

Hunter River High School

Planning update | January 2024

As part of the NSW Government's plan to rebuild essential services, the 2023-24 Budget is delivering a record \$8.8 billion for new and upgraded schools. This targeted investment in growing communities will ensure working families get access to a world class public education.

Project overview

A project is underway to upgrade Hunter River High School to bring students the latest educational facilities and support the local community. The project will provide:

- a new support learning hub with 8 support classrooms
- a new double-height gymnasium
- a new administration building
- internal refurbishments to some existing buildings and learning spaces
- upgraded outdoor areas
- improved parking and drop-off/pick up area.

The statutory planning process: Review of Environmental Factors

We are proposing to deliver the Hunter River High School upgrade under a range of planning pathways, which includes a Development Application (DA) and Review of Environmental Factors (REF).

In 2021, the NSW Government combined policies relating to infrastructure to create a new consolidated transport and infrastructure-based State Environmental Planning Policy (SEPP). The SEPP aims to make it easier to provide new and upgraded infrastructure across a range of sectors including education facilities as well as utilities and transport networks that support them. Under the SEPP some development works can be carried out without development consent from council.

As part of the REF application, we need to determine whether there will be any potential environmental impacts.

For the project to deliver the Hunter River High School upgrade, the following works are covered under a REF application:

- New administration building (Block X)
- New learning hub building (Block Z)
- Ancillary works (including tree removal, landscaping, in-ground services, and the like).

Please refer the site plan on the next page, which shows the proposed activities.

We also note that a letter has been issued to some stakeholders, from NSW Department of Education, providing details of the proposed work and contact details for feedback or further information.

For more information about the different planning pathways used in NSW visit the NSW Department of Planning and Environment on their webpage via the department of planning webpage at www.planning.nsw.gov.au/Assess-andRegulate/Development-Assessment/Planning-Approval-Pathways



Progress update and next steps

- The DA was submitted to Port Stephens City Council in May 2023. In December 2023, the Hunter and Central Coast Regional Planning Panel (RPP) deferred the determination of this DA to the Minister for Planning and Public Spaces for direction on disputed consent conditions. We will provide a further update when a determination is made by the Minister.
- Develop the detailed design, the fourth and final stage of the design, to provide the level of detail required for construction.
- Finalisation of the statutory planning process.
- Construction is anticipated to start in 2024, pending planning approvals.

We will continue to provide updates on these works.

Keep in touch

The School Infrastructure NSW (SINSW) website will continue to have up-to- date information about the Hunter River High School upgrade on the project page at <https://www.schoolinfrastructure.nsw.gov.au/projects/h/hunter-river-high-school-upgrade.html>

Your feedback on this project is important to us. For more information, questions or to make a comment, please email us at schoolinfrastructure@det.nsw.edu.au.

