

GENERATOR PROPERTY MANAGEMENT

YEAR IN REVIEW REPORT
2024



GPM

JANUARY 2025

PREPARED BY
GPM
&
PURSUIT COMMUNICATIONS

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*Images appearing in this report have been sourced from
N&T Photographers, GPM Staff and Pursuit Communications*

Introduction

Welcome to the 2024 Year in Review for Generator Property Management Pty Ltd (GPM).

The year 2024 was the year that earlier delays on moving forward with investigations and progress on remediation activities were finally overcome. It also presented new challenges with discoveries of historically placed materials and deciding how to deal with these in the context of the historic planning permissions, as well as gaining a fuller understanding of both sites leading to an improved understanding of future works required to ensure these sites are safe for future generations.

The exceptional staff that GPM has been progressively recruiting over time began to step up in new ways to deal with the challenges and add significant value to the operations of the Company. This development will continue over time, and it is evident that GPM is well placed with the expertise to continue providing innovative solutions to the legacies of the past.

It is apparent how much effort is required to simply investigate the extent of each site's contamination from historic activities. Such efforts do not happen without meticulous planning and sound project management and for this I would like to take this opportunity to thank GPM's trusted advisors who have worked to achieve these results. The GPM team has been focused on supporting the field crews, resolving problems when they arose and ensuring the works continue in line with commitments made to the EPA.

These activities are of interest to many, either due to their past association with the coal fired power generation industry, their residences neighbouring our site's, an interest in the environment or the opportunity these sites may present for future development. GPM has now established a clear conduit into the communities around each site with formal community consultation groups operating in both regions. This presents a unique opportunity to not only share information on progress but also hear feedback firsthand on how GPM can best meet the local communities' expectations. I thank those community members who have come forward and look forward to a productive interaction into the future in both regions.

GPM is proud of its achievements during 2024 and we hope you can appreciate the significant progress that has been made.

Stephen Saladine
Managing Director

Key Achievements 2024

- Establishment of Community Consultation Forums in both regions in which we operate.
- Completion of final capping and stabilisation of previously slumped and exposed fly ash on the Kerosene Vale Ash repository at Lidsdale.
- Installation of access routes across the surface of the Sawyers Swamp Ash Dam to facilitate the construction of diversion levees so that freshwater inflows into the dam will be separately discharged, which will reduce the volume of contaminated water requiring treatment.
- Installation of over 60 new water monitoring wells, over 110 separate sampling bores and surface water monitoring at 29 separate locations to support investigations of contamination from historic activity at the Lidsdale Site.
- Installation of over 100 new bore holes, 26 new monitoring wells, 50 concrete cores and 21 test pits to support investigations of contamination from historic activity at the Munmorah Site.
- 50,000 square metres of native revegetation cover over previously worked areas at Lidsdale Site.
- Completion of a conceptual site model for the Colongra Creek Ash Dam to underpin a design for the environmentally safe future dam closure.
- Completion of a design for the enlargement of the Sawyers Swamp Creek Ash Dam spillway to enhance its inherent safety.
- Compliance with the Environmental Licences issued by the EPA at both sites.
- Independent routine safety auditing of all Contractors working on GPM sites with 100% of actions arising completed.
- Achieved Development Approval and order placement to build a water treatment plant at Munmorah to treat PFAS contaminated groundwater entering the Hammond Canal.
- Regulator acceptance of the independently prepared Annual Environmental Management Report for the Lidsdale site, which demonstrated full compliance with all conditions of the site's planning consent.
- Achieved completion of a plan for Sawyers Swamp Creek relocation with NSW Fisheries and submitted to the Department of Planning for approval.

Company Overview and Governance

Generator Property Management Pty Ltd (GPM) is a company established in 2016 under Australian Corporations Law and the purpose of the Company was set out at that time in the Company Constitution. In May 2022 the Constitution of the Company was updated to ensure the Company is able to undertake designated projects in addition to its original role. The revised Constitution now sets out the purpose of the Company as follows:

The objects of the Company are to:

- i. Act for any purpose that is ancillary or incidental to or consequential on an authorised transaction, including, but not limited to any dealings with Electricity Generator Assets transferred to the Company pursuant to an Authorised Transaction, which dealings may include (without limitation):
 - a. Decommissioning, demolition, or rehabilitation of power station sites,
 - b. Operational management of closed power station sites and their related infrastructure and assets, and
 - c. management of ongoing regulatory and contractual obligations in respect of the power station sites, and
- ii. undertake the following activities in respect of a Designated Project:
 - a. to explore commercial opportunities for the repurposing of land in connection with a Designated Project;
 - b. enter into commercial leases, licences or other arrangements with persons for the development and repurposing of land in connection with a Designated Project;
 - c. to enter into commercial transactions to sell or transfer land to another person in connection with a Designated project, subject to a prior approval by Special resolution of the Members, and
 - d. to establish, develop, maintain and/or dispose of any assets on the land in connection with a Designated Project or enter into commercial arrangements in respect of such assets.

A Designated Project means:

- i. any development, construction and/or operation of a grid scale battery storage facility; and
- ii. any other project, subject to the prior approval by Special resolution of the Members.

The Company must comply with all aspects of the *Electricity Generator Assets (Authorised Transactions) Act 2012 (NSW)* including any directions given by the NSW Treasurer in accordance with this Act.

Company Overview

The former Munmorah Power Station and its surrounding lands and infrastructure were transferred to the Company upon its establishment in October 2016. The site is over 770 Hectares and is situated between Doyalson and Budgewoi on the NSW Central Coast. The area is generally known as Colongra and connects Lake Munmorah and Budgewoi Lake.

The Company received a Shareholder Direction in August 2020 to take ownership of a parcel of land owned by Snowy Hydro within the Munmorah boundaries. This land was transferred to GPM in March 2023 and added 14 Hectares to the land holding. This land includes the power station's former firefighting training area which was well used historically by many power stations for fire training.

This area is the source of a plume of PFAS in groundwater which interacts with a well know hydrocarbon plume under the original power station footprint. This has led the EPA to declare this area of the site as "significantly contaminated" under the *Contaminated Land Management (CLM) Act*. This declaration has now allowed a number of new initiatives during 2024 to get underway to underpin the future rehabilitation of the site.



Entry to GPM's Premises at Munmorah

In September 2020, the land associated with fly ash disposal from the closed Wallerawang Power Station was also transferred to the Company. This land, known as Kerosene Vale, comprises 550 hectares and is located at Lidsdale, a suburb in the western Blue Mountains Region to the west of Lithgow and is referred to as GPM's Lidsdale Site.

The focus in 2024 has been on progressing the investigations into what issues exist at the site arising from a century of previous industrial usage.



Lidsdale Site

The Company focus during 2024 has continued to be the responsible management of these sites and moving to get rehabilitation underway at both locations to lay the foundations for productive future use.

Company Overview – 2024 Key Activities

The overwhelmingly dominant activity at the Munmorah site during 2024 was by Akaysha Energy progressing the construction of the Waratah Super Battery Project. This world leading facility was developed from concept to construction in record time with GPM playing a leading role in site preparation in previous years. 2024 saw construction largely completed and connection to the Grid and the start of commissioning for Phase 1 of the battery.



