

Exhibit D

Applicant's Organizational Expertise

Sunstone Solar Project
June 2023

Prepared for



Sunstone Solar, LLC

Prepared by



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Acronyms and Abbreviations

Applicant	Sunstone Solar, LLC
EPC	Engineering, Procurement, Construction
Facility	Sunstone Solar Project
GW	gigawatt
IPP	independent power producer
MW	megawatt
O&M	operation and maintenance
OAR	Oregon Administrative Rules
PGR	Pine Gate Renewables, LLC
Tetra Tech	Tetra Tech, Inc.

1.0 Introduction

Sunstone Solar, LLC, a subsidiary of Pine Gate Renewables, LLC (Applicant), proposes to construct and operate the Sunstone Solar Project (Facility), a photovoltaic solar energy generation facility and related or supporting facilities in Morrow County, Oregon. The proposed Facility will be a photovoltaic solar energy generation facility with up to 1,200 megawatts (MW) alternating current (AC) nominal and average generating capacity. Additionally, the Facility may also include a distributed battery energy storage system capable of storing up to 1,200 MW x 6 hours (7,200 megawatt-hours [MWh]) for the purpose of stabilizing the solar resource. This Exhibit D was prepared to meet the submittal requirements in Oregon Administrative Rules (OAR) 345-021-0010(1)(d).

2.0 Applicant's Previous Experience

OAR 345-021-0010(1)(d) Information about the organizational expertise of the applicant to construct and operate the proposed facility, providing evidence to support a finding by the Council as required by OAR 345-022-0010, including:

(A) The applicant's previous experience, if any, in constructing and operating similar facilities;

The Applicant and its parent company, Pine Gate Renewables, LLC (PGR), a 100% American-owned independent power producer, have extensive experience in the development, financing, construction, and operation of renewable energy generation and energy storage facilities. Founded in 2014, PGR is a leader in the solar industry and has closed more than \$6.5B in project financing and capital investment to date. An innovator in the movement for clean energy solutions, PGR and its affiliates have developed a vertically integrated EPC management model ensuring oversight of all engineering, procurement, construction, and management throughout the project lifecycle. PGR's operational fleet includes over 100 active solar sites, 17 of which are generating 89.75 MW of clean, domestic energy in the state of Oregon. Currently accounting for more than 1.9 gigawatts (GW) of operating capacity, and with more than 21 GW in active development, PGR's fleet is on pace to reach 200 facilities by 2028.

PGR is dedicated to meaningfully engaging with the communities that they are part of by building relationships, asking for and listening to feedback, upholding the values of project neighbors, thoughtfully addressing concerns, and working collaboratively to meet community needs. Through PGR's Pine Gate Impact program, they extend their corporate giving to support changemaking organizations like GivePower, who supplies clean energy and clean water to developing regions globally. PGR believes in sharing the benefits of its solar projects with those near and far.

PGR takes sustainability and environmental stewardship seriously. "SolarCulture" is a signature piece of its development process and was established to drive healthy land outcomes. Formalizing in 2023, SolarCulture began as an informal initiative to do what's right and has developed into a

bespoke model that prioritizes the unique needs of each solar project while reinforcing sustainable actions at a corporate level. Two of the more widely deployed examples include installation of native flora and pollinator-friendly plant species and wildlife permeable fencing that allows access to native habitat.

Table D-1 includes a sample list of the renewable energy generation facilities that PGR has developed, financed and constructed. This project list comprises solar energy generation facilities that PGR currently owns that are either in-service or soon to be completed.

