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2026-02-04

ADVERTISED PLAN

Hannah Scott
Acting Principal Planner
Department of Transport and Planning
GPO Box 2392
Melbourne 3001

Dear Hannah,

Proposal: Use and development of the land for a Utility installation (BESS), carparking, and display of business identification signage.

Site address: 689 Tower Hill Road, Yangery VIC 3283

Aurecon Australasia Pty Ltd (Aurecon) acts for South Energy Pty Ltd on behalf of Yangery BESS Development Pty Ltd in lodging an application for the use and development of a Battery Energy Storage System (BESS) at 689 Tower Hill Road, Yangery.

This application follows pre-application meetings with the Department of Transport and Planning (DTP), Warrnambool City Council, Shire of Moyne, and other key stakeholders, including the Country Fire Authority (CFA) and Glenelg Hopkins Catchment Management Authority (WGCMA). These meetings were held to confirm application requirements and discuss the anticipated timing of the assessment process.

This application seeks planning approval from the Minister for Planning as Responsible Authority via the Development Facilitation Program under Clause 53.22 (Significant Economic Development) of the Warrnambool Planning Scheme. Pre-application meetings were held with DTP in October 2024, September 2025 and December 2025.

To support this application, please find enclosed the following documentation:

- Completed application form and Certificate of Title
- Town Planning Report, including appended application plans, and supporting impact assessment and reports

Aurecon submits that the Proposal does not result in any offsite amenity impacts to adjoining properties, and through a considered design, will have a minimal impact on the surrounding landscape. Furthermore, the Proposal provides large-scale energy storage infrastructure which supports the nation's renewable energy transition. In addition to the notice and review exemptions afforded by the Planning Scheme, we request the Minister for Planning consider that the giving of notice under section 52(1)(a) and (d) of the P&E Act is not required because material detriment to adjoining land or any other person will not occur.

We trust the information provided enables DTP to commence assessment of this planning application in accordance with the Planning Scheme.

Should you require any further information, please do not hesitate to contact me on 0430 110 861 or by email at bez.hasenfratz@aurecongroup.com

Yours sincerely

Bez Hasenfratz
Senior Consultant, Environment and Planning
Aurecon

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Enc: Certificate of Title

Planning Report, including appended impact assessments as listed below;

- *Ecological Impact Assessment*
- *Landscape and Visual Impact Assessment*
- *Traffic Impact Assessment*
- *Surface Water Assessment*
- *Risk Management Plan (incorporating Bushfire Hazard Assessment)*
- *Noise Assessment Report (prepared by SLR Consulting)*
- *Agricultural Assessment Report (prepared by Meridian Agriculture)*
- *Consultation Summary Report*

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