

Date: May 1, 2024

**To: Mansi Modi**

Senior Advisor, Distribution Policy & Compliance  
Ontario Energy Board (OEB)

&

**Helen Guo**

Manager, Distribution Policy & Compliance, OEB

Regarding: Case number: EB-2024-0092

Launched: January 5, 2024

Sector: Electricity Distribution

We are providing feedback to the request by The Minister of Energy, in his November 29, 2023, Letter of Direction, that asked the OEB to report on a review of "electricity distribution system expansion connection to help housing development.

The OEB Document on, "Exploring Connection and Revenue Horizon Options", dated April 3, 2024, listed six Agenda Items. We focused on items five & six:

**Item 5:** Alternative Cost Recovery Approach for Discussion Fixed Development Charges | System Enhancement | Stand Alone Rates | Other Approaches

**Item 6:** Next Step: Our recommendation and suggestion is to explore System Enhancements, Stand Alone Rates and other approaches to unlock existing under-utilized nighttime capacity to provide builders and developers with low-cost options to deliver more low-cost housing.

**Background:**

We hosted a Workshop on Sustainable Affordable House (SAH) on April 29th. The meeting consensus was that more should be done with rates to enable surplus power, thermal energy storage and/or earth energy heat pumps with short-term storage to make better use of surplus nighttime electricity.

While we understand that the focus of your investigations thus far have been on the cost of the distribution network. We feel you have significant

abilities to influence the cost of power at night with little impact on the cost of distribution and significant impact on the cost of housing.

We did invite the OEB, IESO, Hydro One and Enbridge to our workshop to hear presentations from McMaster University, Centennial Colleges, the Boltzmann Institute, Canada Mortgage and Housing Corporation (CMHC) and other consultants to discuss this important topic. Unfortunately scheduling issues limited the involvement of the utility sector. We should mention that the Workshop host is both a Hydro One & Enbridge customer.

Given more time we would be happy to provide a summary of the low-impact SAH options that were discussed. We hope that a Pilot Stand Alone Rate will be considered in your report to the Minister Of Energy as a way of promoting more housing that is both sustainable and affordable using our shovel-ready concepts.

Regards

**Frank Lenarduzzi, P.Eng, MBA**

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Co-Chair

SAH Workshop Organizing Committee