity.

One-time charge, per retailer, to establish the service agreement between the distributor and the retailer	\$	106.53
Monthly fixed charge, per retailer	\$	42.62
Monthly variable charge, per customer, per retailer	\$/cust.	1.06
Distributor-consolidated billing monthly charge, per customer, per retailer	\$/cust.	0.63
Retailer-consolidated billing monthly credit, per customer, per retailer	\$/cust.	(0.63)
Service Transaction Requests (STR)		
Request fee, per request, applied to the requesting party	\$	0.53
Processing fee, per request, applied to the requesting party	\$	1.06
Request for customer information as outlined in Section 10.6.3 and Chapter 11 of the Retail Settlement Code directly to retailers and customers, if not delivered electronically through the Electronic Business Transaction (EBT) system, applied to the requesting party		
Up to twice a year	\$	no charge
More than twice a year, per request (plus incremental delivery costs)	\$	4.26
Notice of switch letter charge, per letter (unless the distributor has opted out of applying the charge as per the Ontario Energy Board's Decision and Order EB-2015-0304, issued on February 14, 2019)	\$	2.13

LOSS FACTORS

If the distributor is not capable of prorating changed loss factors jointly with distribution rates, the revised loss factors will be implemented upon the first subsequent billing for each billing cycle.

Total Loss Factor - Secondary Metered Customer < 5,000 kW	1.03068465
Total Loss Factor - Secondary Metered Customer > 5,000 kW	1.014545
Total Loss Factor - Primary Metered Customer < 5,000 kW	1.0203778
Total Loss Factor - Primary Metered Customer > 5,000 kW	1.0045

1 **Appendix D Bill Impacts**

For certain classes where one or more customers have unique consumption and demand patterns and which may be significantly impacted by the proposed rate changes, the distributor must show a typical comparison, and provide an explanation.

2. Please enter the applicable billing determinant (e.g. number of connections or devices) to be applied to the monthly service charge for unmetered rate classes in column N. If the monthly service charge is applied on a per customer basis, enter the number "1". Distributors should provide the number of connections or devices reflective of a typical customer in each class.

RATE CLASSES / CATEGORIES (eg: Residential TOU, Residential Retailer)	Units	RPP? Non-RPP Retailer? Non-RPP Other?	Current Loss Factor (eg: 1.0351)	Proposed Loss Factor	Consumption (kWh)	Demand kW (if applicable)	RTSR Demand or Demand- Interval?	Billing Determinant Applied to Fixed Charge for Unmetered Classes (e.g. # of devices/connections).
RESIDENTIAL SERVICE CLASSIFICATION	kWh	RPP	1.03068465	1.03068465	750			
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	RPP	1.03068465	1.03068465	2,000			
GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	kW	Non-RPP (Other)	1.03068465	1.03068465	20,000	60		
GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	kW	Non-RPP (Other)	1.03068465	1.03068465	800,000	2,000		
LARGE USE SERVICE CLASSIFICATION	kW	Non-RPP (Other)	1.03068465	1.03068465	6,600,000	16,000		
UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	kWh	RPP	1.03068465	1.03068465	100			
STREET LIGHTING SERVICE CLASSIFICATION	kW	Non-RPP (Other)	1.03068465	1.03068465	400,000	700		547
SENTINEL LIGHTING SERVICE CLASSIFICATION	kW	RPP	1.03068465	1.03068465	10,000	29		1
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND	kW	Non-RPP (Other)	1.03068465	1.03068465	1,382,000	2,574		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	kW	Non-RPP (Other)	1.03068465	1.03068465		8,280		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	kW	Non-RPP (Other)	1.03068465	1.03068465	50,000	27		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	kW	Non-RPP (Other)	1.03068465	1.03068465	1,300,000	2,340		
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	kW	Non-RPP (Other)	1.03068465	1.03068465	1,990,000	4,050		
RESIDENTIAL SERVICE CLASSIFICATION	kWh	RPP	1.03068465	1.03068465	328			
GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	kWh	Non-RPP (Retailer)	1.03068465	1.03068465	20,000			
EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	kW	Non-RPP (Other)	1.03068465	1.03068465	5,253,646	8,280		
Add additional scenarios if required			1.03068465	1.03068465				
Add additional scenarios if required			1.03068465	1.03068465				
Add additional scenarios if required			1.03068465	1.03068465				
Add additional scenarios if required			1.03068465	1.03068465				

[illegible]

Customer Class:	RESIDENTIAL SERVICE CLASSIFICATION	
RPP / Non-RPP:	RPP	
Consumption	750	kWh
Demand	-	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 28.87	1	\$ 28.87	\$ 29.46	1	\$ 29.46	\$ 0.59	2.04%
Distribution Volumetric Rate	\$ -	750	\$ -	\$ -	750	\$ -	\$ -	-
Fixed Rate Riders	\$ 0.10	1	\$ 0.10	\$ 0.88	1	\$ 0.88	\$ 0.78	780.00%
Volumetric Rate Riders	\$ -	750	\$ -	\$ -	750	\$ -	\$ -	-
Sub-Total A (excluding pass through)			\$ 28.97			\$ 30.34	\$ 1.37	4.73%
Line Losses on Cost of Power	\$ 0.1034	23	\$ 2.38	\$ 0.1034	23	\$ 2.38	\$ -	0.00%
Total Deferral/Variance Account Rate Riders	-\$ 0.0004	750	\$ (0.30)	\$ 0.0015	750	\$ 1.13	\$ 1.43	-475.00%
CBR Class B Rate Riders	-\$ 0.0001	750	\$ (0.08)	\$ -	750	\$ -	\$ 0.08	-100.00%
GA Rate Riders	\$ -	750	\$ -	\$ -	750	\$ -	\$ -	-
Low Voltage Service Charge	\$ 0.0003	750	\$ 0.23	\$ 0.0003	750	\$ 0.23	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ 0.57	1	\$ 0.57	\$ 0.57	1	\$ 0.57	\$ -	0.00%
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	-
Additional Volumetric Rate Riders	\$ -	750	\$ -	\$ -	750	\$ -	\$ -	-
Sub-Total B - Distribution (includes Sub-Total A)			\$ 31.77			\$ 34.64	\$ 2.87	9.03%
RTSR - Network	\$ 0.0066	773	\$ 5.10	\$ 0.0083	773	\$ 6.42	\$ 1.31	25.76%
RTSR - Connection and/or Line and Transformation Connection	\$ 0.0048	773	\$ 3.71	\$ 0.0049	773	\$ 3.79	\$ 0.08	2.08%
Sub-Total C - Delivery (including Sub-Total B)			\$ 40.58			\$ 44.84	\$ 4.26	10.50%
Wholesale Market Service Charge (WMS)	\$ 0.0034	773	\$ 2.63	\$ 0.0034	773	\$ 2.63	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	773	\$ 0.39	\$ 0.0005	773	\$ 0.39	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
TOU - Off Peak	\$ 0.0820	480	\$ 39.36	\$ 0.0820	480	\$ 39.36	\$ -	0.00%
TOU - Mid Peak	\$ 0.1130	135	\$ 15.26	\$ 0.1130	135	\$ 15.26	\$ -	0.00%
TOU - On Peak	\$ 0.1700	135	\$ 22.95	\$ 0.1700	135	\$ 22.95	\$ -	0.00%
Total Bill on TOU (before Taxes)			\$ 121.41			\$ 125.67	\$ 4.26	3.51%
HST	13%		\$ 15.78	13%		\$ 16.34	\$ 0.55	3.51%
Ontario Electricity Rebate	18.9%		\$ (22.95)	18.9%		\$ (23.75)	\$ (0.81)	-
Total Bill on TOU			\$ 114.25			\$ 118.26	\$ 4.01	3.51%

In the manager's summary, discuss the reasons for the change in the total bill on TOU.

Customer Class:	GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	
RPP / Non-RPP:	RPP	
Consumption	2,000	kWh
Demand	-	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 15.55	1	\$ 15.55	\$ 15.87	1	\$ 15.87	\$ 0.32	2.06%
Distribution Volumetric Rate	\$ 0.0166	2000	\$ 33.20	\$ 0.0169	2000	\$ 33.80	\$ 0.60	1.81%
Fixed Rate Riders	\$ 0.20	1	\$ 0.20	\$ 1.74	1	\$ 1.74	\$ 1.54	770.00%
Volumetric Rate Riders	\$ -	2000	\$ -	\$ -	2000	\$ -	\$ -	-
Sub-Total A (excluding pass through)			\$ 48.95			\$ 51.41	\$ 2.46	5.03%
Line Losses on Cost of Power	\$ 0.1034	61	\$ 6.35	\$ 0.1034	61	\$ 6.35	\$ -	0.00%
Total Deferral/Variance Account Rate Riders	-\$ 0.0004	2,000	\$ (0.80)	\$ 0.0015	2,000	\$ 3.00	\$ 3.80	-475.00%
CBR Class B Rate Riders	-\$ 0.0001	2,000	\$ (0.20)	\$ -	2,000	\$ -	\$ 0.20	-100.00%
GA Rate Riders	\$ -	2,000	\$ -	\$ -	2,000	\$ -	\$ -	-
Low Voltage Service Charge	\$ 0.0002	2,000	\$ 0.40	\$ 0.0002	2,000	\$ 0.40	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ 0.57	1	\$ 0.57	\$ 0.57	1	\$ 0.57	\$ -	0.00%
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	-
Additional Volumetric Rate Riders	\$ -	2,000	\$ -	\$ -	2,000	\$ -	\$ -	-
Sub-Total B - Distribution (includes Sub-Total A)			\$ 55.27			\$ 61.73	\$ 6.46	11.69%
RTSR - Network	\$ 0.0059	2,061	\$ 12.16	\$ 0.0074	2,061	\$ 15.25	\$ 3.09	25.42%
RTSR - Connection and/or Line and Transformation Connection	\$ 0.0043	2,061	\$ 8.86	\$ 0.0044	2,061	\$ 9.07	\$ 0.21	2.33%
Sub-Total C - Delivery (including Sub-Total B)			\$ 76.29			\$ 86.05	\$ 9.76	12.79%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	2,061	\$ 7.01	\$ 0.0034	2,061	\$ 7.01	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	2,061	\$ 1.03	\$ 0.0005	2,061	\$ 1.03	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
TOU - Off Peak	\$ 0.0820	1,280	\$ 104.96	\$ 0.0820	1,280	\$ 104.96	\$ -	0.00%
TOU - Mid Peak	\$ 0.1130	360	\$ 40.68	\$ 0.1130	360	\$ 40.68	\$ -	0.00%
TOU - On Peak	\$ 0.1700	360	\$ 61.20	\$ 0.1700	360	\$ 61.20	\$ -	0.00%
Total Bill on TOU (before Taxes)			\$ 291.42			\$ 301.18	\$ 9.76	3.35%
HST	13%		\$ 37.88	13%		\$ 39.15	\$ 1.27	3.35%
Ontario Electricity Rebate	18.9%		\$ (55.08)	18.9%		\$ (56.92)	\$ (1.84)	-
Total Bill on TOU			\$ 274.23			\$ 283.41	\$ 9.18	3.35%

In the manager's summary, discuss the reaso

Customer Class:	GENERAL SERVICE 50 TO 999 KW SERVICE CLASSIFICATION	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	20,000	kWh
Demand	60	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 106.37	1	\$ 106.37	\$ 108.55	1	\$ 108.55	\$ 2.18	2.05%
Distribution Volumetric Rate	\$ 3.9334	60	\$ 236.00	\$ 4.0140	60	\$ 240.84	\$ 4.84	2.05%
Fixed Rate Riders	\$ 2.65	1	\$ 2.65	\$ 22.47	1	\$ 22.47	\$ 19.82	747.92%
Volumetric Rate Riders	\$ -	60	\$ -	\$ -	60	\$ -	\$ -	-
Sub-Total A (excluding pass through)			\$ 345.02			\$ 371.86	\$ 26.84	7.78%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	-
Total Deferral/Variance Account Rate Riders	-\$ 0.1307	60	\$ (7.84)	\$ 0.4768	60	\$ 28.61	\$ 36.45	-464.80%
CBR Class B Rate Riders	-\$ 0.0325	60	\$ (1.95)	\$ -	60	\$ -	\$ 1.95	-100.00%
GA Rate Riders	\$ 0.0025	20,000	\$ 50.00	\$ 0.0014	20,000	\$ 28.00	\$ (22.00)	-44.00%
Low Voltage Service Charge	\$ 0.1455	60	\$ 8.73	\$ 0.1455	60	\$ 8.73	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	-
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	-
Additional Volumetric Rate Riders	\$ -	60	\$ -	\$ -	60	\$ -	\$ -	-
Sub-Total B - Distribution (includes Sub-Total A)			\$ 393.96			\$ 437.20	\$ 43.24	10.97%
RTSR - Network	\$ 3.4632	60	\$ 207.79	\$ 4.3421	60	\$ 260.53	\$ 52.73	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 2.4763	60	\$ 148.58	\$ 2.5097	60	\$ 150.58	\$ 2.00	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 750.33			\$ 848.31	\$ 97.97	13.06%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	20,614	\$ 70.09	\$ 0.0034	20,614	\$ 70.09	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	20,614	\$ 10.31	\$ 0.0005	20,614	\$ 10.31	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	20,614	\$ 5,543.02	\$ 0.2689	20,614	\$ 5,543.02	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 6,374.00			\$ 6,471.97	\$ 97.97	1.54%
HST	13%		\$ 828.62	13%		\$ 841.36	\$ 12.74	1.54%
Ontario Electricity Rebate	18.9%		\$ (1,204.69)	18.9%		\$ (1,223.20)	\$ (18.51)	-1.54%
Total Bill on Average IESO Wholesale Market Price			\$ 7,202.62			\$ 7,313.33	\$ 110.71	1.54%

In the manager's summary, discuss the reasons for the change in the total bill.