Table D-1. Samples - Pine Gate Renewables' Energy Generation Facilities In-Service or Planned Completion

Name	Location	Nameplate (MW AC)	In-Service Date
Allora	Gilbert, SC	75.0	June 2023
Beulah	Batesburg, SC	75.0	April 2022
Bulldog	Warrenton, GA	80.0	February 2023
Bowman	Bowman, SC	101.0	August 2020
High Shoals	High Shoals, NC	19.6	December 2021
Lick Creek	Walnut Cove, NC	50.0	December 2021
Phobos	Middlesex, NC	78.8	March 2023
School House	Munson, PA	20.0	December 2022
Sonny	Elberton, GA	40.0	June 2023
Stratford	Suffolk, VA	15.0	December 2022
Viaduct	Rockton, PA	20.0	February 2023

3.0 Qualifications of Applicant's Personnel

OAR 345-021-0010(1)(d)(B) The qualifications of the applicant's personnel who will be responsible for constructing and operating the facility, to the extent that the identities of such personnel are known when the application is submitted;

Headquartered in Asheville, North Carolina, and with offices in Charlotte and Raleigh, North Carolina, PGR develops and finances utility-scale solar facilities, creating value throughout the project lifecycle. PGR works with landowners, investors, corporations, and utilities across the country and prides itself on being strategic, creative, innovative, and trustworthy problem-solvers. From greenfield to commercial operations, PGR teams are committed to “get solar done.”

3.1 Leadership

Ben Catt is the impact-oriented Chief Executive Officer of PGR, a utility-scale solar and storage innovator in the movement for clean energy solutions. Ben and his team have built PGR from a

startup solar developer to an independent power producer (IPP) poised to transform green energy production in the United States. With a background in banking and finance, Ben knows how to get things built by raising capital, managing risk, and bringing stakeholders together to change the market and create long-term value. As a frequent speaker on the national solar energy stage, particularly on issues of strategy, development, and finance, Ben is actively changing the conversation around renewable energy. He is a board member of American Clean Power (ACP), where he collaborates with other industry experts on policy, regulation, and education to build the foundations of a new economy and to give the next generation a better planet. Ben is inspired by those that show up to do the hard stuff – to build meaningful, lasting relationships with global impact. In his personal life he can be found coaching youth sports, running, fly fishing, mountain biking, camping and wrangling his three children from his home in Asheville, North Carolina.

Ray Shem is the President and Chief Operating Officer at PGR, where he is responsible for all capital-raising efforts at the solar project level and companywide and managing all aspects of corporate operations. Prior to joining PGR in 2016, Ray was the Chief Financial Officer of FLS Energy, a North Carolina-based solar developer and EPC contractor. Before entering the renewable energy industry, Ray spent six years at regional real estate developer Grubb Properties leading multifamily acquisitions and real estate investments.

3.2 Solar Development

Jon Saxon is Senior Vice President, Head of Development at PGR. He is responsible for leading PGR's development team in building out and executing on its 30 GW solar and storage pipeline across the United States. With over 15 years of clean energy industry experience spanning multiple disciplines including development, origination, mergers and acquisitions (M&A), procurement, and engineering, Jon has managed development on over 3 GW of operational clean energy projects across the United States. He has a Bachelor of Science in Electrical Engineering from Ohio State University and a Master of Business Administration from Northwestern University.

Logan Stephens is Senior Director, Project Development at PGR. He is responsible for leading PGR's project development efforts in the western United States across a pipeline currently spanning eight projects totaling 2.4 GW. Logan has 12 years of experience successfully developing utility-scale solar and energy storage projects in multiple markets. His comprehensive approach to development leverages technical expertise, strategic relationship-building, and creative problem-solving. He has a Bachelor of Science in Environmental Science from the University of North Carolina at Chapel Hill.

Allen Reese is responsible for leading a team of project managers and developers in executing PGR's projects in PJM, ERCOT, and the Pacific Northwest. As Vice President of Market Development, his team manages 700 MW of contracted assets and 8 GW of assets currently in development. . Allen's vast experience in commercial, legislative, and regulatory intervention ensures that projects hit key timing and profitability milestones. He has a track record of success developing portfolios in both regulated and deregulated markets on projects ranging from 1 MW to 1,200 MW, including executing over 1 GW of Interconnection Agreements on contracted projects in North and South

Carolina. Allen leverages in-depth market and policy knowledge into tangible competitive advantages in strategic markets. He holistically analyzes deals in the context of development strategy, finance, and policy to provide insightful, intuitive, and innovative solutions. Allen thrives in fast-paced, collaborative, and demanding environments bringing investigative reasoning, a clear plan of action, and creative solutions to development challenges.

