

dream 
industrial REIT

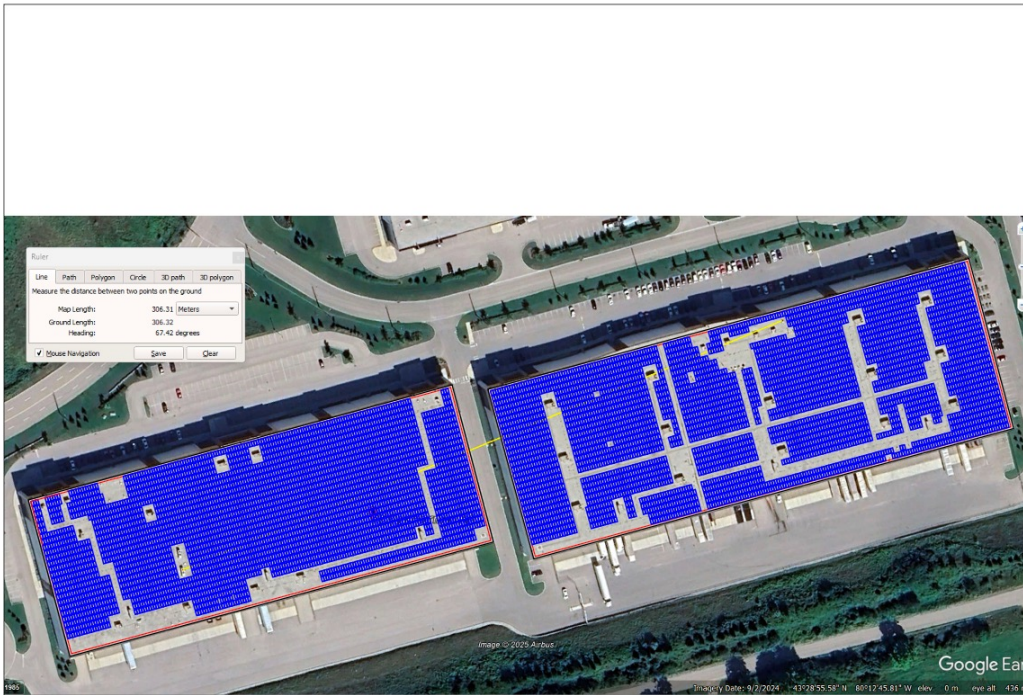
 **MOOSE POWER**

Proposed Rooftop Solar Projects: City of Guelph

Projects Overview



Project Overview: Dream Industrial Rooftop Solar Project M



MOOSEPOWER
900-1 St. Clair Ave. E. Toronto, ON, M4T 2V7
647-478-5438 | www.moosepower.com

Legend

- Roof Outline
- Perimeter Offset
- Gas Line
- Roof Drain
- Roof Vent
- HVAC
- Other Obstruction

45 Quarterman Road

- AC Capacity (kW): -
- DC Capacity (kWp): 2192.40
- PV Module: 540W
- Module Qty: 4060

55 Quarterman Road

- AC Capacity (kW): -
- DC Capacity (kWp): 2435.40
- PV Module: 540W
- Module Qty: 4510

Combined 4.63MW DC

45-55 Quarterman Rd.

Date: September 10, 2025

Project Proponent and Property Owner:
Dream Industrial REIT

Engineering, Procurement & Construction:
Moose Power Inc.

Buildings:

- 45 Quarterman Rd.
- 55 Quarterman Rd.

Project Details:

- 45 Quarterman Rd.
 - DC Capacity: 2.20MW
 - PV Module: 540W
 - Module Qty: 4060
- 55 Quarterman Rd.
 - DC Capacity: 2.44MW
 - PV Module: 540W
 - Module Qty: 4510

Combined Capacity: 4.63MW DC

Project Overview: Dream Industrial Rooftop Solar Project M



Project Proponent and Property Owner:
Dream Industrial REIT

Engineering, Procurement & Construction:
Moose Power Inc.

Buildings:

- 65 Quarterman Rd.
- 75 Quarterman Rd.