Customer Class:	GENERAL SERVICE 1,000 TO 4,999 KW SERVICE CLASSIFICATION	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	800,000	kWh
Demand	2,000	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 898.45	1	\$ 898.45	\$ 916.87	1	\$ 916.87	\$ 18.42	2.05%
Distribution Volumetric Rate	\$ 3.9642	2000	\$ 7,928.40	\$ 4.0455	2000	\$ 8,091.00	\$ 162.60	2.05%
Fixed Rate Riders	\$ 27.13	1	\$ 27.13	\$ 248.49	1	\$ 248.49	\$ 221.36	815.92%
Volumetric Rate Riders	\$ -	2000	\$ -	\$ -	2000	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 8,853.98			\$ 9,256.36	\$ 402.38	4.54%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1814	2,000	\$ (362.80)	\$ 0.6411	2,000	\$ 1,282.20	\$ 1,645.00	-453.42%
CBR Class B Rate Riders	-\$ 0.0329	2,000	\$ (65.80)	\$ -	2,000	\$ -	\$ 65.80	-100.00%
GA Rate Riders	\$ 0.0025	800,000	\$ 2,000.00	\$ 0.0014	800,000	\$ 1,120.00	\$ (880.00)	-44.00%
Low Voltage Service Charge	\$ 0.1010	2,000	\$ 202.00	\$ 0.1010	2,000	\$ 202.00	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	2,000	\$ -	\$ -	2,000	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 10,627.38			\$ 11,860.56	\$ 1,233.18	11.60%
RTSR - Network	\$ 2.5355	2,000	\$ 5,071.00	\$ 3.1790	2,000	\$ 6,358.00	\$ 1,287.00	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.7183	2,000	\$ 3,436.60	\$ 1.7415	2,000	\$ 3,483.00	\$ 46.40	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 19,134.98			\$ 21,701.56	\$ 2,566.58	13.41%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	824,548	\$ 2,803.46	\$ 0.0034	824,548	\$ 2,803.46	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	824,548	\$ 412.27	\$ 0.0005	824,548	\$ 412.27	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	824,548	\$ 221,720.88	\$ 0.2689	824,548	\$ 221,720.88	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 244,071.85			\$ 246,638.43	\$ 2,566.58	1.05%
HST	13%		\$ 31,729.34	13%		\$ 32,063.00	\$ 333.66	1.05%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 275,801.19			\$ 278,701.42	\$ 2,900.24	1.05%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	LARGE USE SERVICE CLASSIFICATION	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	6,600,000	kWh
Demand	16,000	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 9,329.54	1	\$ 9,329.54	\$ 9,520.80	1	\$ 9,520.80	\$ 191.26	2.05%
Distribution Volumetric Rate	\$ 1.7331	16000	\$ 27,729.60	\$ 1.7686	16000	\$ 28,297.60	\$ 568.00	2.05%
Fixed Rate Riders	\$ 112.69	1	\$ 112.69	\$ 1,041.26	1	\$ 1,041.26	\$ 928.57	824.00%
Volumetric Rate Riders	\$ -	16000	\$ -	\$ -	16000	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 37,171.83			\$ 38,859.66	\$ 1,687.83	4.54%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1848	16,000	\$ (2,956.80)	\$ 0.6192	16,000	\$ 9,907.20	\$ 12,864.00	-435.06%
CBR Class B Rate Riders	\$ -	16,000	\$ -	\$ -	16,000	\$ -	\$ -	
GA Rate Riders	\$ -	6,600,000	\$ -	\$ -	6,600,000	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.1019	16,000	\$ 1,630.40	\$ 0.1019	16,000	\$ 1,630.40	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	16,000	\$ -	\$ -	16,000	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 35,845.43			\$ 50,397.26	\$ 14,551.83	40.60%
RTSR - Network	\$ 2.6079	16,000	\$ 41,726.40	\$ 3.2698	16,000	\$ 52,316.80	\$ 10,590.40	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.7336	16,000	\$ 27,737.60	\$ 1.7570	16,000	\$ 28,112.00	\$ 374.40	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 105,309.43			\$ 130,826.06	\$ 25,516.63	24.23%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	6,802,519	\$ 23,128.56	\$ 0.0034	6,802,519	\$ 23,128.56	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	6,802,519	\$ 3,401.26	\$ 0.0005	6,802,519	\$ 3,401.26	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	6,802,519	\$ 1,829,197.28	\$ 0.2689	6,802,519	\$ 1,829,197.28	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 1,961,036.78			\$ 1,986,553.41	\$ 25,516.63	1.30%
HST	13%		\$ 254,934.78	13%		\$ 258,251.94	\$ 3,317.16	1.30%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 2,215,971.56			\$ 2,244,805.35	\$ 28,833.79	1.30%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	UNMETERED SCATTERED LOAD SERVICE CLASSIFICATION	
RPP / Non-RPP:	RPP	
Consumption	100	kWh
Demand	-	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 6.05	1	\$ 6.05	\$ 6.17	1	\$ 6.17	\$ 0.12	1.98%
Distribution Volumetric Rate	\$ 0.0149	100	\$ 1.49	\$ 0.0152	100	\$ 1.52	\$ 0.03	2.01%
Fixed Rate Riders	\$ 0.04	1	\$ 0.04	\$ 0.34	1	\$ 0.34	\$ 0.30	750.00%
Volumetric Rate Riders	\$ -	100	\$ -	\$ -	100	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 7.58			\$ 8.03	\$ 0.45	5.94%
Line Losses on Cost of Power	\$ 0.1034	3	\$ 0.32	\$ 0.1034	3	\$ 0.32	\$ -	0.00%
Total Deferral/Variance Account Rate Riders	-\$ 0.0004	100	\$ (0.04)	\$ 0.0015	100	\$ 0.15	\$ 0.19	-475.00%
CBR Class B Rate Riders	-\$ 0.0001	100	\$ (0.01)	\$ -	100	\$ -	\$ 0.01	-100.00%
GA Rate Riders	\$ -	100	\$ -	\$ -	100	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.0003	100	\$ 0.03	\$ 0.0003	100	\$ 0.03	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	100	\$ -	\$ -	100	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 7.88			\$ 8.53	\$ 0.65	8.25%
RTSR - Network	\$ 0.0057	103	\$ 0.59	\$ 0.0071	103	\$ 0.73	\$ 0.14	24.56%
RTSR - Connection and/or Line and Transformation Connection	\$ 0.0043	103	\$ 0.44	\$ 0.0044	103	\$ 0.45	\$ 0.01	2.33%
Sub-Total C - Delivery (including Sub-Total B)			\$ 8.91			\$ 9.71	\$ 0.80	9.03%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	103	\$ 0.35	\$ 0.0034	103	\$ 0.35	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	103	\$ 0.05	\$ 0.0005	103	\$ 0.05	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
TOU - Off Peak	\$ 0.0820	64	\$ 5.25	\$ 0.0820	64	\$ 5.25	\$ -	0.00%
TOU - Mid Peak	\$ 0.1130	18	\$ 2.03	\$ 0.1130	18	\$ 2.03	\$ -	0.00%
TOU - On Peak	\$ 0.1700	18	\$ 3.06	\$ 0.1700	18	\$ 3.06	\$ -	0.00%
Total Bill on TOU (before Taxes)			\$ 19.90			\$ 20.71	\$ 0.80	4.04%
HST	13%		\$ 2.59	13%		\$ 2.69	\$ 0.10	4.04%
Ontario Electricity Rebate	18.9%		\$ (3.76)	18.9%		\$ (3.91)	\$ (0.15)	
Total Bill on TOU			\$ 18.73			\$ 19.48	\$ 0.76	4.04%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	STREET LIGHTING SERVICE CLASSIFICATION	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	400,000	kWh
Demand	700	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 1.98	547	\$ 1,083.06	\$ 2.02	547	\$ 1,104.94	\$ 21.88	2.02%
Distribution Volumetric Rate	\$ 15.9112	700	\$ 11,137.84	\$ 16.2374	700	\$ 11,366.18	\$ 228.34	2.05%
Fixed Rate Riders	\$ 0.01	547	\$ 5.47	\$ 0.10	547	\$ 54.70	\$ 49.23	900.00%
Volumetric Rate Riders	\$ -	700	\$ -	\$ -	700	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 12,226.37			\$ 12,525.82	\$ 299.45	2.45%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1498	700	\$ (104.86)	\$ 0.5433	700	\$ 380.31	\$ 485.17	-462.68%
CBR Class B Rate Riders	-\$ 0.0360	700	\$ (25.20)	\$ -	700	\$ -	\$ 25.20	-100.00%
GA Rate Riders	\$ 0.0025	400,000	\$ 1,000.00	\$ 0.0014	400,000	\$ 560.00	\$ (440.00)	-44.00%
Low Voltage Service Charge	\$ 0.0779	700	\$ 54.53	\$ 0.0779	700	\$ 54.53	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	547	\$ -	\$ -	547	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	547	\$ -	\$ -	547	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	700	\$ -	\$ -	700	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 13,150.84			\$ 13,520.66	\$ 369.82	2.81%
RTSR - Network	\$ 1.8450	700	\$ 1,291.50	\$ 2.3133	700	\$ 1,619.31	\$ 327.81	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.3252	700	\$ 927.64	\$ 1.3431	700	\$ 940.17	\$ 12.53	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 15,369.98			\$ 16,080.14	\$ 710.16	4.62%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	412,274	\$ 1,401.73	\$ 0.0034	412,274	\$ 1,401.73	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	412,274	\$ 206.14	\$ 0.0005	412,274	\$ 206.14	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	547	\$ 136.75	\$ 0.25	547	\$ 136.75	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	412,274	\$ 110,860.44	\$ 0.2689	412,274	\$ 110,860.44	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 127,975.04			\$ 128,685.20	\$ 710.16	0.55%
HST	13%		\$ 16,636.76	13%		\$ 16,729.08	\$ 92.32	0.55%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 144,611.79			\$ 145,414.27	\$ 802.48	0.55%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	SENTINEL LIGHTING SERVICE CLASSIFICATION	
RPP / Non-RPP:	RPP	
Consumption	10,000	kWh
Demand	29	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 2.93	1	\$ 2.93	\$ 2.99	1	\$ 2.99	\$ 0.06	2.05%
Distribution Volumetric Rate	\$ 43.7709	29	\$ 1,269.36	\$ 44.6682	29	\$ 1,295.38	\$ 26.02	2.05%
Fixed Rate Riders	\$ 0.04	1	\$ 0.04	\$ 0.33	1	\$ 0.33	\$ 0.29	725.00%
Volumetric Rate Riders	\$ -	29	\$ -	\$ -	29	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 1,272.33			\$ 1,298.70	\$ 26.37	2.07%
Line Losses on Cost of Power	\$ 0.1034	307	\$ 31.73	\$ 0.1034	307	\$ 31.73	\$ -	0.00%
Total Deferral/Variance Account Rate Riders	-\$ 0.0211	29	\$ (0.61)	\$ 0.0688	29	\$ 2.00	\$ 2.61	-426.07%
CBR Class B Rate Riders	-\$ 0.0041	29	\$ (0.12)	\$ -	29	\$ -	\$ 0.12	-100.00%
GA Rate Riders	\$ -	10,000	\$ -	\$ -	10,000	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.0753	29	\$ 2.18	\$ 0.0753	29	\$ 2.18	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	29	\$ -	\$ -	29	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 1,305.51			\$ 1,334.61	\$ 29.10	2.23%
RTSR - Network	\$ 2.0239	29	\$ 58.69	\$ 2.5376	29	\$ 73.59	\$ 14.90	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.2815	29	\$ 37.16	\$ 1.2987	29	\$ 37.66	\$ 0.50	1.34%
Sub-Total C - Delivery (including Sub-Total B)			\$ 1,401.37			\$ 1,445.86	\$ 44.49	3.18%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	10,307	\$ 35.04	\$ 0.0034	10,307	\$ 35.04	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	10,307	\$ 5.15	\$ 0.0005	10,307	\$ 5.15	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
TOU - Off Peak	\$ 0.0820	6,400	\$ 524.80	\$ 0.0820	6,400	\$ 524.80	\$ -	0.00%
TOU - Mid Peak	\$ 0.1130	1,800	\$ 203.40	\$ 0.1130	1,800	\$ 203.40	\$ -	0.00%
TOU - On Peak	\$ 0.1700	1,800	\$ 306.00	\$ 0.1700	1,800	\$ 306.00	\$ -	0.00%
Total Bill on TOU (before Taxes)			\$ 2,476.02			\$ 2,520.51	\$ 44.49	1.80%
HST	13%		\$ 321.88	13%		\$ 327.67	\$ 5.78	1.80%
Ontario Electricity Rebate	18.9%		\$ (467.97)	18.9%		\$ (476.38)	\$ (8.41)	
Total Bill on TOU			\$ 2,329.93			\$ 2,371.80	\$ 41.87	1.80%

In the manager's summary, discuss the reaso

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE CND	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	1,382,000	kWh
Demand	2,574	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Distribution Volumetric Rate	\$ 2.1933	2574	\$ 5,645.55	\$ 2.2383	2574	\$ 5,761.38	\$ 115.83	2.05%
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 50.85	1	\$ 50.85	\$ 33.18	187.78%
Volumetric Rate Riders	\$ -	2574	\$ -	\$ -	2574	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 5,663.22			\$ 5,812.23	\$ 149.01	2.63%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.2078	2,574	\$ (534.88)	\$ 0.7488	2,574	\$ 1,927.41	\$ 2,462.29	-460.35%
CBR Class B Rate Riders	-\$ 0.0499	2,574	\$ (128.44)	\$ -	2,574	\$ -	\$ 128.44	-100.00%
GA Rate Riders	\$ 0.0025	1,382,000	\$ 3,455.00	\$ 0.0014	1,382,000	\$ 1,934.80	\$ (1,520.20)	-44.00%
Low Voltage Service Charge	\$ -	2,574	\$ -	\$ -	2,574	\$ -	\$ -	
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	2,574	\$ -	\$ -	2,574	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 8,454.90			\$ 9,674.45	\$ 1,219.54	14.42%
RTSR - Network	\$ 2.6079	2,574	\$ 6,712.73	\$ 3.2698	2,574	\$ 8,416.47	\$ 1,703.73	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 2.1234	2,574	\$ 5,465.63	\$ 2.1520	2,574	\$ 5,539.25	\$ 73.62	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 20,633.27			\$ 23,630.16	\$ 2,996.89	14.52%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	1,424,406	\$ 4,842.98	\$ 0.0034	1,424,406	\$ 4,842.98	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	1,424,406	\$ 712.20	\$ 0.0005	1,424,406	\$ 712.20	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	1,424,406	\$ 383,022.82	\$ 0.2689	1,424,406	\$ 383,022.82	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 409,211.53			\$ 412,208.42	\$ 2,996.89	0.73%
HST	13%		\$ 53,197.50	13%		\$ 53,587.09	\$ 389.60	0.73%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 462,409.03			\$ 465,795.51	\$ 3,386.48	0.73%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	-	kWh
Demand	8,280	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Distribution Volumetric Rate	\$ 1.7026	8280	\$ 14,097.53	\$ 1.7375	8280	\$ 14,386.50	\$ 288.97	2.05%
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 50.85	1	\$ 50.85	\$ 33.18	187.78%
Volumetric Rate Riders	\$ -	8280	\$ -	\$ -	8280	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 14,115.20			\$ 14,437.35	\$ 322.15	2.28%
Line Losses on Cost of Power	\$ 0.2689	-	\$ -	\$ 0.2689	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	\$ 0.2350	8,280	\$ 1,945.80	\$ 0.5578	8,280	\$ 4,618.58	\$ 2,672.78	137.36%
CBR Class B Rate Riders	\$ -	8,280	\$ -	\$ -	8,280	\$ -	\$ -	
GA Rate Riders	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.1248	8,280	\$ 1,033.34	\$ 0.1248	8,280	\$ 1,033.34	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	8,280	\$ -	\$ -	8,280	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 17,094.34			\$ 20,089.28	\$ 2,994.94	17.52%
RTSR - Network	\$ 2.6079	8,280	\$ 21,593.41	\$ 3.2698	8,280	\$ 27,073.94	\$ 5,480.53	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 2.1234	8,280	\$ 17,581.75	\$ 2.1520	8,280	\$ 17,818.56	\$ 236.81	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 56,269.51			\$ 64,981.78	\$ 8,712.28	15.48%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	-	\$ -	\$ 0.0034	-	\$ -	\$ -	
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	-	\$ -	\$ 0.0005	-	\$ -	\$ -	
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	-	\$ -	\$ 0.2689	-	\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 56,269.76			\$ 64,982.03	\$ 8,712.28	15.48%
HST	13%		\$ 7,315.07	13%		\$ 8,447.66	\$ 1,132.60	15.48%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 63,584.82			\$ 73,429.70	\$ 9,844.87	15.48%

In the manager's summary, discuss the reasons for the change in the total bill.

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - BRANTFORD	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	50,000	kWh
Demand	27	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Distribution Volumetric Rate	\$ 9.7447	27	\$ 263.11	\$ 9.9445	27	\$ 268.50	\$ 5.39	2.05%
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 50.85	1	\$ 50.85	\$ 33.18	187.78%
Volumetric Rate Riders	\$ -	27	\$ -	\$ -	27	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 280.78			\$ 319.35	\$ 38.57	13.74%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1268	27	\$ (3.42)	\$ 0.4632	27	\$ 12.51	\$ 15.93	-465.30%
CBR Class B Rate Riders	-\$ 0.0304	27	\$ (0.82)	\$ -	27	\$ -	\$ 0.82	-100.00%
GA Rate Riders	\$ 0.0025	50,000	\$ 125.00	\$ 0.0014	50,000	\$ 70.00	\$ (55.00)	-44.00%
Low Voltage Service Charge	\$ 0.1030	27	\$ 2.78	\$ 0.1030	27	\$ 2.78	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	27	\$ -	\$ -	27	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 404.31			\$ 404.64	\$ 0.33	0.08%
RTSR - Network	\$ 2.9127	27	\$ 78.64	\$ 3.6519	27	\$ 98.60	\$ 19.96	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.7527	27	\$ 47.32	\$ 1.7763	27	\$ 47.96	\$ 0.64	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 530.28			\$ 551.20	\$ 20.92	3.95%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	51,534	\$ 175.22	\$ 0.0034	51,534	\$ 175.22	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	51,534	\$ 25.77	\$ 0.0005	51,534	\$ 25.77	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	51,534	\$ 13,857.56	\$ 0.2689	51,534	\$ 13,857.56	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 14,589.07			\$ 14,609.99	\$ 20.92	0.14%
HST	13%		\$ 1,896.58	13%		\$ 1,899.30	\$ 2.72	0.14%
Ontario Electricity Rebate	18.9%		\$ (2,757.33)	18.9%		\$ (2,761.29)	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 16,485.65			\$ 16,509.29	\$ 23.64	0.14%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #1	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	1,300,000	kWh
Demand	2,340	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 72.54	1	\$ 72.54	\$ 74.03	1	\$ 74.03	\$ 1.49	2.05%
Distribution Volumetric Rate	\$ 1.2274	2340	\$ 2,872.12	\$ 1.2526	2340	\$ 2,931.08	\$ 58.97	2.05%
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 116.72	1	\$ 116.72	\$ 99.05	560.55%
Volumetric Rate Riders	\$ -	2340	\$ -	\$ -	2340	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 2,962.33			\$ 3,121.83	\$ 159.51	5.38%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1991	2,340	\$ (465.89)	\$ 0.7227	2,340	\$ 1,691.12	\$ 2,157.01	-462.98%
CBR Class B Rate Riders	-\$ 0.0478	2,340	\$ (111.85)	\$ -	2,340	\$ -	\$ 111.85	-100.00%
GA Rate Riders	\$ 0.0025	1,300,000	\$ 3,250.00	\$ 0.0014	1,300,000	\$ 1,820.00	\$ (1,430.00)	-44.00%
Low Voltage Service Charge	\$ -	2,340	\$ -	\$ -	2,340	\$ -	\$ -	
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	2,340	\$ -	\$ -	2,340	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 5,634.58			\$ 6,632.95	\$ 998.37	17.72%
RTSR - Network	\$ 2.9127	2,340	\$ 6,815.72	\$ 3.6519	2,340	\$ 8,545.45	\$ 1,729.73	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 1.7527	2,340	\$ 4,101.32	\$ 1.7763	2,340	\$ 4,156.54	\$ 55.22	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 16,551.62			\$ 19,334.94	\$ 2,783.32	16.82%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	1,339,890	\$ 4,555.63	\$ 0.0034	1,339,890	\$ 4,555.63	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	1,339,890	\$ 669.95	\$ 0.0005	1,339,890	\$ 669.95	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	1,339,890	\$ 360,296.43	\$ 0.2689	1,339,890	\$ 360,296.43	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 382,073.87			\$ 384,857.19	\$ 2,783.32	0.73%
HST	13%		\$ 49,669.60	13%		\$ 50,031.44	\$ 361.83	0.73%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 431,743.47			\$ 434,888.63	\$ 3,145.16	0.73%

In the manager's summary, discuss the reasons for the change.

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - HYDRO ONE #2	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	1,990,000	kWh
Demand	4,050	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 72.54	1	\$ 72.54	\$ 74.03	1	\$ 74.03	\$ 1.49	2.05%
Distribution Volumetric Rate	\$ -	4050	\$ -	\$ -	4050	\$ -	\$ -	
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 116.72	1	\$ 116.72	\$ 99.05	560.55%
Volumetric Rate Riders	\$ -	4050	\$ -	\$ -	4050	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 90.21			\$ 190.75	\$ 100.54	111.45%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.1535	4,050	\$ (621.68)	\$ 0.5913	4,050	\$ 2,394.77	\$ 3,016.44	-485.21%
CBR Class B Rate Riders	-\$ 0.0369	4,050	\$ (149.45)	\$ -	4,050	\$ -	\$ 149.45	-100.00%
GA Rate Riders	\$ 0.0025	1,990,000	\$ 4,975.00	\$ 0.0014	1,990,000	\$ 2,786.00	\$ (2,189.00)	-44.00%
Low Voltage Service Charge	\$ -	4,050	\$ -	\$ -	4,050	\$ -	\$ -	
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	4,050	\$ -	\$ -	4,050	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 4,294.09			\$ 5,371.52	\$ 1,077.43	25.09%
RTSR - Network	\$ -	4,050	\$ -	\$ -	4,050	\$ -	\$ -	
RTSR - Connection and/or Line and Transformation Connection	\$ -	4,050	\$ -	\$ -	4,050	\$ -	\$ -	
Sub-Total C - Delivery (including Sub-Total B)			\$ 4,294.09			\$ 5,371.52	\$ 1,077.43	25.09%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	2,051,062	\$ 6,973.61	\$ 0.0034	2,051,062	\$ 6,973.61	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	2,051,062	\$ 1,025.53	\$ 0.0005	2,051,062	\$ 1,025.53	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	2,051,062	\$ 551,530.69	\$ 0.2689	2,051,062	\$ 551,530.69	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 563,824.18			\$ 564,901.60	\$ 1,077.43	0.19%
HST	13%		\$ 73,297.14	13%		\$ 73,437.21	\$ 140.07	0.19%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 637,121.32			\$ 638,338.81	\$ 1,217.49	0.19%

Customer Class:	RESIDENTIAL SERVICE CLASSIFICATION	
RPP / Non-RPP:	RPP	
Consumption	328	kWh
Demand	-	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 28.87	1	\$ 28.87	\$ 29.46	1	\$ 29.46	\$ 0.59	2.04%
Distribution Volumetric Rate	\$ -	328	\$ -	\$ -	328	\$ -	\$ -	
Fixed Rate Riders	\$ 0.10	1	\$ 0.10	\$ 0.88	1	\$ 0.88	\$ 0.78	780.00%
Volumetric Rate Riders	\$ -	328	\$ -	\$ -	328	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 28.97			\$ 30.34	\$ 1.37	4.73%
Line Losses on Cost of Power	\$ 0.1034	10	\$ 1.04	\$ 0.1034	10	\$ 1.04	\$ -	0.00%
Total Deferral/Variance Account Rate Riders	-\$ 0.0004	328	\$ (0.13)	\$ 0.0015	328	\$ 0.49	\$ 0.62	-475.00%
CBR Class B Rate Riders	-\$ 0.0001	328	\$ (0.03)	\$ -	328	\$ -	\$ 0.03	-100.00%
GA Rate Riders	\$ -	328	\$ -	\$ -	328	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.0003	328	\$ 0.10	\$ 0.0003	328	\$ 0.10	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ 0.57	1	\$ 0.57	\$ 0.57	1	\$ 0.57	\$ -	0.00%
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	328	\$ -	\$ -	328	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 30.52			\$ 32.54	\$ 2.03	6.64%
RTSR - Network	\$ 0.0066	338	\$ 2.23	\$ 0.0083	338	\$ 2.81	\$ 0.57	25.76%
RTSR - Connection and/or Line and Transformation Connection	\$ 0.0048	338	\$ 1.62	\$ 0.0049	338	\$ 1.66	\$ 0.03	2.08%
Sub-Total C - Delivery (including Sub-Total B)			\$ 34.37			\$ 37.00	\$ 2.63	7.67%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	338	\$ 1.15	\$ 0.0034	338	\$ 1.15	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	338	\$ 0.17	\$ 0.0005	338	\$ 0.17	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
TOU - Off Peak	\$ 0.0820	210	\$ 17.21	\$ 0.0820	210	\$ 17.21	\$ -	0.00%
TOU - Mid Peak	\$ 0.1130	59	\$ 6.67	\$ 0.1130	59	\$ 6.67	\$ -	0.00%
TOU - On Peak	\$ 0.1700	59	\$ 10.04	\$ 0.1700	59	\$ 10.04	\$ -	0.00%
Total Bill on TOU (before Taxes)			\$ 69.86			\$ 72.49	\$ 2.63	3.77%
HST	13%		\$ 9.08	13%		\$ 9.42	\$ 0.34	3.77%
Ontario Electricity Rebate	18.9%		\$ (13.20)	18.9%		\$ (13.70)	\$ (0.50)	
Total Bill on TOU			\$ 65.74			\$ 68.22	\$ 2.48	3.77%

In the manager's summary, discuss the reasons for the changes.