Transformer Delivery of Waratah Super Battery

GPM coordinated the significant transport requirements of delivering all the segments to make up the 2,500 battery units as well as the heavy transport needs for the Transformers, with the ongoing requirements for site operations and the business activities of the other site occupants, Snowy Hydro, TransGrid, AusGrid and Jemina.

2024 also marked the formal commencement of the long-awaited investigations into the source and destination of PFAS from the Electricity Commission of NSW former firefighting training area within the site. Declaration of the site by the EPA under the Contaminated Land Management Act requires GPM to move without delay to now investigate and then take action to mitigate any impacts found.



Site Investigation Underway at Munmorah

Responsible site management has continued with routine activities of managing the extensive land holding and taking steps to ensure acceptable bush fire risk minimisation, management of Lake Colongra and the dam wall and keeping the site secure all continued throughout 2024.

The Lidsdale Site continued to give up its secrets from over a century of historic industrial activity. These discoveries are emerging from the detailed investigations into what contamination exists at the site from the detailed contaminated land investigations. A full understanding of what is within the site, and any pathways to leave the site is necessary to determine how to secure the site to present no risk to future generations.



Testing Underway at Lidsdale

The more recent impacts of electricity generation however are the dominant issues at the site and are what drives the day-to-day management to minimise any environmental impacts. 2024 has seen significant progress on clarifying the way forward with water treatment, while positive progress has also been made on other matters.

The large, exposed ash area of ash on the The Kerosene Vale Ash Repository (KVAR) which was inherited when the site was acquired, has now been completely covered and a reinforcing buttress constructed to ensure stability in a seismic event.



Excavation and Re-emplacement of Dry Ash

Water management is an essential part of routine site operations of the site to both secure the safety of the large ash dam and protect the local environment. The discharge water treatment plant upgrades and tuning have continued with outstanding results. Reconfiguration of the system also now allows treated water to be disposed of through irrigation, reducing the need for discharge to the Cocks River.



Sprinklers in use using Treated Water

Land management including a focus on weed eradication given the proximity of the site to the Newnes Plateau, has also continued as a priority activity on the site. This includes revegetation of areas where works have been undertaken with high quality hydromulch spraying, introducing native grasses and small native plants.



Hydromulching Sprouting on the Wall of KVAR

Lidsdale Operations and Highlights

Lidsdale Operations

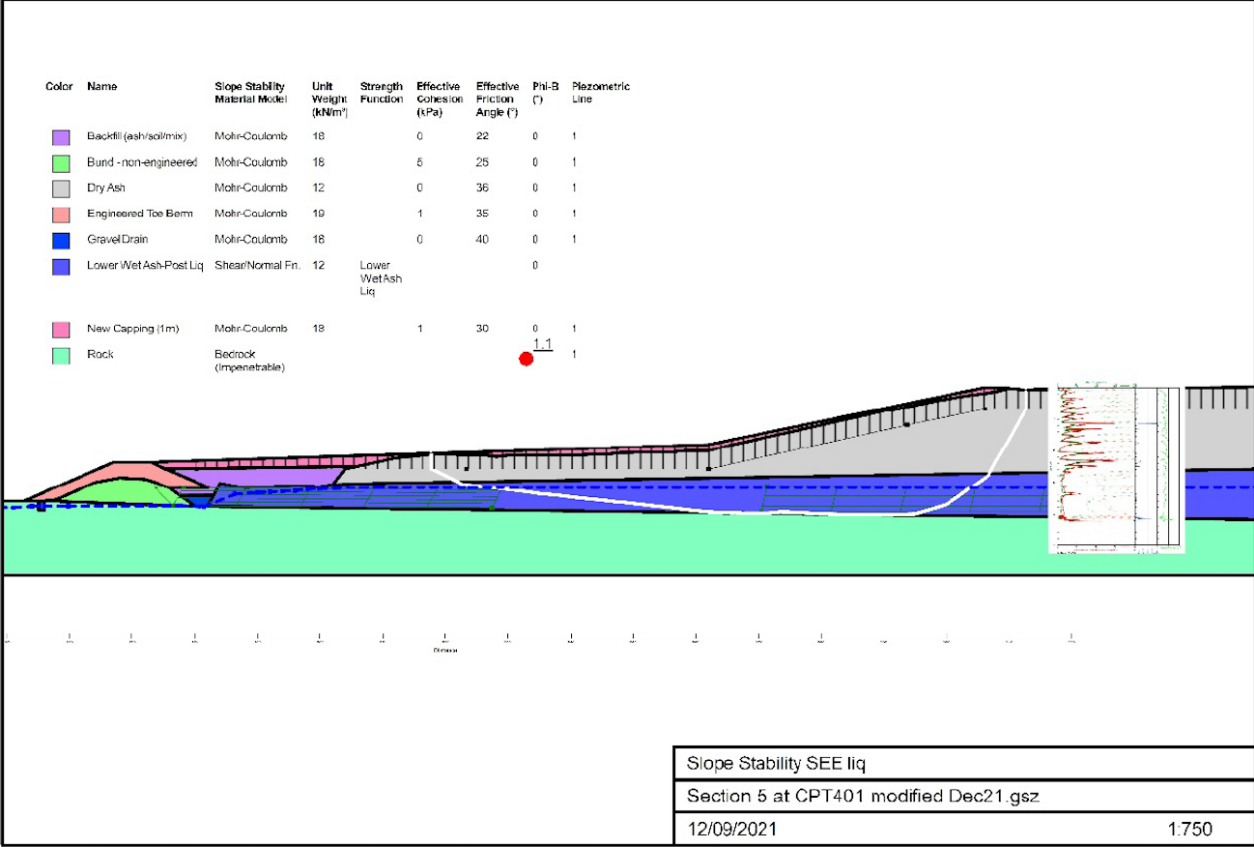
- The Kerosene Vale Ash Repository (KVAR) has all previously exposed ash now under cover of clean fill material.
- The most at risk KVAR area for collapse has been secured with a structural buttress.
- Stormwater flows have been streamlined avoiding the need to pump and avoid mixing stormwater with low Ph water.
- Sawyers Swamp Creek Ash Dam (SSCAD) first freshwater inflow diversion completed and access for the remaining diversions all constructed.
- Pilot water treatment of Lidsdale Cut groundwater seepage completed and evaporation pond successful.
- Completion of extensive sampling program to determine what substances are located within the historic operating footprint of the site, and to plan for future remediation.
- Water discharges managed within License limits and improved river water quality achieved as it flows along the site boundary.

KEROSENE VALE ASH REPOSITORY CAPPING AND STABILISATION

KVAR is the dry fly ash stockpile that was built on top of the Kerosene Vale Ash Dam (KVAD), the Wallerawang Power Station's original ash dam. The KVAR was the active ash storage area when the power station closed. At the time of closure it had an open area of ash that was being gradually extended and then capped. No action was taken on securing this open area of ash subsequent to the power station being closed and over time it became waterlogged, unstable and began to collapse. This was the situation when GPM took over the site in 2020.