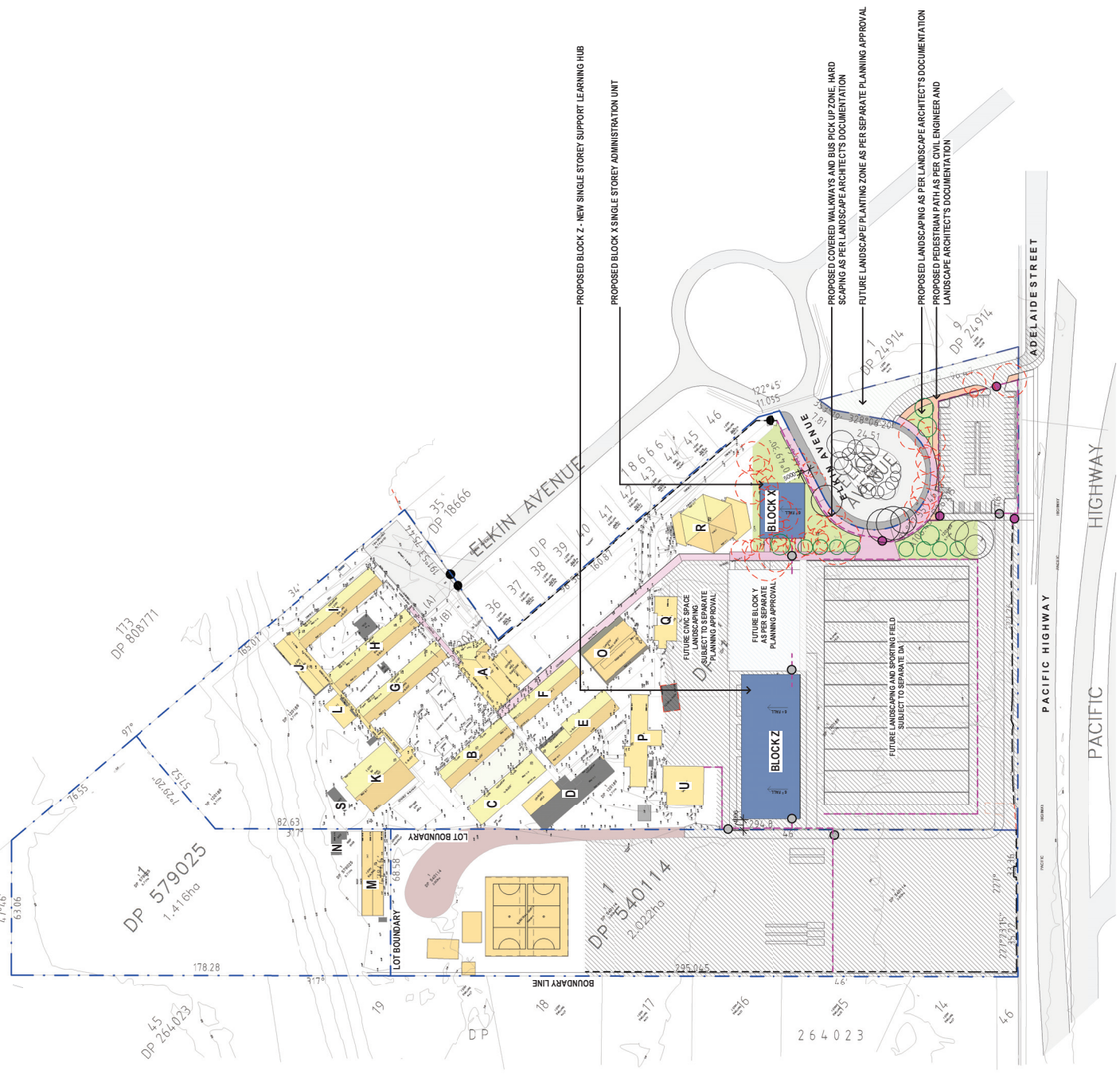


LEGEND

CONSTRUCTION LEGEND:

- PROPOSED NEW BUILDINGS/ COVERED PATHWAYS
- EXISTING BUILDINGS
- FUTURE SITE DEVELOPMENT WORKS SUBJECT TO SEPARATE PLANNING APPROVAL
- PROPOSED COVERED WALKWAYS
- PROPOSED UNCOVERED PEDESTRIAN PATH
- PROPOSED LANDSCAPED AREA AS PER LANDSCAPE ARCHITECT'S DOCUMENTATION
- PROPERTY BOUNDARY LINE
- EXISTING PALISADE FENCING
- FUTURE FENCING AS PER SEPARATE PLANNING APPROVAL.
- EXISTING PALISADE GATE
- FUTURE SECURITY ACCESS GATES TO BOUNDARY FENCING (EXTERIOR SECURITY) SUBJECT TO SEPARATE PLANNING APPROVAL
- FUTURE CONTROLLED ACCESS GATES TO INTERNAL SCHOOL ACCESS FENCING SUBJECT TO SEPARATE PLANNING APPROVAL
- PROPOSED TREES TO REMAIN TO LANDSCAPE ARCHITECT'S DOCUMENTATION
- EXISTING TREES TO REMAIN TO LANDSCAPE ARCHITECT'S DOCUMENTATION
- EXISTING TREES TO BE REMOVED TO LANDSCAPE ARCHITECT'S DOCUMENTATION

NOTE:
 REFER SSU DRAFT SECURITY DESIGN FOR SITE & BUILDING SECURITY & ACCESS REQUIREMENTS, AS WELL AS GATE TYPES, AUTOMATION & ELECTRONIC ACCESS & MONITORING REQUIREMENTS.
 REFER TO A-REF-059 TYPICAL COVERED WALKWAY - FOR GENERAL CONSTRUCTION DETAILS
 REFER TO LANDSCAPE ARCHITECT DOCUMENTATION AND ARBORIST REPORT FOR EXISTING TREES TO BE RETAINED, REMOVED AND NEW PLANTING DETAILS
 REFER TO ELECTRICAL ENGINEERS DOCUMENTATION FOR LOCATION OF NEW MSB/ MBB EFFECTED AND DISTRIBUTED AREA TO BE MADE GOOD WHERE WORKS PASS THROUGH EXISTING SCHOOL SITE.



REF 1

DATE: 02/21/23
 DRAWN: MJD
 PROJECT NO: 14276
 PHASE: DD A-REF-010
 SCALE: As indicated @ A1
 1:2000 @ A3
 REVIEW: E



CLIENT: School Infrastructure NSW
 PROJECT: Hunter River High School Upgrade
 36 Elkin Ave, Heatherbrae
 NSW 2324
 Australia
 DRAWING: Site Plan

REV	DATE	COMMENTS
A	19/02/23	ISSUE FOR REF 1
B	20/02/23	REF ISSUE
C	20/02/23	REF ISSUE
D	19/02/23	REVISED REF ISSUE
E	19/02/23	REVISED REF ISSUE



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