Customer Class:	GENERAL SERVICE LESS THAN 50 KW SERVICE CLASSIFICATION	
RPP / Non-RPP:	Non-RPP (Retailer)	
Consumption	20,000	kWh
Demand	-	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ 15.55	1	\$ 15.55	\$ 15.87	1	\$ 15.87	\$ 0.32	2.06%
Distribution Volumetric Rate	\$ 0.0166	20000	\$ 332.00	\$ 0.0169	20000	\$ 338.00	\$ 6.00	1.81%
Fixed Rate Riders	\$ 0.20	1	\$ 0.20	\$ 1.74	1	\$ 1.74	\$ 1.54	770.00%
Volumetric Rate Riders	\$ -	20000	\$ -	\$ -	20000	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 347.75			\$ 355.61	\$ 7.86	2.26%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	-\$ 0.0004	20,000	\$ (8.00)	\$ 0.0015	20,000	\$ 30.00	\$ 38.00	-475.00%
CBR Class B Rate Riders	-\$ 0.0001	20,000	\$ (2.00)	\$ -	20,000	\$ -	\$ 2.00	-100.00%
GA Rate Riders	\$ 0.0025	20,000	\$ 50.00	\$ 0.0014	20,000	\$ 28.00	\$ (22.00)	-44.00%
Low Voltage Service Charge	\$ 0.0002	20,000	\$ 4.00	\$ 0.0002	20,000	\$ 4.00	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ 0.57	1	\$ 0.57	\$ 0.57	1	\$ 0.57	\$ -	0.00%
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	20,000	\$ -	\$ -	20,000	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 392.32			\$ 418.18	\$ 25.86	6.59%
RTSR - Network	\$ 0.0059	20,614	\$ 121.62	\$ 0.0074	20,614	\$ 152.54	\$ 30.92	25.42%
RTSR - Connection and/or Line and Transformation Connection	\$ 0.0043	20,614	\$ 88.64	\$ 0.0044	20,614	\$ 90.70	\$ 2.06	2.33%
Sub-Total C - Delivery (including Sub-Total B)			\$ 602.58			\$ 661.42	\$ 58.84	9.77%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	20,614	\$ 70.09	\$ 0.0034	20,614	\$ 70.09	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	20,614	\$ 10.31	\$ 0.0005	20,614	\$ 10.31	\$ -	0.00%
Standard Supply Service Charge								
Non-RPP Retailer Avg. Price	\$ 0.2689	20,614	\$ 5,543.02	\$ 0.2689	20,614	\$ 5,543.02	\$ -	0.00%
Total Bill on Non-RPP Avg. Price			\$ 6,226.00			\$ 6,284.84	\$ 58.84	0.95%
HST	13%		\$ 809.38	13%		\$ 817.03	\$ 7.65	0.95%
Ontario Electricity Rebate	18.9%		\$ (1,176.71)	18.9%		\$ (1,187.83)	\$ (11.12)	-0.94%
Total Bill on Non-RPP Avg. Price			\$ 7,035.37			\$ 7,101.87	\$ 66.49	0.95%

In the manager's summary, discuss the reasons for the change in the total bill.

Customer Class:	EMBEDDED DISTRIBUTOR SERVICE CLASSIFICATION - WATERLOO NORTH HYDRO	
RPP / Non-RPP:	Non-RPP (Other)	
Consumption	5,253,646	kWh
Demand	8,280	kW
Current Loss Factor	1.0307	
Proposed/Approved Loss Factor	1.0307	

	Current OEB-Approved			Proposed			Impact	
	Rate (\$)	Volume	Charge (\$)	Rate (\$)	Volume	Charge (\$)	\$ Change	% Change
Monthly Service Charge	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Distribution Volumetric Rate	\$ 1.7026	8280	\$ 14,097.53	\$ 1.7375	8280	\$ 14,386.50	\$ 288.97	2.05%
Fixed Rate Riders	\$ 17.67	1	\$ 17.67	\$ 50.85	1	\$ 50.85	\$ 33.18	187.78%
Volumetric Rate Riders	\$ -	8280	\$ -	\$ -	8280	\$ -	\$ -	
Sub-Total A (excluding pass through)			\$ 14,115.20			\$ 14,437.35	\$ 322.15	2.28%
Line Losses on Cost of Power	\$ -	-	\$ -	\$ -	-	\$ -	\$ -	
Total Deferral/Variance Account Rate Riders	\$ 0.2350	8,280	\$ 1,945.80	\$ 0.5578	8,280	\$ 4,618.58	\$ 2,672.78	137.36%
CBR Class B Rate Riders	\$ -	8,280	\$ -	\$ -	8,280	\$ -	\$ -	
GA Rate Riders	\$ -	5,253,646	\$ -	\$ -	5,253,646	\$ -	\$ -	
Low Voltage Service Charge	\$ 0.1248	8,280	\$ 1,033.34	\$ 0.1248	8,280	\$ 1,033.34	\$ -	0.00%
Smart Meter Entity Charge (if applicable)	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Fixed Rate Riders	\$ -	1	\$ -	\$ -	1	\$ -	\$ -	
Additional Volumetric Rate Riders	\$ -	8,280	\$ -	\$ -	8,280	\$ -	\$ -	
Sub-Total B - Distribution (includes Sub-Total A)			\$ 17,094.34			\$ 20,089.28	\$ 2,994.94	17.52%
RTSR - Network	\$ 2.6079	8,280	\$ 21,593.41	\$ 3.2698	8,280	\$ 27,073.94	\$ 5,480.53	25.38%
RTSR - Connection and/or Line and Transformation Connection	\$ 2.1234	8,280	\$ 17,581.75	\$ 2.1520	8,280	\$ 17,818.56	\$ 236.81	1.35%
Sub-Total C - Delivery (including Sub-Total B)			\$ 56,269.51			\$ 64,981.78	\$ 8,712.28	15.48%
Wholesale Market Service Charge (WMSC)	\$ 0.0034	5,414,853	\$ 18,410.50	\$ 0.0034	5,414,853	\$ 18,410.50	\$ -	0.00%
Rural and Remote Rate Protection (RRRP)	\$ 0.0005	5,414,853	\$ 2,707.43	\$ 0.0005	5,414,853	\$ 2,707.43	\$ -	0.00%
Standard Supply Service Charge	\$ 0.25	1	\$ 0.25	\$ 0.25	1	\$ 0.25	\$ -	0.00%
Average IESO Wholesale Market Price	\$ 0.2689	5,414,853	\$ 1,456,053.87	\$ 0.2689	5,414,853	\$ 1,456,053.87	\$ -	0.00%
Total Bill on Average IESO Wholesale Market Price			\$ 1,533,441.55			\$ 1,542,153.83	\$ 8,712.28	0.57%
HST	13%		\$ 199,347.40	13%		\$ 200,480.00	\$ 1,132.60	0.57%
Ontario Electricity Rebate	18.9%		\$ -	18.9%		\$ -	\$ -	
Total Bill on Average IESO Wholesale Market Price			\$ 1,732,788.96			\$ 1,742,633.83	\$ 9,844.87	0.57%

In the manager's summary, discuss the reasons for the change.

1 **Appendix E GA Analysis Workform**



Ontario Energy Board

GA Analysis Workform for 2022 Rate Applications

Version 1.0

Input cells
Drop down cells

Utility Name ENERGY+ INC.

Note 1

For Account 1589 and Account 1588, determine if a or b below applies and select the appropriate year related to the account balance in the drop-down box to the right.

Year Selected

2019

- a) If the account balances were last approved on a final basis, select the year of the year-end balances that were last approved on a final basis.
b) If the account balances were last approved on an interim basis, and
i) there are no changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on an interim basis. OR
ii) there are changes to the previously approved interim balances, select the year of the year-end balances that were last approved for disposition on a final basis. An explanation should be provided to explain the reason for the change in the previously approved interim balances.

(e.g. If the 2019 balances that were reviewed in the 2021 rate application were to be selected, select 2019)

Instructions:

1) Determine which scenario above applies (a, bi or bii). Select the appropriate year to generate the appropriate GA Analysis Workform tabs, and information in the Principal Adjustments tab and Account 1588 tab.

For example:

- Scenario a - If 2019 balances were last approved on a final basis - Select 2019 and a GA Analysis Workform for 2020 will be generated. The input cells required in the Principal Adjustment and Account 1588 tabs will be generated accordingly as well.
- Scenario bi - If 2019 balances were last approved on an interim basis and there are no changes to 2019 balances - Select 2019 and a GA Analysis Workform for 2020 will be generated. The input cells required in the Principal Adjustment and Account 1588 tabs will be generated accordingly as well.
- Scenario bii - If 2019 balances were last approved on an interim basis, there are changes to 2019 balances, and 2018 balances were last approved for disposition - Select 2018 and GA Analysis Workforms for 2019 and 2020 will be generated. The input cells required in the Principal Adjustment and Account 1588 tabs will be generated accordingly as well.

2) Complete the GA Analysis Workform for each year generated.

3) Complete the Account 1588 tab. Note that the number of years that require the reasonability test to be completed are shown in the Account 1588 tab, depending on the year selected on the Information Sheet.

4) Complete the Principal Adjustments tab. Note that the number of years that require principal adjustment reconciliations are all shown in the one Principal Adjustments tab, depending on the year selected on the Information Sheet.

See the separate document GA Analysis Workform Instructions for detailed instructions on how to complete the Workform and examples of reconciling items and principal adjustments.

Year	Annual Net Change in Expected GA Balance from GA Analysis	Net Change in Principal Balance in the GL	Reconciling Items	Adjusted Net Change in Principal Balance in the GL	Unresolved Difference	\$ Consumption at Actual Rate Paid	Unresolved Difference as % of Expected GA Payments to IESO
2020	\$ 407,430	\$ 782,412	\$ (516,536)	\$ 265,876	\$ (141,554)	\$ 62,906,178	-0.2%
Cumulative Balance	\$ 829,060	\$ 1,145,719	\$ (608,704)	\$ 537,015	\$ (292,045)	\$ 190,288,464	N/A

Account 1588 Reconciliation Summary

Year	Account 1588 as a % of Account 4705
2020	1.6%

GA Analysis Workform

Note 2 **Consumption Data Excluding for Loss Factor (Data to agree with RRR as applicable)**

Year		2020		
Total Metered excluding WMP	C = A+B	1,608,372,320	kWh	100%
RPP	A	734,912,562	kWh	45.7%
Non-RPP	B = D+E	873,459,758	kWh	54.3%
Non-RPP Class A	D	329,931,324	kWh	20.5%
Non-RPP Class B*	E	543,528,435	kWh	33.8%

*Non-RPP Class B consumption reported in this table is not expected to directly agree with the Non-RPP Class B Including Loss Adjusted Billed Consumption in the GA Analysis of Expected Balance table below.
The difference should be equal to the loss factor.

Note 3 **GA Billing Rate**

GA is billed on the

1st Estimate

Note that the GA actual rates for April to June 2020 are based on the unadjusted GA rates, without the impacts of the GA deferral.

Please confirm that the adjusted GA rate was used to bill customers from April to June 2020.

For the months of April to June 2020, the IESO provided adjusted GA rates, which reflected the deferral of a portion of the GA as per the May 1, 2020 Emergency Order, and unadjusted GA rates which did not consider the GA deferral.

Yes

Please confirm that the same GA rate is used to bill all customer classes. If not, please provide further details

Yes

Please confirm that the GA Rate used for unbilled revenue is the same as the one used for billed revenue in any particular month

Yes

Note 4 **Analysis of Expected GA Amount**

Year	2020									
Calendar Month	Non-RPP Class B Including Loss Factor Billed Consumption (kWh)	Deduct Previous Month Unbilled Loss Adjusted Consumption (kWh)	Add Current Month Unbilled Loss Adjusted Consumption (kWh)	Non-RPP Class B Including Loss Adjusted Consumption for Unbilled (kWh)	GA Rate Billed (\$/kWh)	\$ Consumption at GA Rate Billed	GA Actual Rate Paid (\$/kWh)	\$ Consumption at Actual Rate Paid	Expected GA Price Variance (\$)	
	F	G	H	I = F-G+H	J	K = I*J	L	M = I*L	N=M-K	
January	53,053,164			53,053,164	0.08323	\$ 4,415,615	0.10232	\$ 5,428,400	\$ 1,012,785	
February	48,695,507			48,695,507	0.12451	\$ 6,063,078	0.11331	\$ 5,517,688	\$ (545,390)	
March	48,041,885			48,041,885	0.10432	\$ 5,011,729	0.11942	\$ 5,737,162	\$ 725,432	
April	39,340,174			39,340,174	0.13707	\$ 5,392,358	0.11500	\$ 4,524,120	\$ (868,238)	
May	40,887,705			40,887,705	0.09293	\$ 3,799,694	0.11500	\$ 4,702,086	\$ 902,392	
June	46,589,714			46,589,714	0.11500	\$ 5,357,817	0.11500	\$ 5,357,817	\$ -	
July	52,007,996			52,007,996	0.10305	\$ 5,359,424	0.09902	\$ 5,149,832	\$ (209,592)	
August	50,292,995			50,292,995	0.10232	\$ 5,145,979	0.10348	\$ 5,204,319	\$ 58,340	
September	46,256,288			46,256,288	0.11573	\$ 5,353,240	0.12176	\$ 5,632,166	\$ 278,925	
October	45,686,121			45,686,121	0.14954	\$ 6,831,903	0.12806	\$ 5,850,565	\$ (981,338)	
November	43,430,178			43,430,178	0.11670	\$ 5,068,302	0.11705	\$ 5,083,502	\$ 15,201	
December	44,691,438			44,691,438	0.10704	\$ 4,783,772	0.10558	\$ 4,718,522	\$ (65,250)	
Net Change in Expected GA Balance in the Year (i.e. Transactions in the Year)	558,973,167	-	-	558,973,167		\$ 62,582,911		\$ 62,906,178	\$ 323,268	

Annual Non-RPP Class B Wholesale kWh	Annual Non-RPP Class B Retail billed kWh (excludes April to June 2020)	Annual Unaccounted for Energy Loss kWh	Weighted Average GA Actual Rate Paid (\$/kWh)**	Expected GA Volume Variance (\$)
O	P	Q=O-P	R	P=Q*R
432,908,367	432,155,574	752,793	0.11180	\$ 84,162

**Equal to (ACEW - Class A + embedded generation kWh) / (Non-RPP Class B retail kWh / Total retail Class B kWh). Note that the data for April to June 2020 should be excluded as the line loss volume variance would be reflected in the reconciling item below for #5 Impacts from GA deferral.

**Equal to annual Non-RPP Class B \$ GA paid (i.e. non-RPP portion of CT 148 on IESO invoice) divided by Non-RPP Class B Wholesale kWh (as quantified in column O in the table above). Note that the data for April to June 2020 should be excluded as the line loss volume variance would be reflected in the reconciling item below for #5 Impacts from GA deferral.

Total Expected GA Variance \$ 407,430

Calculated Loss Factor 1.0284
Most Recent Approved Loss Factor for Secondary Metered Customer < 5,000kW 1.0335
Difference -0.0051

a) Please provide an explanation in the text box below if columns G and H for unbilled consumption are not used in the table above.

Energy+ is proposing to use more precisely allocated monthly kWh volume data. Energy+ has developed a process to use customer level details to allocate kWh between Non-RPP (Class A and Class B), and RPP (TOU and Tiered) customers.

b) Please provide an explanation in the text box below if the difference in loss factor is greater than 1%.

Note 5 **Reconciling Items**

Item	Amount	Explanation	Principal Adjustments
Net Change in Principal Balance in the GL (i.e. Transactions in the Year)			Principal Adjustment on DVA Continuity Schedule
1a CT 148 True-up of GA Charges based on Actual Non-RPP Volumes - prior year	\$ 782,412		
1b CT 148 True-up of GA Charges based on Actual Non-RPP Volumes - current year			
2a Remove prior year end unbilled to actual revenue differences			
2b Add current year end unbilled to actual revenue differences			
3a Significant prior period billing adjustments recorded in current year			
3b Significant current period billing adjustments recorded in other year(s)			
4 CT 2148 for prior period corrections			
5 Impacts of GA deferral	\$ (564,348)		
6	\$ 47,812	Reversal of principal adjustment for 2019 balances related to implementation of commodity accounting guidance.	
7			
8			
9			
10			
11			

Note 6 **Adjusted Net Change in Principal Balance in the GL**
Net Change in Expected GA Balance in the Year Per Analysis \$ 265,876
Unresolved Difference \$ 407,430
Unresolved Difference as % of Expected GA Payments to IESO \$ (141,554)
-0.2%

Account 1588 Reasonability

Note 7 **Account 1588 Reasonability Test**

Year	Account 1588 - RSVA Power			Account 4705 - Power Purchased	Account 1588 as % of Account 4705
	Transactions ¹	Principal Adjustments ¹	Total Activity in Calendar Year		
2020	1,359,302	189,376	1,548,678	98,606,055	1.6%
Cumulative	1,359,302	189,376	1,548,678	401,037,811	0.4%

The annual Account 1588 balance relative to cost c

Notes

- 1) The transactions should equal the "Transaction" column in the DVA Continuity Schedule. This is also expected to equal the transactions in the general ledger (excluding transactions relating to the removal of approved disposition amounts as that is shown in a separate column in the DVA Continuity Schedule)
- 2) Principal adjustments should equal the "Principal Adjustments" column in the DVA Continuity Schedule. Principal adjustments adjust the transactions in the general ledger to the amount that should be requested for disposition.