GPM initiated a detailed review of the stability of this area in order to plan how to secure the ash and prevent further or future collapse. This review concluded that the whole of the stockpile has insufficient stability for permanent closure and that reinforcement around the whole of the stockpile is required for long term safety.

The most at risk area was the area of exposed ash, and this has been the first priority for GPM to make safe. Given its structural instability it is also the most challenging. Leading into 2024 GPM had already installed a suitable drainage system to ensure excess water infiltrating the ash can drain away. The task in 2024 was firstly to construct an engineered buttress around the toe of the stockpile in this area and as the water was draining and returning stability, take steps to cap the exposed ash. Once completed the task is then to add more material from the berm to the top of the stockpile to make new profile and add weight, ensuring this area will stay in place under all scenarios into the future.



Cross Section Diagram New Buttress on Section 5 of KVAR

The management of water from within the stockpile and the older KVAD and surface water around the stockpile continues to be a key focus in managing the site. GPM has adopted a strategy of improvements around the KVAR to separate the contaminated seepage water streams from the added clean water from rainfall. This reduces the need for treatment and discharge and will lead to improved environmental outcomes in the Cocks River.

In 2024 works were completed to redirect uncontaminated storm water runoff from some areas of the KVAR and establishing containment settling ponds to ensure any entrained turbidity is settled before release into the environment.



Wetland Ponds Work Area

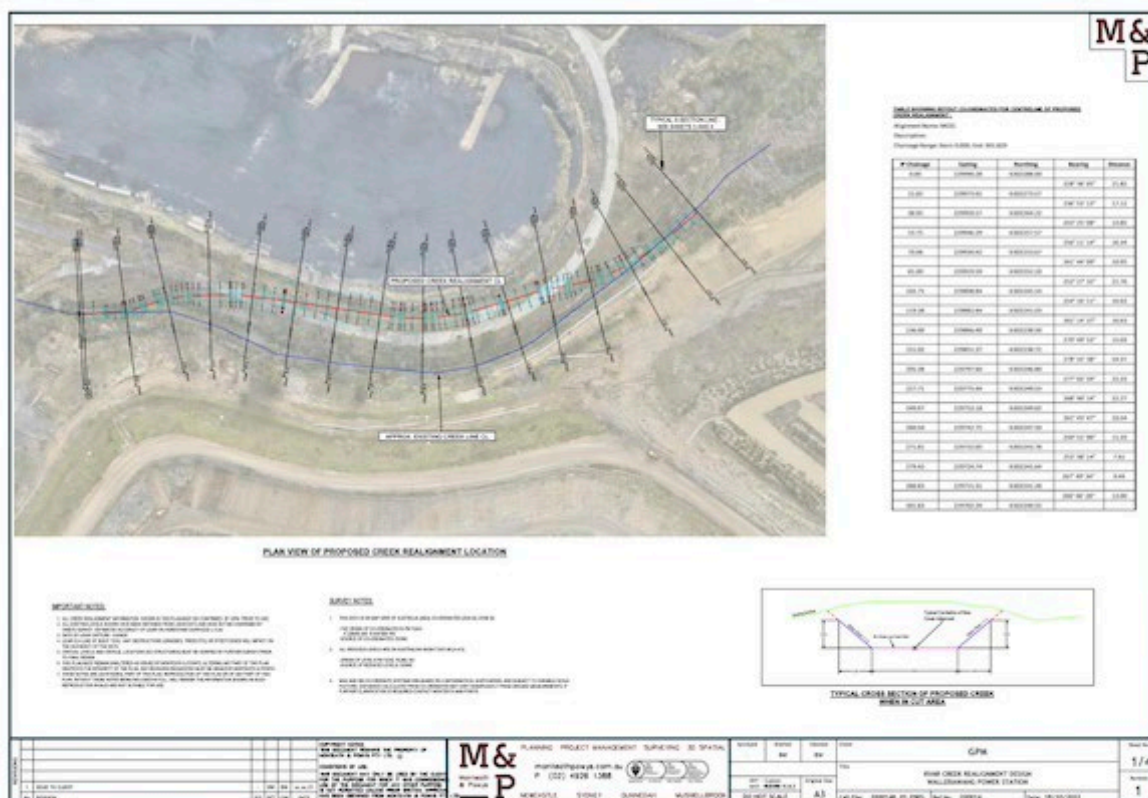
Major works were undertaken to lower the area in front of the KVAR to the design level had the power station continued in operation. This yielded much needed material for use elsewhere on the site, and also removing the opportunity for heavy rain to impinge on the new berm and drainage system. It also enables gravity feed of surface water from the northeast area to the southeast area, as opposed to the historic approach of pumping.



Exposed Ash Area

A key component of the original design for stability of KVAR was not undertaken during power station operation. This is the relocation of the Sawyers Swamp Creek away from the toe of the KVAD and then the construction of a substantial engineered stability buttress against the KVAD wall and the KVAR above along the north-west side.

A component of the original development consent for this was to ensure that NSW Fisheries agreed with the design of the creek relocation, prior to the relocation. During 2024 GPM completed a comprehensive assessment for the creek relocation. This noted the creek's current position is not its original route, and that once other site works are completed there is an opportunity for a major environmental improvement over its current degraded state. NSW Fisheries have endorsed a staged approach of an interim relocation around the stability works and a then a long-term new route that will either place the creek on its original route or redirected to join into another natural route with high environmental value.

