

EXHIBIT 1

This Exhibit 1 sets forth the current plans to develop the water supply infrastructure for the Highway 3C Project data center campus. As the project plan progresses, the details of the Offsite Infrastructure Improvements may change to address unforeseen issues with routing or infrastructure locations. These modifications will be incorporated in the design plans submitted to the City for permit issuance and issuance of such permit will be considered City approval of the changes and will not require formal amendment of this WSA. The City affirms that the tie-in locations shown and pipe sizing are adequate to serve the Project Usage.

The Offsite Infrastructure Improvements will be designed and constructed in accordance with the following guidelines:

- City of Bossier City Water and Sewer Design and Construction Standards;
- Applicable Louisiana Department of Environmental Quality (“LDEQ”) requirements;
- Applicable Louisiana Department of Health (“LDH”) requirements; and
- Applicable federal, state, and local permitting requirements.

All improvement plans must be approved by City of Bossier City and where applicable, LDEQ and LDH.

1. **WATER SUPPLY.** The City has confirmed that the City’s supply and treatment capacity is adequate to support the Project up to 13.5MGD. The initial project phase can deliver approximately 1.8MGD. However, distribution system infrastructure improvements are required to convey any quantity of cooling water, up to 13.5MGD to the Property. Offsite Infrastructure Improvements will include:

Phase 1:

- A. One 2 million gallon (MG) elevated storage tank at or near the Property. It is noted that the tank is not required to deliver water to the Property, but will be required for system reliability and pressure maintenance;
- B. Approximately 52,000 linear feet of new 30"-42" water main from a connection to the Bossier City distribution system at the existing Bossier City Water Tank on Cash Point Rd.; and
- C. If necessary, a water booster pump station along the water main at a location yet to be determined, but anticipated near the existing Bossier City Water Tank.

The preliminary proposed routing for Phase 1 Offsite Infrastructure Improvements is shown in Figure 1.