Reasons for large Account 1588 balance, relative to cost of power purchased

2020

The primary driver of the larger Account 1588 balance, relative cost of power purchased, is the difference between the actual loss factor and the loss factor used for billing purposes. In 2020, Energy+ billed for delivery on 1,642 GWh, compared to 1,655 GWh purchased excluding wholesale market participants. This 0.78% difference directly translates to the variance in Account 1588.

Ontario Energy Board

GA Analysis Workform -
Account 1588 and 1589
Principal Adjustment Reconciliation

Note 8 Breakdown of principal adjustments included in last approved balance:

Account 1589 - RSVA Global Adjustment			
Adjustment Description		Amount	To be reversed in current application? Explanation if not to be reversed in current application
1	2021 IRM Approved - Revised commodity accounting - 2019	47,812	Yes
2			
3			
4			
5			
6			
7			
8			
Total		47,812	
Total principal adjustments included in last approved balance			
Difference		47,812	

Account 1588 - RSVA Power			
Adjustment Description		Amount	To be Reversed in Current Application? Explanation if not to be reversed in current application
1	2021 IRM Approved - Revised commodity accounting - 2019 transactions	(189,376)	Yes
2			
3			
4			
5			
6			
7			
8			
Total		(189,376)	
Total principal adjustments included in last approved balance			
Difference		(189,376)	

Note 9 Principal adjustment reconciliation in current application:

- Notes
- 1) The "Transaction" column in the DVA Continuity Schedule is to equal the transactions in the general ledger (excluding transactions relating to the removal of approved disposition amounts as that is shown in a separate column in the DVA Continuity Schedule)
2) Any principal adjustments needed to adjust the transactions in the general ledger to the amount that should be requested for disposition should be shown separately in the "Principal Adjustments" column of the DVA Continuity Schedule
3) The "Variance RRR vs. 2020 Balance" column in the DVA Continuity Schedule should equal principal adjustments made in the current disposition period. It should not be impacted by reversals from prior year approved principal adjustments.
4) Principal adjustments to the pro-ration of CT 148 true-ups (i.e. principal adjustment #1 in tables below) are expected to be equal and offsetting between Account 1588 and Account 1589, if not, please explain. If this results in further adjustments to RPP settlements, this should be shown separately as a principal adjustment to CT 1142/142 (i.e. principal adjustment #2 in tables below)

Complete the table below for the current disposition period. Complete a table for each year included in the balance under review in this rate application. The number of tables to be completed is automatically generated based on data provided in the Information Sheet

Year	Account 1589 - RSVA Global Adjustment		
	Adjustment Description	Amount	Year Recorded in GL
2020	Reversals of prior approved principal adjustments (auto-populated from table above)		
	1 2021 IRM Approved - Revised commodity accounting - 2019	(47,812)	
	2		
	3		
	4		
	5		
	6		
	7		
	8		
	Total Reversal Principal Adjustments	(47,812)	
2020	Current year principal adjustments		
	1 CT 148 true-up of GA Charges based on actual Non-RPP volumes		
	2 Unbilled to actual revenue differences		
	3		
	4		
	5		
	6		
	7		
	8		
	Total Current Year Principal Adjustments	-	
	Total Principal Adjustments to be Included on DVA Continuity Schedule/Tab 3 - IRM Rate Generator Model	(47,812)	

Year	Account 1588 - RSVA Power		
	Adjustment Description	Amount	Year Recorded in GL
2020	Reversals of prior approved principal adjustments (auto-populated from table above)		
	1 2021 IRM Approved - Revised commodity accounting - 2019 transactions	189,376	
	2		
	3		
	4		
	5		
	6		
	7		
	8		
	Total Reversal Principal Adjustments	189,376	
2020	Current year principal adjustments		
	1 CT 148 true-up of GA Charges based on actual RPP volumes		
	2 CT 1142/142 true-up based on actuals		
	3 Unbilled to actual revenue differences		
	4		
	5		
	6		
	7		
	8		
	Total Current Year Principal Adjustments	-	
	Total Principal Adjustments to be Included on DVA Continuity Schedule/Tab 3 - IRM Rate Generator Model	189,376	

1 **Appendix F Benchmarking Challenges**

Benchmarking Challenges

In Energy+'s 2019 Cost of Service application, a Class C cost estimate prepared by Melloul-Blamey Construction Inc. was submitted outlining total project costs of \$8.1MM for the Southworks Facility. In its Decision and Order, the OEB approved a funding envelope of \$6.5MM, which was based on cost per square foot benchmarks from administrative facilities of other distributors adjusted by the OEB's IRM inflationary factor. This reduction posed challenges for Energy+ for two distinct reasons:

1. Cost per Square Foot Benchmark Challenges

With the Southworks facility being a part of a larger mixed-use development, Energy+ had the ability to size the facility and match the square footage to the space needs of the administrative employees who would be working there. The customized space resulted in Energy+ having the lowest square footage per FTE of the administrative facility benchmarks. Southworks' Sq. Ft./FTE of 327 is 12% lower than PowerStream's Sq. Ft./FTE of 368 and 61% lower than Enersource's Sq. Ft./FTE of 527.⁵ Energy+ would not have the scale advantage of the other LDCs to spread the costs over due to its optimized footprint.

2. IRM Inflationary Factor Challenges

The OEB's annual IRM inflationary factor that was used to inflate the cost per square foot benchmarks is heavily based on national gross domestic product ("GDP") growth. National GDP growth can have significant differences from inflationary changes at the industry level and does not take regional differences into account. The Class C estimate Energy+ submitted as part of the 2019 Cost of Service was based on market conditions and the price reflected the demand of the local construction industry. Table F1 – Inflation Comparison summarizes the differences between inflation in office construction in the Toronto area compared to the OEB's IRM inflation factor that from 2009 to 2021. The 12.4% difference in compound annual

⁵ EB-2018-0028, OEB Staff Submission, March 29, 2019, Table 2, Page 9

growth rate (“CAGR”) since 2009 highlights that the inflated benchmarks used in the approval process were not an accurate reflection of market prices.

Table F1 – Inflation Comparison

Year	Toronto Non-Residential Construction Inflation	OEB 's IRM Inflation Factor	Difference
2009	4.5%	2.3%	2.2%
2010	-2.4%	1.3%	-3.7%
2011	3.4%	1.3%	2.1%
2012	3.3%	2.0%	1.3%
2013	0.8%	1.6%	-0.8%
2014	0.8%	1.7%	-0.9%
2015	2.1%	1.6%	0.5%
2016	1.7%	2.1%	-0.4%
2017	3.8%	1.9%	1.9%
2018	3.2%	1.2%	2.0%
2019	5.2%	1.5%	3.7%
2020	3.0%	2.0%	1.0%
2021	3.3%	2.2%	1.1%
CAGR	37.6%	25.2%	12.4%

In its Decision and Order, the OEB used a benchmark of \$300/sq. ft. that was inflated using the IRM Inflation Factor. If the non-residential construction inflation were used, the average cost per square foot would be \$351, resulting in a \$1,118,392 difference in project costs.

Table F2 – Benchmark Inflation summarizes the differences in the inflation computation.

Table F2 – Benchmark Inflation

Year	Toronto Non-Residential Construction Inflation	PowerStream (Cost per Sq Ft)	Enersource (Cost per Sq Ft)
2008	N/A	\$ 301	
2009	4.5%	\$ 314	
2010	-2.4%	\$ 307	
2011	3.4%	\$ 317	
2012	3.3%	\$ 328	\$ 228
2013	0.8%	\$ 330	\$ 230
2014	0.8%	\$ 333	\$ 232
2015	2.1%	\$ 340	\$ 236
2016	1.7%	\$ 346	\$ 240
2017	3.8%	\$ 359	\$ 249
2018	3.2%	\$ 370	\$ 258
2019	5.2%	\$ 389	\$ 271
2020	3.0%	\$ 401	\$ 279
2021	3.3%	\$ 414	\$ 288

2021 average	\$ 351
less OEB benchmark ⁶	\$ (300)
Benchmark difference	\$ 51
Square Footage	21,892
Inflation Impact	\$ 1,118,392

The OEB has acknowledged the impact of higher labour costs in the active workforce in 2020 during the COVID-19 pandemic. This increase impacted the cost for work done during that time. On August 6, 2021, the OEB initiated a proceeding on its own motion to review the IRM inflationary factors for 2022. In the notice of generic proceeding, it was stated that:

“By contrast, analysis shows that the labour inflation component of the inflation factor Average Weekly Earnings (Ontario, all businesses) increased by about 7% from 2019 to 2020. According to Statistics Canada, the increases in Average Weekly Earnings and related statistics live Average Hourly Earnings, are largely affected by how COVID-19 lockdowns and other restrictions disproportionately affected, through removal of the active work force, lower

⁶ EB-2018-0028, Decision and Order, page 13

1 *wage-earning employees, relative to salaried employees, resulting in higher average weekly*
2 *earnings for the active workforce during the COVID-19 pandemic.”*

3 The two benchmarking challenges were further analyzed in the expert evidence of Neil Kelsey
4 from CBRE, that was submitted as part of Energy+'s Motion to Review on the OEB's Decision
5 and Order on its 2019 Cost of Service Application⁷. The expert evidence has been included in
6 Appendix G – CBRE Report.

7 EB-2019-0180

1 **Appendix G CBRE Report**

EB-2019-0180

IN THE MATTER OF the *Ontario Energy Board Act, 1998*, S.O. 1998, c. 15, Sched. B, as amended (the “Act”);

AND IN THE MATTER OF a Motion to Review and Vary the Board’s Decision and Order dated June 13, 2019 in respect of an Application by Energy+ Inc. under Section 78 of the Act for an order approving just and reasonable rates and other charges for electricity distribution to be effective January 1, 2019 (Board File No. EB-2018-0028).

**WRITTEN EVIDENCE OF
Mr. Neil Kelsey**

September 13, 2019

CBRE

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A. INTRODUCTION

A.1 Q: Please state your name, occupation and by whom are you employed.

1. I am Neil Kelsey. I am the Director Cost Consultancy for the Central and Eastern Region of CBRE Limited with a business address at 18 King Street East, Suite 1100, Toronto, Ontario, M5C 1C4 ("CBRE").

A.2 Q: Please state your educational background and experience.

2. A copy of my CV is included at Appendix "A" to this evidence. In summary, I trained as a Quantity Surveyor in the UK, which included attendance at University and achievement of a BSc (Honours) in Quantity Surveying and then gained my Member of the Royal Institution of Chartered Surveyors (MRICS) qualification following graduation. Since moving to Canada, I have obtained my Professional Quantity Surveyor (PQS) designation from the Canadian Institute of Quantity Surveyors. I lead the CBRE Cost Consultancy service delivery in the Project Management division within CBRE in Eastern and Central Canada regions.

A.3 Q: Who is CBRE Limited and what is its business?

3. CBRE is a real estate firm and is a corporation and the Canadian operating company of CBRE Group, Inc. Our parent company is publicly traded and operates more than 450 offices worldwide and has clients in more than 100 countries. Headquartered in Los Angeles, CA, it is the world's largest commercial real estate services firm (in terms of 2017 revenue). CBRE's strong financial stability and unmatched size is paramount to our ability to invest in platform resources, technology, training, and leadership to support our clients through partnership.
4. CBRE, Group Inc. (NYSE:CBG) is a Fortune 500 and S&P 500 company. The company offers strategic advice and execution for property sales and leasing; corporate services; property, facilities and project management; mortgage banking; appraisal and valuation; development services; investment management; and research and consulting.

A.4 Q: Have you previously submitted evidence before the Ontario Energy Board?

5. No.

A.5 Q: On whose behalf are you submitting evidence?

6. I have prepared this evidence on behalf of Energy+ Inc. (“**Energy+**”) in connection with a Motion to Review and Vary¹ the Ontario Energy Board’s (the “**Board**”) Decision and Order dated June 13, 2019 regarding Energy+ Inc.’s 2019 Distribution Rate Application (OEB File No. EB-2018-0028) (the “**Decision**”).²

A.6 Q: On what issues are you submitting evidence?

7. I am submitting evidence that pertains to the aspects of the Decision relating specifically to Energy+’s proposed Southworks facility, and specifically evidence that relates to the Board’s assessment of prudence with respect to the Southworks facility.

A.7 Q: What instructions were you provided in relation to the issues to be addressed in your evidence?

8. Energy+’s legal counsel provided the following instructions:

“The three issues that we ask CBRE to consider and to provide an opinion on are as follows:

1. We ask that you review the comparators submitted by OEB staff being the Powerstream comparator in EB-2008-0244 and Enersource comparator EB-2012-0033 (the “**Comparators**”) and provide your opinion as to whether these Comparators are appropriate when analyzing the cost of the proposed Energy+ Southworks project. In your discussion of the appropriateness of these Comparators, we would ask that you highlight any similarities or differences between the Comparators and the Southworks proposal.
2. Based on your analysis of the Comparators at question 1, and on the assumption that the Comparators are appropriate, provide your opinion as to what would be the average cost per square foot of the Comparators.
3. What would be the appropriate rate of inflation to apply to the average cost per square foot determined at question 2 to provide the current average cost? In your opinion, would it be appropriate to use the IRM inflationary factors or would it be appropriate to use the rate of inflation from the construction industry? After determining the appropriate use of rate of inflation to apply to the cost of the Comparators, provide your opinion as to what would be the average cost per square foot of a facility such as Southworks at this time.

In preparing your opinion, we ask that you review Rule 13A of the OEB’s rules of practice and

¹ EB-2019-0180 Energy+ Motion to Review and Vary dated July 2, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/646315/File/document>

² EB-2018-0028 Decision and Order dated June 13, 2019, Corrected on June 18, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/645169/File/document>

procedure with respect to the duties of an expert.³ In particular, an expert must assist the Board impartially and provide their evidence in a fair and objective manner. Rule 13A.03 provides the form in which the expert opinion must be delivered.

CBRE will also need to review and sign the acknowledgement of expert duty available online at: http://www.ontarioenergyboard.ca/oeb/_Documents/Regulatory/Rules_Form-A_Experts_Duty.pdf

A.8 Q: What other issues do you intend to address in your evidence?

9. To prepare an independent Class C Estimate based on the Design Brief prepared by the Architect, Martin Simmons.

B. MATERIALS CONSIDERED

B.1 Q: What background materials have you reviewed to inform your evidence?

10. In preparing this analysis I have reviewed the following material which was filed on the evidentiary record in EB-2018-0028:
 - a. The Energy+ Facilities Business Plan,⁴ as updated on December 13, 2018,⁵ specifically as it relates to the proposed Southworks facility (the “**Facilities Plan**”), including:
 - i. Design Meeting Drawings and Information dated May 2, 2018 – Martin Simmons Architects;
 - ii. Design Brief and Drawings & Information dated January 14, 2019 – Martin Simmons Architects;
 - iii. Melloul Blamey Class C Estimate Revised December 10, 2018; and

³ Ontario Energy Board Rules of Practice and Procedure (Revised November 16, 2006, July 14, 2008, October 13, 2011, January 9, 2012, January 17, 2013, April 24, 2014 and October 28, 2016).
<https://www.oeb.ca/sites/default/files/uploads/documents/regulatorycodes/2019-01/OEB-Rules-of-Practice-and-Procedure-20161028.pdf>

⁴ EB-2018-0028 Energy+ 2019 Distribution Rate Application, Exhibit 2, Appendix 2-1 – Distribution System Plan, Appendix N: Facilities Business Plan. <http://www.rds.oeb.ca/HPECMWebDrawer/Record/607900/File/document>

⁵ EB-2018-0028 Energy+ Update to the Evidence filed December 13, 2018.
<http://www.rds.oeb.ca/HPECMWebDrawer/Record/628875/File/document>

- iv. CBRE Market Overview Document dated June 29, 2015;
- b. The Energy+ Response to Technical Conference Questions dated January 22, 2019 as it relates to the Facilities Plan;⁶
- c. The oral hearing transcripts dated March 7 and 8, 2019, only as they related to the Facilities Plan;⁷
- d. The Energy+ written argument-in-chief as it relates to the Facilities Plan (the “AIC”) filed March 15, 2019;
- e. The written submissions of OEB Staff,⁸ Consumers Council of Canada (“CCC”),⁹ School Energy Coalition (“SEC”),¹⁰ and Vulnerable Energy Consumers Coalition (“VECC”) ¹¹ received March 29, 2019, and the reply submissions of OEB Staff,¹² SEC,¹³ and VECC¹⁴ received April 5, 2019, and the reply submissions of CCC¹⁵ received April 8, 2019, each only as they relate to the Facilities Plan. I did not consider the written submissions of Hydro One Networks Inc. (“**Hydro One**”) or Toyota Motor Manufacturing Canada Inc. (“**Toyota**”) as they did not relate to the Facilities Plan; and

⁶ EB-2018-0028 Energy+ Response to Technical Conference Questions dated January 22, 2019.

Part 1 - <http://www.rds.oeb.ca/HPECMWebDrawer/Record/632327/File/document>

Part 2 - <http://www.rds.oeb.ca/HPECMWebDrawer/Record/632329/File/document>

⁷ EB-2018-0028 Transcript Vol. 1 dated March 7, 2019 at pg. 42, lines 7-15.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/636425/File/document>

⁸ EB-2018-0028 OEB Staff Written Submissions dated March 29, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638530/File/document>

⁹ EB-2018-0028 CCC Written Submissions dated March 29, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638453/File/document>

¹⁰ EB-2018-0028 SEC Written Submissions dated March 29, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638461/File/document>

¹¹ EB-2018-0028 VECC Written Submissions dated March 29, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638455/File/document>

¹² EB-2018-0028 OEB Staff Reply Submissions dated April 5, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638940/File/document>

¹³ EB-2018-0028 SEC Reply Submissions dated April 5, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638955/File/document>

¹⁴ EB-2018-0028 VECC Reply Submissions dated April 5, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/638946/File/document>

¹⁵ EB-2018-0028 CCC Reply Submissions dated April 7, 2019 – Received April 8, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/639020/File/document>

- f. The Decision as it relates to the Facilities Plan.¹⁶
11. In addition, I have considered the following information on two of the benchmarks discussed in the Decision:
- a. Publicly available information from the OEB's prior approval of a the 2008 Powerstream administrative building;¹⁷ and
 - b. Publicly available information from the OEB's prior approval of a 2012 Enersource administrative building.¹⁸

B.2 Q: What other information have you considered in respect of your evidence?

