

Gundry Solar Farm and Battery Energy Storage System

COMMUNITY UPDATE

FEBRUARY 2024



Project update

Lightsource bp is proposing to develop the Gundry Solar Farm, which is located approximately 10km southeast of Goulburn off Windellama Road in Gundry, NSW.

The project would consist of a 400MWdc (320MWac) solar farm, a Battery Energy Storage System (BESS), and essential infrastructure to connect to the existing transmission network in the north-west corner of the project.

Lightsource bp is in the final stages of assessing impacts and designing management and mitigation solutions for the project. This update aims to brief you on recent modifications to the project layout, technical assessments, and next steps.

Project updates

At Lightsource bp, we highly value the insights and feedback provided by community members since the early stages of the proposed Gundry Solar Farm. Some of the key things we have heard about include questions around:

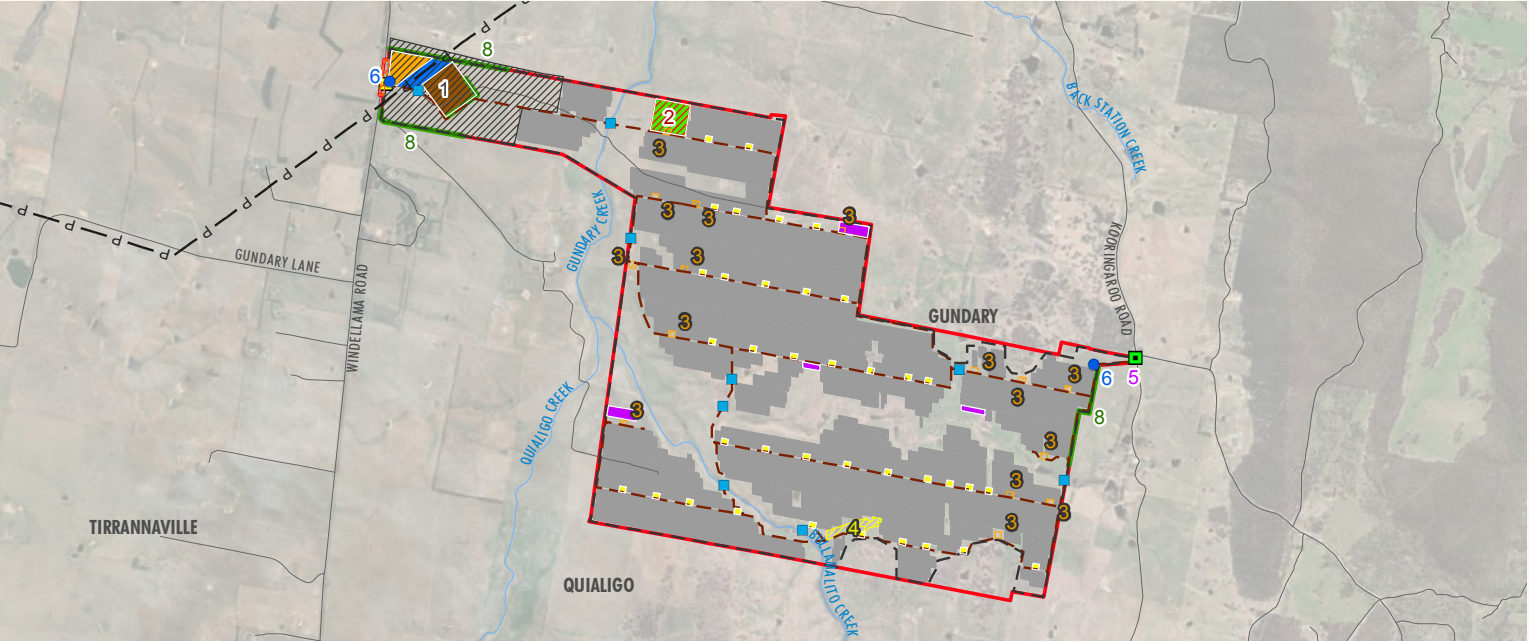
- Changes to the local landscape character due to the visual impact of the project.
- Possible noise from the project’s substation, Battery Energy Storage System, and solar panels.
- Risk of fires from the project and challenges for the Rural Fire Service in managing fires on site.
- Impacts of the project on local agricultural productivity.
- Potential harm to local plants, animals, and ecosystems.

In response to this valuable community feedback and initial findings from our technical studies, Lightsource bp has significantly refined the layout and design of the project since our Scoping Report in October 2022. Our focused efforts aim to minimise the environmental and social impacts on the community. Key refinements include:

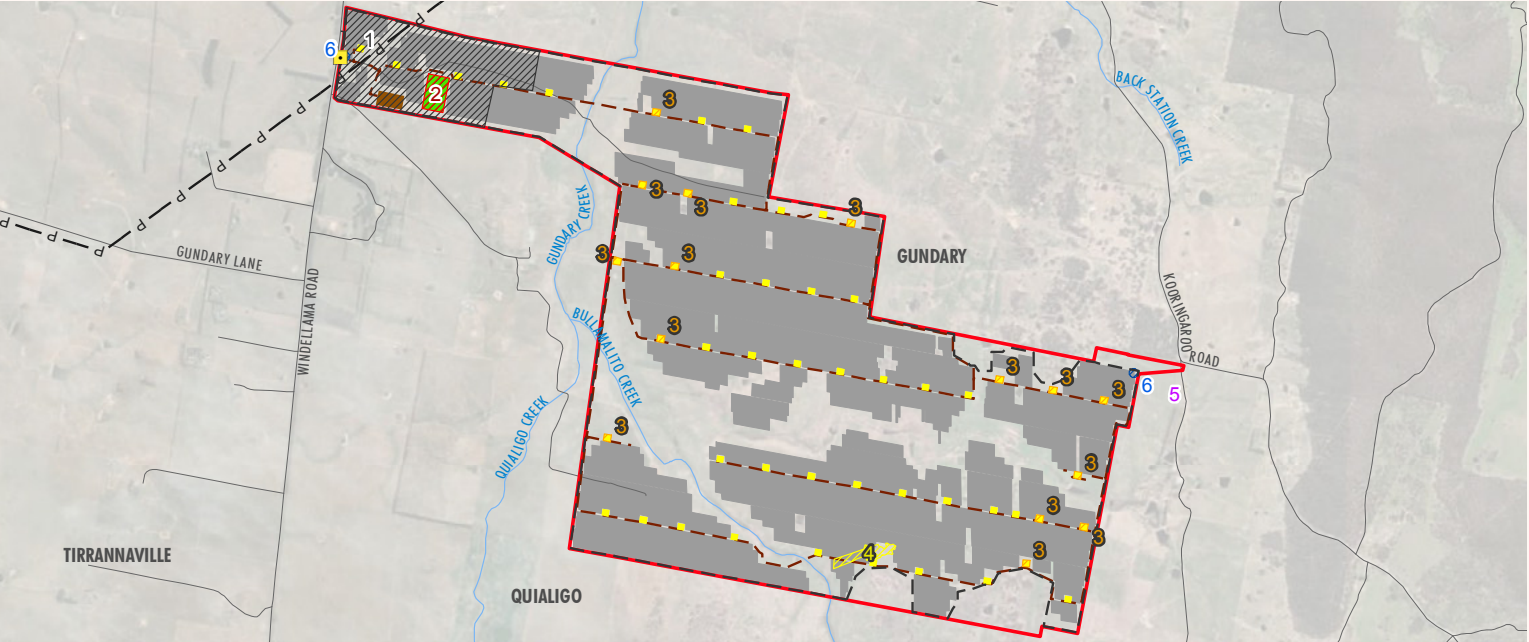
1. About **50 hectares of solar panels have been removed** from the north-west corner of the site to reduce noise and visual impacts. (See number 1 on the map)
2. The centralised **Battery Energy Storage System (BESS) has been relocated** further east to reduce noise and visual impacts. (See number 2 on the map)
3. Several **decentralised BESS closest to neighbouring landowners have been removed** to reduce potential noise and visual impacts. (See number 3 on the map)
4. Further adjustment of solar panels has been made to **reduce impacts to Eucalyptus macarthurii trees** planted within the project area. (See number 4 on the map)
5. A **secondary access point for emergencies** has been established on Kooringaroo Road. (See number 5 on the map)
6. **Two dedicated non-combustible 20,000L water tanks** will be installed at both the main site access on Windellama Road and the emergency access on Kooringaroo Road. (See number 6 on the map)
7. **Noise barriers will be implemented** around noisy equipment to reduce operational noise impacts.
8. **Landscape screening will be planted** to effectively reduce visual impacts. (See number 8 on the map)
9. **Solar panel heights have been lowered** from 5m to 3m to reduce visual impacts.

Figure 2.1 Project layout update

Environmental Impact Statement Layout (current)



Scoping Report Layout (previous)



Layout Refinements

- 1 - Removal of solar panels
- 2 - Relocation of the centralised BESS
- 3 - Removal of decentralised BESS units
- 4 - Avoidance of Eucalyptus macarthurii trees
- 5 - Kooringaroo Road emergency access
- 6 - Water tanks for fire fighting
- 8 - Landscape Screening

Environmental Impact Statement Layout (current)

- Internal Access Tracks
- Security Fence
- Existing Transmission Line
- Watercourse / Bed Level Crossing
- Water Tank
- Primary Site Access
- Emergency Access
- Solar Panels
- Project Area
- Proposed Road Upgrade
- Landscape Screening
- Transgrid Line Works
- BESS Option 2 (Centralised)
- Substation and Operation and Maintenance Facility Area
- Construction Compound Area
- Inverter Stations and BESS Option 1 (Decentralised)
- Temporary Laydown Area

Scoping Report Layout (previous)

- Primary Site Access
- Internal Access Tracks
- Security Fence
- Existing Transmission Line
- Project Area
- Inverter Stations and BESS Option 1 (Decentralised)
- BESS Option 2 (Centralised)
- Substation and Operation and Maintenance Facility Area
- Solar Panels

