

Project Overview

Wongalea BESS



Eku Energy seeks to develop the Wongalea battery energy storage system (BESS) on approximately 10 hectares of land at 475 Grafton Road (Waterfall Way), Armidale.

Battery storage is designed to store excess energy and dispatch it to the electricity grid during periods of high demand. When operational, it will balance supply and demand, reduce energy price volatility, and contribute to the stability of the electricity grid.

The proposal includes a 300MW / 1200MWh BESS, a switching station, as well as associated connection infrastructure into the existing Armidale Substation.

Whilst still in the early stages of planning and design, the proposal will deliver real and lasting social and economic benefits, including creating local job opportunities.



300MW

Storage Capacity



150

Construction Jobs
(approximate)



2-5

Operational Jobs
(approximate)

The planning process

We are currently working on several assessments to ensure the design and layout will have minimal impacts on the local community. This includes biodiversity, cultural heritage, visual, and noise assessments, as well as a Preliminary Hazard Analysis that will be written in collaboration with NSW Fire & Rescue.



*Timeline subject to change

Location

The site is well suited to BESS development because it's:

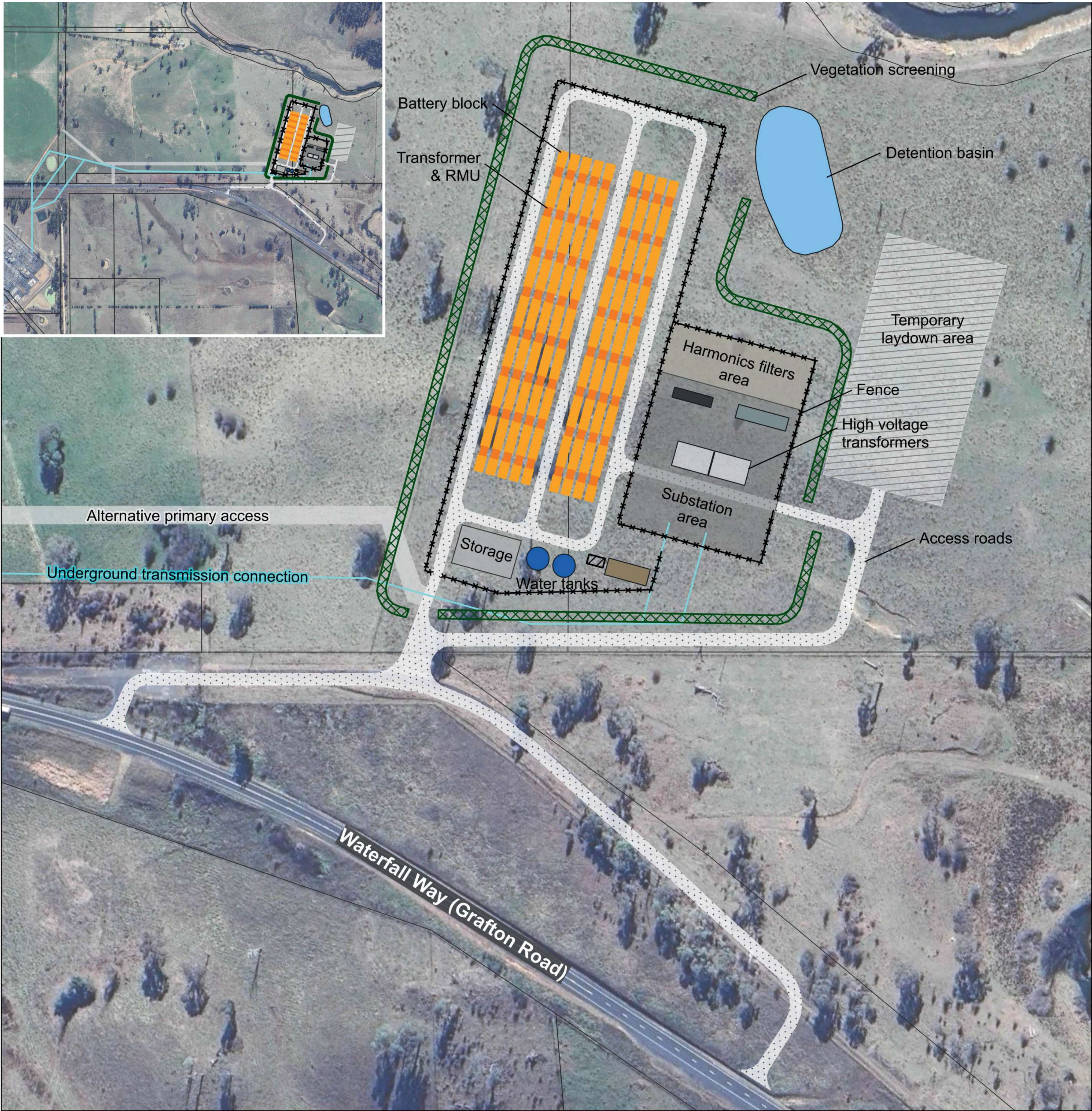
- ✓ Located approximately 5km east of Armidale, away from sensitive receptors
- ✓ Located on surplus agricultural land, on approximately 10 hectares of a larger property
- ✓ Proximity to existing electrical infrastructure
- ✓ Direct access to primary road network