12. In addition, I have considered the following information in respect of my evidence:
- (i) Melloul Blamey Engagement Letter dated March 28, 2017 to Energy+
 - (ii) Energy+ Cost of Service Application
 - (iii) Decision & Order EB-2018-0028, Corrected June 18, 2019 (as advised above)
 - (iv) Enersource (EB-2012-0033)
 - a. Derry Road Building Condition Assessment¹⁹
 - b. EX K4.6 20120913 Benchmark done by Enersource
 - c. Excerpt from Enersource Rate case re Business Facilities²⁰

¹⁶ EB-2018-0028 Decision and Order dated June 13, 2019, Corrected on June 18, 2019.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/645169/File/document>

¹⁷ EB-2008-0244 PowerStream Inc. 2009 Electricity Distribution Rate Application, Exhibit B1, Tab 5, Schedule 1 (page 2) and Schedule 3 (page 12 of 18).

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/85755/File/document>

¹⁸ EB-2012-0033 Enersource Hydro Mississauga Inc. Decision and Order, December 13, 2012, pp. 13-18.

<http://www.rds.oeb.ca/HPECMWebDrawer/Record/377015/File/document>

¹⁹ Response to OEB Staff IR, July 23, 2012, Exhibit 1, Issue 2.1, IR#12, Attachment 1

²⁰ Response to OEB Staff IR, July 23, 2012, Exhibit 1, Issue 2.1, IR#12, Attachment 1

- d. Excerpt from Enersource Rate case re New Building Proposed Alternatives²¹
 - e. Pages from Enersource APPL_2013_CoS Administration Building Forecast Space²²
 - f. Pages from Enersource APPL_2013_CoS Administration Building Overview²³
 - g. Pages from Enersource IRR Components of the \$20M Purchase & Refurbishment²⁴
 - h. OEB Decision on Enersource Building 20121213 – Pages 11-18.
- (v) Powerstream (EB-2008-0244)
- a. Pages from Pwrstrm_IRR_OEB_20090420²⁵
 - b. Powerstream_APPL_20081010 Cor Head Office Write UP to CBRE²⁶

C. THE CHALLENGES WITH THE BENCHMARKING COMPARATORS

The Decision uses a calculated cost per sq. ft. derived from prior approvals for a 2008 Powerstream administrative building and a 2012 Enersource administrative building as benchmarks to assess prudence of the Southworks facility.

C.1 Q: What are the limitations, risks or challenges inherent in using these types of comparisons to assess the prudence of the Southworks facility?

13. Each construction project is different and presents different challenges. To accurately compare or benchmark costs of projects, considerations to take into account include:

²¹ Response to OEB Staff IR, July 23, 2012, Exhibit 1, Issue 2.1, IR#12, Attachment 2

²² Exhibit 2, Tab 2, Schedule 5, Appendix 4, Page 1 of 1.

²³ Exhibit 2, Tab 2, Schedule 5 Pages 1-14.

²⁴ Response to CCC IR, July 23, 2012, Exhibit 1, Issue 2.1, IR#4, Page 4 of 4

²⁵ Exhibit B1, Tab 5, Schedule 1, Pages 2-3

²⁶ Exhibit B1, Tab 5, Schedule 3, Pages 1 to 18.

- Should be within the same sector (i.e. Health, Secondary Education etc.)
- Projects similar in nature and size
- Is the project Renovation or New Build?
- The specification level
- Any items that may be abnormal or high specification that will have a larger impact on the cost
- Appropriate adjustments for location and time i.e. inflationary adjustments

New Build construction projects within the same sector and similar in size and scope are easier to compare against one another. Renovation projects can differ vastly in type of work, scope of work and conditions. For example, some renovation project may involve structural alterations, retention of facades, installation of new foundations and full fit out inclusive of finishes and mechanical and electrical installations, whereas some renovation projects may only require painting and new finishes. These two vastly differing projects would still be classed as renovation projects.

C.2 Q: If you were to perform a more reliable benchmarking comparison as between the Powerstream, Enersource and Southworks facilities, list the categorical types of information you would need on each facility?

14. Detailed breakdown on construction costs and drawing plans, elevations and sections would assist further in understanding scope and the type of work. Separation of renovation costs, new build costs and costs applicable to the site. This would facilitate benchmarking and comparisons of new build, renovation and the site work elements. A detailed breakdown in costs would also allow for appropriate adjustments for any abnormal or higher specification items that affect costs. For example, if an office fit out involves the construction of an interconnecting staircase then this will drive up the cost and affect the cost per square foot. Not all fit out projects will have an interconnecting staircase and if this is identified in a detailed cost breakdown, then the cost can be adjusted to facilitate a more equivalent comparison.

15. Also, the date to the nearest quarter of contract award and the project location.

C.3 Q: Were you able to find all the information that you would need on the public record to accurately compare the 2008 Powerstream and 2012 Enersource administrative building cost per square foot with the cost per square foot of the Southworks facility? If no, what were you unable to find?

16. Unfortunately, I was unable to find sufficient information on the construction cost breakdown and separation of costs for new build construction elements and renovation elements for the 2008 Powerstream and 2012 Enersource comparators. I was also unable to find a separation of professional fees associated with the building renovation. It is good practice to be able to separate professional fees from construction costs as this facilitates clearer transparency for benchmarking. Within our cost database and in the Cost Consultancy professions, we are not concerned with land costs, as these not attributable to the project from a construction cost and project cost perspective and often we are not made aware of this regardless.

17. Furthermore, on the Enersource project there was potential confusion on the square footage as the Building Condition Assessment Report stated a footprint of 36,000 square feet but did not state the building square footage, which was obtained elsewhere.

C.4 Q: Summarize the key information you could find on the 2008 Powerstream and 2012 Enersource comparators, as it relates to the Southworks facility?

18. The year each building became operational for both Powerstream and Enersource. From the documents that I have reviewed, the cost for the Enersource project are, in my opinion and experience, extremely low for the combined cost of the building condition costs and fit out costs, which also included professional fees. The costs for each included land / building purchase costs and for reasons listed elsewhere within this document, to be able to benchmark, the costs need to be separated and reviewed and analyzed against those that are similar in scope and are within the same market sector. Unfortunately, there is insufficient detail on apportionment of costs to be able comment any further as to why the costs are low. To summarize, the information available related to the building function; in-service year; total cost; square footage; number of full-time employees (FTE); square

footage / FTE; cost / square foot. The detail and cost build-up within the total cost was not available, which facilitates clearer benchmarking that is more reliable as a result.

C.5 Q: In the absence of detailed more information about the 2008 Powerstream and 2012 Enersource administrative buildings, how else could you benchmark costs?

19. In the absence of detailed information / breakdown, then in an attempt to compare on an equal basis, appropriate escalation should be applied to both the Powerstream and Enersource projects. At the very least, costs would then be comparable, albeit with appropriate caveats around land cost, professional fees, renovation costs and new build costs.
20. If available, it is preferable to separate the renovation construction costs from the new build construction costs. This would facilitate a cost comparison on a more equal footing.

C.6 Are other benchmarks of performance (other than cost per square foot), such as cost per FTE and FTE per square foot also relevant considerations or should they be ignored?

21. Costs per FTE could be used but detailed cost data is the most useful. There are other metrics that can be used, however, this tends to be more relative to the particular market or sector. For example, hotels can be expressed as a cost per room, hospitals may use cost per bed. Cost Consultancy companies will provide estimates with total construction costs broken down into cost per square foot and / or square metres, which then facilitate benchmarking of such data. The construction and provision of space however does cost money regardless of new build construction or renovation, therefore, optimum design solutions need to be sought, as the provision of too much space will mean a higher cost is incurred.

D. INFLATION IN THE CONSTRUCTION INDUSTRY

D.1 Is the construction industry sensitive to escalation of costs over time? Why?

22. The construction industry is susceptible to micro and macro-economic inflation, along with local market forces that can influence pricing by both General Contractors and sub-trades.

Concrete, formwork and roofing sub-trades have been in higher than usual demand and can have the effect of driving up costs above forecasted inflation. We have observed an increase in demand and a corollary increase in cost in the last eighteen months.

23. As a result of the tariffs imposed on steel, raw steel and aluminum prices have increased steel work costs at the end of 2018. Since Canada is a net importer of steel, this has had an effect of increasing raw steel prices of between 20 - 40%, which has been passed on to steel suppliers and sub-trades within the construction sector.
24. At CBRE we have seen construction costs steadily rise since 2008 in the GTA region within the Office Tenant Fit Out sector. Within Toronto, these costs have risen at an increased rate due to a greater impact of local market supply and demand. In addition, since 2008, office design has changed as offices have moved towards a more open plan concept. Previously, offices were designed with private office areas, which meant a greater level of internal divisions, hence a greater amount of drywall partitioning. Offices that still have partitioning look to increase the open concept via glazed office fronts.
25. The construction cost steady increase referred to above in paragraph 25, is demonstrated by the Table shown below in D.5, which illustrates the escalation over the period of 2008 – 2021 in the Toronto region, based on the Building Construction Price Index, produced by Stats Can. Given that Toronto is geographically the closest region to Cambridge, it makes sense to use this data for adjustment of costs from the appropriate year.

D.2 What is the Statistics Canada “Building Construction Price Index”²⁷ and what does it measure?

26. The Statistics Canada (Stats Can) Building Construction Price Index (BCPI) collects residential and non-residential construction price movements and market information across 11 census metropolitan areas in Canada. Changes are measured over time in the prices that contractors charge to construct a range of new Commercial, Institutional, Industrial and Residential buildings in 11 census metropolitan areas: St. John's, Halifax,

²⁷ Statistics Canada “Building Construction Price Index”
<http://www23.statcan.gc.ca/imdb/p2SV.pl?Function=getSurvey&SDDS=2317>

Moncton, Montréal, Ottawa–Gatineau (Ontario part), Toronto, Winnipeg, Saskatoon, Calgary, Edmonton and Vancouver.

27. The information is used to produce various indexes which measure change over time in contractors' prices to construct a range of new commercial, institutional, industrial and residential buildings. The contractor's price used within the Index reflects the value of all materials, labour, equipment, overhead and profit to construct a new building. It excludes value added taxes and any costs for land, land assembly, building design, land development and real estate fees.

D.3 The Building Construction Price Index differentiates between “Commercial Buildings”, “Industrial Buildings” and “Office Buildings”. Which category would be most appropriate to use for the Southworks facility?

28. Previously Stats Can used to differentiate between Commercial Buildings, Industrial Buildings. However, the BCPI now differentiates between Residential and Non-Residential only. The Non-Residential covers for Office, Warehouse and Retail previously covered under the Commercial headings. Therefore, the most appropriate Index to use is the Non-Residential.

D.4 The Building Construction Price Index is broken down by geographic area. Which geographic area would be most comparable to the Southworks facility?

29. There are eleven geographical areas that are listed within the Building Construction Price Indices. The geographical area closest to the Southworks project is Toronto, which is approximately 60 miles to the West. The next closest geographical location is Ottawa, which is over 300 miles to the East. Therefore, based on published data, Toronto is the closest location.

D.5 Tabulate the percentage change in the Building Construction Price Index – Office Buildings – Toronto for the period 2008-2019.

30. The Table below is an extract from the Non-Residential Building Indices from Stats Can.
 Construction Prices Indexes for Non-residential Buildings
 Geography: Toronto

Year	Price Indexes	% Difference
2008 Q1	83	
2009 Q1	86.7	4.5
2010 Q1	84.6	-2.4
2011 Q1	87.5	3.4
2012 Q1	90.4	3.3
2013 Q1	91.1	0.8
2014 Q1	91.8	0.8
2015 Q1	93.7	2.1
2016 Q1	95.3	1.7
2017 Q1	98.9	3.8
2018 Q1	102.1	3.2
2019 Q1	107.4	5.2

Source: Statistics Canada. [Table 18-10-0135-01 Building construction price indexes, by type of building](#)

D.6 How does Building Construction Price Index – Office Buildings - Toronto differ from a more general inflationary index, such as GDP-IPI?

31. The BCPI Non-Residential is the most appropriate index to use, as stated under D.3. In Canada, the GDP-IPI is the federal government's featured index of inflation in the domestic economy's final goods and services. It differs from the Construction Price Index mainly in covering inflation in the prices of capital equipment used by industry as well as inflation in consumer product prices. This is very different to construction. As stated previously under D.1, the construction industry is susceptible to different micro and macro-economic influences than those inflation indexes used for typical household goods or those that are not related to construction.

D.7 Which inflationary index is more appropriate to properly escalate 2008 and 2012 construction costs for the purposes of benchmarking to the costs of the Southworks facility? Why?

32. The Non-Residential BCPI is the most appropriate as this covers for the construction escalation within the sub-sector of non-residential work, which is inclusive of commercial and office projects.

D.8 Please prepare a table that inflates separately the 2008 Powerstream cost per square foot of \$301.00, and the 2012 Enersource cost per square foot of \$228

using the proper inflationary index to arrive at a 2021 cost per square foot for each facility (for 2020 Q1 and 2021 Q1, assume a 2.4% inflationary factor).

Year	% Difference	Powerstream 2008 \$301 / sf	Enersource 2012 \$228 / sf
2008 Q1		301	
2009 Q1	4.5	315	
2010 Q1	-2.4	307	
2011 Q1	3.4	317	
2012 Q1	3.3	328	228
2013 Q1	0.8	331	230
2014 Q1	0.8	333	232
2015 Q1	2.1	340	237
2016 Q1	1.7	346	241
2017 Q1	3.8	359	250
2018 Q1	3.2	371	258
2019 Q1	5.2	390	271
2020 Q1	2.4*	399	278
2021 Q1	2.4*	409	284

* Assumed Rate of 2.4%

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E. CBRE'S UPDATED CLASS "C" ESTIMATE

CBRE performed an independent Class C Estimate to assess the reasonableness of the Class C Estimate prepared by Melloul Blamey for the Southworks project. Our accompanying Report is included in Appendix "B".

33. We detail below the main cost differential between the Melloul Blamey Class C Estimate dated December 10, 2108 and the CBRE Class C Estimate produced in September 2019.

Item	CBRE	Melloul Blamey	Difference	Comments
Construction Managers Fee	161,000	420,000	259,000	The CM Fee seems on the high side. We have allowed for 3%, which is closer to current market conditions. The Melloul Blamey cost refers to a letter dated March 28, 2017. The fee is fixed and includes for management of changes that occur during construction are not subject to mark-up by Melloul Blamey
Sub-Totals	161,000	420,000	259,000	

Neil Kelsey

Per:



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APPENDIX A
CV OF NEIL KELSEY

This Appendix "A" referred to in the written evidence of
Mr. Neil Kelsey dated September 13, 2019

Neil Kelsey

Per:

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Neil.Kelsey@cbre.com
T +1 416 775 3975
C +1 416 206 1238

CBRE Project Management
Toronto, ON

Profile

Neil is a qualified Quantity Surveyor with 25 years of international experience in cost consultancy, general contracting and construction advisory. He has significant experience in civil infrastructure, transit, rail, health, education, mining and commercial sectors in both Canada and the United Kingdom. Recently, he was the Change Control Manager for the \$500M Union Station renovation project in Toronto. He has been recognized by both employers and clients for his outstanding performance in consultancy.

Professional Experience

CBRE LIMITED

Director, Cost Consultancy (2017–Present)

- **Key achievements include:**

- Establishment of Cost Database utilizing CBRE's extensive project database across various sectors, inclusive of Commercial Office, Retail, Education, civic centres, recreational facilities

- **Key projects include:**

- **Cost Consultant & Quantity Surveying - Region of Peel, Vendor of Records | Project Values \$500K - \$10M**
 - Appointed to provide Quantity Surveying / Cost Consultancy to the Region as part of the Vendor of Records. Projects range from conceptual estimating to pre-tender (Class A) estimating, claims advice, cashflow forecasting, schedule preparation, earned value and the provision of in-house educational seminars.
- **Claims Consultant – Golf Club Renovation (King, ON) | Project Value: \$4M**
 - Neil and his team were appointed to provide an independent third-party assessment of a delay and disruption claim to assist in the resolution of a dispute between the Owner and Construction Manager. Neil evaluated each delay item and payment applications for their completeness and their substantiation to monies claimed within. A final value was assessed that enabled both parties to reach an agreement and avoid the need for costly litigation.
- **Cost Consultant & Project Controls – Distribution & Automation Centre (Toronto, ON) | Project Value: \$200M**
 - Neil's role on this confidential project are to prepare a range of estimates from Class D estimates to Class B, input into the RFP for the General Contractor, review and advise on suitable procurement models, along with implementation of project controls for the project, inclusive of earned value analysis, schedule and cost reviews.
- **Cost Consultant – Various Tenant Fit Outs (Toronto, ON) | Project value: \$500K - 20M**
 - Neil has prepared several estimates for tenant fit out projects, comprising of Financial sector, High specification offices, Retail, Law and Tech sector for ranging from Class D estimates to Class A.
- **Cost Consultant – Parsons HQ Fit Out (Toronto, ON) | Project value: \$1M**
 - Neil prepared an estimate for the renovation of an existing office, comprising of new partitions and general fit out. The Estimate was within 0.5% of the accepted General Contractor's tender. The comparison between the Estimate and tender further provided the Client with greater cost transparency and facilitated the integration of optional extras due to the Estimate accuracy.
- **Cost Consultant – Scotiabank Arena Re-brand (Toronto, ON) | Project value: \$15M (Phase 1)**
 - Neil provided services to assist the Owner in preparing suitable budgets for the re-branding of various areas within the Air Canada Centre as part of their re-brand. This involves close working with the Owner in establishing appropriate budgets and updating the Report as actual costs become known.
- **Cost Consultant for WLG Gowling Tenant Fit Out (Montreal, Que) | Project value: \$12M**
 - Neil prepared a Class D Estimate for the proposed renovation of two floors comprising of very high

specification level for Law Firm, to provide an early indication of the budget. This estimate was within 5% of the Construction Managers Class A Estimate.

- **Cost Consultant for Bank Nova Scotia (Toronto, ON) | Project value: \$8M** Energy+ Inc. 2022 IRM Application (EB-2021-0018) Filed August 16, 2021
Post contract cost monitoring and Actual Cost Report forecasting for project requiring fit out of a 160,000 sq ft campus upgrade. Review of RFP and financial submissions, tender interviews and close out of project Management. Page 142 of 176
- **Cost Consultant NLSC (Various locations, NS) | Project value: \$3M**
Estimating services and agreement of Construction Management submissions, for proposed roll out of fit out of retail units across various locations within Nova Scotia. Scrutinizing costs to ensure uniform pricing, accuracy, consistency and value for money are achieved on the programme of Works. Managed to save 20 times the Cost Consultancy fee over the program roll out.

LAKELAND CONSULTING

Director, Contracts & Commercial (2016–2017)

Key projects include:

- **Change Control Manager for Union Station Renovation (Toronto, ON) | \$500M**
Neil managed review of costs for owner/contractor on change orders. He was the Commercial Manager of work packages (\$100M), responsible for forecasting, change management and payment application preparation.
- **Project Director for Humber College Parking Lot (Toronto, ON) | \$30M**
Neil project managed the build of a new parking structure—Humber College’s first P3 project. Neil’s evaluation and review led to a change in the procurement mode, which saved millions in lost revenue.
- **Claims Consultant for Sheppard West Station (Toronto, ON) | Claim value: \$16M**
Neil prepared claim documentation on Sheppard West Station for prominent sub-trade and presented the claim to the General Contractor.