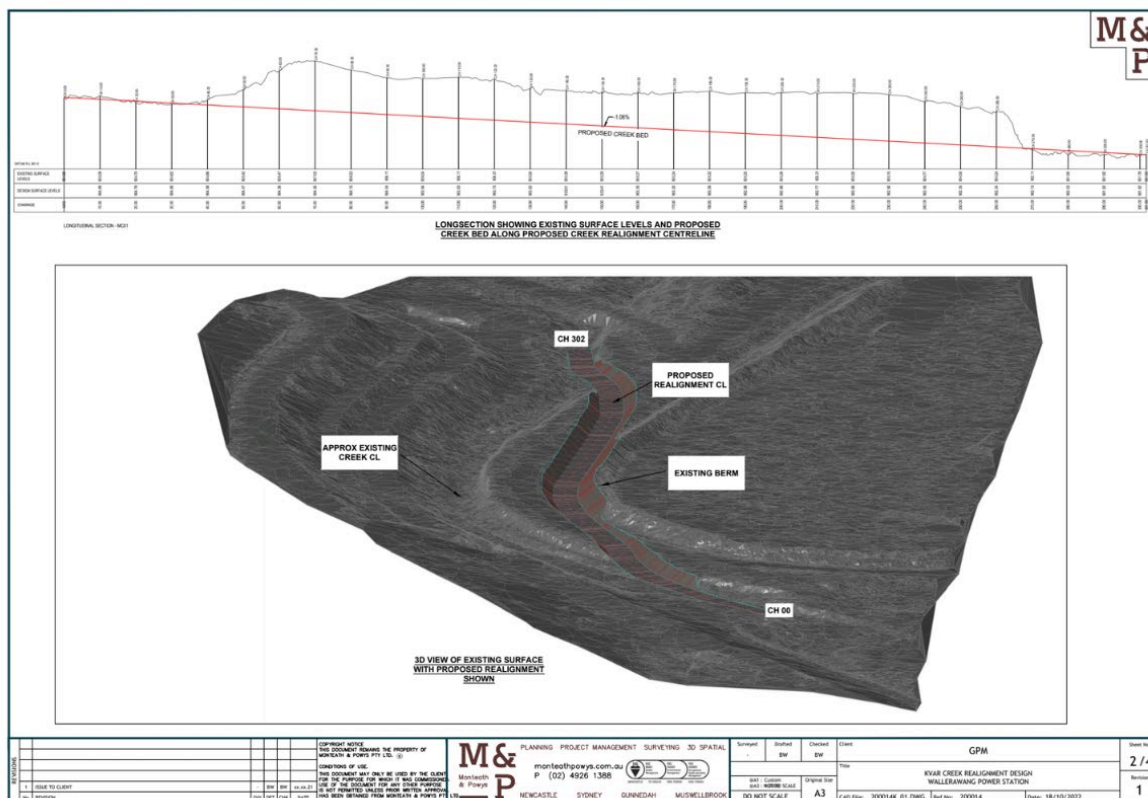


Proposed Creek Realignment Location

SAWYERS SWAMP CREEK ASH DAM

Sawyers Swamp Creek Ash Dam (SSCAD) is a dominate feature of GPM's Lidsdale Site. This earth fill dam was constructed in the 1970s across the width of the valley to store ash being produced by the then new 500MW Units being built at Wallerawang. The nature of the ash did not match original expectations for how the storage was to be managed, and it reached capacity much sooner than originally planned, which led to the station moving to dry ash storage on the KVAR.

The SSCAD is a high risk category dam under NSW Dams Safety regulation, which requires constant operational monitoring and maintenance as well as full design reviews to be undertaken every 15 years. The most recent design review was completed in 2023 after extensive engineering studies and data gathering. That review concluded that in the updated scenario of an extreme rainfall event now stipulated by Dams Safety NSW the dam was at an unacceptable risk of failure. This obliges GPM to explore and implement an appropriate countermeasure as far as is reasonably practicable.



Realignment of Creek 3D View

GPM initiated this review with its expert dam advisors during 2024 which concluded that a modest modification to the dam's spillway to pass more water will resolve the issues leading to the risk determination. This will also result in the static water storage of the dam being lowered, a matter that is yet to be settled with the EPA, who regulate any water discharges from the dam.

The issue of water in the dam will diminish over time as GPM progresses with the diversion of the only catchment for water inflow along the northern shoreline. This no small undertaking as the shoreline is over 2km long, and there was initially no access across the ash in the dam to access this area. GPM started construction of suitable diversion ponds in 2023 and during 2024 this work has advanced considerably. The first diversion pond was completed and is working successfully. Access works have continued throughout 2024 to the other three locations where water runs into the dam and the foundations put in place to construct the balance of the diversions during 2025.

This will resolve the issue of rapid water rise in the dam and underpin the logical improvement in safety of modifying the spillway without increasing water discharges from the dam.



Completed Diversion Dam

GPM is also planning to fill the pond area of the dam that will result in the dam holding no water which is subject to the availability of suitable materials. The ash behind the wall will remain (capped) as will water passage across the surface in extreme events, which will still necessitate the spillway works being required long term to ensure the structure is safe.



Pond Area of SSCAD.

Management of Historic Landfills

The voids are mentioned already however some contain asbestos and other wastes, mixed in with fly ash and mine waste. GPM had identified these as landfill sites that should be managed under landfill guidelines, rather than the pine forests they had been historically used for.

The deforestation had been already completed by the start of 2024 and during the year capping and reprofiling landforms was initially a focus then followed up with securing newly worked ground areas to avoid turbid runoff and dust generation. This has been achieved by trialling a number of different mixes of spray mixtures to seal the ground. This has led to selection of the most effective mix of native grasses and small plants, suitable for securing a surface without the risk of deep rooted plants propagating. This has led to over 50,000 square metres of exposed areas now under seed during the year.



Hydromulching and Stockpiles on KVAR

Water Management

Containing potentially contaminated water streams, mainly from groundwater seepage, and minimising inflows into these containment areas of clean storm water is the day to day priority at the Lidsdale site. Once rainfall has been received in sufficient quantities, discharging water from the SSCAD, and treating this water to comply with EPA restrictions on quality is another key focus.

Operation of the water treatment plant has continued to be refined throughout 2024 and routine monitoring while discharging has shown the discharges are having no impact on the Coxs River water quality beyond the mixing zone. The ability to maintain this high level of performance under all conditions continues to challenge operations, which is further frustrated by the limitation on times when the plant can be operated.



Clean Water Discharge Final Settling Ponds

Long term, even after the SSCAD no longer can hold water, the requirement to manage groundwater seepage at the site will remain. During 2024 several trials were undertaken to establish the best direction for long term water management at the site.

In conjunction with an expert water treatment company a pilot advanced water treatment plant was set up at the Lidsdale Cut, the location where the most contaminated groundwater seepage is collected. Several campaigns of treating this water were undertaken throughout the year with GPM now in a position to better understand what technology can achieve given the water quality.

The focus on separating contaminated and clean water streams has already been mentioned. This work is to reduce the quantity of water that needs to be treated. Long term the steps being taken are likely to reduce this to just groundwater seepage, possibly with extraction. If the quantity of water is low enough, one solution is to move to a passive approach of evaporation ponds. To advance the knowledge on how this approach can fit into future plans, a trial area was established on the SSCAD and the most heavily contaminated water was exclusively sent to this area over the four seasons. The results are promising and this solution is one which holds promise as low cost and effective.