Giving back

- ✓ Providing energy storage to increase system reliability, electricity affordability and energy security
- ✓ Contracting for local businesses during construction and operation
- ✓ Benefit sharing program to support the local community

Concept Layout Plan

Wongalea BESS



Concept Layout Plan

2431 - Wongalea BESS

LEGEND

- | | | |
|-----------------------------|------------------------|----------------------------|
| Battery | Office | Parking |
| Transformer & RMU | Substation | Access roads |
| Transmission routes options | Storage clearance area | Alternative primary access |
| *** Fence | Harmonic filters area | Temporary laydown area |
| Vegetation screening | Transformer | Cadastre |
| Control building | Water tank | |
| 33kV Switchroom | Detention basin | |

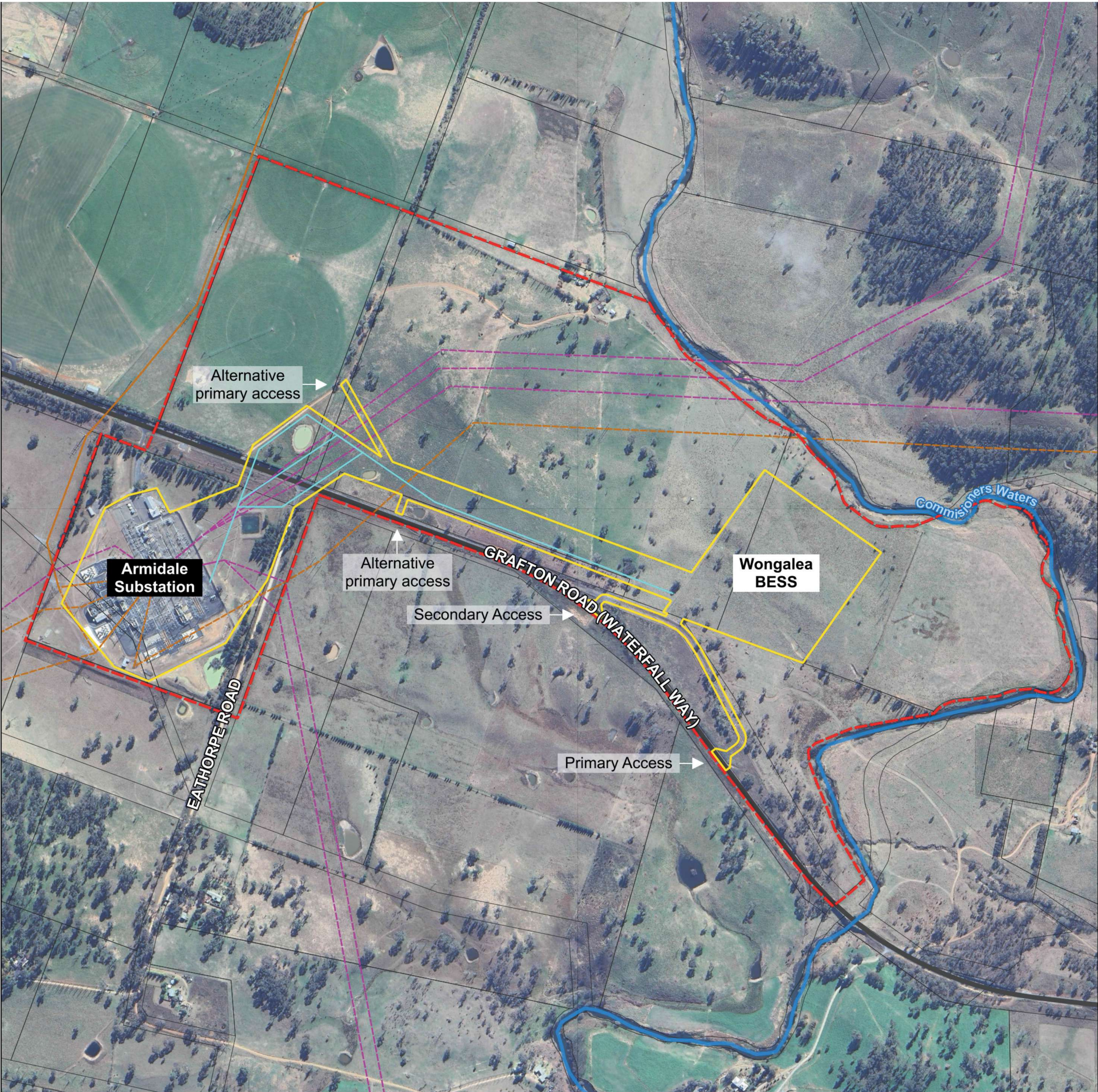
Version: 4.0

Date: 31/10/2025

Disclaimer: This plan is preliminary and subject to detailed studies and approval.

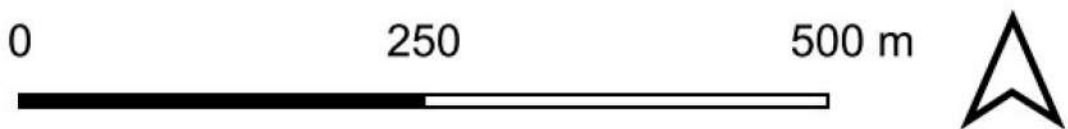
Site Plan

Wongalea BESS



Site Plan

2431 - Wongalea BESS



LEGEND

Proposed

- Project Site
- Development Area
- Transmission route options

Existing

- 132kV Transmission Line
- 330kV Transmission Line
- Roads
- Cadastre
- Waterway

Version: 3.0

Date: 28/10/2025

Disclaimer: This plan is preliminary and subject to detailed studies and approval.

Ekus Energy

Wongalea BESS



Ekus Energy is a battery storage business on a mission.

We are working across the full project life cycle to develop, build, and manage energy storage assets with the aim of facilitating the delivery of safe, secure, reliable clean energy.



Long-term partner



Specialist technology-enabled developer



Globally diverse player

Ekus Energy is jointly owned by Macquarie Asset Management managed fund and British Columbia Investment Management Corporation (BCI).



Our Approach

Ekus Energy is a specialist energy storage business established to meet the growing need for utility-scale battery storage.

We bring deep technical knowledge and local market expertise to deliver battery storage solutions.

Our absolute priority is creating a safe working environment. We proactively manage our operations to achieve zero harm to our people, assets, and the communities in which we operate.