TURNER & TOWNSEND

Associate Director (2008–2015)

Key achievements include:

- Awarded the Gold Award for best performing consultant by Turner & Townsend
- Recognized by a client for outstanding service for on time and budget delivery of a \$60M hospital project

Key projects include:

- **Cost Consultant for Metrolinx Union Station, Platform 28/29 (Toronto, ON) | Value: \$65M**
Neil provided cost estimates for the renovation of Platform 28/29, inclusive of new platform, new canopies, baggage handling conveyor and associated mechanical, electrical and control rooms.
- **Cost Consultant 321 Silver Star Boulevard Office (Toronto, ON) | Value: \$35M**
Neil provided cost estimates for the construction of a new office block, complete with basement car parking, along with retail area and site works.
- **Cost Consultant Centennial College, Student Accommodation (Toronto, ON) | Value: \$70M**
Neil provided Cost Consultancy services on a mixed used student accommodation, teaching and conference facility for Class C estimate. Neil also provided cost apportionment services for the capital cost due to the involvement of a third-party capital contributor.
- **Project Director, Food Production Facility, Southern Ontario | Value: \$240M**
Neil provided Claims consulting services for several design issues on a food production facility. Due to errors and omissions the design missed several elements, causing cost overruns. Neil led a team of 9 to determine the cost differential between actual cost and tendered cost to establish damages.

Clients Represented:

- Centennial College
- Humber College
- Brock University
- Metrolinx
- BP
- CNRL
- Repsol
- Saudi-Aramco
- MLSE

Expertise:

- Quantity surveying
- Cost reconciliation
- Pre-tender estimates
- GMP review
- Change order review
- Value engineering

- **Cost Consultant for Union Pearson Express (Toronto, ON) | Value: \$200M**
Neil provided key advisory services and realized savings of \$50M+ on the owner's first P3 project.
- **GTAA Toronto Pearson International Airport (Toronto, ON) | Value: \$500K - \$5M**
Neil provided a range of estimates, from feasibility studies/contractual estimates to Class A estimates. Potential project included a new entrance and foyer area, washroom renovations, and new dining and retail areas.
- **Member of Consortium Team for Eglinton LRT (Toronto, ON) | Value: \$5B**
Neil assisted one of the Consortiums to prepare bid by providing cost, contractual, commercial, risk and schedule advice.
- **Cost Consultant for Stoney Bus Facility (Calgary, AB) | Value: \$200M**
Neil provided due diligence review of proposed new maintenance storage facility, which comprised an independent third-party review of construction costs, as well as estimating and risk advice to the design team.
- **Project Surveyor for Newcastle International Airport | Value: \$2M – \$20M**
Neil provided cost, contractual, procurement and commercial advice, inclusive of engagement on new terminal. Live and operational terminal with flights maintained was a required part of the service delivery.
- **Project Director for retail park | Value: \$80M**
Neil undertook cost audit of build-up of GMP, RFP process and change control processes and management. Established errors in RFP and procurement model with recommendations made to Client senior management.
- **Commercial Manager for light rail system | Value: \$700M**
Asset refurbishment program for LRT, including educating in-house and consultant staff in contractual administration to mitigate and manage risk of contract conditions.
- **Managing Surveyor and Project Director for Transit Heavy Civil Engineering / Roads (UK) | Value: \$30M**
Neil managed the design and construction of a major earthworks project, including monitoring expenditure and offering cost and contract advice, GMP and actual cost forecasting, and risk management. Negotiation of second-stage contract award figure with Contractor saved the client \$15M. The project came under budget by \$2M.

TELFORD HART ASSOCIATES (UK)

Associate Director (2005–2008)

Key Projects include:

- **Retail Expansion Project (Scotland & England, UK): | Project Value: \$20M (\$2M per store)**
Neil undertook a program of expansion that involved the renovation or new build of 10 stores. The role included estimating, measurement sub-trade procurement, tender evaluation and negotiation, payment certification, change-order agreement, and sub-trade final account agreement.
- **Northumbria University, various projects (England, UK): | Project Value: \$30M**
Neil undertook various Educational projects for Northumbria University, comprising of renovation of existing floors within existing building. The role comprised of estimating, measurement sub-trade procurement, tender evaluation and negotiation, payment certification, change-order agreement, and sub-trade final account agreement.

Education and Accreditations

- Professional Member, Royal Institution of Chartered Surveyors (MRICS)
- PQS Designation, Canadian Institute of Quantity Surveyors (CIQS)
- BSc Honours, Quantity Surveying, Northumbria University
- RICS APC Doctor / Mentor

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APPENDIX B
CLASS C ESTIMATE

This Appendix "B" referred to in the written evidence of
Mr. Neil Kelsey dated September 13, 2019

Neil Kelsey

Per:

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ENERGY+

OFFICE RENOVATION

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module

64 Grand Avenue South, Cambridge, ON

Date: Sep-19

1.0 Contents

1.0 Executive Summary

2.0 Introduction

3.0 Quantitates and Methodology

4.0 Benchmarking

5.0 Commentary on OEB Decision

6.0 Financial Summary

Summary - Work to Existing Shell and Structure

Sum - Work to Existing Shell and Structure

Summary - Interior Work

Sum - Interior Work

Summary - Site

Sum - Site

7.0 Allowances

8.0 Basis of Costs

**ENERGY+
OFFICE RENOVATION**

**Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module
64 Grand Avenue South, Cambridge, ON**

Date: September-19
Project No.: TBC

1.0 Executive Summary

CBRE have been retained by Energy+ to prepare a Class C construction cost estimate for the proposed office renovation works at 64 Grand Avenue South, Cambridge, Ontario and provide their opinion on the Ontario Energy Board's (OEB) decision advising Energy+ that they will provide funding in the amount of \$6.75M, in lieu of the \$8.1M Energy+ have requested.

Within this Report we detail the Project Budget and summarize the construction costs for the works to the existing shell, the proposed internal work and the site work, relevant to Energy+ office portion of the larger development of the Southworks project.

In preparing this Report, we also include the detailed estimate build-up with appropriate quantities and rates for the construction works, relevant to a Class C Estimate and level of detail.

We also provide commentary on the OEB decision, with particular reference to the benchmarking reasoning cited by the OEB in their decision, utilizing the Powerstream and Enersource projects.

This Estimate and Report is the supporting documentation to the Written Evidence document of Neil Kelsey, Director of Cost Consultancy, CBRE Project Management.

Date: September-19

Project No.: TBC

2.0 Introduction

CBRE have been appointed Energy+I to prepare a Class C construction cost estimate for the proposed office renovation works at 64 Grand Avenue South, Cambridge, Ontario. In addition to the Class C Estimate, CBRE are also to provide their opinion on the Ontario Energy Board's (OEB) decision advising Energy+ that they will provide funding in the amount of \$6.75M, in lieu of the \$8.1M Energy+ have requested.

1) Energy+ Office Renovation, Design Meeting Plans, dated May 2, 2018

The proposed office renovation is part of an old stone foundry building at 64 Grand Avenue South, Cambridge. The design proposes to divide the South building into two separate buildings by erecting a firewall, Energy+ are then to occupy the South portion following the division.

As part of the division, the renovation also requires upgrades to the existing building envelope inclusive of removal and replacement of existing windows, new building frontage and replacement of existing roof coverings. Minor site works are also included with car parking for 4 cars, including a barrier free space, hard and soft landscaping, retaining walls, and external staircase. To meet the office needs of Energy+ a mezzanine floor is proposed over part of the ground floor plate. The internal works comprise of typical office fit out with a mixture of private offices, meeting rooms, boardrooms, storage and admin offices, with open plan areas more prevalent on the Ground floor. New washrooms and an Elevator are included within the design.

The construction cost estimated is based on the following design information prepared by the Prime Consultant, Martin Simmons Architects:

- Design Meeting Drawings & Information dated May 2, 2018
- Design Brief Drawings & Information dated January 14, 2019

There is a slight difference in the proposed layouts between the two documents listed above. We have used the Design Meeting document dated May 2, 2018 to base our estimate upon, whilst utilizing the sub-consultant information within the document dated January 14, 2018 for information on Mechanical, Electrical and Structural information.

Subsequent changes to the Design/Engineering after CBRE have received documentation for estimating cannot be incorporated into the estimate.

3.0 Quantities and Methodology

- The cost estimate has been produced referring to the Design Brief prepared by Marin Simmons Architects, inclusive of the sub-consultant information and outline drawings provided, as referred to above.
- Actual measurement take-offs were taken from the drawings. These quantities are approximate as there were no dimensions provided. We have used this method in conjunction with data and metrics from previous projects similar in nature to the project scope, to facilitate a benchmark to the estimate.
- CBRE uses a wide range of standard measurement and quantifying methods in accordance with the Canadian Institute of Quantity Surveyors (CIQS)

Date: September-19

Project No.: TBC

Basis of Pricing

We understand that the project is to be procured utilizing a Construction Management form of procurement, via negotiations with Melloul Blamey Construction. This construction cost estimate assumes the sub-trade work packages will be e procured on a competitive tender basis, with fixed prices based on the completed design information.

- 1) It is further assumed that there will be a minimum of four sub-trades submitting a tender for each work package, following preliminary selection.
- 2) The costs within this estimate represent the fair market value and are not intended to be a prediction of the lowest bid.
- 3) The Estimate does not take account of any abnormal market conditions and assumes that the project will be keenly tendered following preliminary selection.
- 4) The estimate is inclusive of all mark ups and General Conditions.
- 5) The construction rates used are based on 3rd Quarter 2019 prices with an allowance for market escalation.
- 6) Should fewer bids be received or solicited then prices will typically be higher due to lack of competition.

- CBRE have priced the estimate based on current market conditions. No account has been made for market conditions that are unforeseen and could not have reasonably accounted for. As such CBRE have no control over the cost of labour, materials, local and economic conditions, all of which may impact the ability to price or source competitive tenders for projects similar in nature.
- 7)

Estimating Allowance / Contingency

The Estimate includes for an Estimating Contingency of 15%, which is reflective of the current Schematic Design stage. In addition, given the project involves renovation works comprising of both structural and remedial works to the external envelope, we would recommend that this allowance is reviewed and monitored following appropriate design development and investigative surveys, particularly in relation to the structural and remedial works involved.

Construction Contingency

The Estimates excludes any allowance for Construction Contingency to cover for changes that may occur on site.

Any proposed Construction Contingency allowance should be considered for inclusion within Energy+ overall budget to cover for changes that will occur on site. Given that the works relate to the renovation of an existing structure that was constructed over 150 years ago then an appropriate allowance should be set aside for such issues.

Escalation

As outlined above this Estimate is calculated using rates based on 3rd Quarter 2019 rates. An Escalation allowance is included within the Financial Summary.

ENERGY+
OFFICE RENOVATION

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module
64 Grand Avenue South, Cambridge, ON

Date: September-19
Project No.: TBC

Project Scope

It is important that Energy+ carefully reviews this cost estimate including all line item descriptions, clarifications, exclusions, assumptions, allowances and contingencies to ensure the estimate reflects the scope of the project.

Exclusions

The Estimates do not include the following costs:

- 1) HST
- 2) Specialist Consultant Fees (other than those referred to in the Estimate)
- 3) Permit and Development Charges (other than those referred to in the Estimate)
- 4) Re-location of existing services
- 5) Financing costs
- 6) Any Furniture Moving, Re-installation and Move Costs
- 7) Premium costs associated with single sourcing
- 8) Signage and graphics (other than those referred to within the Estimate)
- 9) Abnormal and Extraordinary Market Escalation
- 10) Removal of Hazardous Material such as Asbestos and Lead
- 11) Premiums for working in inaccessible or partially accessible spaces during construction.
- 12) Work beyond the project limits identified by the project boundary
- 13) Audio Visual Equipment and installation

Risks to the Cost Estimate

Items that can affect the cost estimates, may include, but are not limited to:

- Changes to the design subsequent to the issue of the documents stated above which this estimate is based on.
- Unforeseen and Unknown Structural conditions
- Non Competitive Bid restrictions and the sole sourcing of products/materials from specific vendors.
- Restrictive technical specifications that can result in non-competitive environment.
- A pressured, phased schedule in an occupied space.
- Access restrictions, unidentified out of hours work policies and phasing restrictions
- Restrictive technical specifications that produce a non competitive environment.
- Change in logistics, site access, overtime requirements.

Date: September-19

Project No.: TBC

4.0 Benchmarking

To be able to benchmark costs on this proposed project then appropriate or similar projects should be used to compare against. To perform this it is certainly easier if the projects are new build rather than renovation projects.

Renovation and new build projects differ in the construction works and activities they involve. Indeed, every renovation project differs in that it will have characteristics that are unique to that particular project or property.

For example, some renovation projects may only require office fit out type work, where the work is all internal, such as partitioning, finishes, extension of or amendments to existing mechanical and electrical installations and some minor strip out, whereas other projects may involve structural work, forming openings, roofing works, insertion of new floors, retention of existing structures etc., in addition to the fit out. It is for this reason that renovation type works are more difficult to benchmark.

Fit Out

At CBRE, we deliver a lot of office fit out projects per annum and as such we have significant data on office fit out costs. We can with appropriate adjustments, benchmark the internal fit out element of the works.

Within 2019, typical office fit out costs are in the region of \$120 - \$140 / sf for construction., with a medium - upper medium level specification, which seems appropriate for this project. These benchmark construction costs comprise of office partitioning, with a mixture of metal frame and glazed partitions, suspended ceilings, carpeting and vinyl tiling, painting to partitions with some wall tiling to lunchrooms, millwork to offices and kitchen / lunchroom fit outs and amendments to existing mechanical and electrical installations, inclusive of new lighting, ductwork and sprinkler amendments / installation. Fit out costs do not generally include for washrooms fixtures and fittings as they are typically included by the Landlord.

The Interior Work estimate is at \$150 per square foot. Within this figure there are values for elements of work that are not typically within an office fit out project, so they have to adjusted for to benchmark appropriately.

Interior Work

		<u>\$ / sf</u>
Energy+ Interior Work Estimate		3,231,000
Adjust for the following:-	\$	
• Credenzas Allowance	24,000	
• Washroom accessories	5,970	
• Security	40,000	
• Moveable partitions	120,000	
	<u>189,970</u>	<u>189,970</u>
		3,041,030
Revised cost per square foot based on area (21,496 sf)		\$141

Adjust for benchmark mechanical and electrical fit out costs

Energy+ (\$/sf) Fit Out Benchmark (\$/sf)

• Mechanical	32 10	
• Electrical	<u>26 20</u>	
	58 30	<u>\$28</u>
		\$113
Add for: -		
• General Conditions - 10%		\$11
• Construction Manager Fee - 2%		\$2
• Contingencies - 15%		<u>\$17</u>
		<u>\$144</u>

Following the adjustments made, the square footage cost for the fit out portion of the works is close to the benchmark costs for a typical office fit out that falls within the medium to medium upper specification level, based on CBRE cost fit outs.

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Work to Existing Shell & Structure

The proposed work to the existing shell and structure comprises of the construction of a new firewall inclusive of associated foundations, new pad foundations for the new mezzanine floor including construction of new support columns within the existing structure, construction of a new elevator pit, new canopy to building entrance, new joists / joist strengthening to existing roof structures, insertion of a new staircase, re-pointing of existing masonry and new roof covering.

The works in connection with the existing shell and structure are relative only to this particular project. Whilst we can use costs from previous projects that may be similar for that particular work element in isolation, when collated together to form an estimate for the work involved for 64 Grand Avenue South, any cost per square foot or square metre is relative only to this project and becomes very difficult to benchmark.

Within this estimate, we have to include for costs for the new firewall inclusive of foundations, the new mezzanine, new columns, elevator pit, new canopy to the entrance, strengthening of the existing roof, new internal staircase, re-pointing existing masonry and new roof covering.

These works to the existing structure are all unique to this project and it is therefore difficult to benchmark the costs in relation to this element of the works for this reason

The Fit Out elements of the works can be benchmarked to a certain degree to arrive at a cost per sf, however, the work to the existing shell does not lend itself to benchmarking in this manner.

Date: September-19
 Project No.: TBC

5.0 Commentary on OEB Decision

Commentary is provided below on the OEB Decision.

Cost Estimates

The OEB, within their decision, provide commentary on the cost estimates prepared by Melloul Blamey at Class D Stage and Class C Stage. The Class C Estimate has increased from circa 5M to circa \$8M. The Class D Estimate, was, we understand, prepared on a lot less design information and less scope.

Construction Industry Inflation / Escalation

The construction industry is susceptible to micro and macro economic issues, along with local market forces that can have an effect on pricing by both General Contractors and sub-trades. Within the last 18 months or so concrete, formwork and roofing sub-trades have been in higher than usual demand and can have the effect of driving up costs above forecasted inflation.

Steelwork costs have risen also since the end of 2018 due to imposed steel tariffs between Canada and the US have had an effect on raw steel and aluminum prices on material that are imported from a country other than the US.

Since Canada is a net importer of steel, this has had an effect of increasing raw steel prices of between 20 - 40%, which has been passed on to steel suppliers and sub-trades within the construction sector.

At CBRE we have seen construction costs steadily rise since 2008 in the GTA region within the Office Tenant Fit Out sector. Within Toronto, these costs have risen at an increased rate due to a greater impact of local market supply and demand. Since 2008, office design has changed as we see more open plan type offices. Previously, offices were designed with greater proportion of private office areas, which meant a greater level of internal divisions, hence a greater amount of drywall partitioning. Offices designs that still have partitioning look to increase the open concept via glazed office fronts.

This is also in tandem with the movement towards providing greater flexibility to the workforce, for example, 'hotel desks', which are not designated to specific personnel within an organization, reduced footprint requirements as more staff work from home and the creation of relaxation spaces, such as break out areas and collaborative areas.

Such changes in design, influence the breakdown of costs and where costs are allocated. For example, if less is being spent or allocated to drywall, then there is a greater allocation to the provision of equipping the office space for fittings and finishes.

Selection of Melloul Blamey

When selecting a Construction Manager or General Contractor, there are advantages and disadvantages to negotiation with a single source. In terms of the Energy+ decision to negotiate with Melloul Blamey, we understand they have been working with them since 2013 and that they are also the Construction Manager on the whole proposed Southworks project.

Advantages to negotiating with Melloul Blamey are, the actual sub-trade work is still to be competitively tendered which represents upwards of 80% of the construction value. With Construction Management, the actual cost of the project is not known until the award of the final sub-trade work package. Accurate cost estimates are therefore very important to prevent any unanticipated costs that were not potentially budgeted for. With Construction Management, there is the potential that changes in design can still be accommodated, as the design is not fully complete and the final construction value should be closer to the project cost following the award of the final sub-trade work package.

There is also the advantage that there is a close working relationship between Energy+ and Melloul Blamey, which due to the earlier involvement of the Construction Manager, should extend to the Design Team. We understand that the Construction Manager Fee allowance from Melloul Blamey includes for management of potential changes that may occur on site and any associated costs are not subject to mark-up from Melloul Blamey. Within this Estimate we have included for what we believe to be the market rate for the Construction Manager Fee.

