

For Lease



700 MW Green Mining Site With Nuclear Option

- 47 Acres
- 700 MW Substation
- 138 kV Line
- Phase 1 - 300 MW (By Q1 23)
- Phase II - 400 MW (By Q4 23)
- 100% Nuclear Option Available

Support Facilities:

- Mining- Warehouse DataCenter/ 1MW or 5MW Containers
- Water Access
- Immersion Cooling
- Mining Procurement Option: 165 TH/3.3 kW (\$65/TH)

Utility Power Design: (stepped down)

- 138 kV -> 13.8 kV -> 415 V
- Can support 125/kW density

Electricity Power Rates:

- \$.04-\$.045 kWh (AEP-Ohio & Energy Harbor)
- 97% Power Availability

Flood Zone:

- Outside 500-year flood plain

Seismic

- Outside earthquake fault zone
- Seismically isolated facility

Full-Service Facility Management Available

Fiber Providers:

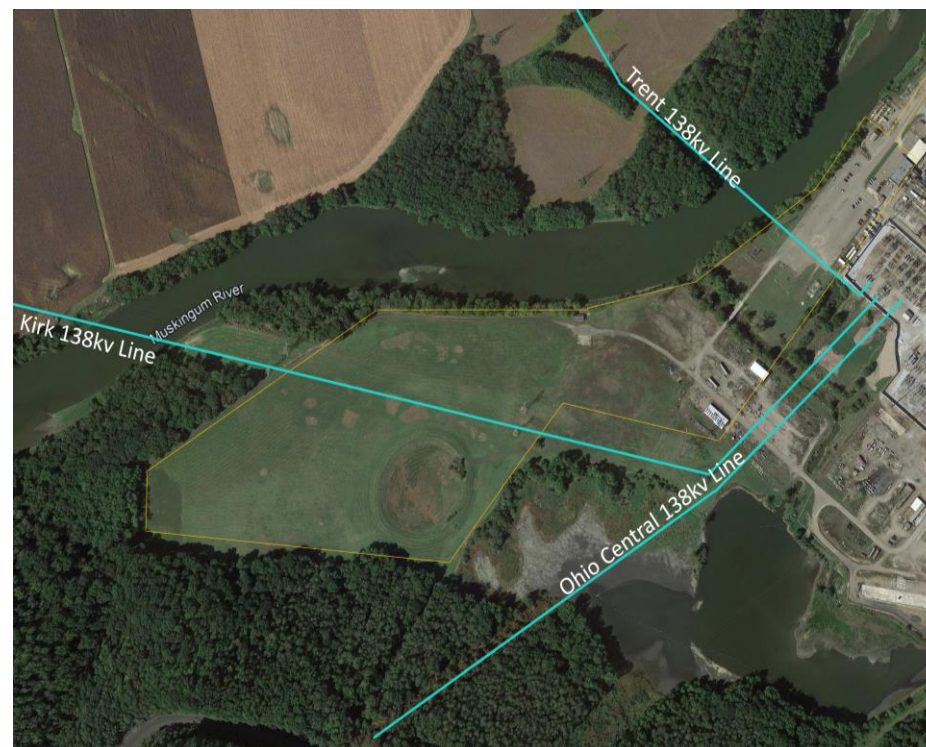
- AT&T, Crown Castle and Lumen
- Custom Fiber Networks can be built

Compliance:

- SSAE 16
- SOC 2
- ISO/IEC 27001

Security:

- 24 x 7 x 365
- Biometric / card access
- GPS Tracked Site Staff
- CCTV / motion sensors



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Economic Incentives

Mining Incentives

- Member of Ohio Manufacturer's Association
- Recognized as the friendliest mining state
- Low Cost of Ownership
- Full Turnkey solution and Operations on site

Data Center Incentives

- Tax Abatement on Hardware Purchases
- Low Latency Fiber Route to AWS Node in Columbus
- AWS Direct Connect Options Available
- Proximity to leading Cloud Provider Access Points

Competitive Power Prices - Designed for Decades

- Utica & Marcellus Shale Dry Shale GAS Production – Leader in US
- Gas Formation in Early Stages in useful life
- Competitive Power Prices \$.04 -\$.045 kWh
- Water Access available
- Green – Nuclear Option
- Favorable Outdoor Ambient Temperatures, Dust & Humidity conditions

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