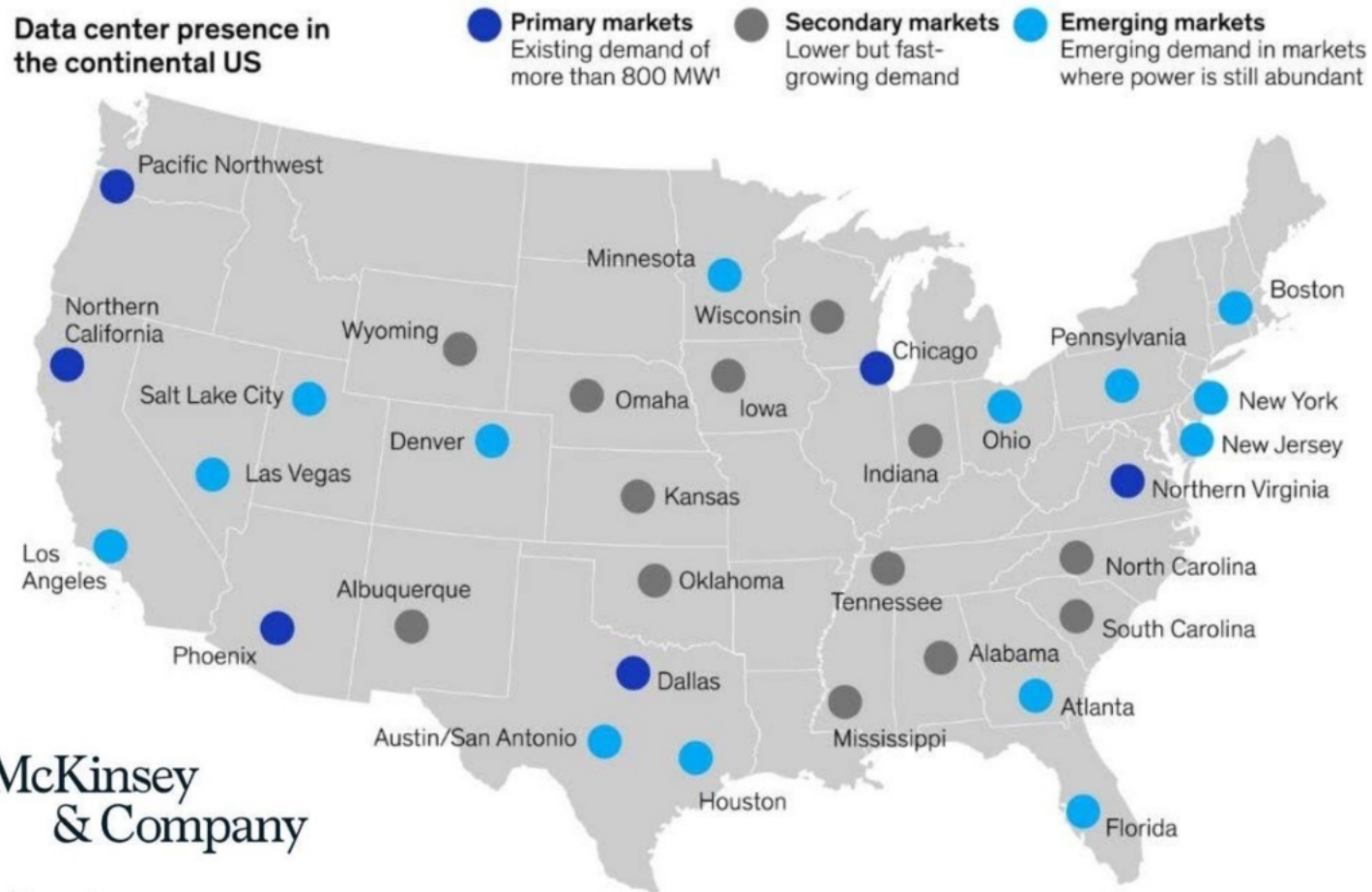




Introduction

Data center presence in the continental US

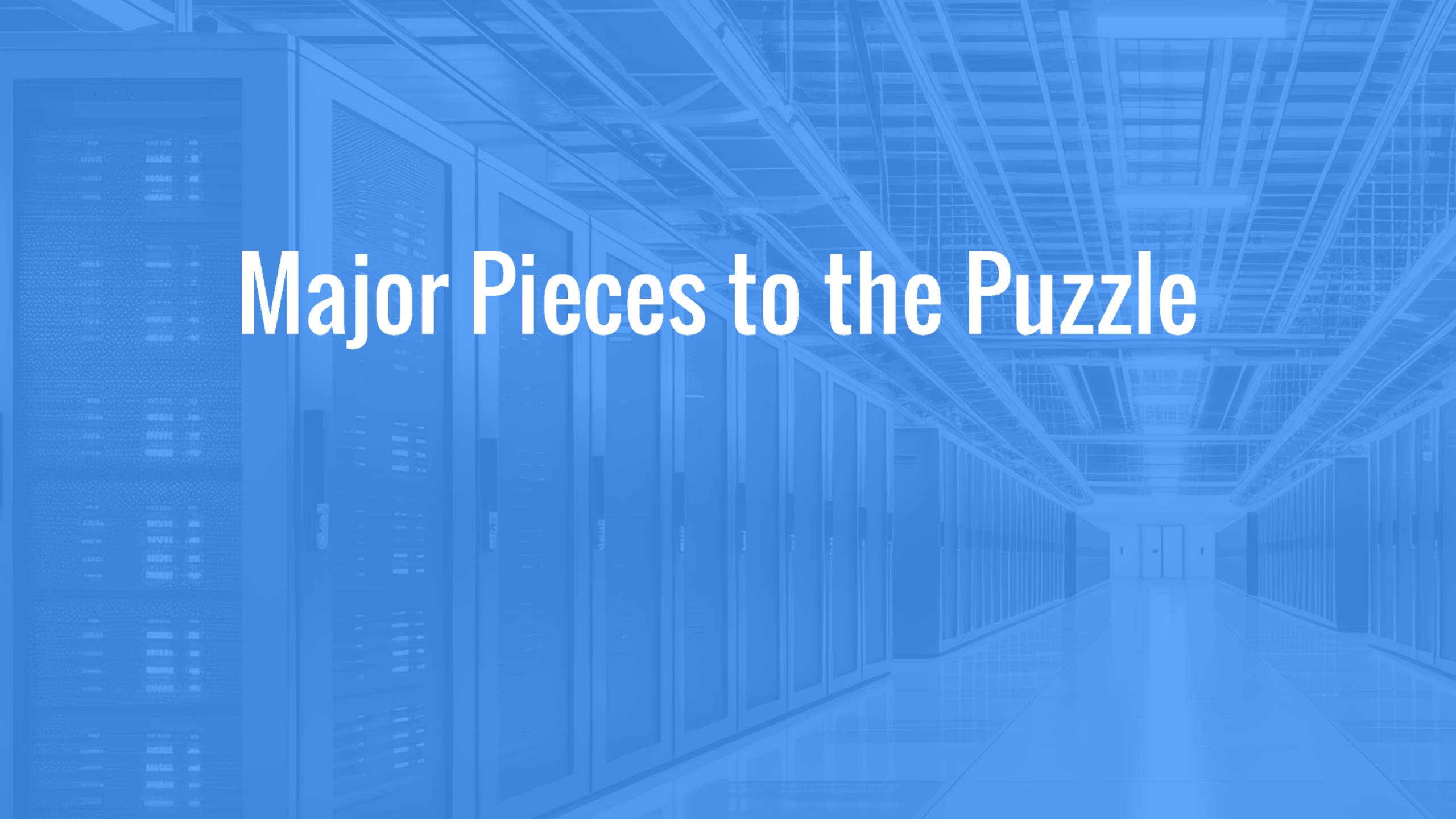


McKinsey
& Company

¹Megawatt.

Source: Datacenters.com; S&P Global Market Intelligence 451 Research; McKinsey Data Center Demand model

