

September 26, 2023

Mr. Brian Dietz, Chief
Maryland Department of the Environment
Land Restoration Program
1800 Washington Boulevard
Baltimore, Maryland 21230
bdietz@maryland.gov

Dear Mr. Dietz,

The purpose of this letter is to inform you that Quantum Maryland, LLC (“QL”) hereby withdraws from the oversight of the Controlled Hazardous Substances (“CHS”) Division the portion of the Quantum Frederick Property (the “Overall Property”) that is located outside the boundaries of the Environmental Covenant and Soil Management Area and shown in Attachment 1.¹ The portion of the Overall Property being withdrawn from CHS oversight consists of approximately 1,665 acres and is primarily comprised of agricultural land, open fields, woods, and the Manor House farm complex.

The Overall Property consists of approximately 2,125 acres and was purchased by QL in June 2021 for the purpose of developing a data center campus. The former Alcoa Eastalco Works aluminum manufacturing facility (“Former Eastalco Works Property”) occupied approximately 400 acres in the central portion of the Overall Property. The Former Eastalco Works Property is subject to site-specific activity restrictions and maintenance requirements implemented through an Environmental Covenant recorded in the land records of Frederick County as Frederick County Bk. 12205 Pg. 001-243. QL understands that CHS Division oversight will continue for construction activities on the portion of the Overall Property subject to the Environmental Covenant and will submit a revised Environmental Management Plan (“EMP”) that addresses environmental impacts associated with initial infrastructure construction activities within those areas.

MDE granted QL expedited Inculpable Person status pursuant to Section 7-505 of the Environment Article on June 22, 2021 and QL subsequently submitted an application to enroll the Overall Property in the Voluntary Cleanup Program (“VCP”). On June 8, 2022, QL withdrew the Overall Property from the VCP and requested oversight of future investigation and remediation by

¹ A complete metes and bounds description of the Environmental Covenant area was attached as Exhibit A to the Environmental Covenant recorded in the land records of Frederick County as Frederick County Bk. 12205 Pg. 001-243. A complete metes and bounds description of the Soil Management Area is also attached to the recorded Environmental Covenant as Exhibit B.



MDE's CHS Division. MDE confirmed that withdrawal from the VCP does not affect QL's Inculpable Person status and that QL may reapply to the VCP at a later date as an Inculpable Person.

Specifically, the portion of the Overall Property being withdrawn from CHS Division oversight was historically used for agriculture and served as a buffer between the aluminum plant and the surrounding properties. Utility infrastructure construction activities in portions of the Overall Property outside the boundaries of the Environmental Covenant and Soil Management Area will be managed in compliance with all applicable laws and with environmental oversight from two nationally recognized environmental consulting and engineering firms.

QL will continue to perform investigation and utility construction activities within the Environmental Covenant and Soil Management Area under the oversight of the Land Restoration Program and will take appropriate steps to minimize environmental impacts to the Overall Property. Please let us know if you have any questions.