We have expertise developing BESS projects across Australia, including:

- ✓ Hazelwood BESS (VIC) 150MW/150WMh, operational
- ✓ Rangebank BESS (Cranbourne, VIC) 200MW/400WMWh, operational
- ✓ Williamsdale BESS (ACT) 250MW/500MWh, under construction
- ✓ Griffith BESS (NSW) 100/800MWh, planning phase



Artist Impression

Wongalea BESS

This image is for illustration purposes only



Aerial artist impression of the Wongalea BESS looking south towards the Armidale Substation

Noise & fire

Wongalea BESS



Fire Risk Management

Eku Energy’s absolute priority is creating a safe working environment. We proactively manage our operations to achieve zero harm to our people, assets, and the communities in which we operate.

Battery Energy Storage Systems (BESS) use lithium-ion battery cells which to date is the safest technology in grid-scale BESS infrastructure.

In the highly unlikely event of a damaged or faulty battery cell, thermal runaway may occur, which is an overheating of the cell. To mitigate this potential fire risk, the BESS will be equipped with industry leading safety systems that continuously monitor the batteries to detect, isolate and alert the operators to any potential anomalies.

What we are doing

While fires are rare, we have engaged a specialist fire risk advisor for the Wongalea BESS.

The proposal will follow the *Large-scale external lithium-ion battery energy storage systems - fire safety study considerations* (FRNSW Guidelines), including:

- Conducting a Preliminary Hazard Analysis (PHA), Bushfire Hazard Assessment, Fire Safety Study and Emergency Plan
- A minimum 10-metre Asset Protection Zone (APZ) around all infrastructure
- On-site water for fighting bushfires

Eku Energy will continue working with NSW Rural Fire Service and Fire and Rescue to minimise fire and bushfire risk to the fullest extent possible.



Noise Mitigation

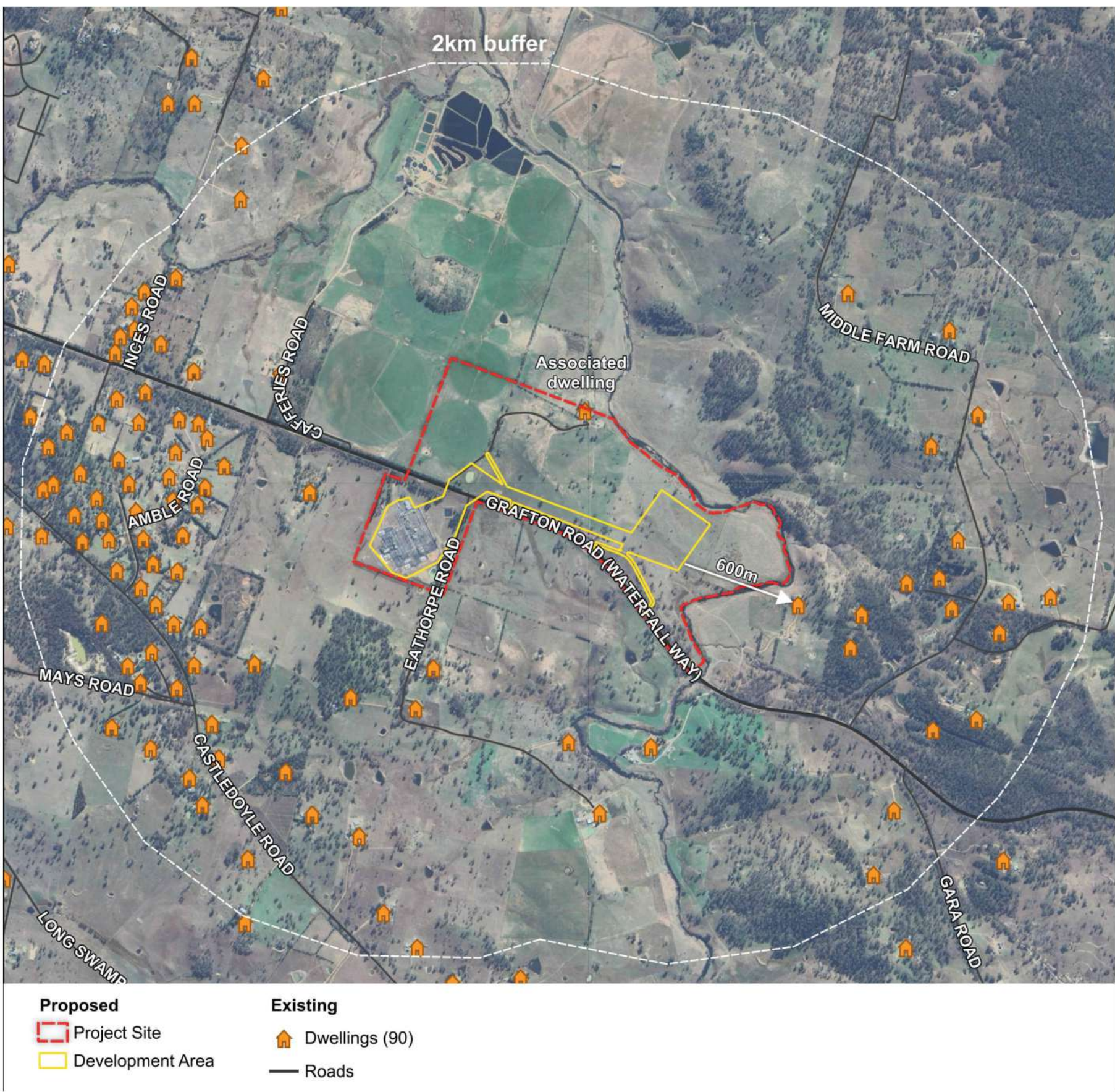
Temporary construction noise may include:

- Earthworks
- Civil works
- Trucks and machinery

All construction activities will occur during designated hours and in line with the approved Construction Environmental Management Plan.

Operational noise:

Some noise may be generated by the BESS once operational, due to the use of cooling fans that regulate the temperature of the batteries. However, the BESS is strategically positioned 600m away from sensitive receptors to minimise impact.



Dwellings within 2km of the proposed Wongalea BESS

What we are doing

Detailed noise assessments are currently underway by a specialist noise consultant to ensure the BESS complies with noise regulations. This will include cumulative impacts from other projects in the area.

Benefit sharing

Wongalea BESS



Eku Energy aims to be a positive and proactive member of the local community and seeks to engage with community members to create positive, lasting impacts.

Our Commitment

We take community engagement and benefit sharing seriously. We are committed to ensuring our approach is collaborative, tailored, transparent and aligned to local needs and aspirations.

Eku Energy, with the support of our planning and engagement consultant - Cogency Australia - will engage with the Armidale Regional Council, local residents, local stakeholders, and the Armidale Local Aboriginal Land Council to discuss opportunities for benefit sharing.

Potential Funding Opportunities

Eku Energy welcome input from the local community on the design of a benefits sharing program. This includes understanding local values and understanding where there are opportunities to deliver direct community benefit.



Employment and Education

Initiatives that support educational or employment outcomes



Environmental

Initiatives that drive sustainability outcomes



Social Connectedness

Initiatives that support community connectedness, wellbeing and liveability

TAILORED

Eku's benefit sharing programs will be *tailored* because every community has different needs and aspirations.

ALIGNED

Eku will ensure that community investment is *aligned* to local strategic documents and will confirm this through proactive consultation during the lifecycle of the project.

TRANSPARENT

Eku will design and deliver fair benefit sharing through a *transparent* process with each community.

COLLABORATIVE

Eku seeks to develop *collaborative* long-term relationships with communities and become a supportive neighbour.

Visual & Cumulative Impacts

Wongalea BESS



Landscape & Visual

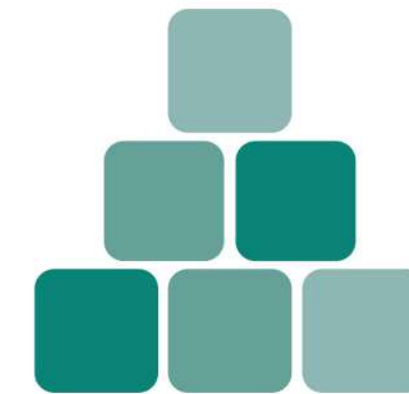
The Wongalea BESS is located near existing transmission lines and the Armidale Substation.