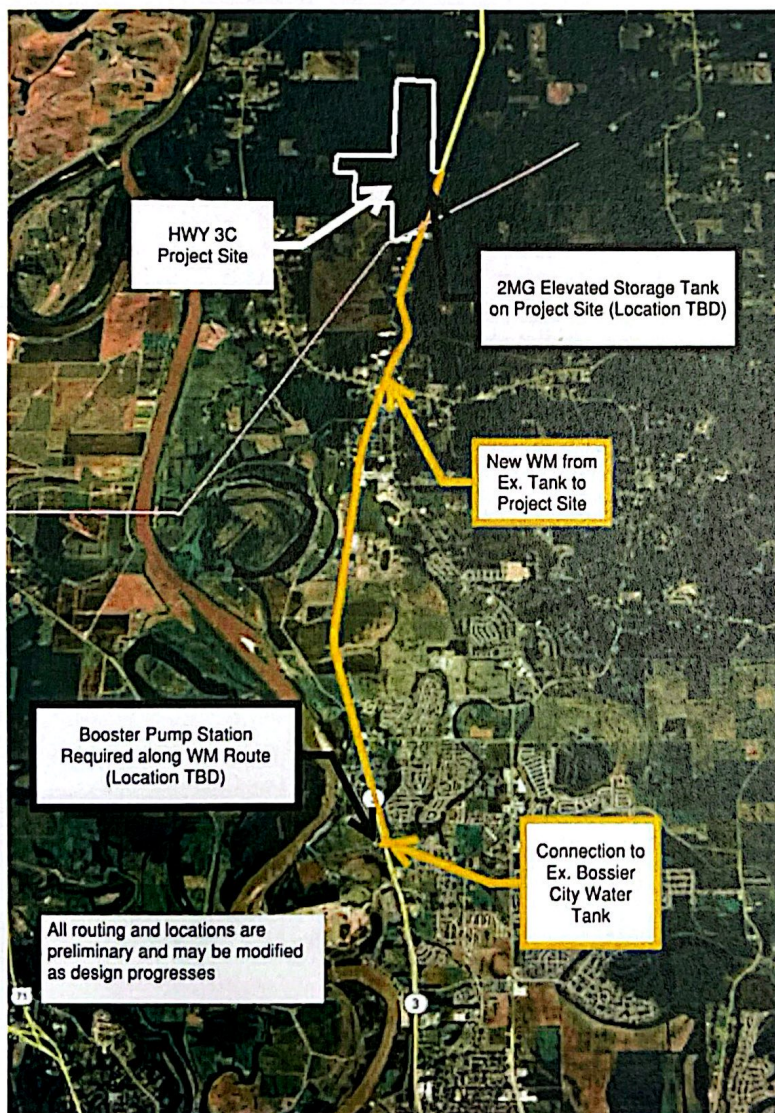


Figure 1: Phase 1 Offsite Infrastructure Improvements

Phase 2:

A. Approximately 31,000 linear feet of new 30"-42" water main from the Bossier City WTP to the new WM starting at the Bossier City existing water tank.

The preliminary proposed routing for Phase 2 Offsite Infrastructure Improvements is shown in Figure 2.

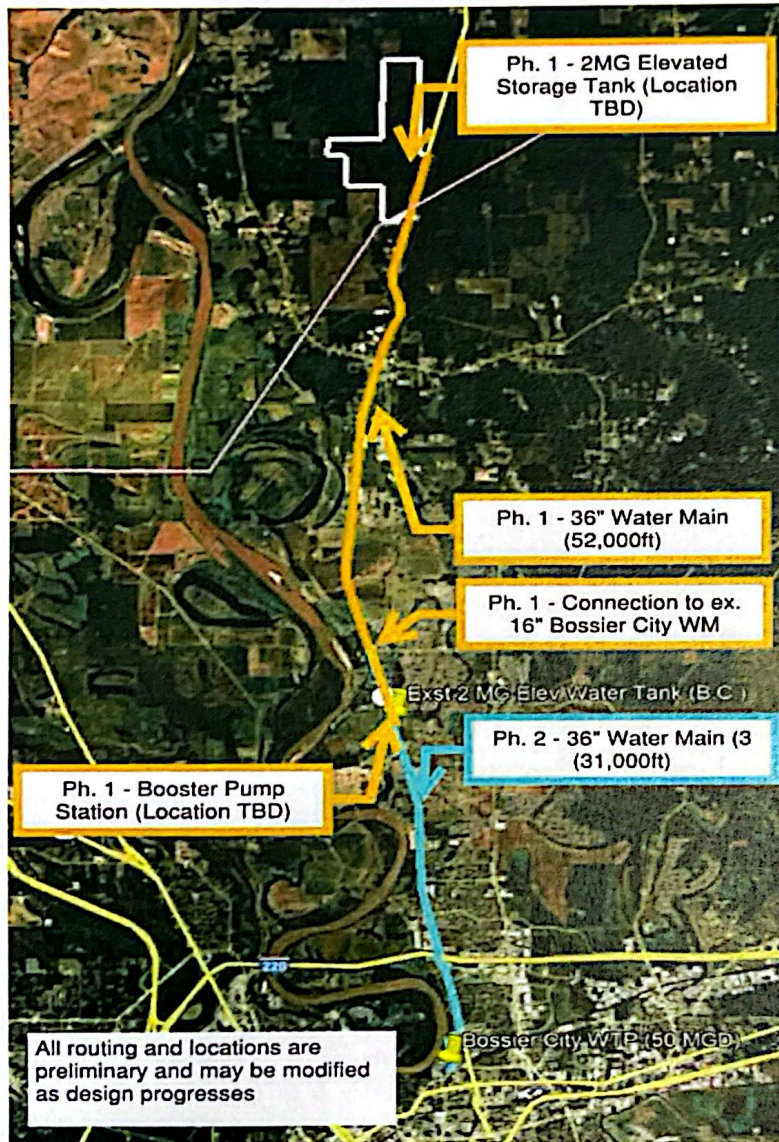


Figure 2: Phase 2 Offsite Infrastructure Improvements

Provided however, portions of the Offsite Infrastructure Improvements may be delayed or not completed due to Property water demand needs and phasing through coordination with Bossier City.