Project Details:

- **65 Quarterman Rd.**
 - DC Capacity: 2.45MW
 - PV Module: 540W
 - Module Qty: 4547
- **75 Quarterman Rd.**
 - DC Capacity: 3.22MW
 - PV Module: 540W
 - Module Qty: 6151

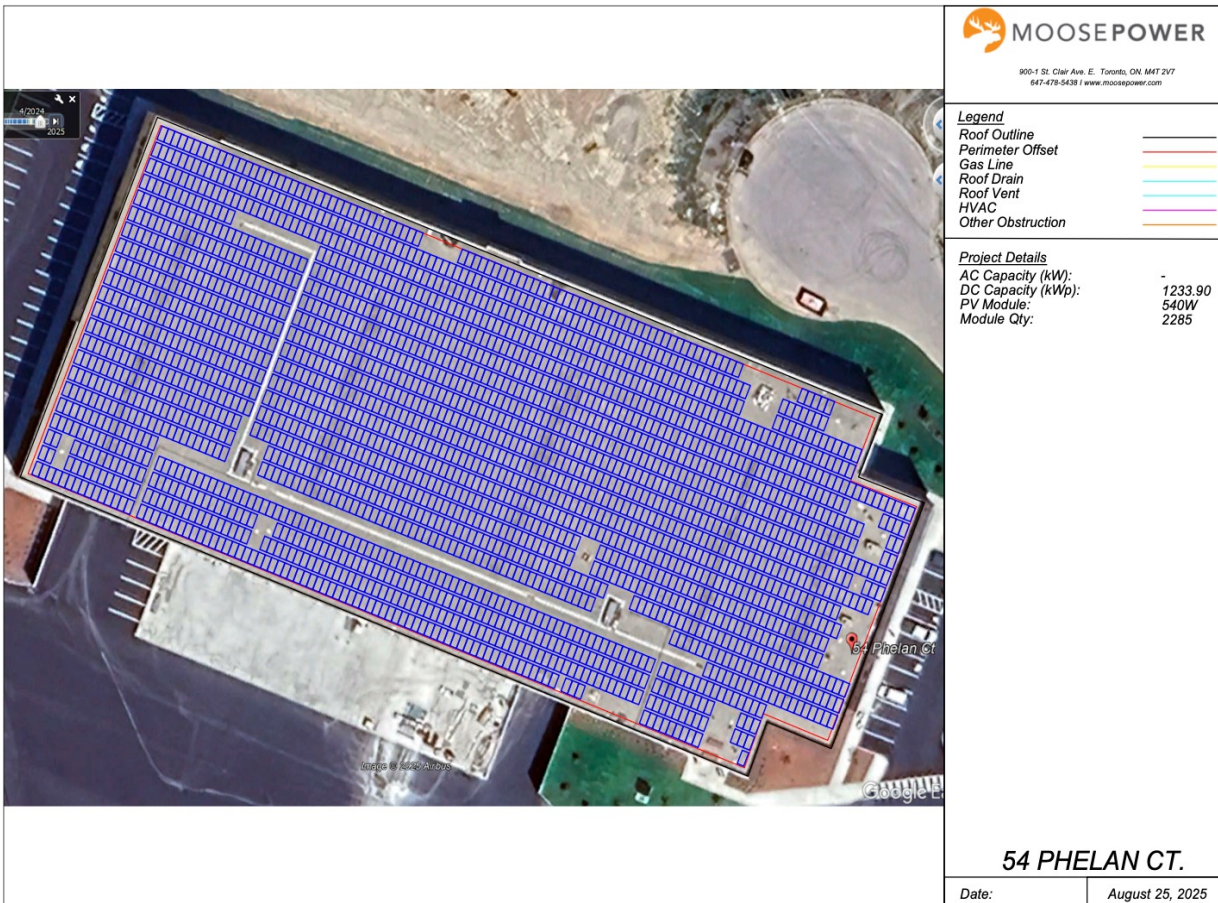
Combined Capacity: 5.78MW DC

Project Overview: Dream Industrial Rooftop Solar Project M



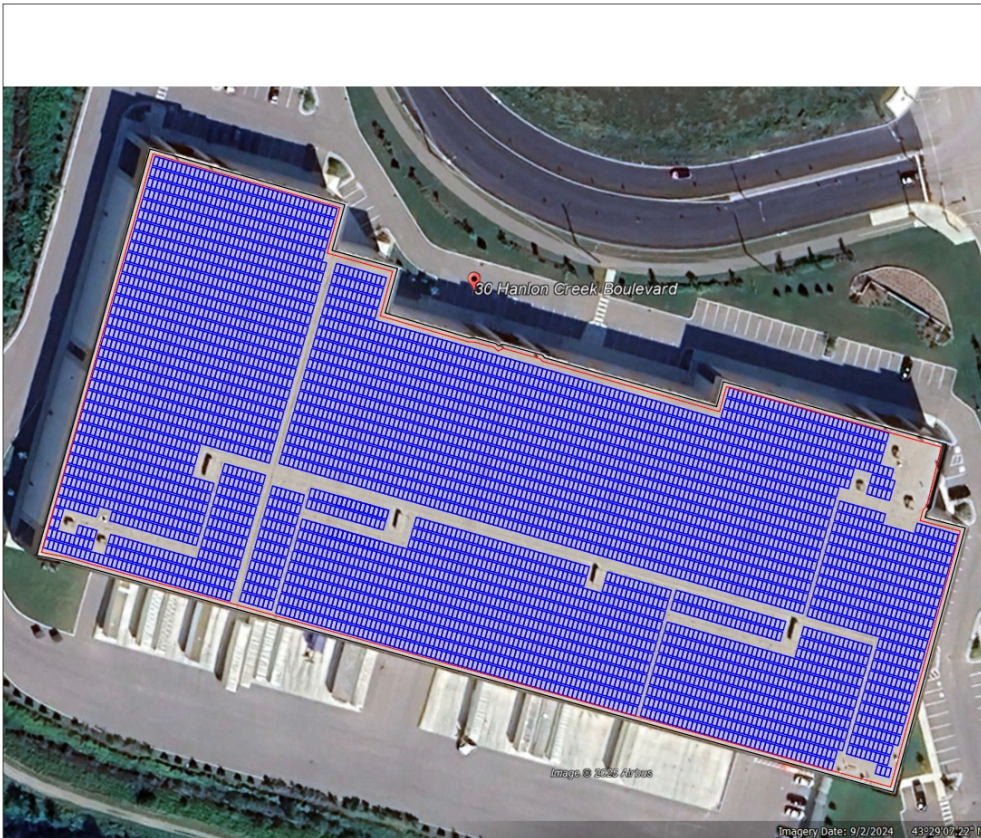
- **Project Proponent and Property Owner:**
Dream Industrial REIT
- **Engineering, Procurement & Construction:**
Moose Power Inc.
- **Building:**
 - **56 Quarterman Rd.**
- **Project Details:**
 - DC Capacity: 3.67MW
 - PV Module: 540W
 - Module Qty: 6805

Project Overview: Dream Industrial Rooftop Solar Project M



- **Project Proponent and Property Owner:**