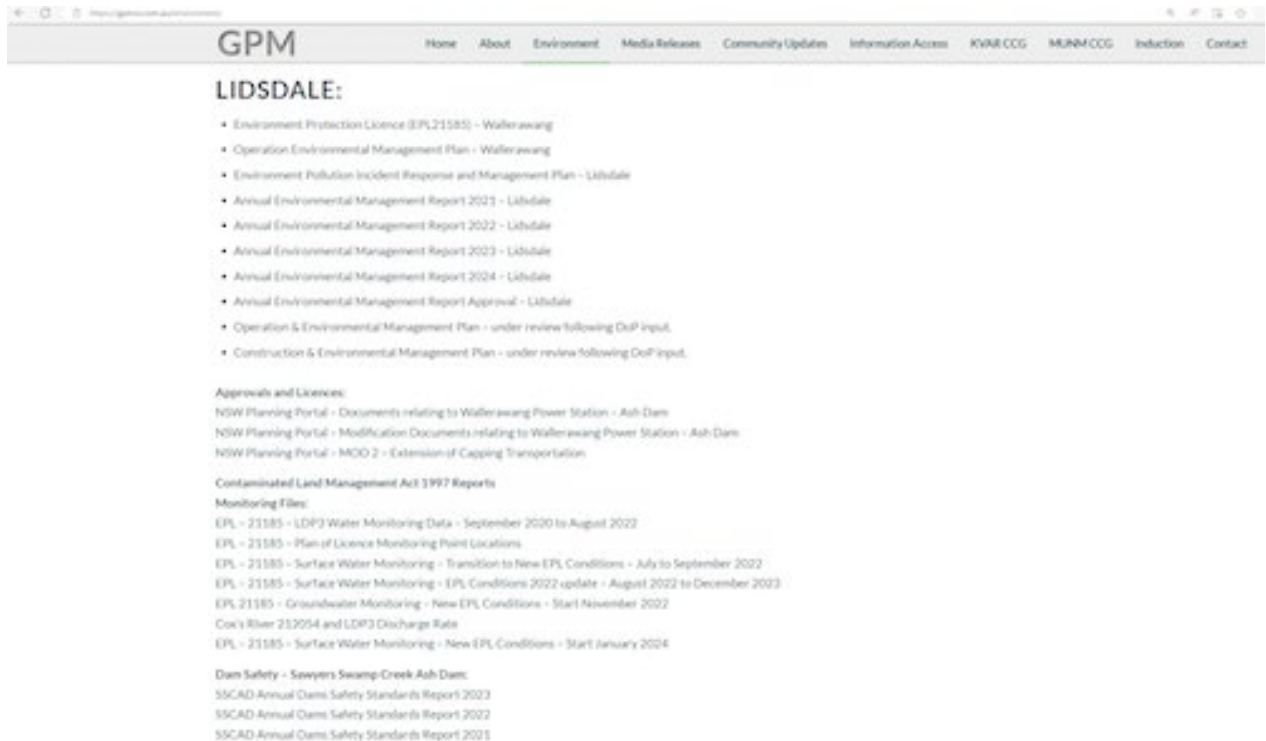


Evaporation Cell

Environmental Licence

The day-to-day operations of GPM's Lidsdale Site are regulated by the EPA under a Licence, known as and Environmental Protection Licence which is issued under the *Protection of the Environment Operations Act*.

This licence requires regular sampling and reporting of water quality from bores situated around the site, as well as water discharge and river water quality. GPM publishes all of information collected under the Licence on its website without delay throughout the year.



GPM Website Showing Environmental Reports

GPM sends a full year return to the EPA as required by the Licence and it was noteworthy in the 2024 return that the Cocks River water quality improved from upstream of the site to downstream of the discharge point, and there were no non-compliances reported.

Munmorah Operations and Highlights

Munmorah Operations

- Lake Colongra progressed on gathering the information to inform how to modify the dam to ensure it will remain safe under all future scenarios with no environmental risk.
- A Conceptual Environmental Site Model has been developed for Lake Colongra and nearby landfills.
- Investigation of PFAS at the site has progressed with a final report to enable remediations strategies to be determined underway.
- Obtaining development consent and subsequent order placement to build a water treatment plant to remove PFAS from relevant water streams flowing into Tuggerah Lakes.
- Maintenance of high standards in land management including fire trail access, weed management and holding developers on site to account to ensure minimal impacts from their activities.
- Successful coordination of Waratah Super Battery deliveries with site activities to deliver the project on time safely with no adverse impacts on site occupants.
- Finalised necessary information lodge a development application to build a new bridge to cross the canals at the eastern end of the Munmorah Site.

LAKE COLONGRA

Lake Colongra sits behind a nearly 2km earth fill dam wall at the eastern end of the Munmorah Property holding. The wall cuts across the original Colongra Creek and was used as the power station's ash dam for all ash up until around 1980 when the fly ash was diverted to Vales Point. The dam was used for the storage of coarser boiler ash up until the power station closed in 2012.

The dam is scheduled as a high risk category dam by Dams Safety NSW and a result is managed in accordance with dam safety regulations. This includes managing the water level as well as undertaking routine inspections and periodic design reviews covering the risk of failure and consequences should the dam fail.

A full design and consequence review was undertaken and provided to Dams Safety NSW in late 2023 which showed that for the first time there was a minor risk to life in the worse case scenario. Like the SSCAD this now requires GPM to look at what can be done in a practical sense to reduce this possibility. The dam however is now well past any need to remain operational so GPM started the work during 2024 to lead to dam closure.

The Dam is a haven for water birds at various times of the year, so complete dewatering was not considered as the best environmental outcome in the closure strategy. In addition the dam has over 70% of its ash surface already covered with high value coastal wetland forest species, and has become its own worthwhile ecosystem.



Lake Colongra

GPM is taking the approach to evaluate how to close the dam and overcome the safety risk issues, while still maintaining and enhancing its environmental value.



Forest Regrowth within the Lake Colongra

A key component to successful long-term closure is also ensuring that the groundwater risks which can arise through ash placement are understood and factored into any plans.

During 2024 GPM has invested heavily in this work, undertaking wide ranging sampling and evaluation of historic data, and engaged with the EPA to move closure planning forward. This has identified where more work needs to be done and this is being discussed with the EPA and will become a focus during 2025. All parties agree that the environmental risks with Lake Colongra are much different to the other power stations and that therefore a positive solution should be achievable.

POWER STATION AREA - REMEDIATION PLANNING

The area where the original Munmorah Power Station once stood, and the nearby surrounding land was declared by the EPA as significantly contaminated under the *Contaminated Land Management Act* (CLM Act) during 2023.

