



Department of Energy
Washington, DC 20585

June 30, 2026

Burns Wetherington, P.E.
Environmental Affairs
Georgia Power Company
241 Ralph McGill Blvd., NE Bin 10221
Atlanta, Georgia 30308
jbwether@southernco.com

Subject: U.S. Department of Energy, Office of Energy Dominance Financing
Completion of Environmental Review for a Proposed Federal Loan
Guarantee to Georgia Power Company for the South Hall Battery Energy
Storage System (BESS) Project in Hall County, Georgia

Dear Mr. Wetherington:

As provided in the letter dated May 26, 2026, the United States Department of Energy (DOE), Office of Energy Dominance Financing (EDF), is considering whether to provide Federal financial assistance (i.e., a loan or loan guarantee) to Georgia Power Company (GPC) for the South Hall BESS Project pursuant to its authority under Title XVII of the Energy Policy Act of 2005 ("Title XVII") Public Law 109–58, title XVII (2005), as amended; 42 U.S.C. 16511 et seq.

In its application for Federal financial assistance, GPC has identified the South Hall BESS Project (Project) located in Hall County, Georgia for inclusion in the loan facility. The Project includes five primary elements:

- 1) BESS facility,
- 2) Generation Step-Up (GSU) substation,
- 3) Approximately 1,500-foot-long 230 kilovolt (kV) transmission tie-line,
- 4) Clermont Junction - South Hall transmission line relocation, and
- 5) Abandonment of 0.37 mile of Clermont Junction – South Hall transmission line.

The Project will involve construction and installation of shop-fabricated battery enclosures (standing less than 10 feet tall), inverter step-up transformers, auxiliary power system, BESS control system, private fire main, security system, and external fire alarm system. An Operations and Maintenance (O&M) building and permanent parking lot will be constructed on the northeast side of the BESS modules. The O&M building will house operation and maintenance staff, contain the control system and operator station, and store all spare parts and maintenance equipment for the BESS facility. A gravel laydown yard and parking lot will be installed directly

east of the BESS modules.

The BESS will connect to a GSU substation located on the northwest side of the BESS site; connection will be via 34.5 kV underground lines. The GSU substation will transform the generating voltage to 230 kV so it can be conveyed to the existing South Hall 230/500 kV substation via a new 230 kV interconnecting tie-line (approximately 1,500 feet long). The utility line structures for this new tie-line will be same approximate height as those of the existing lines entering the substation (e.g., approximately 80-90 feet tall). To accommodate the tie-line, the Clermont Junction – South Hall 230 kV transmission line will be relocated from its tie-in on the north side of the substation to the south side of the substation. This change involves removal of two structures on the existing line and construction of two new structures of the same height (approximately 90-feet tall) on the relocated segment. The South Hall 230/500 kV substation is connected to the grid via this line and several other existing 230 kV and 500 kV transmission lines.

The Project is located within two adjacent GPC-owned parcels and will require ground disturbance of approximately 35.8 acres within these parcels. Of the area to be disturbed, 31.3 acres will be used for the BESS site, which includes the battery modules, GSU substation, O&M building, parking area, access road, water line, stormwater pond, and laydown yard; and about 4.5 acres will be used for the 230 kV interconnecting tie-line and relocation (removal and reconstruction) of the Clermont Junction - South Hall 230 kV transmission line segment. No ground disturbance is expected in the existing South Hall 230 kV Substation.

Note that the BESS facility and the GSU substation would be partially funded by the EDF loan, whereas the new transmission line (tie-line), the Clermont Junction-South Hall transmission line relocation, and the abandonment of 0.37 mile of the Clermont Junction-South Hall transmission line would be fully funded by the EDF loan. For the fully funded Project components, all construction and purchase/installation of Project materials would be covered by the EDF loan. The eligible portions of the BESS facility and GSU substation are described in the following paragraph.

The purchase of components, installation/assembly, associated design, engineering, programming, testing, commissioning and labor that are covered by EDF funding include the BESS modules, medium voltage inverter transformers for the modules, O&M building, storage building for spare parts, above-ground security and fire protection components (cameras, alarms, sensors, associated piping/wiring/cables, etc.), perimeter fencing (but not fence poles/posts), the GSU substation physical equipment (transformers, regulators, breakers, bus bars, etc.), framework, and substation fencing (except for poles placed in the ground).

The following activities associated with preparing the BESS and GSU substation sites will not be subject to EDF funding: tree clearing, stump grubbing, erosion & sediment control measures, grading, stormwater drainage system, parking lot, laydown yard, perimeter fence poles/posts, underground wiring/lines/conduit and equipment foundations/slabs. GPC has already initiated and/or completed these activities (using their own funds), and therefore, they are not eligible for funding under the EDF loan program; as such, there is no federal action for these activities.

EDF conducted the environmental reviews and consultations required by the applicable and relevant environmental statutes and Executive Orders (EOs) associated with its proposed Federal financial support. The applicable and relevant environmental statutes and EOs included:

1. Section 7 of the Endangered Species Act (16 USC 1536)
2. Section 106 of the National Historic Preservation Act (54 USC 306108)
 - a. EO 13175, Consultation and Coordination With Indian Tribal Governments

Applicable and Relevant Environmental Review(s)

Section 7, Endangered Species Act

On May 29, 2026, EDF obtained an Official Species List from the U.S. Fish and Wildlife Service's (USFWS) Information for Planning and Consultation (IPaC) website (Project Code 2026-0096121), which resulted in the following species identified as occurring or potentially occurring in the Project area: the endangered gray bat, proposed endangered tricolored bat, and the proposed threatened monarch butterfly. No designated critical habitat was identified in the Project area. EDF utilized the USFWS' *Northern Long-eared Bat and Tricolored Bat Range-Wide Determination Key* in IPaC to evaluate the potential effects of the Project on tricolored bat; EDF reached a determination of *may affect, not likely to adversely affect* for the species. The USFWS provided no comments during the 15-day verification period, and therefore, officially concurred with EDF's tricolored bat determination on June 29, 2026, which concluded EDF's obligations under ESA Section 7. EDF made a *no effect* determination for the gray bat due to lack of habitat in the Project area.

