

FINDEV CANADA TRANSACTION SUMMARY

Energia Renovable La Joya SA

This document provides an overview of the FinDev Canada transaction, including a summary of the anticipated development impacts and of the environmental and social (E&S) risk assessment performed, potential risks identified, and related mitigation measures to be implemented.



Transaction Description

The USD 56M commitment to Energía Renovable La Joya S.A. (Enhó Energía) will support the development, construction, and operation of Project Illa, a 396 MW solar photovoltaic (PV) power plant in Arequipa, Peru. Project Illa is expected to increase the national energy supply by 2.5% through the generation of over 890,000 MWh of solar energy annually. By expanding renewable energy production, Project Illa supports Peru's 2030 Development Strategy and its goal of achieving net-zero greenhouse gas emissions by 2050.

Transaction Details

COUNTERPARTY	Energia Renovable La Joya S.A. Project Sponsor: Eólica Navarra S.L.U. (Grupo Enhó)
DOMICILE	Peru
COUNTRY(IES) OF OPERATION	Peru
TERM OF FINANCING	Up to US \$56M in loan facilities to Energía Renovable La Joya Solar S.A. to support the development of a 396MW greenfield solar PV project in Arequipa, Peru
SECTOR	Sustainable Infrastructure
E&S CATEGORY	B
FINANCING PRODUCT	Debt
2X CANADA TRANSACTION AMOUNT	N/A
FINDEV CANADA TRANSACTION AMOUNT	USD 56 million
DATE OF TRANSACTION DISCLOSURE	5/8/2025
DATE OF TRANSACTION SIGNING	31/12/2025
DATE OF TRANSACTION SUMMARY PUBLICATION	17/3/2026
2X ALIGNMENT	N/A

Summary of Anticipated Development Impacts

The development impact value proposition of this transaction is to contribute to low-carbon economic growth and development in Peru by supporting the construction of a 396MW solar plant. The impact theory of change below summarizes how La Joya will contribute to FinDev Canada's development impact goals and the Sustainable Development Goals (SDGs).



MARKET DEVELOPMENT

- Expanding domestic electricity generation:** By increasing Peru's power generation capacity by 2.5%, La Joya will help meet rising electricity demand, which is projected to grow from 55 TWh in 2024 to 75 TWh by 2030. The transaction will support the country's low-carbon growth trajectory while also delivering economic benefits through an average of 500 construction jobs and 10 long-term operations and maintenance positions.



CLIMATE AND NATURE ACTION

- Contributing to Peru's low carbon transition:** By expanding the country's low-carbon energy supply, the transaction supports Peru's 2030 Development Strategy to increase sustainable energy provision and its goal of achieving net-zero emissions by 2050. La Joya will generate over 890k MWh of clean electricity annually and avoid more than 300k tCO₂e per year.

Summary of Environmental and Social Assessment and Related Risk Mitigation Measures

The transaction is a Category B given the inherent risks reasonably anticipated to be associated with the development of a solar photovoltaic (PV) project and ensuing operations of this scale, which are generally site-specific, largely reversible, and readily addressed through mitigation measures.

FinDev Canada E&S Risk Management Team's due diligence approach was focused on a review of the project's environmental and social management framework (i.e., alignment with IFC Performance Standard 1) and labour and working conditions (i.e., alignment with IFC Performance Standard 2) and benchmarking against the IFC Performance Standards 3, 4, 6 and 8, where applicable.

The primary risks identified during the review include (i) labour rights and working conditions for contracted workers and the solar supply chain, including occupational health & safety risks; (ii) traffic safety and construction-generated nuisance noise and dust; (iii) water management; (iv) solid waste generation including end-of life hazardous waste management; (v) community health, safety & security; (vi) adverse impacts to nature and biodiversity caused by loss of habitat through land conversion; and (vii) gender-based violence & harassment ('GBVH').

The E&S due diligence ('ESDD') was undertaken between May and July 2025 and consisted of reviewing the Environmental & Social due diligence report and site visit findings prepared by an Independent E&S Consultant, the project's impact assessment publicly disclosed by the Peruvian Authorities, and documentation related to the solar supply chain procurement for the project. Energia Renovable La Joya SA's environmental and social management plans are anticipated to address the identified E&S risks and impacts upon completion of the project's Environmental & Social Action Plan (ESAP).

An illustrative but non-exhaustive list of key documents reviewed at the time of the ESDD is outlined below:

- Declaración de Impacto Ambiental (DIA) de la "Central Solar Fotovoltaica La Joya 350 MW" (Ministerio de Energía y Minas)
- Inver Renewable Management – ILLA Solar Photovoltaic Power Plant CSF Environmental and Social Due Diligence (ESDD) Report by JGP Consultoría – March 2025.
- Project-related Environmental & Social Management Plans.
- JA Solar 2022 ESG and Traceability Report.

This review has been completed in accordance with the application of FinDev Canada's E&S Policy.