Summary of technical study findings

Project updates

In addition to the project changes listed, the technical assessments have resulted in the following recommendations. For more details, please refer to the project FAQ on the Gundry project website. <https://lightsourcebp.com/au/project/gundry-solar/>

Aspect	Response
Visual: Visual impacts, changes to the rural landscape and glint and glare.	<p>Delivery of a comprehensive Landscape and Visual Impact Assessment (LVIA), including photomontages from nearby residences and key public viewpoints.</p> <p>On-going discussions with nearby neighbours about visual impacts and mitigation options.</p>
Noise: Noise impacts during construction and operation	<p>Delivery of a comprehensive Noise Impact Assessment which found that, due to the design and layout refinements, no noise impacts are expected at neighbouring residences during operations.</p> <p>On-going discussions with nearby neighbours about construction noise impacts, including mechanisms for mitigation.</p>
Biodiversity: Impacts on animals, birds and ecosystems	<p>Design of the project layout to avoid areas of high biodiversity value and remnant vegetation and to include setback buffers around watercourses.</p> <p>Retention of remnant vegetation along the northern and southern boundaries of the project area, providing connectivity with a much larger area of remnant vegetation located adjacent to the project boundary.</p> <p>Implementation of management plans to further reduce impacts on biodiversity.</p>
Bushfire: Increased fire risk from the solar farm, reduced access to the Project Area or neighbouring properties due to fences and project infrastructure	<p>Inclusion of a 10m Asset Protection Zone around the perimeter of the project area.</p> <p>Delivery of a bushfire risk assessment.</p> <p>Development of a Bushfire Emergency Management and Operations Plan, following project approval.</p> <p>A secondary access point for emergencies has been established on Kooringaroo Road.</p> <p>Two dedicated non-combustible 20,000L water tanks will be installed at both the main site access on Windellama Road and the emergency access on Kooringaroo Road.</p>
Agricultural: Loss of regional agricultural productivity	<p>Consideration of on-site agrivoltaics within the project area, with mechanisms in place to manage the co-existence of sheep grazing with the operation of the solar farm.</p> <p>Delivery of an Agricultural Assessment and soil and land use assessment, which found that the project area is mostly poor to moderate agricultural land.</p> <p>Areas of high agricultural value have been avoided in the project design.</p> <p>Implementation of management plans to manage agricultural impacts during construction and operation phases.</p>
Aboriginal Cultural Heritage: Disruption of connection to Country, impacts on Aboriginal cultural heritage, disruption to Aboriginal artefacts	<p>Delivery of a comprehensive Aboriginal Cultural Heritage Assessment (ACHA), which was undertaken in consultation with Registered Aboriginal Parties (RAPs) to investigate the presence of Aboriginal objects within the project area.</p> <p>Development and implementation of an Aboriginal Cultural Heritage Management Plan in collaboration with the RAPs and the Department of Planning and Environment (DPE) following project approval.</p> <p>Implementation of mitigation measures to reduce the extent of impact including staged salvage excavation and surface collection before construction.</p>
Historical Heritage: Impacts on historical buildings and artefacts	<p>Delivery of a Historical Heritage Assessment, which found that no heritage items within the project area were listed on the statutory heritage register and that the project was unlikely to impact the visual significance of any heritage listed items in the vicinity of the project area.</p> <p>Implementation of management and mitigation measures if an unexpected heritage item is discovered during construction or operation of the project.</p>



Current status

Lightsource bp, in partnership with its environmental consultants Umwelt, is currently finalising several technical assessments for the project. These include Traffic and Transport, Glint and Glare Assessment, Waste Management, Social Impact Assessment, Economic Impact Assessment, Water Resources (including flooding), and others.

These technical assessments will inform the Environmental Impact Statement (EIS).



Next steps

We want to hear from you

Join us at our next community drop-in sessions, which is planned for 25-26 March 2024, at the Goulburn CWA Branch building, where we will be sharing the preliminary results from all technical assessments and seeking feedback on the updated project layout.

Country Women's Association (CWA) Goulburn Rooms
2 Montague Street, Goulburn

Monday 25 March 2024, 2pm – 6pm
Tuesday 26 March 2024, 8am – 12pm

Light catering will be supplied by the Goulburn CWA Branch

You can also reach out to us anytime on **1300 873 575**, or by emailing gundarysolar@lightsourcebp.com

Our commitments

Lightsource bp is currently in the process of discussing our proposed benefit sharing scheme with the Goulburn Mulwaree Council and the local community. This includes entering into a Voluntary Planning Agreement (VPA) with Council, with funding contributing to affordable housing, public amenities or infrastructure in the region. Additionally, we are discussing a Neighbourhood Benefit Sharing Program with landowners located in proximity to the project.

Project timeline

The EIS for the project is expected to be submitted to the Department of Planning, Housing and Infrastructure (DPHI) (formerly the Department of Planning and Environment) for public exhibition in Q2 2024, following the community consultation events at the end of March. Once on exhibition, the EIS and supporting documents will be publicly available online. There will also be an opportunity to provide feedback to the DPHI on the updated project design and proposed environmental mitigation measures.

PROJECT TIMELINE

Engagement with potentially affected people and other interested parties