Following lodgement of the Scoping Report in July 2025, the proposed location of the BESS has shifted approximately 550m east within the same property (475 Grafton Road). This change was made in response to engineering, visual and access considerations.

The current location is less visually prominent from public viewpoints along Grafton Road (Waterfall Way) because it is lower, flatter, and further away from the road.

What we are doing

- The proposal is designed with vegetation screening
- The transmission connection to the Armidale Substation will be underground
- A Landscape and Visual Impact Assessment (LVIA) and a landscaping plan will be prepared inform additional screening



Cumulative Impacts

Cumulative impacts from existing and proposed developments are an important consideration and will be assessed in the EIS, including:

- Noise
- Traffic
- Landscape and visual
- Ecology
- Fire
- Hazard
- Social and economic
- Agriculture
- Hydrology

Strategies to minimise cumulative impacts will be proposed as part of the EIS.

An Accommodation and Employment Strategy is being prepared, as requested by Armidale Regional Council, due to the number of proposed developments in the LGA.



Existing view from Waterfall Way (Grafton Road)

Aerial artist impression of the Wongalea BESS



This image is for illustrative purposes only



COMMUNITY DROP-IN SESSION

Wongalea BESS proposal




Saturday 8 November

12:00pm - 3:00pm

**The Mill Bistro, Armidale Ex
Services Club**

137 Dumaresq St, Armidale

CONTACT US

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-  consultation@cogencyaustralia.com.au

cogency

Planning | Engagement | Strategy

COMMUNITY BENEFIT SHARING BRAINSTORM

What types of initiatives and infrastructure would you like to see us contribute to the Armidale community?

We want to hear your thoughts!

Current view from 653 Grafton Road.



Aerial artist impression of the proposed view from 653 Grafton Road.



Photo simulation - Wongalea BESS

This image is for illustration purposes only 31/10/2025.