**ENERGY+
OFFICE RENOVATION**

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module
64 Grand Avenue South, Cambridge, ON

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Class D Estimate

The purpose of the Class D Estimate is to establish a project budget estimate based on very limited design information. Such design information is typically 5 – 10% complete. A Class D Estimate will provide an outline project budget based on design information provided where preliminary measures can be performed, if the information permits. Outline design drawing / plans are produced which should facilitate approximate take-off measures that we will prepare from the design information and forms an inherent part of the Estimate.

For the Energy+ Class D Estimate, we understand that this was based on a design by another Architect and not Martin Simmons. This design had the mezzanine at the West side of the building previously and there were no allowances for Professional Fees and Furniture, Fittings & Equipment. The Contingency allowance also increased in the Class C Estimate, whilst this is not typical, it likely reflects the greater level of risk being known and / or increased scope.

Class C Estimate

The purpose of the Class C Estimate is to provide an estimate based on limited design information, which we anticipate being approximately 10 – 30% complete, which is typical for Schematic Design.

A Class C Estimate provides an outline project budget based on Schematic Design information, which the Design Team will have progressed to 20 – 30% complete. The design will have progressed to such a stage where preliminary measures can be performed, and the design moves away from a simple plan (Class D Estimate information) and becomes more dimensional to such a level where drawings are produced showing scale and relationship with other building elements and components

Date: September-19
Project No.: TBC

6.0 Financial Summary

Construction Component	Southworks (1,997m ²) Energy+ Office Renovation
Area (sf)	21,496
Amount	
<u>Construction</u>	
1 Work to Existing Shell	\$1,199,000
2 Interior Work	\$3,231,000
3 Site Work	\$417,000
NET CONSTRUCTION COST - Excluding General Conditions, Fee & Contingencies (3Q 2019 \$)	\$4,847,000
\$/sf	\$225
<u>General Conditions & Construction Manager Fee</u>	
4 General Conditions (including Insurance)	\$517,000
5 Construction Manager Fee (3%)	\$161,000
6 Contingencies (15%)	\$829,000
7 Additional Contingency for work to existing Shell (5%)	\$60,000
8 Escalation to 3rd Quarter 2020	\$222,000
TOTAL CONSTRUCTION COSTS - (3Q 2019 \$)	\$6,636,000
\$/sf	\$309
<u>Allowances & Professional Fees</u>	
9 Allowances	\$145,815
10 Professional Fees (including LEED)	\$617,772
11 Furniture Allowance (as Energy+ allowance)	\$400,000
12 Building Permit	\$10,000
TOTAL PROJECTS COSTS - (3Q 2019 \$)	\$7,809,587
\$/sf	\$363

The report includes for an Order of Magnitude Construction Cost estimate along with inclusions for Professional Fees.

The procurement model is to be Construction Management with sub-contractors to submit tenders for the sub-trade works. We have allocated prudent Mark Ups & Contingencies.

Contingency for Hard Cost is allowed at 15% for Estimating and Design. We have included for a further 5% Contingency for the higher risk profile of works in connection with the Existing Shell.

There are no inclusions for any Construction Contingency (changes that may occur on site)

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Works to Existing Shell & Structure

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Element		Elemental Amount	Cost / m2	Cost / sf	Amount	
A SHELL						
A1 SUBSTRUCTURE			\$49.32	\$4.58		
A11 Foundation		\$98,482	\$49.32	\$4.58		
A12 Basement Excavation		\$0	\$0.00	\$0.00	\$98,000	8%
A2 STRUCTURE			\$160.92	\$14.95		
A21 Lowest Floor Construction		\$0	\$0.00	\$0.00		
A22 Upper Floor Construction		\$222,653	\$111.49	\$10.36		
A23 Roof Construction		\$98,700	\$49.42	\$4.59	\$321,000	27%
A3 EXTERIOR ENCLOSURE			\$390.79	\$36.30		
A31 Walls Below Grade		\$21,712	\$10.87	\$1.01		
A32 Walls Above Grade		\$230,065	\$115.21	\$10.70		
A33 Windows & Entrances		\$317,234	\$158.86	\$14.76		
A34 Roof Covering		\$201,400	\$100.85	\$9.37		
A35 Projections		\$10,000	\$5.01	\$0.47	\$780,000	65%
NET BUILDING COST (Excluding Site)			\$601.02	\$55.84	\$1,199,000	100%
Z GENERAL REQUIREMENTS & ALLOWANCES						
Z1 GEN. REQ. & FEE	0.0%		\$0.00	\$0.00		
Z11 General Requirements	0.0%	\$0	\$0.00	\$0.00		
Z12 Fee	0.0%	\$0	\$0.00	\$0.00	\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Excluding Allowances)					\$1,199,000	100%
Z2 ALLOWANCES	0.0%		\$0.00	\$0.00		
Z21 Estimating Allowance	0.0%	\$0	\$0.00	\$0.00		
Z22 Escalation Allowance	0.0%	\$0	\$0.00	\$0.00		
Z23 Construction Allowance	0.0%	\$0	\$0.00	\$0.00	\$0	0%
GOOD & SERVICES TAX	0.0%	\$0	\$0.00		\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Including Allowances)					\$1,199,000	100%
GFA	1,997 m ²				\$600 m ²	
GFA	21,496 Sq. Ft.				\$56 Sq. Ft.	

CONSTRUCTION COST ESTIMATE

Works to Existing Shell & Structure

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (\$f): 21,496

Description	Quantity	Rate	Amount
GROSS FLOOR AREA			

TOTAL GROSS FLOOR AREA

1,997 m²

A1 SUBSTRUCTURE

A11 Foundations

Work to Proposed Firewall

Break out existing slab for new Firewall - 29m long for 450mm wide foundation	1 sum	10000.00	10,000
Strip foundations to perimeter wall walls	29 m	750.00	21,750
Extra for digging in assumed confined space	1 sum	7500.00	7,500

Mezzanine Columns

Excavate for new pad foundations	43 m3	30.00	1,295
Extra for breaking out existing slab / backfill etc.	43 m3	25.00	1,079
Extra for breaking out in confined space	1 sum	5000.00	5,000
Excavation for working space	43 m3	30.00	1,295
Backfill to underside of existing slab	27 m3	50.00	1,348
Concrete to pad foundations	12 m3	275.00	3,166
Reinforcement to foundations (125 kg/m3)	1,439 kg	4.00	5,756
Formwork to pad foundations	22 m2	175.00	3,808
Extra for work in confined space	1 sum	2500.00	2,500
Allow for reinstatement of existing concrete slab and make good all work disturbed (32 columns internally)	32 no	350.00	11,200
Allowance for dewatering	1 sum	5000.00	5,000

Elevator Pit

Excavate for pit	16 m3	50.00	810
Concrete to pit slab / foundation	4 m3	250.00	900
Reinforced concrete to pit slab	2,106 kg	4.20	8,845
Formwork to pit slab	5 m2	175.00	840
Concrete to walls	5 m3	250.00	1,350
Reinforced concrete to pit walls (130 kg/m3)	675 kg	4.20	2,835
Excavation for working space	16 m3	30.00	486
Extra for work in confined space	1 sum	1000.00	1,000
Waterproofing to slab walls	18 m2	40.00	720

TOTAL A11 Foundations 5 m3 18866.33 98,482
TOTAL A1 SUBSTRUCTURE 98,482

A2 STRUCTURE

A21 Lowest Floor Construction

No work assumed

TOTAL A21 Lowest Floor Construction 0 m2 0.00 0

CONSTRUCTION COST ESTIMATE

Works to Existing Shell & Structure

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
A22 Upper Floor Construction			
New staircase construction comprising of timber staircase, balustrading, from Ground Floor to Mezzanine, inclusive of landing, approx. length 6m (on plan)	1 no	75000.00	75,000
Allowance for structural amendments to existing slab to accommodate staircase	1 sum	10000.00	10,000
Structural support to new staircase	1 sum	7500.00	7,500
<u>Mezzanine Frame</u>			
Steel columns to Mezzanine (assumed 25 kg/m)	3,360 kg	4.20	14,112
Steel beams to Mezzanine (assumed 25 kg/m)	7,145 kg	4.20	30,009
Amendments to existing structure - inclusive of forming openings in existing wall to accommodate new frame / beams	1 sum	3000.00	3,000
Timber joists at 400mm centres	1,666 m	20.00	33,320
Plywood decking to timber joists	688 m2	25.00	17,200
Connections	1 sum	10000.00	10,000
Secondary steelwork (bracing, M&E plant support etc.) - allowance only	1 sum	20000.00	20,000
<u>Canopy</u>			
Steel columns to Mezzanine (assumed 25 kg/m)	210 kg	4.20	882
Steel beams to Mezzanine (assumed 25 kg/m)	150 kg	4.20	630
Amendments to existing structure - inclusive of forming openings in existing wall to accommodate new frame / beams	1 sum	1000.00	1,000
TOTAL A22 Upper Floor Construction			222,653
A23 Roof Construction			
<u>Work to Lower Roof (no details)</u>			
New joists to lower roof to decrease span of existing, including allowing for notching into existing brickwork	1,276 m2	75.00	95,700
Allowance for miscellaneous steel / metals	1 sum	3000.00	3,000
TOTAL A23 Roof Construction	1,997 m2	49.42	98,700
TOTAL A2 STRUCTURE			321,353

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64 Grand Avenue South, Cambridge, ON

CONSTRUCTION COST ESTIMATE

Works to Existing Shell & Structure

Date: September-19
Project No.: TBC

Gross Floor Area (m²): **1,997**
Gross Floor Area (sf): **21,496**

Description	Quantity	Rate	Amount
A3 EXTERIOR ENCLOSURE			
A31 Walls Below Grade			
Walls below grade to for new columns	6 m3	300.00	1,843
Formwork to columns	61 m2	200.00	12,288
Reinforcement (100 kg/m3)	614 kg	4.20	2,580
Extra for working in confined space and non-productive time	1 sum	3000.00	3,000
Miscellaneous / unmeasured items	1 sum	2000.00	2,000
TOTAL A31 Walls Below Grade	31 m2	706.76	21,712
A32 Walls Above Grade			
<u>Existing Masonry</u>			
Repointing to existing masonry to external and internal (50% of external wall area allowed - no deductions for openings)	774 m2	50.00	38,700
Allowance for making good to existing jambs and preparing to receive new for new glazing frontage (included elsewhere) and new stone jambs to match existing	1 sum	10000.00	10,000
Cleaning / remedial work to existing stone lintels over openings	62 no	500.00	31,000
<u>New Firewall</u>			
New concrete firewall	87 m3	225.00	19,575
Reinforcement to firewall	8,700 kg	4.20	36,540
Formwork	580 m2	160.00	92,800
Firestopping	29 m	50.00	1,450
TOTAL A32 Walls Above Grade	774 m2	297.24	230,065
A33 Windows & Entrances			
Remove existing windows (refer Site & Ancillary Work)			
New window installation, size assumed at 1.35m wide x 3.60m high to Ground Floor	125 m2	600.00	75,006
New window installation, size assumed at 1.35m wide x 3.60m high to Mezzanine	160 m2	600.00	96,228
New External Door entrance incl side screens	2 no	7500.00	15,000
New single leaf external entrance / exit door	1 no	3000.00	3,000
New glazing / curtain walling to form new front	90 m2	1200.00	108,000
Framing to glazing front	1 sum	20000.00	20,000
TOTAL A33 Windows & Entrances	1,997 m2	158.86	317,234
A34 Roof Covering			
Mod two ply roof to Lower Roof	792 m2	150.00	118,800
Roof finish to Higher Roof (no spec provided)	484 m2	150.00	72,600
Roof accessories	1 sum	10000.00	10,000
TOTAL A34 Roof Covering	792 m2	254.29	201,400
A35 Projections			
New canopy	1 sum	10000.00	10,000
TOTAL A35 Projections	1,997 m2	5.01	10,000
TOTAL A3 EXTERIOR ENCLOSURE			780,411
TOTAL A SHELL			1,200,246

CONSTRUCTION COST ESTIMATE
Works to Existing Shell & Structure

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
Z1 GENERAL REQUIREMENTS & FEE			
Z11 General Requirements			
General Requirements (refer Financial Summary)	ls		0
TOTAL Z11 General Requirements			0
Z12 Fee			
Fee (refer Financial Summary)	ls		0
TOTAL Z12 Fee			0
TOTAL Z1 GENERAL REQUIREMENTS & FEE			0
TOTAL CONSTRUCTION ESTIMATE EXCLUDING ALLOWANCES			1,200,246
Z2 CONTINGENCIES			
Z21 Estimating Contingency			
Estimating Contingency (refer Financial Summary)	ls		0
TOTAL Z21 Estimating Contingency			0
Z23 Construction Contingency			
Construction Contingency	ls		0
Total Z23 Construction Contingency			0
TOTAL Z2 CONTINGENCIES			0
TOTAL Z GENERAL REQUIREMENTS & CONTINGENCIES			0
TOTAL BUILDING COST INCLUDING ALLOWANCES			1,200,246

Interior Works

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Element	Elemental Amount	Cost / m2	Cost / sf	Amount	
B INTERIORS					
B1 PARTITIONS & DOORS		\$689.52	\$64.06		
B11 Partitions	\$1,236,904	\$619.37	\$57.54		
B12 Doors	\$140,100	\$70.15	\$6.52	\$1,377,000	43%
B2 FINISHES		\$160.44	\$14.91		
B21 Floor Finishes	\$153,997	\$77.11	\$7.16		
B22 Ceiling Finishes	\$84,882	\$42.50	\$3.95		
B23 Wall Finishes	\$81,520	\$40.82	\$3.79	\$320,000	10%
B3 FITTINGS & EQUIPMENT		\$146.25	\$13.59		
B31 Fittings & Fixtures	\$158,970	\$79.60	\$7.40		
B32 Equipment	\$33,100	\$16.57	\$1.54		
B33 Conveying Systems	\$100,000	\$50.07	\$4.65	\$292,000	9%
C SERVICES					
C1 MECHANICAL		\$343.45	\$31.91		
C11 Plumbing & Drainage	\$158,050	\$79.14	\$7.35		
C12 Fire Protection	\$73,897	\$37.00	\$3.44		
C13 H.V.A.C.	\$393,942	\$197.26	\$18.33		
C14 Controls	\$60,000	\$30.04	\$2.79	\$686,000	21%
C2 ELECTRICAL		\$278.63	\$25.89		
C21 Service & Distribution	\$126,411	\$63.30	\$5.88		
C22 Lighting, Devices & Heating	\$307,610	\$154.03	\$14.31		
C23 Systems & Ancillaries	\$122,411	\$61.30	\$5.69	\$556,000	17%
NET BUILDING COST (Excluding Site)		\$1,618.29	\$150.34	\$3,231,000	100%
Z GENERAL REQUIREMENTS & ALLOWANCES					
Z1 GEN. REQ. & FEE 0.0%		\$0.00	\$0.00		
Z11 General Requirements 0.0%	\$0	\$0.00	\$0.00		
Z12 Fee 0.0%	\$0	\$0.00	\$0.00	\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Excluding Allowances)				\$3,231,000	100%
Z2 ALLOWANCES 0.0%		\$0.00	\$0.00		
Z21 Estimating Allowance 0.0%	\$0	\$0.00	\$0.00		
Z22 Escalation Allowance 0.0%	\$0	\$0.00	\$0.00		
Z23 Construction Allowance 0.0%	\$0	\$0.00	\$0.00	\$0	0%
GOOD & SERVICES TAX 0.0%	\$0	\$0.00		\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Including Allowances)				\$3,231,000	100%
GFA	1,997 m²			\$1,618 m²	
GFA	5,015 Sq. Ft.			\$150 Sq. Ft.	

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
-------------	----------	------	--------

GROSS FLOOR AREA

TOTAL GROSS FLOOR AREA 1,997 m²

B1 PARTITIONS & DOORS

B11 Partitions

Interior partition, comprising of single layer Gypsum board 16mm thick both sides, metal stud	393 m2	145.00	56,973
Interior partition, comprising of two layers Gypsum board 16mm thick both sides, metal stud	751 m2	185.00	138,843
Glazed partitions, (assumed higher spec than PC350)	1,012 m2	900.00	911,088
Glazed screen to internal Entrance lobby, size 3.80m wide x 3.60m high	1 no	7500.00	7,500
Glazing film	1 sum	2500.00	2,500
Sliding partitions to divide Rooms, span 8.00m, incl structural work	1 sum	60000.00	60,000
Sliding partitions to divide Rooms, span 7.00m incl structural work	1 sum	60000.00	60,000
TOTAL B11 Partitions	2,156 m2	573.77	1,236,904

B12 Doors

Single leaf door, Solid Core Wood doors, including frames and heavy duty hardware	25 no	2100.00	52,500
Double leaf door, Solid Core Wood doors, including frames and heavy duty hardware	1 no	4000.00	4,000
Single leaf glazed swing door including hardware, frames etc.	28 no	2600.00	72,800
Double leaf glazed swing door including hardware, frames etc.	2 no	5400.00	10,800
TOTAL B12 Doors	56 no	2501.79	140,100
TOTAL B1 PARTITIONS & DOORS			1,377,004

B2 FINISHES

B21 Floor Finishes

Take up existing floor finish (N/A)			
Polish existing / new concrete floor	66 m2	25.00	1,656
New floor finish comprising of resilient tile / non-slip vinyl tile flooring	870 m2	80.00	69,585
Mid quality carpet tiles	682 m2	70.00	47,708
Higher quality carpet finish	252 m2	90.00	22,638
Rubber cove baseboard	373 m	20.00	7,454
Timber baseboard	246 m	12.00	2,957
Allowance for entrance matting	1 no	2000.00	2,000
TOTAL B21 Floor Finishes	1,997 m2	77.11	153,997

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
B22 Ceiling Finishes			
Gypsum plasterboard ceiling	999 m2	80.00	79,882
Form feature bulkheads	1 sum	5000.00	5,000
TOTAL B22 Ceiling Finishes	999 m2	85.01	84,882
B23 Wall Finishes			
Framing and Drywall, including vapour barrier, air gap etc.	1,020 m2	20.00	20,397
Painting to partitions	2,287 m2	10.00	22,868
Tiling to Wet areas (Washrooms, Changing, splashback areas)	400 m2	90.00	35,961
Extra for wall tiling to splashback areas	6 m2	50.00	293
Allowance for tiling to other areas (not detailed)	1 sum	2000.00	2,000
TOTAL B23 Wall Finishes	3,307 m2	24.65	81,520
TOTAL B2 FINISHES			320,398