Sincerely,

A.D. Robison

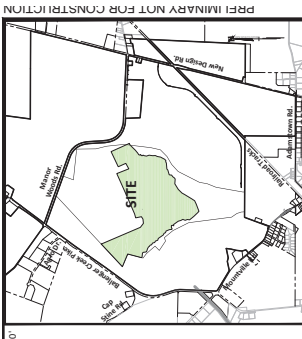
A.D. Robison

Attachment

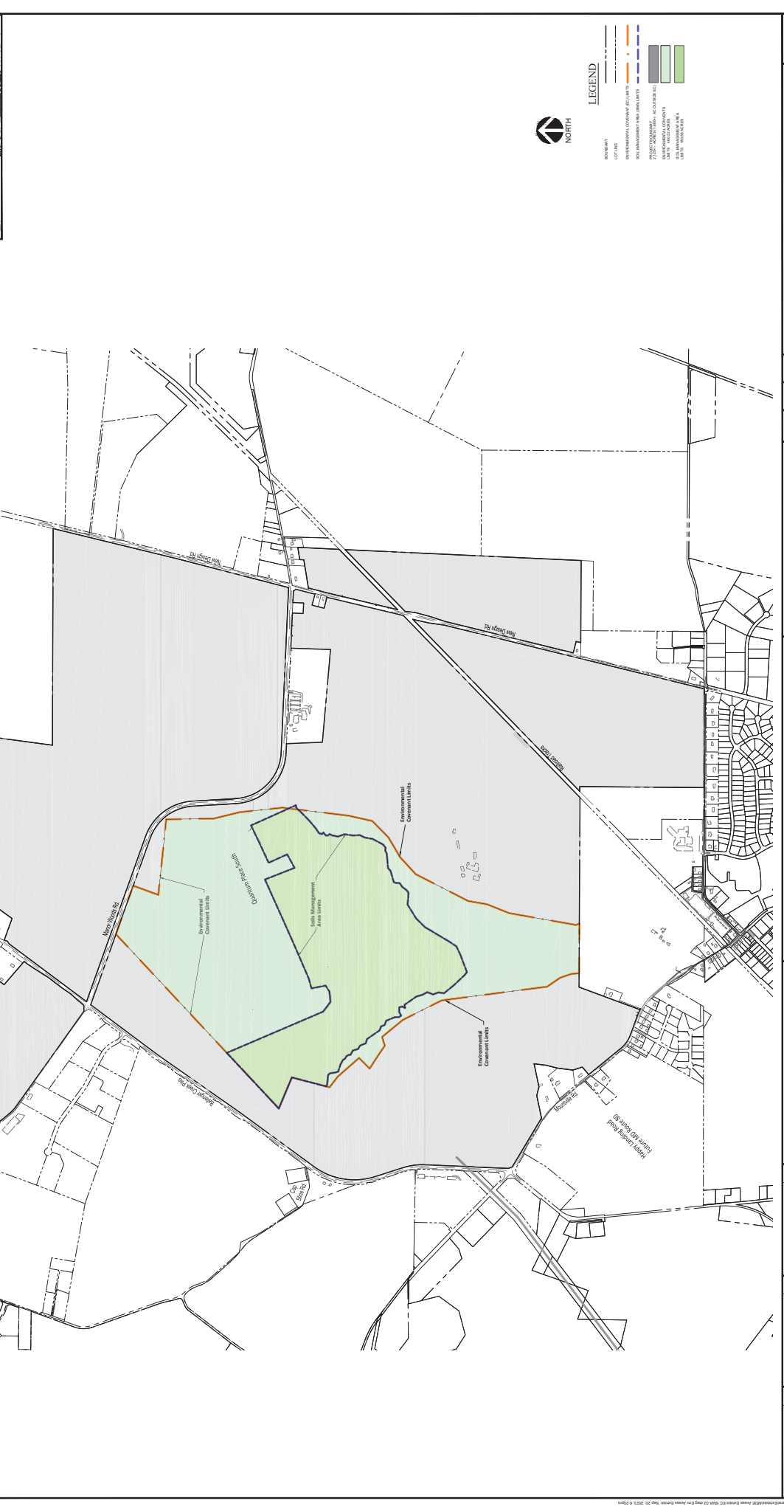
cc:

Barbara Krupiarz, Program Manager, Land Restoration Program
Barbara Brown, Section Head, Voluntary Cleanup Program
Anuradha Mohanty, Project Manager, Land Restoration Program
Patricia Tipon, AAG, Office of the Attorney General
Matthew Zimmerman, AAG, Office of the Attorney General
Diana Krevor, Partner, Venable LLP
Sylvia Kang, Chief Real Estate Officer, Quantum Loophole
Bill Silverstein, Senior Consultant, GEI Consultants
Amy McGivney, Project Manager, TetraTech

Attachment 1



VICINITY MAP: 1" = 2000'
 Date: 08/14/2014
 Project: 1500 E. Market Street, 3rd Floor
 Prepared by: [Name]
 Project No.: [Number]



LEGEND

- BOUNDARY
- CONTRACT
- EXISTING/PROPOSED/REMOVED/NEW UTILITIES
- EXISTING/PROPOSED/REMOVED/NEW CONCRETE
- EXISTING/PROPOSED/REMOVED/NEW ASPHALT
- EXISTING/PROPOSED/REMOVED/NEW GRAVEL
- EXISTING/PROPOSED/REMOVED/NEW SAND
- EXISTING/PROPOSED/REMOVED/NEW GRAVEL
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- EXISTING/PROPOSED/REMOVED/NEW GRAVEL
- EXISTING/PROPOSED/REMOVED/NEW SAND

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| <p>Quantum Frederick</p> | |
| <p>RODGERS CONSULTING 11815 Corner Redwood, Suite 200, Germantown, Maryland 20874 P: 301 464-1000 F: 301 464-1028 www.rodgers.com</p> | <p>Environmental Areas Exhibit</p> |
| <p>DEVELOPER/OWNER: [Name] 500 E 4TH STREET SUITE 333 AUSTIN, TX 78701 PHONE: 512-417-7895</p> | <p>DATE: [] REVISION: [] DATE: [] REVISION: [] DATE: [] REVISION: []</p> |