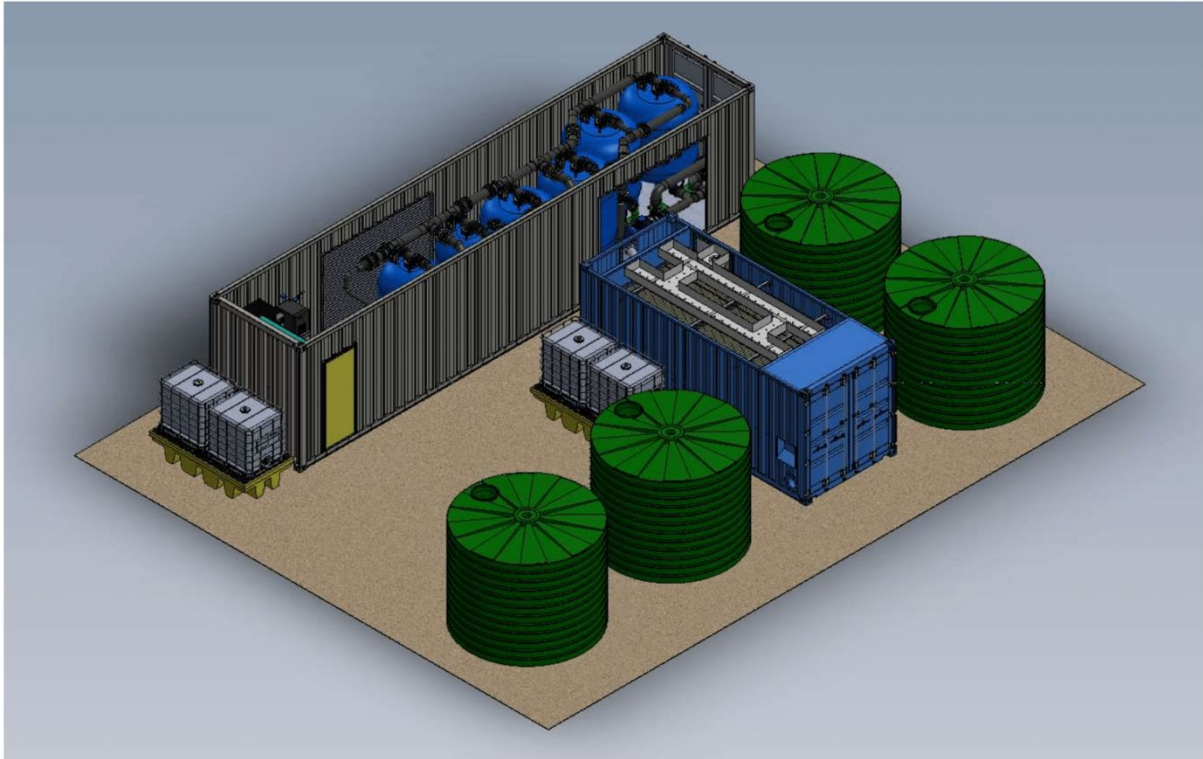
The imposition of the Declaration was targeted at expanding the works GPM has already undertaken in prior years to determine the extent of the hydrocarbon plume to take into account the complication of PFAS substances. These are known to originate mostly in the former Fire Fighting Training Area (FFTA) behind where the power station stood, however the need to ensure that this is the only source of PFAS in the area has become a key focus of the EPA.

During 2024 GPM started the process of investigation and subsequent documentation of where PFAS at the site extends and to what extent there are additional sources beyond the FFTA. The works completed to date have not shown any unanticipated findings and are being consolidated for EPA Auditor review.



PFAS Investigation at Munmorah

GPM was already aware that there was groundwater containing PFAS making its way into damaged original power station stormwater drains, as well as being within the groundwater GPM removes to contain the hydrocarbon plume. GPM initiated a development consent process in 2022 to build a water treatment plant to remove PFAS from these water streams and this project was approved late in 2024. GPM moved swiftly to then place an order to get manufacturing underway, once the EPA agreed to the level of treatment required.



Water Treatment Plant Concept Design

The plant procurement is now underway and subject to international delays for key components, 2025 should see this plant installed and begin removing PFAS from groundwater.

LAND MANAGEMENT

The Munmorah land holdings include substantial area of natural bushland and revegetation with native species that link the suburbs of Lake Munmorah, Buff Point, Doyalson, San Remo and Halekulani. The Hammond canal stretches from Lake Munmorah into the centre of the site, and then a concrete lined canal overlaps this to link Budgewoi Lake.

A range of parcels of land around the perimeter are leased for community benefit to either the Central Coast Council or the appropriate group. This provides land for public recreation at Koala Park, San Remo Boat Ramp and San Remo Skate Park. In the near future Central Coast Council will be constructing a new sporting complex on GPM land they are acquiring at Buff Point.

The close location of neighbours and access provided to the public, places an ongoing obligation on GPM to ensure that the lands around the infrastructure continue to be responsibly managed. 2024 was no exception with significant effort throughout the year to ensure that neighbours are not impacted and adequate protection exists for public facilities.



Camp Break Away Boundary Asset Protection Zone Clearing

The GPM property beyond the public access areas is not made available for public use in the interests of safety and security for critical infrastructure. Munmorah site contains the Colongra Gas Fired Power Station, TransGrid and AusGrid switchyards as well the newly constructed Waratah Super Battery. Each of these needs clear space around them for operational reasons and public safety.



Jemena and TransGrid Yards

The other safety issues stem from old power station infrastructure that is still present close to the vegetation areas, or within it. This includes unstable ground and subsidence risk where ash has been placed, and well as pits, drains and tanks that are unstable and concealed.



Oil Water Separator

GPM identified, while clearing of fire trails at the request of the Rural Fire Service, the widespread presence of old domestic building waste that had been illegally tipped along old access tracks decades prior. The materials included asbestos, that given its age has the potential to be a health risk if disturbed. This material has now been precisely located and mapped and covers many hectares of the site area adjoining Halekulani. A contract with a suitably licensed and experienced contractor to remove these materials as far as practicable will be underway in early 2025.



Fire Trails Contaminated by Asbestos

These issues came to light as GPM was being proactive in ensuring the site does not present an unreasonable bushfire risk. Routine hazard reduction burns are planned and executed on a regular cycle to reduce fuel loading, as well as grass cutting and shrub clearance management undertaken along boundaries adjoining residential lands.



Asset Protection Zones on GPMs Property Boundary

ENVIRONMENTAL MANAGEMENT

The Munmorah site has a range of environmental complexities arising from the legacy of six decades of electricity generation. GPM has been managing these issues in numerous ways since taking the site over and this has continued throughout 2024.

Water Systems

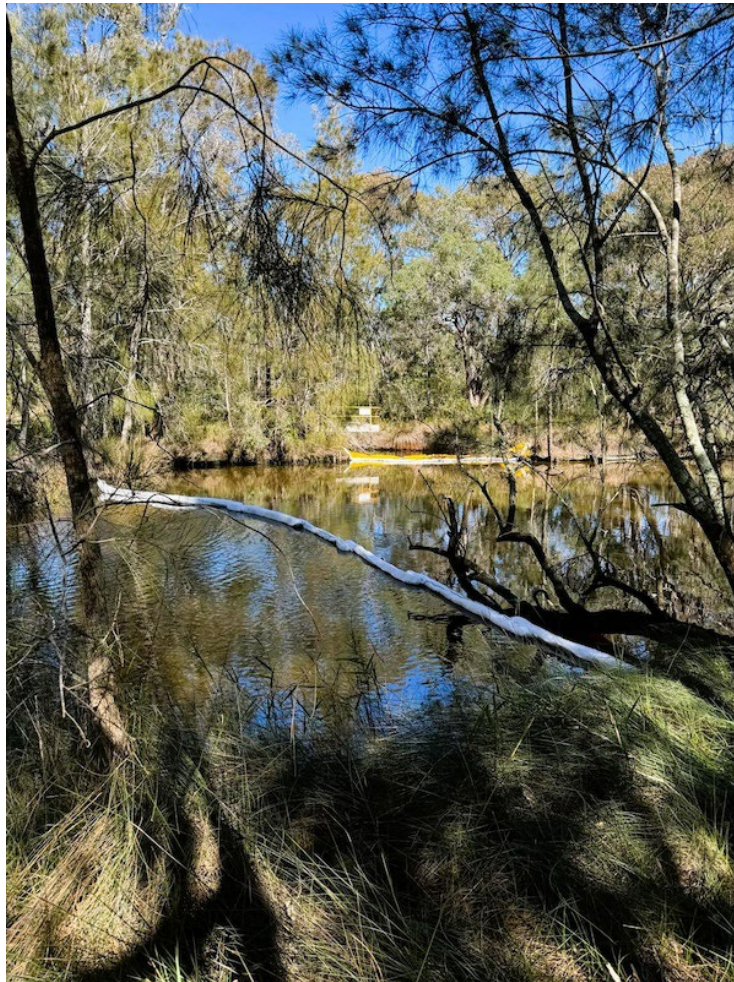
The active containment of the diesel plume to ensure there is no leakage into the Tuggerah Lakes system is the dominant activity of this nature. The extraction of groundwater is the primary focus, however GPM also ensures there are adequate containment mechanisms in place and that these remain in workable condition to respond should the containment not be adequate. This includes continuing to operate the oily water management system installed at the power station during the 1990s and fitting and servicing a number of oil booms along the length and at the ends of the Hammond Canals. The canal booms also ensure containment as a secondary backup should any of the site's occupant's systems fail, minimising any wider impact should this occur.