Current view from 95 Middle Farm Road



Aerial artist impression of the proposed view from 95 Middle Farm Road



Photo simulation - Wongalea BESS

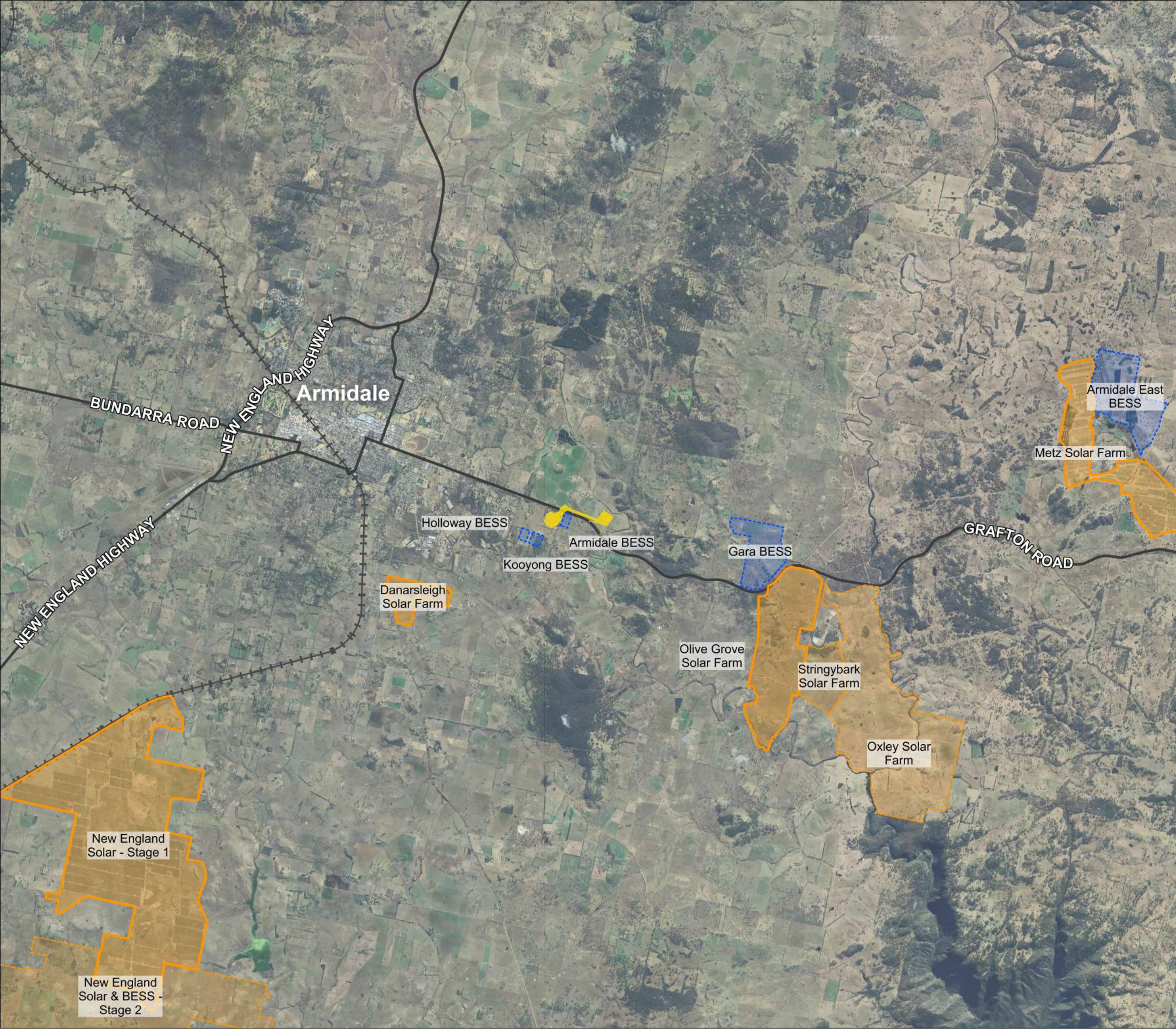
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 **Eku**

Nearby Renewables Plan

2431 - Wongalea BESS

- Wongalea BESS Development Area
- Roads
- Renewable Projects**
 - Solar Farm (Operational)
 - Solar Farm (Approved)
 - BESS (Planning)



Version: 4.0

Date: 28/10/2025

0 1 2 3 km



Wongalea BESS

Project Overview

November 2025



About the project

Eku Energy seeks to develop the Wongalea battery energy storage system (BESS) along Grafton Road (Waterfall Way). The proposal will connect directly into the existing Armidale Substation.

Once approved and constructed, Wongalea BESS will provide four hours of storage for excess energy to dispatch to the grid during periods of high demand.

In June 2025, the proposal was issued the Secretary's Environmental Assessment Requirements (SEARs) by the NSW Department of Planning, Housing and Infrastructure (DPHI). The proposal has now moved to prepare the Environmental Impact Statement (EIS) for expected submission in February 2025*.

*Timeline subject to change

Community engagement

Eku Energy is committed to engaging openly and transparently with the local community throughout the development process.

We understand the importance of providing clear information, listening to local feedback and ensuring community members have the opportunity to ask questions and share their views.

In addition to the formal public notification required as part of the Development Application - which includes notifying nearby landowners, placing site signage and publishing a newspaper notice - Eku Energy is also carrying out proactive engagement activities, including:

- Door knocking nearby landholders
- Hosting community drop-in information sessions and other opportunities to meet the Project team
- Offering face-to-face meetings with interested community members and stakeholders.

Proposal overview

The Wongalea BESS is expected to occupy **10 ha** of land on 475 Grafton Road (Waterfall Way), Armidale. The site has been chosen due to its flat nature and proximity to nearby electrical infrastructure. Wongalea BESS will provide additional storage capacity for the Armidale region while also contributing to increased overall network resilience.