3.3 Engineering

Jim Morrison is the Director of Development Engineering for PGR. Jim leads a multidisciplinary team of engineers to support projects in development with civil, electrical, performance, and permitting related analysis and deliverables. His team is responsible for conceptual site design and constructability assessments for PGR's development pipeline, ensuring that all stakeholders are properly aware of each project's specific risks at each stage of the development process. Jim has a mechanical engineering degree from North Carolina State University and a 16-year track record of multidisciplinary design and engineering management.

Brian Studenka is the Vice President of Owner Engineering for PGR. Brian leads a talented group of engineers responsible for establishing standards for PGR operating assets and working with various groups inside and outside of PGR to ensure those standards are current and adhered to safely. Brian has over 20 years of experience in the energy industry from managing greenfield substation builds to supporting over 1 GW of solar installation.

Andrew Grieve the Vice President of Grid Integration for PGR, . With nine years of experience in the renewables sector, Andrew has worked to deploy more than 1,500 MW of operating wind and solar assets in the United States. With his background in the Transmission and Interconnection risks for utility scale renewable projects, Andrew led the expansion of PGR's pipeline into new ISO/Regional Transmission Organization (RTO) regions including MISO, SPP, and ERCOT. Andrew has a Bachelor of Science in Electrical Engineering from the University of Illinois at Champaign-Urbana.

Josh Grindeland is Director of Interconnection Strategy for PGR. Josh is responsible for leading submittals of generation interconnection applications and aiding in de-risking early-stage solar and storage projects. He has over a decade of utility engineering experience, specifically conducting various planning studies in the upper Midwest. He holds Bachelor of Science degrees in Electrical Engineering and Environmental Science from Iowa State University.

3.4 Engineering, Procurement, and Construction

Joe Broom is the Senior Vice President of EPC Management at PGR and is responsible for overseeing third-party EPC execution of solar + storage renewable energy projects across the United States. With 16 years of experience in the renewable power generation sector, Joe has managed the construction of gigawatts of operating renewable assets throughout the U.S., Australia, and Central and South America. A current resident of South Carolina, Joe has a Bachelor of Science in Finance from the University of Louisville and earned his Master of Business Administration from Bellarmine University.

Jeff La Point is Vice President of Contracts and Procurement at PGR. As a member of PGR's EPC Management leadership team, he leads the sourcing and contracting for all owner-furnished equipment and EPC. Previously, Jeff was Vice President of Procurement at Leeward Renewable Energy and a Director of Pre-construction and Project Executive at Infrastructure & Energy Alternatives. Jeff has over 15 years of renewables experience in various roles of increasing responsibility. Jeff holds a Doctor of Business Administration in Supply Chain Management, a Master of Arts in Conflict Resolution, a Masters in Business Administration, and a Bachelor of Science in Interdisciplinary Studies.

3.5 Operations

Michelle Dueitt is the Vice President, Asset Management for PGR's operating fleet. In this role, she manages the team that includes asset managers, performance optimization, analytics, and O&M oversight. Michelle has 23 years of energy experience including power generation, renewable energy, and the oil and gas industry. She has previously managed asset management and partnership / joint venture functions at other international companies operating as independent power producers with wind, solar, and storage assets in the United States and Canada. Michelle holds a Bachelors of Business Administration from Our Lady of the Lake University and a Juris Doctor law degree from University of Houston.

Laura Kraus-Lovensheimer is the Director of Performance and Engineering for PGR. Laura is responsible for leading the operation and technical asset management of Pine Gate's 1.8 GW IPP portfolio. She and her team advise the organization in technical and operational feasibility of new projects in development including evaluating availability, capacity, and technology risks as well as developing data-driven operational cost and performance models. Laura has over **seven** years of experience in the renewable energy sector working in energy economics, performance engineering, O&M, and asset management, with over **five** years in leadership roles developing industry-leading models to optimize asset performance and operational strategy for over 6 GW of utility-scale PV and battery storage assets.