B3 FITTINGS & EQUIPMENT**B31 Fittings & Fixtures**

Kitchen cabinetry and worktops to Lunchroom	1 sum	35000.00	35,000
Miscellaneous Kitchen fittings to Lunchroom	1 sum	5000.00	5,000
Reception Desk	1 no	30000.00	30,000
Credenzas to Training Rooms	4 no	4000.00	16,000
Credenzas to Boardroom	2 no	4000.00	8,000
Benching to Changing Areas (male & Female)	1 sum	12000.00	12,000
Miscellaneous shelving to Storage Rooms etc.	1 sum	10000.00	10,000
Millwork - notional allowance to Meeting Rooms (3 No.)	1 sum	5000.00	5,000
Millwork - notional allowance to Enclosed offices (18 No.)	1 sum	20000.00	20,000
Undetailed shelving	1 sum	1000.00	1,000
Washroom accessories: -			
Toilet paper dispenser	6 no	75.00	450
Folding shower seat	2 no	500.00	1,000
Shower curtain, rod & hooks	2 no	200.00	400
Robe hook	6 no	20.00	120
Grab bars - shower	2 no	350.00	700
Grab bars - toilet	2 no	350.00	700
Mirror	8 no	200.00	1,600
Bench to Barrier Free / Universal Washroom	1 no	1000.00	1,000
Notional allowance for Notice boards	1 sum	1000.00	1,000
Metals:			
Notional Allowance metals	1 sum	1000.00	1,000
Metal balustrading	6 m	1500.00	9,000
Furnishings - Excluded			
Window Blinds - Excluded			
TOTAL B31 Fittings & Fixtures	1,997 m2	79.60	158,970

**ENERGY+
OFFICE RENOVATION**

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module

64 Grand Avenue South, Cambridge, ON

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
B32 Equipment			
<u>White Goods / Kitchen Appliances</u>			
Dishwasher	1 no	1100.00	1,100
Refrigerator to Lunchroom	1 no	1500.00	1,500
Mini refrigerator	2 no	500.00	1,000
Microwave	2 no	500.00	1,000
Ice machine	1 no	500.00	500
Stove	0 no	1800.00	0
Lockers to Male & Female Changing - assumed full height)	16 no	1750.00	28,000
TOTAL B32 Equipment	1,997 m2	16.57	33,100
B33 Conveying Systems			
Elevator installation - 2 stops	2 no	50000.00	100,000
TOTAL B33 Conveying Systems	0 stp	0.00	100,000
TOTAL B3 FITTINGS & EQUIPMENT			292,070
TOTAL B INTERIORS			1,989,472
C1 MECHANICAL			
C11 Plumbing & Drainage			
Equipment			
HW boiler	2 no	15000.00	30,000
Water meter	2 no	5000.00	10,000
HW heater	2 no	10000.00	20,000
HW recirculation pump	2 no	2000.00	4,000
HW water tank	2 no	5000.00	10,000
Piping			
Cold water	130 m	75.00	9,750
Hot water	120 m	75.00	9,000
Hot water recirculation	120 m	75.00	9,000
Sanitary and vent piping	100 m	90.00	9,000
Storm drainage	1 sum	10000.00	10,000
Fixtures			
Mop sink	1 no	1500.00	1,500
Kitchen sink - countertop	3 no	1000.00	3,000
Basin - wall mounted	2 no	900.00	1,800
Inset basins	5 no	1000.00	5,000
New basin Barrier free with faucet	1 no	1000.00	1,000
WC Barrier free	1 no	1500.00	1,500
WC	7 no	1200.00	8,400
Urinal	1 no	900.00	900
Drinking fountain	2 no	1000.00	2,000

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
Grab bars (incl Fittings)	0 no	350.00	0
Shower incl tray, head etc.	2 no	1300.00	2,600
Rough in for sink / basins	12 no	400.00	4,800
Rough in for dishwasher	1 no	400.00	400
Rough in for fridge	3 no	400.00	1,200
Rough in for WC	8 no	400.00	3,200
White Goods / Kitchen Appliances			
Dishwasher (refer Equipment)			
Fridge (refer Equipment)			
TOTAL C11 Plumbing & Drainage	1,997 m2	79.14	158,050
C12 Fire Protection			
Sprinkler to Office			
New sprinkler installation	1,997 m2	35.00	69,897
Standpipe system			
Notional allowance - hangers	1 no	3000.00	3,000
Miscellaneous			
fire extinguishers - allowance	1 sum	1000.00	1,000
TOTAL C12 Fire Protection	1,997 m2	37.00	73,897
C13 HVAC			
Indoor Air Handling Unit	1 sum	120000.00	120,000
Outdoor Condensing Unit	1 sum	80000.00	80,000
Ductwork	1,997 m2	40.00	79,882
Diffusers and grilles	21 no	160.00	3,360
Exhaust fans	10 no	1000.00	10,000
Kitchen hood exhaust	1 no	1700.00	1,700
VAV Units			
Fan coil units	1 sum	3000.00	3,000
gas piping	100 m	100.00	10,000
Water supply and return	100 m	500.00	50,000
silencers - notional allowance	1 sum	2000.00	1,000
exterior insulation - assume not required			
Heating Devices			
Perimeter radiation			
heaters - notional allowance	1 sum	20000.00	20,000
Fire and motorized dampers	1 sum	3000.00	3,000
Miscellaneous			
testing and balancing	1 sum	12000.00	12,000
fuel oil system- Not required			
commissioning - No allowance			
fuel oil system- Not required			
commissioning - No allowance			
TOTAL C13 HVAC	1,997 m2	197.26	393,942

**ENERGY+
OFFICE RENOVATION**

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module

64 Grand Avenue South, Cambridge, ON

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
C14 Controls			
Controls allowance	1 sum	60000.00	60,000
computer hardware, software and programming- not included			
TOTAL C14 Controls	1,997 m2	30.04	60,000
TOTAL C1 MECHANICAL			685,889

C2 ELECTRICAL

C21 Service & Distribution

Normal Power	1,997 m2	30.00	59,911
Allowance	m2		0
Permits, inspection, testing and job setup (refer below)	sum		0
Emergency Power	1 sum	30000.00	30,000
Panels, Splitters	1 sum	25000.00	25,000
Rough in - core holes	1 sum	2000.00	2,000
Notional allowance - hangers	1 sum	2000.00	2,000
Metering allowance	1 sum	1500.00	1,500
Wiring to Mechanical	1 sum	3000.00	3,000
Permit, inspection, testing, job set up	1 sum	3000.00	3,000
TOTAL C21 Service & Distribution	1,997 m2	63.30	126,411

C22 Lighting, Devices & Heating

Lighting layout	1,997 m2	100.00	199,705
Allowance for Higher grade light fixtures to Training Rooms, Boardrooms, Meeting Rooms c	1 sum	20000.00	20,000
Exterior lighting to Building	10 no	950.00	9,500
Lighting on roof	1 sum	3000.00	3,000
LV switch lighting	1 sum	2500.00	2,500
Power			
Power	1,997 m2	32.00	63,905
Power in Common areas:			
Not applicable	m2	32.00	0
Heating			
Notional allowance	1 sum	6000.00	6,000
Power to Auto doors	2 no	750.00	1,500
Push button to Auto doors	2 no	250.00	500
Wiring to snow melt	1 sum	1000.00	1,000
TOTAL C22 Lighting, Devices & Heating	1,997 m2	154.03	307,610

CONSTRUCTION COST ESTIMATE

Interior Work

Date: September-19

Project No.: TBC

Gross Floor Area (m²): 1,997

Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
C23 Systems & Ancillaries			
Fire alarm	1 sum	15000.00	15,000
Allow for annunciator c/w wiring	1 no	2000.00	2,500
Allowances for fire alarm testing, etc.	1 sum	5000.00	5,000
Security			
Allowance	1 sum	40000.00	40,000
Communication			
Racks, patch panels, switches & cabling	1,997 m2	18.00	35,947
Data / Comms	1,997 m2	12.00	23,965
TOTAL C23 Systems & Ancillaries	1,997 m2	61.30	122,411
TOTAL C2 ELECTRICAL			556,432
TOTAL C SERVICES			1,242,321
NET BUILDING COST (EXCLUDING SITE)			3,231,793
Z1 GENERAL REQUIREMENTS & FEE			
Z11 General Requirements			
General Requirements (refer Financial Summary)	ls		0
TOTAL Z11 General Requirements			0
Z12 Fee			
Fee (refer Financial Summary)	ls		0
TOTAL Z12 Fee			0
TOTAL Z1 GENERAL REQUIREMENTS & FEE			0
TOTAL CONSTRUCTION ESTIMATE EXCLUDING ALLOWANCES			3,231,793
Z2 CONTINGENCIES			
Z21 Estimating Contingency			
Estimating Contingency (refer Financial Summary)	ls		0
TOTAL Z21 Estimating Contingency			0
Z23 Construction Contingency			
Construction Contingency	ls		0
Total Z23 Construction Contingency			0
TOTAL Z2 CONTINGENCIES			0
TOTAL Z GENERAL REQUIREMENTS & CONTINGENCIES			0
TOTAL BUILDING COST INCLUDING ALLOWANCES			3,231,793

ENERGY+
OFFICE RENOVATION
 Class C Construction Cost Estimate & Commentary on OEB Decision
 for Advanced Capital Module
 64 Grand Avenue South, Cambridge, ON

Site Works

Date: September-19
 Project No.: TBC

Gross Floor Area (m²): **1,997**
 Gross Floor Area (sf): **21,496**

Element		Elemental Amount	Cost / m2	Cost / sf	Amount	
D SITE & ANCILLARY WORK						
D1 SITE WORK			\$186.62	\$17.34		
D11 Site Development		\$270,186	\$135.30	\$12.57		
D12 Mechanical Site Services		\$51,500	\$25.79	\$2.40		
D13 Electrical Site Services		\$51,000	\$25.54	\$2.37	\$373,000	89%
D2 ANCILLARY WORK			\$21.98	\$2.04		
D21 Demolition		\$0	\$0.00	\$0.00		
D22 Alterations		\$43,900	\$21.98	\$2.04	\$44,000	11%
NET BUILDING COST (Including Site)					\$417,000	
Z GENERAL REQUIREMENTS & ALLOWANCES						
Z1 GEN. REQ. & FEE	0.0%		\$0.00	\$0.00		
Z11 General Requirements	0.0%	\$0	\$0.00	\$0.00		
Z12 Fee	0.0%	\$0	\$0.00	\$0.00	\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Excluding Allowances)					\$417,000	100%
Z2 ALLOWANCES	0.0%		\$0.00	\$0.00		
Z21 Estimating Allowance	0.0%	\$0	\$0.00	\$0.00		
Z22 Escalation Allowance	0.0%	\$0	\$0.00	\$0.00		
Z23 Construction Allowance	0.0%	\$0	\$0.00	\$0.00	\$0	0%
GOOD & SERVICES TAX	0.0%	\$0	\$0.00		\$0	0%
TOTAL CONSTRUCTION ESTIMATE (Including Allowances)					\$417,000	100%
GFA		1,997 m²			\$209 m²	
GFA		21,496 Sq. Ft.			\$19 Sq. Ft.	

**ENERGY+
OFFICE RENOVATION**

Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module
64 Grand Avenue South, Cambridge, ON

CONSTRUCTION COST ESTIMATE

Site Works

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
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GROSS FLOOR AREA

TOTAL GROSS FLOOR AREA

1,997 m²

D1 SITE WORK

D11 Site Development

Strip, prepare, rough and fine grading	570 m2	2.00	1,140
Excavation to reduce levels / formation level	228 m3	4.00	912
Remove surplus soil from site	228 m3	20.00	4,560
Asphalt road	232 m2	50.00	11,597
Concrete road curbs	50 m	65.00	3,271
Concrete curbs paved areas (allowance only)	1 sum	1000.00	1,000
Paved areas	321 m2	90.00	28,902
Bedding to paved areas	321 m2	2.00	642
Car park lining	3 no	35.00	105
Barrier free symbol to car park	1 no	40.00	40

Retaining Walls

Retaining wall foundations	44 m	600.00	26,400
Concrete to retaining walls	90 m3	225.00	20,142
Reinforcement to walls (125kg/m3)	11,190 kg	4.20	46,998
Formwork to retaining walls	448 m2	160.00	71,616
Extra for brick / masonry finish to retaking wall next to Building	59 m2	75.00	4,410
Extra for fair finish to retaining wall (both sides)	330 m2	25.00	8,250
Capping to retaining wall	44 m	150.00	6,600

External Stairs

Concrete stairs from external sidewalk to main Entrance, approx. 3, wide x 8m length (on plan)	1 no	5000.00	5,000
Balustrading to one side	9 m	900.00	8,100

Soft Landscaping

Soft landscaping / planting (notional allowance only)	1 sum	1000.00	1,000
Planters	1 sum	2000.00	2,000
Trees - semi mature	2 no	500.00	1,000
Irrigation allowance	1 sum	2000.00	2,000
Bike racks	1 sum	3000.00	3,000
Bollards	2 no	750.00	1,500
Building Signage - notional allowance (no details)	1 sum	10000.00	10,000

TOTAL D11 Site Development

270,186

CONSTRUCTION COST ESTIMATE

Site Works

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
D12 Mechanical Site Services			
<u>Storm</u>			
Connect to existing mains	1 no	5000.00	5,000
Manholes	1 no	4500.00	4,500
Drainage pipework	20 m	250.00	5,000
Catch basin	2 no	3000.00	6,000
<u>Sanitary</u>			
Connect to existing mains	1 no	5000.00	5,000
Manholes	1 no	4500.00	4,500
Drainage pipework	20 m	250.00	5,000
<u>Water service</u>			
Connection to Water			
Connect to existing mains (N/A)	1 no	5000.00	5,000
Water pipework	20 m	200.00	4,000
Fire hydrant	1 no	5000.00	5,000
Concrete block thrust	1 no	2500.00	2,500
TOTAL D12 Mechanical Site Services			51,500
D13 Electrical Site Services			
Electrical connection	1 no	30000.00	30,000
Conduit entry into building	1 sum	10000.00	10,000
Lamppost lighting to car park, single headed pole	2 no	3000.00	6,000
Allowance for new manhole	1 no	5000.00	5,000
TOTAL D13 Electrical Site Services			51,000
TOTAL D1 SITE WORK			372,686

D2 ANCILLARY WORK

D21 Demolition

No work			0
TOTAL D21 Demolition			0

D22 Alterations

Create opening in existing external wall for new glazing (included elsewhere), approx. size 10m wide x 9.80m high, inclusive of all temporary propping	1 sum	10000.00	10,000
Allowance for miscellaneous removal (no details, notional allowance only)	1 sum	2000.00	2,000
Removal of existing roof covering to Lower Roof	792 m2	25.00	19,800
Removal of existing roof covering to Higher Roof	484 m2	25.00	12,100
TOTAL D22 Alterations			43,900

TOTAL D2 ANCILLARY WORK

TOTAL D SITE & ANCILLARY WORK

NET BUILDING COST (INCLUDING SITE)

43,900

43,900

416,586

416,586

CONSTRUCTION COST ESTIMATE
Site Works

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

Description	Quantity	Rate	Amount
Z1 GENERAL REQUIREMENTS & FEE			
Z11 General Requirements (refer Financial Summary)			
TOTAL Z11 General Requirements			0
Z12 Fee (refer Financial Summary)			
TOTAL Z12 Fee			0
TOTAL Z1 GENERAL REQUIREMENTS & FEE			0
TOTAL CONSTRUCTION ESTIMATE EXCLUDING ALLOWANCES			416,586
Z2 CONTINGENCIES			
Z21 Estimating Contingency			
Estimating Contingency (refer Financial Summary)	Is		0
TOTAL Z21 Estimating Contingency			0
Z23 Construction Contingency - refer Financial Summary			
Construction Contingency	Is		0
Total Z23 Construction Contingency			0
TOTAL Z2 CONTINGENCIES			0
TOTAL Z GENERAL REQUIREMENTS & CONTINGENCIES			0
TOTAL BUILDING COST INCLUDING ALLOWANCES			416,586

ENERGY+
OFFICE RENOVATION
Class C Construction Cost Estimate & Commentary on OEB Decision
for Advanced Capital Module
64 Grand Avenue South, Cambridge, ON

Date: September-19
Project No.: TBC

Gross Floor Area (m²): 1,997
Gross Floor Area (sf): 21,496

7.0 Allowances

Description	Quantity	Rate	Amount
GROSS FLOOR AREA			

TOTAL GROSS FLOOR AREA 1,997 m²

ALLOWANCES	
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Allowances - as per Melloul Blamey Class C Estimate (not included in CBRE Construction Estimate)

1)	Testing & Inspection	1 sum	10000.00	10,000
2)	Commissioning	1 sum	5815.00	5,815
3)	Soils Remediation	1 sum	100000.00	100,000
4)	Pre-Construction Services Fee	1 sum	30000.00	30,000
5)	LEED Consultant (included in Professional Fees)	1 sum	0.00	0

TOTAL ALLOWANCES 145,815

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8.0 Basis of Costs

Gross Floor Area SF21,496	
Elemental Construction Scope	
Substructure	Amendments to existing substructure for new pad foundations to support mezzanine floor
Structure	New mezzanine floor within existing structure. Strengthening to existing roof structure
Exterior Enclosure	Re-pointing to existing masonry (50% area allowed). New glazed frontage to Building. Replacement of existing windows, new external doors. Replacement of existing roof coverings.
Partitions & Doors	Drywall partitions, with glazed partitions and glazed screens where shown. New solid core single leaf doors and glazed doors to Office fronts.
Finishes	New Gypsum board ceiling to 50% of area. New carpet floor finish and vinyl flooring with new baseboards. Paint to Drywall and wall tiling to Washrooms and Lunchroom
Fittings & Equipment	Millwork to Reception, Millwork allowance, Kitchen cabinetry. Inclusions for microwave, dishwasher, fridge. Credenzas to Boardrooms
Mechanical	Plumbing fixtures including WC's, wash basins, and sinks. New hot water boilers, heaters and equipment, ductwork, fans, new sprinkler installation and controls.
Electrical	Communication outlets to Work areas, mechanical wiring, lighting, with an allowance for higher spec lighting to Training Rooms, Boardrooms and Meeting Rooms. Fire alarm testing. Power distribution and security installation.
Site Work	Car parking surfacing, new retaining walls, external stairs, soft and hard landscaping to applicable site boundary.
Ancillary Work	Alteration work to remove existing roof covering and form opening in existing Elevation for new glazed frontage.
General Requirements	An allowance has been made for the General Contractors site establishment, staffing, attendance on sub-contractors, temporary services and plant required to complete the project
Allowances	Testing & Inspection, Soils Remediation, Pre-Construction Services Fee, Commissioning

APPENDIX C
FORM A

FORM A

Proceeding: EB-2019-0180

ACKNOWLEDGMENT OF EXPERT'S DUTY

1. My name is NEIL KELSEY.....(name). I live at Burlington (city), in the ONTARIO (province/state) of CANADA.....
2. I have been engaged by or on behalf of ENERGY+..... (name of party/parties) to provide evidence in relation to the above-noted proceeding before the Ontario Energy Board.
3. I acknowledge that it is my duty to provide evidence in relation to this proceeding as follows:
 - (a) to provide opinion evidence that is fair, objective and non-partisan;
 - (b) to provide opinion evidence that is related only to matters that are within my area of expertise; and
 - (c) to provide such additional assistance as the Board may reasonably require, to determine a matter in issue.
4. I acknowledge that the duty referred to above prevails over any obligation which I may owe to any party by whom or on whose behalf I am engaged.

Date SEPT 12, 2019.....

N. K
Signature