The BESS site will house battery containers, medium voltage transformers, a ring main unit, switching and control buildings, substation and high-voltage transformers.

As part of the EIS preparation, a suite of technical studies are being further progressed including biodiversity, cultural heritage, visual amenity and noise, as well as a Bushfire Emergency Management and Evacuation Plan that will be created in collaboration with the NSW Rural Fire Service.

Project benefits



300MW

Storage Capacity



150

Construction Jobs
(approximate)



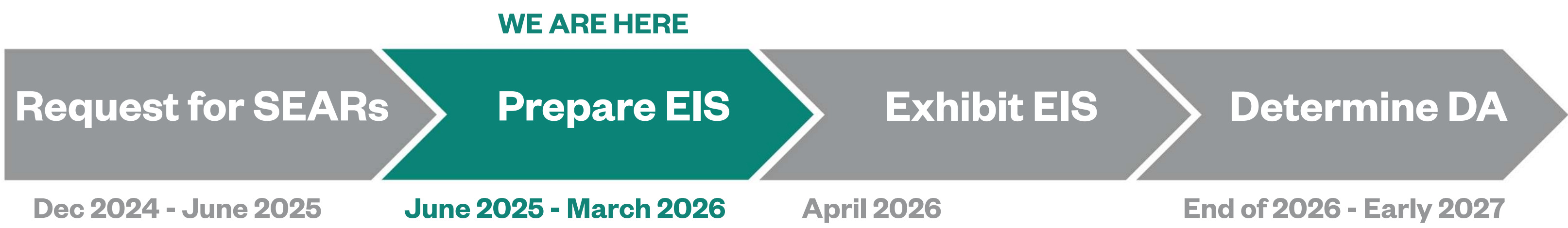
2-5

Operational Jobs
(approximate)

About Eku Energy

Eku Energy is deeply committed to our mission of accelerating the global energy transition by developing safe, secure and reliable energy storage solutions that provide cost effective clean energy. With offices in Sydney, Melbourne, London and Tokyo, we have global expertise paired with deep knowledge. Find out more at ekuenergy.com

The planning process



*Timeline subject to change

SEARs - Secretary's Environmental Assessment Requirements
EIS - Environmental Impact Statement
DA - Development Application

Safety

Ekus Energy's absolute priority is creating a safe work environment. During construction and operations, we will have measures in place, including traffic management, environmental controls and continuous health and safety checks to minimise risks.

Community benefits sharing

Ekus Energy aims to be a proactive member of the local Armidale community and seeks to engage with community members to create positive, lasting impacts. We are committed to ensuring our benefit sharing approach is collaborative, tailored, transparent, with alignment to local needs and aspirations. We are engaging with the Armidale Regional Council, local residents, local stakeholders and First Nations groups including the Armidale Local Aboriginal Land Council to discuss opportunities for benefit sharing that are best suited.

Advantages for every household

- Keeping the lights on when things go wrong**
When part of the grid fails, batteries instantly step in to keep power flowing and the lights on.
- Easing peak demand**
Batteries charge when demand is low and release energy during peak times, helping prevent blackouts.
- Emergency backup and grid restart**
In a blackout, batteries power up essential systems and help restart the grid.
- Ready for tomorrow**
As energy use grows, with more digital solutions, devices and AI powered platforms, batteries flexibly store and release power to keep the grid stable and reliable.

Ekus Energy acknowledges the Traditional Custodians of the land in and around the Wongalea BESS site, the Anaiwan, and will continue to engage respectfully with Aboriginal stakeholders throughout the project.

If you would like to stay informed or have questions or feedback about the proposed development, we welcome you to contact us via the details below at any time.

✉ consultation@cogencyaustralia.com.au

☎ 0452 593 428



For more information and to sign up for the quarterly updates and news on the Wongalea BESS, please visit: ekuenergy.com/wongalea