3.6 Origination

David Groleau is the Senior Vice President of Origination. David oversees the marketing, negotiations, and contracting of utility-scale solar and storage projects throughout the country. David works closely with municipalities, cooperatives, utilities, and control and instrumentation partners to fulfill renewable energy procurement goals and mandates. David is a power generation industry expert with over 15 years of experience in utility-scale project development, M&A, origination, contract negotiation, business development, and management. He has managed over 4 GWs of greenfield power generation developments, 3 GWs of project acquisitions, and has overseen teams of market and project developers in the creation, influence and execution of project development and market penetration. Previous power generation project experience includes natural gas, biomass, wind, utility-scale solar and storage. David has also led new market development activities including opportunity identification, permitting, regulatory and policy

influence, public outreach efforts, communications with counties, cities and other local organizations, project configuration and design, interface with customers and stakeholders, financial reviews, and negotiation of contracts. David provides strategic market development direction and is involved in marketing and commercial structuring of PGR's projects.

3.7 Regulatory and Government Affairs

Steve Levitas is the Senior Vice President for Regulatory and Government Affairs at PGR and is a solar industry veteran and nationally respected authority on energy policy. His team at PGR works on all aspects of solar regulatory and legislative policy at the federal, regional and state levels, as well as managing community engagement and external affairs for the company. Steve previously served as Senior Vice President of Regulatory Affairs and Strategy for Cypress Creek Renewables as Vice President for Business Affairs and General Counsel for FLS Energy. Prior to becoming a full-time employee in the solar industry, he spent over 20 years in private law practice, concentrating on renewable energy project development and environmental regulatory matters. From 1993 through 1996, Steve served as Deputy Secretary of the North Carolina Department of Environment, Health, and Natural Resources. Prior to his service in state government, Steve was the founding Director and Senior Attorney of the North Carolina office of the Environmental Defense Fund. He is a graduate of the University of North Carolina at Chapel Hill and Harvard Law School.

Maggie Sasser manages legislative relationships at the state and federal levels for PGR, a utility-scale solar developer based in Asheville, North Carolina. She is tasked with forging bipartisan coalitions on numerous clean energy policy matters across the country and in Washington, D.C. In her current role, she manages the company's engagement with decision makers, trade associations, media, and other key stakeholders. She has held previous positions in clean energy trade associations at the state and national level. Maggie lives in Raleigh, North Carolina.

Alan Hancock is the Senior Manager for Community Engagement at PGR. Alan is responsible for developing Pine Gate's community engagement programs for solar projects across country. He has experience leading community and state conservation initiatives and in environmental protection in state government. Alan holds a Bachelor of Arts and Master of Arts in Geography from the University of South Carolina.

3.8 Legal

Dante Alessandri is Senior Counsel at PGR where he advises on the development, financing, and operation of utility -scale solar energy and battery storage projects. Prior to joining PGR, Dante was an associate in the Houston office of an Am Law 100 firm where he advised clients on the development of clean energy projects both in the United States and abroad. Dante also served as a law clerk to the Honorable Wendy B. Vitter of the U.S. District Court, Eastern District of Louisiana. Dante holds a Bachelor of Arts and a Juris Doctor, both from Tulane University.

Eric Lemp is Senior Counsel for Development at PGR. He is internal legal counsel for development-related aspects of PGR's solar projects. Eric has 20 years of experience as an attorney primarily in

the area of real estate and project development. He obtained his Bachelor of Science from University of Missouri at Columbia and his Juris Doctorate from the University of Houston.

Yvonne Katona is Director of Title and Survey at PGR with experience in land rights and land closings of over 20 years. Yvonne manages a team of six title professionals who support the review of land entitlements, development of real estate rights, and the effectuation of title curative actions. In the past two/three years alone, Yvonne and her team have supported the financing of over a gigawatt of solar projects.

3.9 Finance

Andrew Vietze is a Senior Vice President and Head of the M&A team at PGR. Andrew has been with PGR for six years and has a background in project finance. In his time at PGR, Andrew has filled roles as a leader on both the M&A and Project Finance teams. He has worked on over \$1 billion of project finance transactions, sourcing debt, tax equity, and sponsor equity for solar and storage projects across the United States, including in Oregon. His team has also raised over \$500 million in development capital to support the growth of PGR to a company that currently owns and operates over 2 GW of assets. Prior to his time at PGR, Andrew worked for a middle market M&A shop focused on industrials and energy. Andrew has a Bachelor of Science in Finance from Wake Forest University and currently works in PGR's Charlotte office.