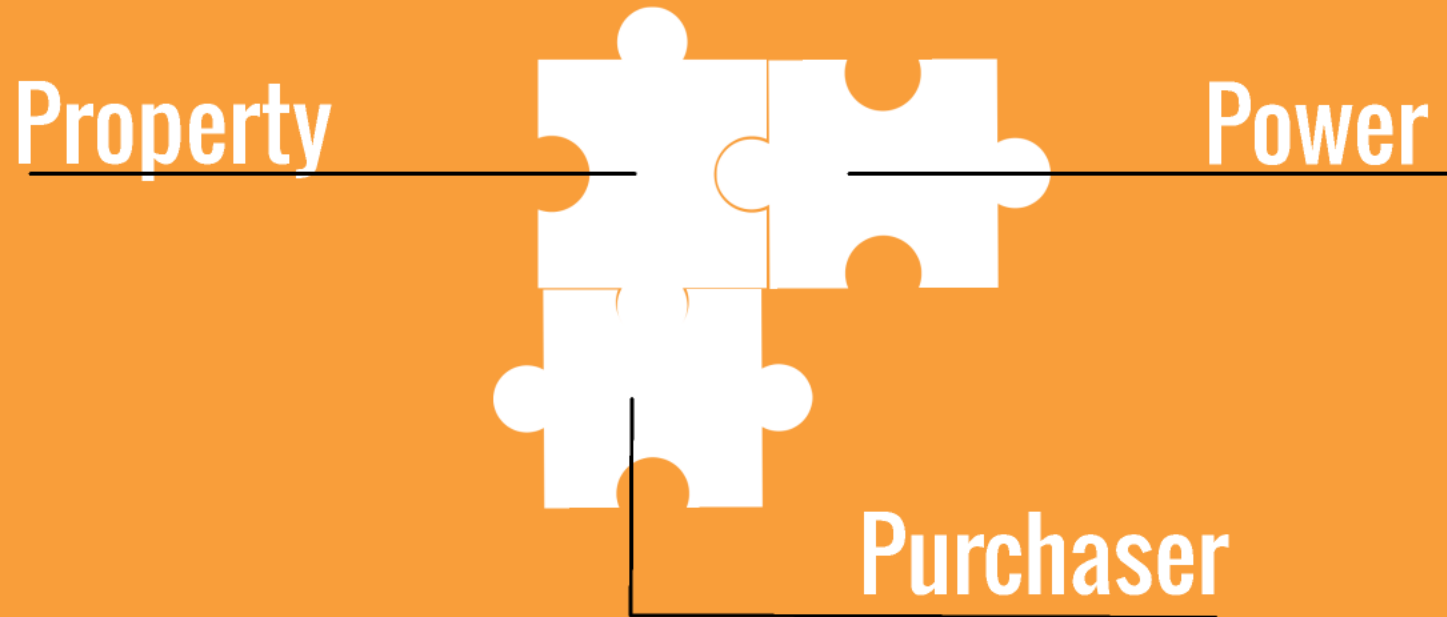




Major Pieces to the Puzzle

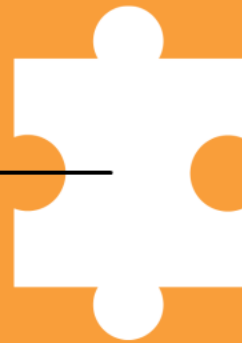


Key Transactional Documents



Key Transactional Documents

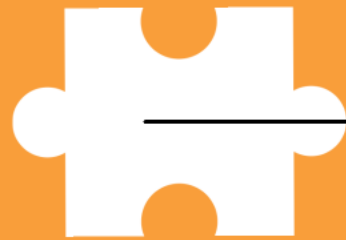
Property



Property

Option Agreement
Purchase Agreement

Key Transactional Documents



Power

Power

Source of Supply
Equipment Acquisition
Construction
Operation & Maintenance

Key Transactional Documents



Purchaser

Purchaser

LOI

Acquisition Agreement
Lease Agreement

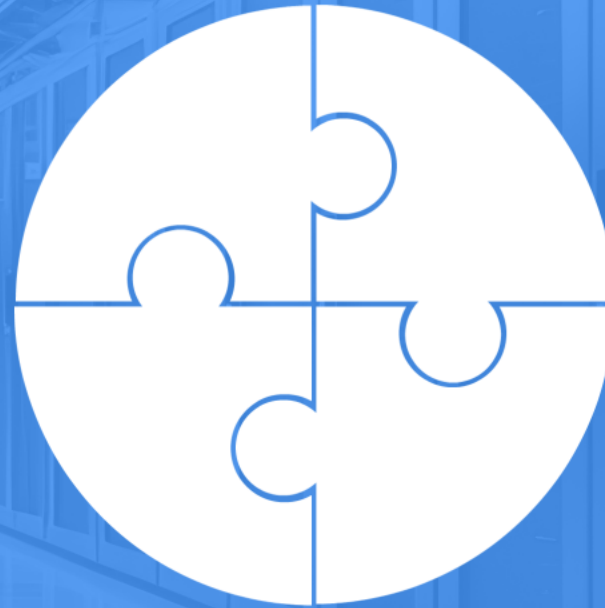


Other Key Issues

& Agreements

Project
Participants

Capital



JV Structure

Exit Strategy

Organizational Structure

Project
Participants



JV Structure

Capital Agreements

Capital



Exit Options



Exit Strategy



Energy Supply



Getting **electric energy**
to the data center site



Getting **natural gas** to the
site for self generation



Construction of new electric
generation facilities



Questions?



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