Sediment and Contamination Booms Within Hammond Canal

The management of Lake Colongra which also discharges into lake Munmorah via Colongra Creek has been responsibly managed throughout 2024. Monitoring of water quality while discharging is a requirement of the EPA Licence, and the results are published on the GPM website.

If the water level is getting too high following rainfall, syphons are used to extract water in the middle area of the wall and these discharge into a sequence of settling ponds before overflowing into Colongra creek. Water level is reduced to ensure the ongoing health of the Coastal Wetland Forrest that has established in the inundation area. Reducing the level enables grasses to firstly establish over bare areas, which trap seeds and promulgate the forest. GPM has also been evaluating appropriate species for active planting to secure high risk ash areas that could be eroded in the event of a catastrophic weather event causing the lake to fill and then overflow uncontrolled into Lake Munmorah.



Lake Colongra Water Discharging into Lake Munmorah

Site Development

Works on the site are also constantly monitored to ensure adequate environmental controls are in place, regardless if they are being undertaken by GPM or one of the other site occupants. The Waratah Super Battery has been the major site development since Colongra Power Station was built and GPM has been putting significant effort into ensuring the contractors involved responsibly manage their works.



Sediment Controls Within Drainage Channels

Weed Management

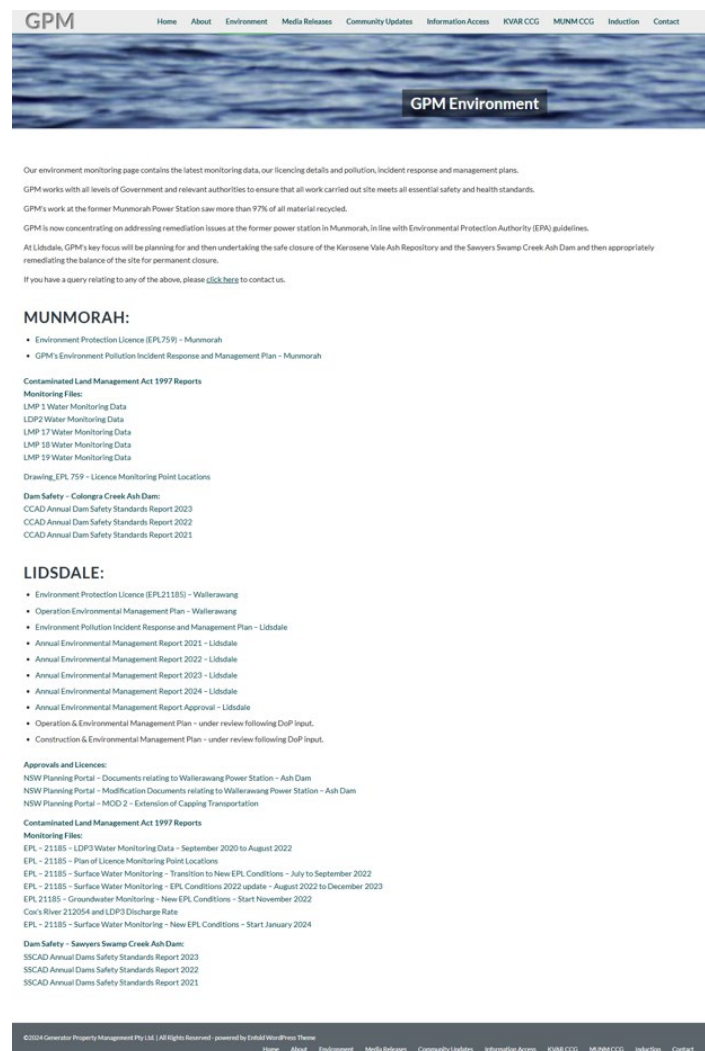
Another environmental initiative that GPM invests heavily in is the control of weeds across the large land holding. The site has been divided into zones of varying risk and vegetation quality and a formal program with follow up is in place in each of these zones to ensure weeds are eradicated and natural vegetation quality is improved. This overlaps the requirements for fuel loading reduction for fire control with an emphasis on ensuring both activities complement the objective of returning areas of the site to high value environmental standards.

Environmental Licence

The day-to-day operations of the Munmorah Site are regulated by the EPA under a Licence, known as and Environmental Protection Licence which is issued under the *Protection of the Environment Operations Act*.

This licence requires regular sampling and reporting of water quality while discharging water from Lake Colongra as well as routine sampling from bores situated around the oil plume including any discharge into the Hammond Canal.

GPM publishes all of information collected under the Licence on its website without delay throughout the year.



GPM Website Environmental Reports

GPM sends a full year return to the EPA as required by the Licence and it was noteworthy in the 2024 return that the oil plume was demonstrated to remain contained and there were no Licence non-compliances.