Meghan Comiskey is Vice President, Project Finance at PGR and has been with PGR since June 2021. Since joining PGR, Meghan and the team have raised over \$2.5 billion in tax equity and debt project finance capital. Prior to PGR, Meghan served as the Director of Project Finance for Diode Ventures, a developer of energy and data-related infrastructure focused on projects in the United States and Asia where she led financing, structuring and divestitures for Diode's portfolio. She has over 10 years of experience in the energy and infrastructure industry and a masters in finance from Georgetown University.

4.0 Qualifications of Known Contractors

OAR 345-021-0010(1)(d)(C) The qualifications of any architect, engineer, major component vendor, or prime contractor upon whom the applicant will rely in constructing and operating the facility, to the extent that the identities of such persons are known when the application is submitted;

The Applicant and its parent company, PGR, has experience working with a multitude of seasoned contractors trusted in the development and construction of renewable energy generation facilities. PGR establishes critical relationships with EPCs, manufacturers, and other professional firms to effectively design and execute projects at scale. While the Applicant has not yet selected an architect, engineer, major component vendor, or prime contractor, PGR is committed to selecting highly qualified candidates to partner with.

5.0 Applicant's Past Performance

OAR 345-021-0010(1)(d)(D) The past performance of the applicant, including but not limited to the number and severity of any regulatory citations in constructing or operating a facility, type of equipment, or process similar to the proposed facility;

Pine Gate Renewables is the parent company of the Applicant. With one of the nation's largest operating fleets and project pipelines, Pine Gate Renewables currently has more than 275 employees based across the United States with 1.9 GW of operating facilities and over 20 GW in currently in development. Pine Gate Renewables has owned and led numerous grid-tied solar facilities through the construction and operational phases and has a strong record of regulatory compliance across more than 100 operational facilities. For the six facilities where Pine Gate Renewables has received administrative notices, the company has worked proactively with notifying entities to bring about timely resolution, resulting in no enforcement actions to date.

6.0 Warranty to Secure Necessary Expertise

E) If the applicant has no previous experience in constructing or operating similar facilities and has not identified a prime contractor for construction or operation of the proposed facility, other evidence that the applicant can successfully construct and operate the proposed facility. The applicant may include, as evidence, a warranty that it will, through contracts, secure the necessary expertise;

The Applicant's parent company, PGR, has been producing results in the solar energy generation field since its inception in 2014. As a subsidiary of PGR, Sunstone Solar, LLC will have the same experience, resources, and staff associated with the parent company and therefore has provided evidence that it can successfully construct and operate the proposed Facility. Therefore, this rule is not applicable.

7.0 ISO Certified Program

(F) If the applicant has an ISO 9000 or ISO 14000 certified program and proposes to design, construct and operate the facility according to that program, a description of the program; and

The Applicant does not propose to design, construct, or operate the Facility in accordance with an ISO 9000 or ISO 14000 certified program, and therefore this rule does not apply.

8.0 Mitigation

OAR 345-021-0010(1)(d)(G) If the applicant relies on mitigation to demonstrate compliance with any standards of Division 22 or 24 of this chapter, evidence that the applicant can successfully complete such proposed mitigation, including past experience with other projects and the qualifications and experience of personnel upon whom the applicant will rely, to the extent that the identities of such persons are known at the date of submittal.

PGR, the parent company of the Applicant, is committed to establishing appropriate mitigation measures for each project it develops. The Applicant has proposed specific mitigation measures in compliance with OAR Divisions 22 and 24 as detailed in the pertinent exhibits within this application, and has enlisted a leading consulting and engineering firm, Tetra Tech, Inc. (Tetra Tech), to design and implement the mitigation strategies discussed in the application. Tetra Tech has extensive experience on both national and local stage in regards to conceptual design, environmental mitigation, and post construction monitoring.