As a proposed species, the monarch butterfly has a different threshold of analysis and the Federal action agency is required to determine if their action would be likely to jeopardize the continued existence of the species, and if so, request a Conference Consultation with the USFWS. DOE does not believe the Project would be likely to jeopardize the continued existence of the monarch butterfly given the low potential for habitat and disturbed nature of parts of the Project area. In addition, DOE does not anticipate a USFWS decision on whether to formally list the monarch butterfly any time in the immediate future; as reflected in the Trump Administration's [Unified Agenda of Regulatory and Deregulatory Actions](#), the final listing determination for both species is included as a "long-term action."

Section 106, National Historic Preservation Act

In accordance with the National Historic Preservation Act (NHPA), EDF consulted with the Georgia Department of Community Affairs' Historic Preservation Division (HPD). On June 24, 2026, the HPD concurred with EDF's finding of no historic properties affected for the Project. DOE identified and contacted twelve (12) federally recognized Native American Indiana Tribes that may have an interest in the Project area: Alabama-Quassarte Tribal Town; Cherokee Nation; Coushatta Tribe of Louisiana; Eastern Band of Cherokee Indians; Kialegee Tribal Town; Miccosukee Tribe of Indians; Muscogee (Creek) Nation; Poarch Band of Creek Indians; Seminole Tribe of Florida; Seminole Nation of Oklahoma; Thlopthlocco Tribal Town; and United Keetoowah Band of Cherokee Indians in Oklahoma. No comments were received from any Tribe.

Conclusion

With this letter, EDF confirms that it has completed the environmental reviews and consultations required by the applicable and relevant environmental statutes and Executive Orders (EOs) associated with its proposed Federal financial support.

EDF notes that GPC is responsible for obtaining permits, approvals, and/or authorizations required for the construction and/or operation of the Project.

Respectfully,

Molly Cobbs
Environmental Project Manager
Office of Energy Dominance Financing

cc: Denis O'Meara, EDF Utilities Vertical Lead
Todd Stribley, Director, EDF Environmental Programs
Giulio Areinamo-Duque, EDF Portfolio Management Division

Attachments: Letter Dated May 26, 2026, from EDF to GPC



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Guarantee to Georgia Power Company for the South Hall Battery Energy
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Dear Mr. Wetherington:

The United States Department of Energy (DOE), Office of Energy Dominance Financing (EDF), may provide Federal financial assistance (i.e., a loan or loan guarantee) under Title XVII of the Energy Policy Act of 2005 ("Title XVII") Public Law 109–58, title XVII (2005), as amended; 42 U.S.C. 16511 et seq. DOE is considering whether to issue Federal financial assistance to Georgia Power Company (GPC) pursuant to its authority. In its application for Federal financial assistance, GPC has identified the South Hall BESS Project (Project) in Hall County, Georgia.

The Project includes five primary elements:

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The purchase of components, installation/assembly, associated design, engineering, programming, testing, commissioning and labor that are covered by EDF funding include the BESS modules, medium voltage inverter transformers for the modules, O&M building, storage building for spare parts, above-ground security and fire protection components (cameras, alarms, sensors, associated piping/wiring/cables, etc.), perimeter fencing (but not fence poles/posts), the GSU substation physical equipment (transformers, regulators, breakers, bus bars, etc.), framework, and substation fencing (except for poles placed in the ground).

The following activities associated with preparing the BESS and GSU substation sites will not be subject to EDF funding: tree clearing, stump grubbing, erosion & sediment control measures, grading, stormwater drainage system, parking lot, laydown yard, perimeter fence poles/posts, underground wiring/lines/conduit and equipment foundations/slabs. GPC has already initiated and/or completed these activities (using their own funds), and therefore, they are not eligible for funding under the EDF loan program; as such, there is no federal action for these activities.

EDF is initiating its environmental review to assist and inform its decision on whether to provide Federal financial assistance to GPC for the eligible elements of the Project. The

environmental review will include reviews of: (1) permitting, authorization, and/or approval status of GPC's project(s), (2) status and scope of any NEPA reviews being completed by other Federal agencies (as applicable); (3) applicable land use and/or zoning approvals; and (4) nature and extent of any contamination at, in, under or from the Project site and potential liability. In addition, EDF will complete the environmental consultations required by the applicable and relevant environmental statutes and Executive Orders (EOs) associated with its proposed Federal financial support.

EDF, in consultation with the GPC, has identified the following environmental statutes and EOs are associated with the proposed Federal financial support for the Project:

1. Section 7 of the Endangered Species Act (16 USC 1536)
2. Section 106 of the National Historic Preservation Act (54 USC 306108)
 - a. Executive Order 13175, Consultation and Coordination With Indian Tribal Governments

During the due diligence process and in consultation with GPC, EDF may revise the list of applicable and relevant environmental statutes and EOs associated with its proposed Federal financial support.

Respectfully,

MOLLY

COBBS

Molly Cobbs

Environmental Project Manager

Office of Energy Dominance Financing

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by MOLLY COBBS

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cc: Denis O'Meara, EDF Utilities Vertical Lead
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