Dream Industrial REIT
- **Engineering, Procurement & Construction:**
Moose Power Inc.
- **Building:**
 - **54 Phelan Ct.**
- **Project Details:**
 - DC Capacity: 1.23MW
 - PV Module: 540W
 - Module Qty: 2286

Project Overview: Dream Industrial Rooftop Solar Project M



Legend	
Roof Outline	
Perimeter Offset	
Gas Line	
Roof Drain	
Roof Vent	
HVAC	
Other Obstruction	

Project Details	
AC Capacity (kW):	2250
DC Capacity (kWp):	2811.24
PV Module:	540W
Module Qty:	5206

30 HANLON CREEK BLVD
Date: August 20th, 2025

Project Proponent and Property Owner:
Dream Industrial REIT

Engineering, Procurement & Construction:
Moose Power Inc.

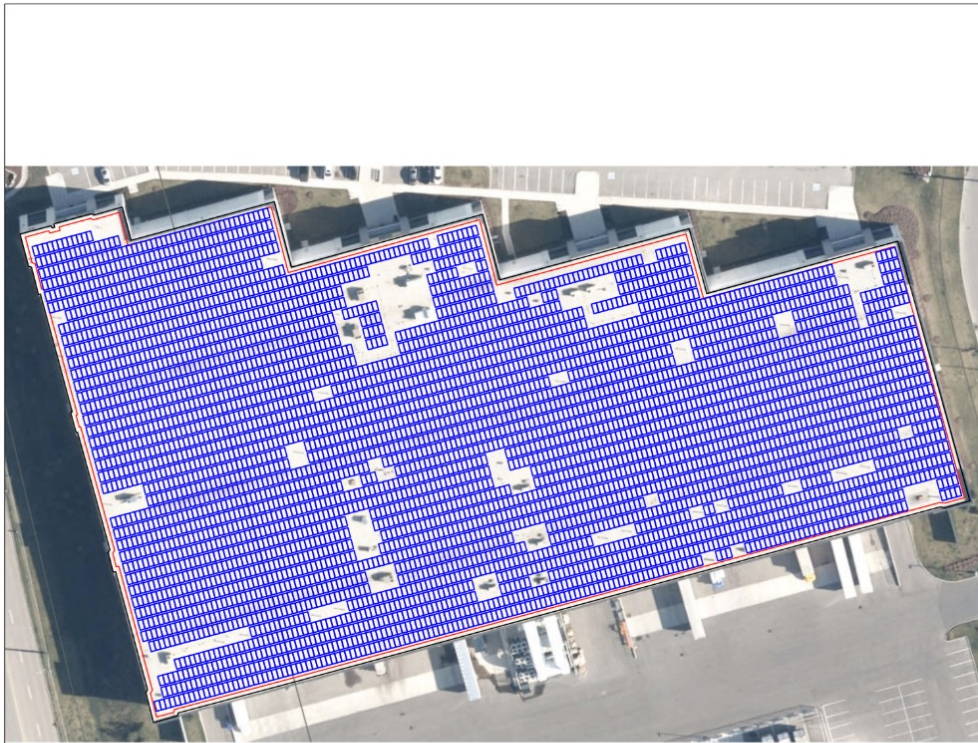
Building:

- 30 Hanlon Creek

Project Details:

- DC Capacity: 2.81MW
- PV Module: 540W
- Module Qty: 5206

Project Overview: Dream Industrial Rooftop Solar Project M



MOOSEPOWER
 900-1 St. Clair Ave. E. Toronto, ON M4T 2V7
 647-478-5438 | www.moosepower.com

Legend	
Roof Outline	—
Perimeter Offset	—
Gas Line	—
Roof Drain	—
Roof Vent	—
HVAC	—
Other Obstruction	—

Project Details	
AC Capacity (kW):	2000
DC Capacity (kWp):	2494.80
PV Module:	540W
Module Qty:	4620

35 COOPER DRIVE

Date: August 19, 2025

Project Proponent and Property Owner:
Dream Industrial REIT

Engineering, Procurement & Construction:
Moose Power Inc.

Building:

- 35 Cooper Drive

Project Details:

- DC Capacity: 2.49MW
- PV Module: 540W
- Module Qty: 4620

Background on

dream industrial REIT

- **Founded in 1996**, Dream Unlimited Corp, the parent company to Dream Industrial REIT is a global real estate asset manager headquartered in Toronto. Like, Moose Power Dream is **proudly Canadian owned and operated.**
- With **12 global offices**, with **680 employees**, Dream Unlimited has over **\$28 Billion** assets under management.
- **Dream Industrial REIT** owns and operates a diversified portfolio of distribution, urban logistics and light industrial properties across key markets in Canada, Europe and the U.S, amounting **to 72.9 Million Square Feet under management.**
- In regards to the proposed rooftop solar projects located within the City of Guelph. **Dream Industrial is both the proposed project proponent and property owner.**



Background on



- **Founded in 2009**, Moose Power is proudly **Canadian owned and operated**.
- Moose Power offers vertically integrated, turnkey services—managing the full project lifecycle from initial permitting and financial modeling to engineering, construction, and commissioning.
- Specializing in delivering solar solutions for **commercial, industrial, apartment complexes, and institutional clients**.
- To date Moose Power has **developed over 100MW of solar energy** projects ranging from 100kW to 4,000kW.
- We are **one of only four solar developers** qualified to bid on projects through the **Ontario Education Collaborative Marketplace (OECM)** program. 



Moose Power Alum: 80 Norwich, Woodstock (Brookfield) Built in 2011, one of the largest rooftop solar projects in Ontario at the time



Moose Power Alum: 460 Industrial, Woodstock (Brookfield) Built in 2011, one of the largest rooftop solar projects in Ontario at the time

Most Recent Projects



Atlantic Packaging:

- Capacity: 2.12 MW
- Connected: June 2025



Atlantic Coated Papers:

- Capacity: 977 kW
- Connected: April 2025



U of T Libraries at Downsview:

- Capacity: 530 kW
- Connected: June 2025



Toronto Community Housing Corporation - Carport:

- Capacity: 285 kW
- Connected: May 2025



IESO LT2 Electricity Procurement Request for Proposals



The Independent Electricity System Operator (IESO), the provincial agency responsible for procuring new electricity generation, has launched the Long-Term 2 Request for Proposals (LT2 RFP) to secure new electricity resources in Ontario.

- The LT2 RFP focuses on procuring new capacity from technologies such as battery energy storage, natural gas, renewable generation, and hybrid systems.
 - Proposals will be evaluated on price, reliability, and compliance with IESO standards.
 - The deadline for submissions is **October 16, 2025**.
 - Projects must secure a **Municipal Council Resolution of Support**.
 - The Notification of Selected Proponents: April 14th 2026.
-
-

Dream Industrial REIT / Moose Power Inc. Request to Council

We are requesting from Council a Municipal Support Resolution in Support of Proposal Submission.

To clarify, at this stage we are only seeking **support for submission only**. If successful, the project would still be subject to all standard municipal permitting and licensing processes.

This resolution can be City of Guelph Resolution Document or the IESO drafted Form of Municipal Resolution in Support of Proposal Submission

Contact Information

Thank you for time and consideration

Dream Industrial REIT

**Lee Hodgkinson,
Head of Sustainability
lhodgkinso@dream.ca**

416.365.3535

30 Adelaide Street East, Suite 301,
Toronto, ON M5C 3H1

Moose Power Inc.

**Drew Elliott,
Director of Sales
drew@moosepower.com**

647.478.5438

900 - 1 St. Clair Ave. E.
Toronto, ON M4T 2V7
