

# KINGSWOD BATTERY ENERGY STORAGE SYSTEM

SSD-63207219

744 Burgmanns Lane Kingswood NSW 2340

As stated in previous submission, I strongly object to the planned battery facility.

As seen with the approval of the Calala BESS because of the secrecy of the projects and lack of community consultation, there was a minimal response to the lodging of submissions against the project. In a location where you wouldn't be allowed to build a house, having to cross two major water courses to get to, plus being so close to a residential area, plus a poor submission from our local council (Tamworth Regional Council= TRC) but have since found out, through wearing state significant sponsor jackets they don't fall in the category of renewable energy. They are an electricity provider and don't have to issue the same monetary values to the community as stated in the minutes of their meetings with TRC. The submission was a lot better for the Tamworth BESS project. By this time the secret was out, and this is why there were so many negative submissions for the Tamworth BESS as more and more are being made aware of what has been planned for their area.

But in regards to our current submission, The Kingswood BESS, without being a town planner, environmentalist, hydrologist or an environmental scientist, I can't verify that any of this document is actually true, but from living in the area for 20 years and being a licensed local building contractor, I can comment on the parts that I believe are true and I can comment on the parts that are not true.

## **THE TRUE:**

Solar only operates through the middle of the day, so needs batteries to store then re-sell back to the grid in the evening. Therefore, it doesn't matter how many 1000's of acres are covered in solar panels, they will not be viable without BESSs. As from our meeting with both Valent and Iberdrola representatives state there is a fee to store it and then they sell the power back to the grid in the evening. The BESS companies will in essence own the power that is produced locally that will then go south to Sydney.

## **PROJECT SITE:**

Poor planning has allowed these projects to rezone the sites and locate them in residential areas. The developer states the land is of poor quality. This is somewhat true basically true due to the poor land management by current owners and the location of Trans Grid towers across the site. The current owners use the site as an industrial dump for used air-conditioning units as this is their sole source of income. Most of the photos by Iberdrola are mostly of neighbouring farms to the South East.

## **PROJECT OBJECTIVES:**

Control the power source and make a profit that is sent to the overseas owners.

## **FALSE CLAIMS:**

Community consultation is false. Having a nearby farm, part of which will be 1km, we received no notification of any community consultation. Neither had any of the neighbours who adjoin the project site or are within the 1km radius. I did however see a notice in the local newspaper in regards to the meetings on Friday 23<sup>rd</sup> & Saturday 24<sup>th</sup> February, 2024. My wife and I arrived at the venue and was surprisingly met by a team of bubbly PR people who looked astonished that anyone turned up. After finding what was planned, I rang my neighbours who would be directly affected and suggested that they had better go along to get a look at this project. Both had no idea and had never been contacted by Iberdrola. The meeting we had with Iberdrola representatives was 2 weeks later in March at the site. This is all the correspondence the adjoining land holders have had. The next site visit we had was with 3 department of planning personnel to show them the site and proposed location of all three BESS developments plus another 2 to the west of the sub-station.

## **VISUAL IMPACT:**

The EIS states that R16 will have a low impact. That is an outright lie. They will be looking straight at it 700metres away, let alone the noise of the cooling systems which will run 24/7 plus lighting 24/7.

## **SOIL TESTS:**

No soil test has been done to that block. It has minimal grey clay cover over soft shale.

## **BORE LOCATIONS:**

There are no bores located on Iberdrola's drawing of Lot 1 871 Ascot Calala Road. But there are currently two with State Water works approval. Lot 23 Ascot Calala Road, also has bores missing. Lot 2 877 Ascot Calala Road has one bore marked in the wrong location.

## **SPEED LIMITS AND RURAL ROADS:**

Whitehouse Lane is a 80km zone – not 100km zone as stated in EIS. Ascot Calala Road speed limit is unmarked but at Burgess' Lane end has it 50km. Ascot Calala Road is poorly maintained by TRC and can only just handle the local traffic. In times of prolonged wet weather it deteriorates quickly being gravel. In times of flooding this road is the only accessible route to the Highway but you need to go around 15km to the south (all dirt) as Calala Lane, Burgmanns Lane, O'Briens' Lane and Whitehouse Lane are cut by flood water. In the past these roads have been cut 19 times in the past 2.5 years. So very difficult to access the site, not to mention the excess dust in the dry periods which will affect all who rely on rainwater for drinking water.

They say there are no Bus Stops which is incorrect. Each gateway is a potential bus stop. There are 5 surrounding and opposite the site access.

## **WATER INUNDATION:**

After meeting with Iberdrola representatives on site, they told us they were going to install water retention ponds for excess water. The building envelope is probably around 15 degrees to Ascot Calala Road, but the area to the west is more like 30 degrees sloping to the building envelope which will cause great issues of de-watering or forcing water onto neighbours properties with only a 20meter set back from the southern boundary.

## **LAND VALUES;**

Land values will decline massively if they can be traded at all. Unlike the sub-station which TRC has allowed to be developed all around it and has been there for over 35 years. These industrial developments produce excess noise from cooling systems, lighting and are prone to catch fire. Along with the cumulative impact of 3 (possibly 5) BESS developments in this location, it would be devastating.