Between the roughly 100 projects currently in operation and those in the development pipeline, PGR has established a network of reputable environmental consulting firms across the country to ensure effective mitigation strategies are enacted and tailored to each individual project. PGR values the local knowledge and expertise each group is able to provide in order to create and execute these strategic mitigation plans. Although no two projects are the same, PGR has aimed past mitigation plans at minimizing or avoiding impact to habitats, wildlife, vegetation, waste, and stormwater and erosion.

9.0 Submittal Requirements and Approval Standards

9.1 Submittal Requirements

Table D-2. Submittal Requirements Matrix

Requirement	Location
OAR 345-021-0010(1)(d) Information about the organizational expertise of the applicant to construct and operate the proposed facility, providing evidence to support a finding by the Council as required by OAR 345-022-0010, including:	-
(A) The applicant's previous experience, if any, in constructing and operating similar facilities;	Section 2.0
(B) The qualifications of the applicant's personnel who will be responsible for constructing and operating the facility, to the extent that the identities of such personnel are known when the application is submitted.	Section 3.0
(C) The qualifications of any architect, engineer, major component vendor, or prime contractor upon whom the applicant will rely in constructing and operating the facility, to the extent that the identities of such persons are known when the application is submitted.	Section 4.0

Requirement	Location
(D) The past performance of the applicant, including but not limited to the number and severity of any regulatory citations in constructing or operating a facility, type of equipment, or process similar to the proposed facility.	Section 5.0
(E) If the applicant has no previous experience in constructing or operating similar facilities and has not identified a prime contractor for construction or operation of the proposed facility, other evidence that the applicant can successfully construct and operate the proposed facility. The applicant may include, as evidence, a warranty that it will, through contracts, secure the necessary expertise.	N/A
(F) If the applicant has an ISO 9000 or ISO 14000 certified program and proposes to design, construct and operate the facility according to that program, a description of the program.	N/A
(G) If the applicant relies on mitigation to demonstrate compliance with any standards of Division 22 or 24 of this chapter, evidence that the applicant can successfully complete such proposed mitigation, including past experience with other projects and the qualifications and experience of personnel upon whom the applicant will rely, to the extent that the identities of such persons are known at the date of submittal.	Section 6.0

9.2 Approval Standards

Table D-3. Approval Standards

Requirement	Location
OAR 345-022-0010	-
(1) To issue a site certificate, the Council must find that the applicant has the organizational expertise to construct, operate and retire the proposed facility in compliance with Council standards and conditions of the site certificate. To conclude that the applicant has this expertise, the Council must find that the applicant has demonstrated the ability to design, construct and operate the proposed facility in compliance with site certificate conditions and in a manner that protects public health and safety and has demonstrated the ability to restore the site to a useful, non-hazardous condition. The Council may consider the applicant’s experience, the applicant’s access to technical expertise and the applicant’s past performance in constructing, operating and retiring other facilities, including, but not limited to, the number and severity of regulatory citations issued to the applicant.	Sections 2.0 through 6.0
(2) The Council may base its findings under section (1) on a rebuttable presumption that an applicant has organizational, managerial and technical expertise, if the applicant has an ISO 9000 or ISO 14000 certified program and proposes to design, construct and operate the facility according to that program.	N/A
(3) If the applicant does not itself obtain a state or local government permit or approval for which the Council would ordinarily determine compliance but instead relies on a permit or approval issued to a third party, the Council, to issue a site certificate, must find that the third party has, or has a reasonable likelihood of obtaining, the necessary permit or approval, and that the applicant has, or has a reasonable likelihood of entering into, a contractual or other arrangement with the third party for access to the resource or service secured by that permit or approval.	N/A

Requirement	Location
(4) If the applicant relies on a permit or approval issued to a third party and the third party does not have the necessary permit or approval at the time the Council issues the site certificate, the Council may issue the site certificate subject to the condition that the certificate holder shall not commence construction or operation as appropriate until the third party has obtained the necessary permit or approval and the applicant has a contract or other arrangement for access to the resource or service secured by that permit or approval.	N/A