



Belah BESS

Community Update

March 2026 | Project Update from LPRP and Eku Energy



Dear Resident,

The Belah Battery Energy Storage System (BESS) is a proposed energy storage facility located at the intersection of Avenue Road and Kogan–Condamine Road, approximately 19 km south of Chinchilla and 22 km west of Kogan.

The Belah BESS will be able to deliver up to 400 megawatts of electricity for four hours continuously, helping to power Queensland homes and businesses during peak demand and support a stable, reliable energy grid. The project has been designed to operate safely and minimise impacts to the surrounding environment and communities.

In December 2025, the Queensland State Government released updated planning regulations for Battery Energy Storage Projects (State Code 27). The Belah BESS Development Application, which was previously submitted to Western Downs Regional Council (WDRC), will now be submitted and assessed by the Queensland State Government. Additional detailed technical assessments, a Social Impact Assessment, and a Community Benefit Agreement (to be agreed with WDRC) will form part of the revised application.

Opportunities for public comment will remain available and will be communicated once the Development Application is formally lodged later this year.

We look forward to meeting you at one of our upcoming drop-in sessions.

Your Project Team from Eku Energy and LPRP

What's new?

- The Belah BESS was referred to the Australian Government (DCOEEW) to assess any potential impacts on protected matters under the Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act). In November 2025, the Project received the assessment decision of not a controlled action (NCA), meaning the project has been determined as unlikely to have a significant impact on Matters of National Environmental Significance (MNES).
- Project activities, including the preparation of a Development Application and Cultural Heritage Management Plan are still underway.
- A Fire Safety Study is being prepared in addition to the Bushfire Management Plan. This study examines fire prevention systems and on-site firefighting infrastructure. It will be submitted to the Rural Fire Service Queensland (RFSQ) and the Queensland Fire Department (QFD) for review.
- A Battery Recycling Strategy is being developed to proactively identify pathways to ensure battery units can be responsibly recycled at the end of their operational life (approximately 20+ years).
- A Decommissioning Plan will outline the funding arrangements and methodology to ensure the facility can be decommissioned and the land rehabilitated at the end of the project's operational life (approximately 20+ years).
- Specialist planning consultancy NGH is currently undertaking a Social Impact Assessment (SIA). The SIA process responds to the potential social or socio-economic impacts of the project as part of an integrated assessment that also considers environmental, economic, and cultural impacts. The conclusions of the SIA will inform the development of the Community Benefit Agreement with WDRC.

We want to hear from you

Community Feedback

We are committed to ensuring everyone in the community has the opportunity to share their views on the Project and provide feedback. If you would like to get involved, we encourage you to participate in our project survey which will take approximately 10 minutes to complete. All feedback received is carefully considered by the Project team.



belahbess.com/survey

Community Benefit Agreement

A Community Benefit Agreement will be developed with Western Downs Regional Council, informed by the findings of the Social Impact Assessment.

If you have feedback on the project, or an idea for a local initiative that could benefit from the Community Benefit Fund, we encourage you to complete our project survey.

Community members will also have the opportunity to make formal submissions to the Queensland State Government as part of the Development Application public exhibition process. Further details will be provided closer to the exhibition period.

Come meet the team and learn about the project

Our locally based project team is available to meet in person and discuss the project with you. We hold monthly community coffee catch-ups, providing an informal opportunity to ask questions and learn more about the project.

We encourage you to drop in and speak with a member of the project team at one of the following sessions:

Tuesday 7th April - 9.30am-11.30am

Chinchilla RSL

Tuesday 21st April - 4pm-6pm

Chinchilla RSL

Tuesday 5th May - 9.30am-11.30am

Miles Creek Café

Tuesday 2nd June - 9.30am-11.30am

Chinchilla RSL

Responses to feedback



Construction traffic

Heavy construction vehicles will use State-controlled roads only, in accordance with the project's Traffic Management Plan. The TMP must be agreed by the State Government prior to construction, and we will also be engaging the local council roads team.



Fire safety and bushfire response

We have met with the local Rural Fire Service Queensland (RFSQ) and Queensland Fire and Rescue (QFR) representatives and continue to consult with them. The Bushfire Management Plan includes a range of measures to effectively reduce and manage fire risk, including managed asset protection zones (APZ) and more than 220,000 litres of on-site water storage. A Fire Safety Study is being prepared which will be publicly available once complete.



Size and footprint

Following community feedback, the project footprint has been reduced from 30 hectares to 7.5 hectares (or just over 1% of the host property's total area).



Environment

The site is located within a paddock, currently used for grazing. Vegetation clearing has been minimised and limited to lower value vegetation, siting the BESS and connection to the Orana Substation to minimise disturbance.



Noise

A detailed noise assessment has been completed and confirmed that the project complies with all applicable noise standards. Battery units have also been relocated approximately 300–400 metres further from the property boundary to further reduce amenity impacts below the applicable thresholds.

What's next?

Technical specialists have undertaken assessments and are in the process of revising their reports to meet the requirements of the updated planning regulations. Their assessments will outline how the project will address topics including fire safety, noise, hydrology and agricultural land.

If approved, construction activities will create about 150 jobs and provide opportunities for local businesses and suppliers. Construction will take approximately 18–24 months to complete with a peak period of 6–8 months. The Belah BESS is anticipated to be in operation in 2029 with a proposed operational life of 20+ years.

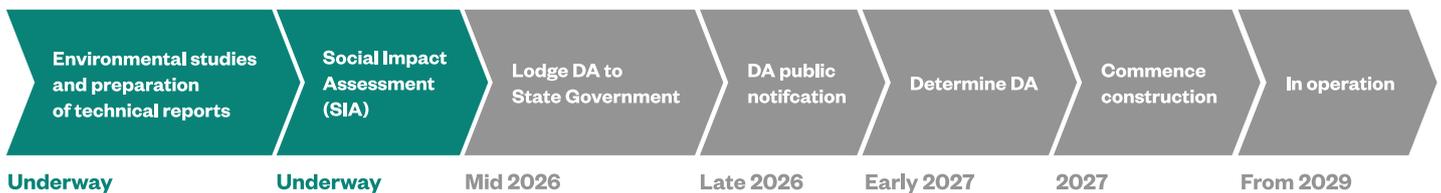
Location



Located at Crossroads, the site is considered well-suited for a BESS given the following attributes:

- Positioned on existing cleared land and outside of known flood risk areas
- Close to the existing Orana Substation, enabling efficient grid connection
- Not visible from nearby dwellings or public roads, reducing amenity impacts
- Located within a part of the energy network that already supports solar generation, gas infrastructure, and future wind development

Timeline



More information

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

 belahbess.com

 belahbess@lprp.net

 **1300 218 919**

Contact us to request a meeting or phone call with the project team.