## **BUSH FIRE:**

There were pages of information about bush fire impact on highly prone bushfire areas. For all of us who farm in this areas, we deal with this day in and day out. Through our fire season, when we have delt with multiple days are above 40 degrees, we however have not had to deal with the possibility of the phenomena of thermal runaway to add to the mix. This is a likely scenario with the amount of batteries trying to be allocated by developers in a 1km radius of the sub-station. Through the summer months in the NW our season runs from September to March. So their cooling systems will be running 24/7 to try to keep these BESS units in the control range while charging and discharging.

## **LOCATION:**

Poor choice. As stated to the Department of Planning officer, Ewan Davies. Lot 23 DP95990 has not been acknowledged as being RU4 and can potentially be subdivided allowing a further 2 houses that could be built between the southern boundary of the Iberdrola project and neighbour R16 resident. Which would make 1 house about 200meters from the boundary site and another at around 500meters. Therefore, Iberdrola's EIS is incorrect. Also, the area from the Iberdrola site and Whitehouse Lane housing estate is a possible infill area as the southern side of Whitehouse Lane was released earlier this would not occur with such industrial facilities placed in this rural environment.

## **WATER:**

Tamworth in general has poor water storage. Major capacity is quickly depleted in dry times as most water has to be released to go further west. As all adjoining neighbours use their stock and domestic water sparingly through the summers to keep stock alive. Reading that the developer thinks that they can get a General Stock and Domestic

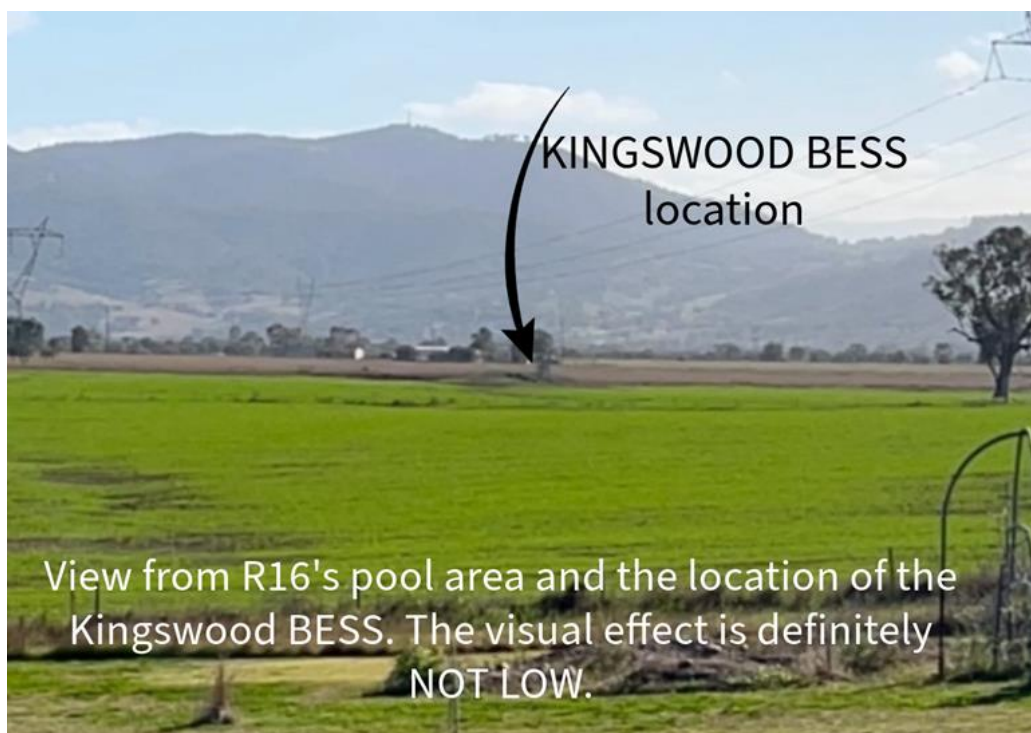
license change to a WA, I say good luck with state water approving that. I would think it would take around 2 years to do the hydrology then it would need to pass through the Land and Environment. If it gets that far. This is the process for any Australian to adhere to. I'd be interested to know if the Australian Government has different rules for different people.

## HOUSING and EMPLOYMENT:

Anyone who has tried to do any developments within the last three years, not only that there is a lack of housing, there is not a readily available workforce to spread over the local environment but also multiple BESS projects. This would mean having to find temporary housing solutions. This alone will create more problems for the local area.

## SUMMARY:

1. Poor consultation & very secretive.
2. Poor water management ethology and water use.
3. Depletion of property values
4. Incorrect or missing bore locations
5. Poor location in relation to all other developments
6. Lack of housing and lack of local employees.
7. Unaware of adjoining neighbours' subdivision rights.
8. Visual impacts are false to adjoining neighbours (see photo).



9. Quality of land of the development site is only poor due to poor management. (see photo).



10. Site access is poor and poorly maintained dirt road.
11. Dust will affect water for surrounding neighbours who rely on clean tank water harvested from rood tops.
12. Bush fire relates to thermal runaway not bush fires.
13. Speed limits incorrect.
14. Poorly put together document. Rushed through to try and get approval prior to an election, which will hopefully stop all the degradation of our area.

Concerned resident – Kingswood NSW 2340