Community & Environmental Information

Hell's Kitchen Lithium and Power
Imperial Valley, California
Controlled Thermal Resources

A large-scale power and critical minerals production company strategically positioned to provide clean power and lithium via the Hell's Kitchen Project.

CTR's Hell's Kitchen Project is situated in Imperial County, CA, within the heart of the Salton Sea Geothermal Field - one of the world’s most prolific geothermal and critical mineral resource areas.

Key Facts

- A robust, proven resource with significant expansion potential
- Initial stage with production capacity of 50MW power and 25,000 tonnes lithium hydroxide monohydrate per year with modular design for optimal scale-up and multiple stage development schedule
- Highest sustainability credentials for lithium production
- Total resource capacity of 1,100MW power, 300,000 tonnes battery-grade lithium products per year
- Geothermal facilities have been operating in Imperial County for 40+ years

NREL Report 2021 - Techno-Economic Analysis of Lithium Extraction from Geothermal Brines
What will CTR’s Stage 1 look like?

Artist impression of our first 50-megawatt power plant and 25,000 tonnes lithium production facility.

The size of this Stage 1 development is expected to require less than 50 acres of land.
Best-in-class ESG credentials utilizing clean power and steam for a near-zero carbon footprint

- **Sale of Renewable Energy**
- **Step 1: Produce Clean Power and Steam**
- **Step 2: Recover Lithium from Brine**
- **Step 3: Produce Lithium Carbonate or Hydroxide**
- **Battery Manufacturing by Others**

- Hot brine rises from deep below the earth's surface (around 8,000 feet)
- Brine is injected back into the geothermal reservoir (around 8,000 feet)
- EV Batteries, Energy Storage and Recycling

- Near zero CO₂ emissions
- No tailings or overseas processing
- Powered by renewable energy and steam

- No open-pit mining or evaporation ponds
- Fully integrated onsite process
- Minimal physical footprint
Vision for the world’s first **Clean Energy Campus**
Supporting a genuinely empowered community

- Strong community backing
- Workforce and education development
- Direct project awareness through local town hall meetings
- Support for local community events, charities, and schools
- On-the-job training opportunities
- Collaboration with Sovereign Tribes

CTR Direct Project Jobs*

<table>
<thead>
<tr>
<th>Year Range</th>
<th>Jobs</th>
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<tbody>
<tr>
<td>2024 - 2025</td>
<td>220</td>
</tr>
<tr>
<td>2026 - 2027</td>
<td>940</td>
</tr>
<tr>
<td>2028 - 2030</td>
<td>1,400</td>
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Total anticipated project, construction and ancillary jobs at full operating capacity: 4,000+

4,000+ Jobs for Imperial County
95%+ Workforce Local to Imperial County

*Cumulative job growth estimates across all project stages
Source: Imperial Valley Economic Development Corporation – Hell’s Kitchen Lithium and Power Economic Impact Analysis 2020
From a Vision to a Reality
Getting it done

Lithium Supply Agreements signed with auto giants General Motors and Stellantis

Completed Stage 1 drilling program

Optimization plant and lithium recovery

CTR appoints Hargrove to deliver its Stage 1 lithium facilities.

MOU signed with Fuji Electric for EPC contracts totaling $US 1.4 billion

California’s Governor Gavin Newsom visits the Hell’s Kitchen Project

Multi-stage scale-up capacity through modular engineering design
No open pit mines or evaporation ponds at the Salton Sea!

- CTR's facilities have no connection to the Salton Sea, nor does lithium production.
- CTR's Stage 1 development is located approximately 2 miles from the Salton Sea shoreline.
- The Salton Sea does not need to shrink any further to recover lithium as it comes from deep underground.
- We do not take water from the sea and our operations are not connected to the sea. The Salton Sea is a geographical reference point only.
- There are no production ‘tailings’ (like rock ore, clay or hazardous materials) that need to be removed from the site, or put into landfill.
- There are no evaporation ponds used.
- There will be no open pit mining.
- The roads connecting CTR's project to Highway 111 will be designed to minimize dust.
- The project is approximately 4 miles from the township of Niland.
1. Aesthetics/View lines
   a. The Project is improving an environmental disaster area into managed land to help with onsite dust abatement.
   b. There are no residences with a view of the site and there is no viewshed from a designated scenic highway.