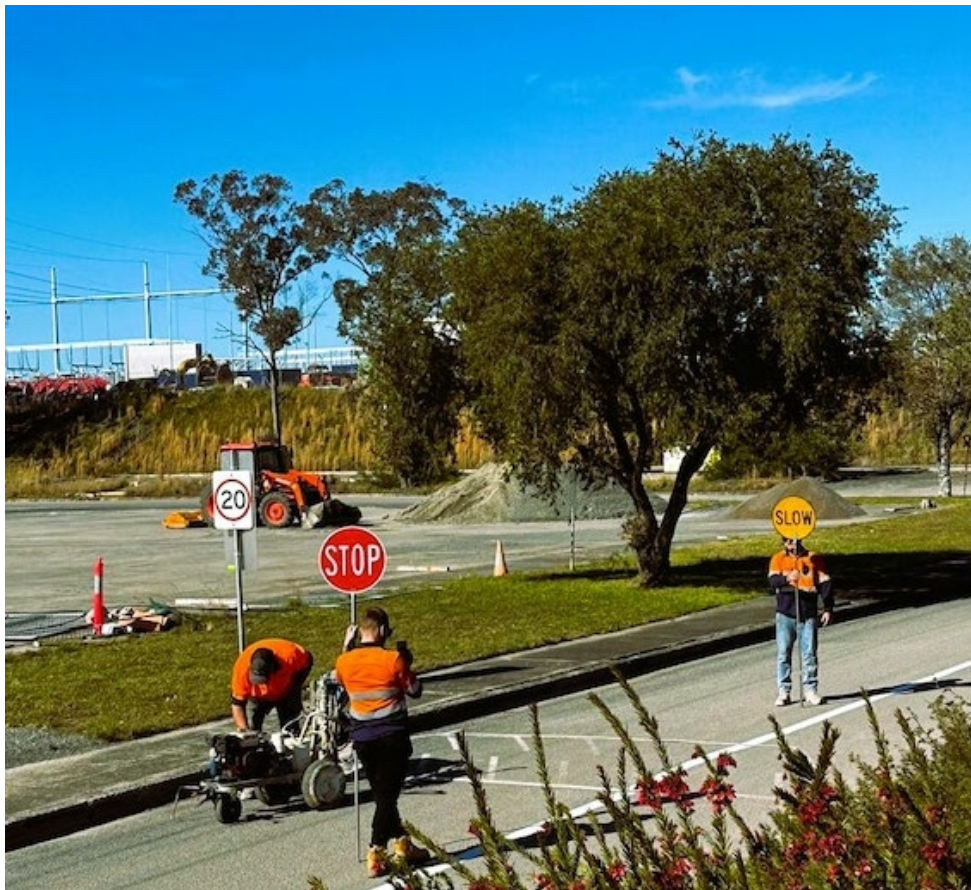
SITE MANAGEMENT and COORDINATION

Waratah Super Battery

The Munmorah Site has already been noted to include active electricity infrastructure that remained following the closure of the power station. The most recent new development of the Waratah Super Battery (WSB) was a dominate activity of the site throughout 2024.

GPM is the landlord for the WSB having leased the land on which the facility is being built to Akaysha Energy in 2023. The WSB is the largest battery project globally at present and has employed a large workforce consistently throughout the year. The size of the plant meant that heavy vehicle deliveries have been consistent throughout the year and this has required coordination with GPM's own activities and other site occupants.

GPM upgraded the access roads into the site to improve the traffic flow into and out of the site and ensured all parties remained safe during this hectic period.



Road Resurfacing Works at Munmorah

The WSB is being built on the former power station's coal storage area, which was stripped and made ready for construction by GPM during 2022. This location is not adjacent to the network connection point so a further aspect of coordination of site occupants was required to facilitate the construction of a new transmission line to connect the WSB to the TransGrid Switchyard.



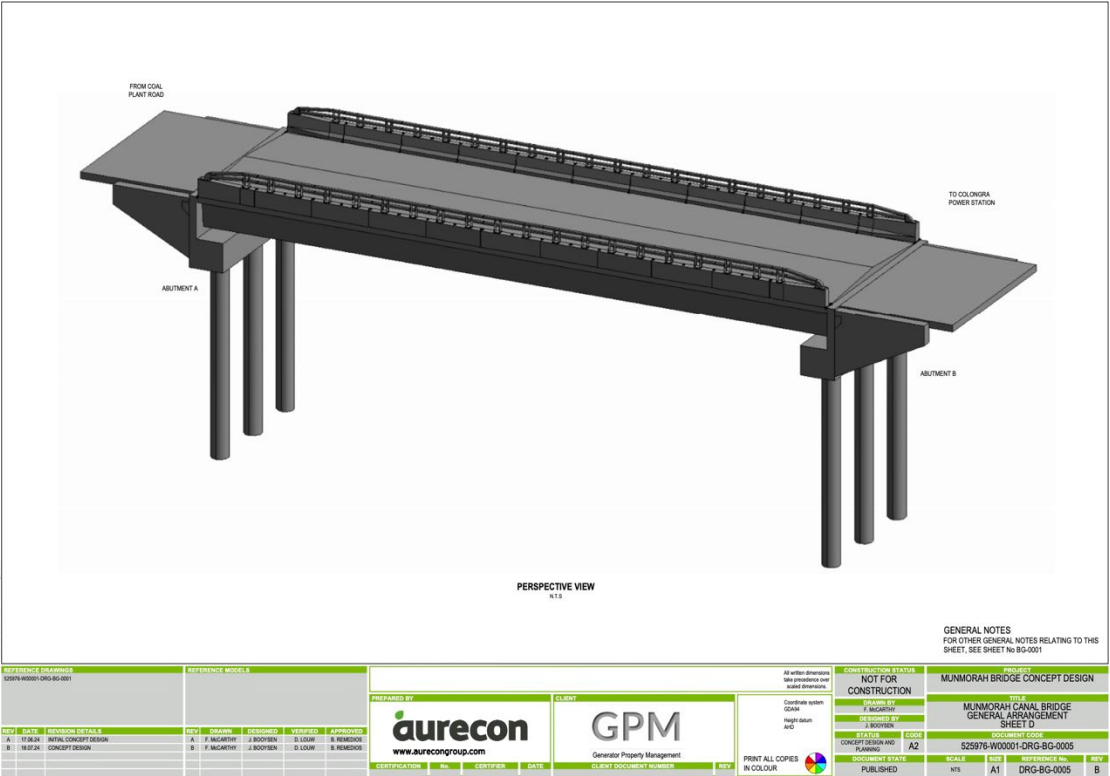
Constructed 330Kv Transmission Lines

Eastern Canal Bridge

Access to the eastern end of the site, including Colongra Power Station was historically across a bridge adjacent to the original power station cooling water screens. This bridge was repaired by GPM in the past to enable safe passage of trucks into Colongra however these repairs highlighted potential for other issues under the bridge deck.

GPM arranged for the deck to be removed and this exposed numerous issues with this 60 year old bridge. The scope of the repairs necessary were so great that the cheapest option is to build a new bridge which will enable this access to continue without risk long term.

GPM had completed by 2024 year end a preliminary design and had finalised the planning documentation necessary to lodge a development consent with Central Coast Council. The new bridge will be of higher capacity to the original and can serve all site purposes if the high load remaining bridge across the canals becomes unsafe in the future.



Concept Design of New Screens Bridge

Community Engagement

The sites in both regions have been well known amongst the local community for several generations and therefore activities on the sites are of interest to a wide range of people. There is also renewed interest in the sites from those who are fearful of the potential environmental impacts these sites could create if not responsibly managed in their current state and to what extent risks are being mitigated for the long term.

GPM has always welcomed inquiry about its operations and noteworthy events have been advertised by way of community announcements, press releases and neighbourhood letterbox drops. GPM also has maintained a website presence where information that is of interest to all stakeholder groups can be found.

In 2023 GPM started a process to setup a formal community-based engagement panel in the western region associated with the Lidsdale Site. This group started meeting early in the year and after initial introductions to the site, topics of specific interest to members have been covered at subsequent meetings.



Western CCG Members

In the second half of 2024 a similar process was initiated on the Central Coast to establish a community-based consultation group regarding the Munmorah site. This group has held its first meeting and will continue to meet regularly covering topics on a similar basis to the western meetings, items of most interest to members.



Munmorah CCG Members

Further Information

Please visit the GPM website to keep up to date with testing results, news, and our Community Consultation Groups – www.GPMCO.COM.AU



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