2. Agriculture and Forestry Resources
   a. The Project is not converting existing farmland into non-agricultural uses.

3. Air Quality
   a. The Project will be operating within the same parameters as existing geothermal plants that have been operating for 40 years.
   b. The Project will receive an Air Permit in accordance with all rules and regulations required from the Imperial County Air Pollution Control District.
   c. The lithium facility is a closed-loop system which produces near-zero offsite emissions (e.g., minimal to no waste streams).

4. Biological Resources
   a. The Project will create improvements through land development and dust abatement, in an area the California state has designated as “high emissive soils with a negative impact on the environment”.
   b. A minor portion of the Project site (~100 acres out of ~7,200 acres) are existing degraded areas and CTR intend to build facilities on these degraded land areas.

5. Cultural Resources
   a. There are no existing buildings or historic resources onsite.
   b. A Cultural Resources Technical Study will be conducted to identify any archaeological resources.

6. Energy Use
   a. The Project will run with renewable, baseload (24/7) energy.
   b. The Project will help the California state meet its Renewable Portfolio Standard goals by 2030.
Environmental and Community 20 Point Checklist

7. Geology / Seismic Activity / Soils
   a. The Project will create an improved environment through dust abatement.
   b. The project does not create any process waste or water streams that would affect soil health.
   c. The current soil health in the project area is highly degraded.
   d. The region is prone to seismic activity given the nature of the geology. It is important to note that no earthquakes have been attributed to geothermal production in the 40 years of operations. The geothermal operations in Imperial County have seismic monitoring stations as part of their strict permits with annual reports to the state and county authorities.

8. Greenhouse Gas Emissions
   a. The Project will help the California state meet its Clean Energy goals by 2030.
   b. The Project includes renewable energy generation and lithium production in a closed-loop system. Geothermal power generates minimal to insignificant greenhouse gas emissions approximately ten times less than a natural gas plant.

9. Hazards & Hazardous Materials
   a. The Project does not generate hazardous waste.
   b. The Project does not require a landfill for process waste disposal.

10. Hydrology / Water Quality
    a. The Project does not use evaporation ponds, leach ponds, open pit mines, waste tailing piles or tailing ponds.
    b. CTR is investigating ways to capture any unusable, degraded water and recycle it.

11. Land Use / Planning
    a. The Project’s land use and planning permits will be registered with Imperial County (e.g., Conditional Use Permit).
    b. All planning and land use will adhere to the laws and regulations governing operations in the area.
12. **Mineral Resources**
   a. The Project will produce products with elements listed on the U.S. Critical Minerals List and is considered critical to U.S. national security.
   b. This sustainably produced lithium will assist in the global transition to electric vehicles which is essential to curb global carbon emissions.

13. **Noise**
   a. Noise generated from this Project will meet, or be less than, all federal and state requirements.
   b. There are no sensitive receptors near the Project site.

14. **Population / Jobs / Housing**
   a. CTR expects to create approximately 220 direct jobs in Stage 1; 940 direct jobs in Stage 2; and an estimated total of 1,400 direct jobs at full project capacity in a California disadvantaged community.
   b. The Project is creating jobs with an average salary that is almost twice the current average salary in the community. (Source: www.ivedc.com)
   c. There are enough unemployed and willing people in the region to meet the job increase demand of the overall project development.
   d. Over 95% of all jobs will be sourced from Imperial County.
   e. There are Imperial County plans to develop affordable and sustainably built housing in the county to meet further population growth. CTR is assisting local counties, cities, non-profit organizations, and builders in these efforts.
   f. CTR is working with Imperial County and various education providers to support education development in high school, college, and university programs as well as recruitment and on-the-job training programs.

15. **Public Services**
   a. The Project will not be a drain on existing service ratios, response times or other performance objectives for fire protection, police protection, schools, parks, or other public facilities.
   b. The Project team is working with County officials to facilitate and support any additional needs for emergency management as a result of this project development.
16. Recreation
   a. The Project area is not designated as an active recreation area.
   b. The Project will enhance future recreation because it will help to mitigate the dust that prevents the public from enjoying open space.

17. Transportation
   a. The Project will not conflict with local transit, roadway, bicycle, or pedestrian facilities.
   b. Any necessary roadway improvements as a result of this project development will be made based on the results of the appropriate traffic studies.

18. Tribal Cultural Resources
   a. Tribal consultation is ongoing and will continue including the completion of a Cultural Resources study as part of the permitting process.
   b. Preliminary consultation with the Tribes to date indicates that there are no Tribal Cultural Resources on the project site.
   c. CTR welcomes ongoing collaboration with Tribal representatives and further discussions on activities relating to Tribal needs, workforce training and other community initiatives.

19. Utilities / Service Systems
   a. The Project will purchase water and power from Imperial Irrigation District (IID).
   b. The Project will sell power to the Imperial Irrigation District (IID) connecting to the grid at an existing interconnect point.

20. Wildfire
   a. The Project is not located in an urban-wildlife interface that would subject people to wildfire dangers.
   b. The Project includes land management of exposed dry lakebed (playa).
The residents and communities around the Salton Sea – especially at the North End, have suffered the ongoing negative effects of the shrinking Salton Sea for many years.

While geothermal power production is not responsible for these dust emissions, finding solutions is still a high priority for the community and our company will do its part to decrease dust emissions on our site.

The state and local governments are supportive of geothermal and lithium development in this area as it could:

- Help reduce dust from the exposed lakebed playa as part of the development.
- Bring additional economic prosperity and investment to the region to fight this ongoing problem through avenues such as property tax.
- Shine a spotlight on the Salton Sea and Imperial County to attract more support and attention to the current environmental issues affecting the community.
- Support government in their community initiatives and Salton Sea environmental programs to address the dust issue.
What kind of economic benefits will there be for the community?

- Current economic modeling from Imperial County suggests that the County could double its current property tax income over the next 8 years.

- The Imperial Valley geothermal industry is the single largest property taxpayer and private employer. Localization of U.S. lithium production and its ancillary uses could triple that workforce and subsequent property taxes.

- CTR, in support of Imperial County, has undertaken a housing initiative in concert with the project development. We aim to work with local builders and municipalities to develop quality, affordable homes in the community, for the betterment of the community.

According to the Imperial Valley Economic Development Corporation’s (IVEDC) Economic Impact Assessment:

- “For every $1 spent on payroll, CTR's project is estimated to generate an additional $1.23 for the community in local taxes and earnings, which would more than double the initial local investment.”

- “The creation of 1,400 jobs will result in an estimated $161.4 million in initial earnings and an additional $197.9 million in local taxes and ancillary job earnings.”

- “Controlled Thermal Resources Hell's Kitchen Lithium and Power Project can have a significant economic impact in our region with an estimated local impact of 4,285 jobs and $359.3 million in overall earnings and taxes generated for the community.”

Source: IVEDC: Controlled Thermal Resources Hell's Kitchen Lithium and Power Project - Economic Impact Analysis
CTR expects to create many direct and indirect good paying jobs in Imperial County.

Construction: 480 ongoing jobs over 8 years, or until all project stages are complete.
- Stage 1: 220 direct jobs
- Stages 2-7: 940 direct jobs
- Stages 8+: up to 1,400 direct jobs upon completion of all project stages

The average wages are expected to be almost double that of the current median wage in Imperial County.

Over 95% of these jobs will be filled by residents of Imperial County.

The majority of the direct jobs will be operators and maintenance personnel, plus engineers, accountants, chemists, laboratory technicians and various office personnel.

It is also estimated by IVEDC that CTR’s project will create up to 2,500 ancillary jobs in the region. So that’s more hairdressers, teachers, bakers, retail and hospitality jobs to mention a few.
What kind of education and training is planned?

**Education**
- Over 90% of CTR's jobs will go to residents with a high school diploma or equivalent.
- A smaller percentage will require community college diplomas or university degrees.
- This project will create equal opportunities for all levels of education and skill sets.
- CTR is working closely with the County's Workforce Development team, local high schools, Imperial Valley College, and SDSU, to assist in providing information to support STEM programs and other education programs.

**Training**
- CTR is working closely with Imperial County and education providers now to establish what types of jobs and education requirements are needed.
- CTR will also work closely with local high schools to create ‘from-school-to-job’ employment opportunities.
- Once employed, CTR intends to provide on-the-job training programs, including apprenticeship programs and mature-aged training programs.
- It is CTR's hope that we will create a safe and exciting working environment for this generation and many generations to come.
CTR expects to deliver 50MW of clean power by 2024 and commence production of 25,000 metric tonnes of lithium hydroxide in 2025.

U.S. and global automakers have all committed to selling electric vehicles much earlier than anyone expected.

The auto companies now need hundreds of thousands of tonnes more lithium than is currently produced, and they need it by 2025.

A recent report from the National Renewable Energy Lab suggests that the Salton Sea Geothermal resource could produce approximately 600,000 metric tonnes of lithium every year in a sustainable and responsible way. In addition to the community benefits, this immense resource could help reduce carbon emissions and quite literally, help save the planet!

The time to take advantage of this once-in-a-generation opportunity is now.
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