

Acknowledgement of Country

The MLC School community acknowledges the Wangal People, the traditional custodians of the land on which the School is located. They have protected their land, people and culture and sought to educate their young people.

We pay our respects to them and their Elders past and present. We also recognise all Aboriginal and Torres Strait Islander people in our community.


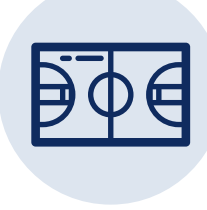
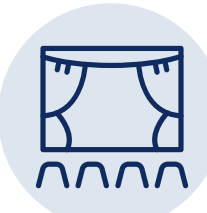
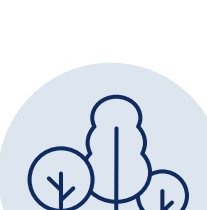
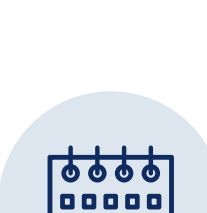
MLC School’s mission is to educate and inspire young women to be fearless thinkers with moral courage and compassion, to be agents of change in their own lives and the lives of others.

To continue delivering on this mission, MLC School has developed a two-staged proposal for a Performing Arts and Sport Centre and Sports Complex to be located on the south-eastern corner of the School site (between Park Road and Britannia Avenue).





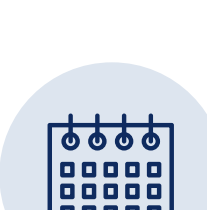
This proposal does not seek to increase student numbers.



PERFORMING ARTS AND SPORT CENTRE (STAGE 1)

- The proposal seeks to construct and operate this facility.
-  A new three-level building with one basement level.
 -  A shared assembly and indoor sports courts space.
 -  A 400 seat theatre and learning spaces for music and drama.
 -  Landscaping to offset necessary tree removal.
 -  Delivered in the short to medium term.

SPORTS COMPLEX (STAGE 2)

- The proposal seeks approval for the longer term delivery of this facility.
-  Extension and refurbishment of the existing Aquatic Centre and Gymnasium.
 -  A new learn-to-swim pool.
 -  New and refurbished learning spaces and fitness facilities.
 -  A new service bay off Britannia Avenue.
 -  A longer term project, timing of this work is to be determined.

MLC School’s performing arts and sporting programs are of exceptional quality, with high numbers of students taking the subjects as part of their academic program and/or co-curricular activities.

These programs are an important aspect of student empowerment, offering every girl the opportunity to pursue her passions, try new activities, develop skills and gain confidence.

The quality of these programs and opportunities they provide to students are cited by many families as an important reason for choosing MLC School.

MLC School’s proposal aims to support these programs with updated and fit-for-purpose facilities, meeting the needs of present and future students and faculty.

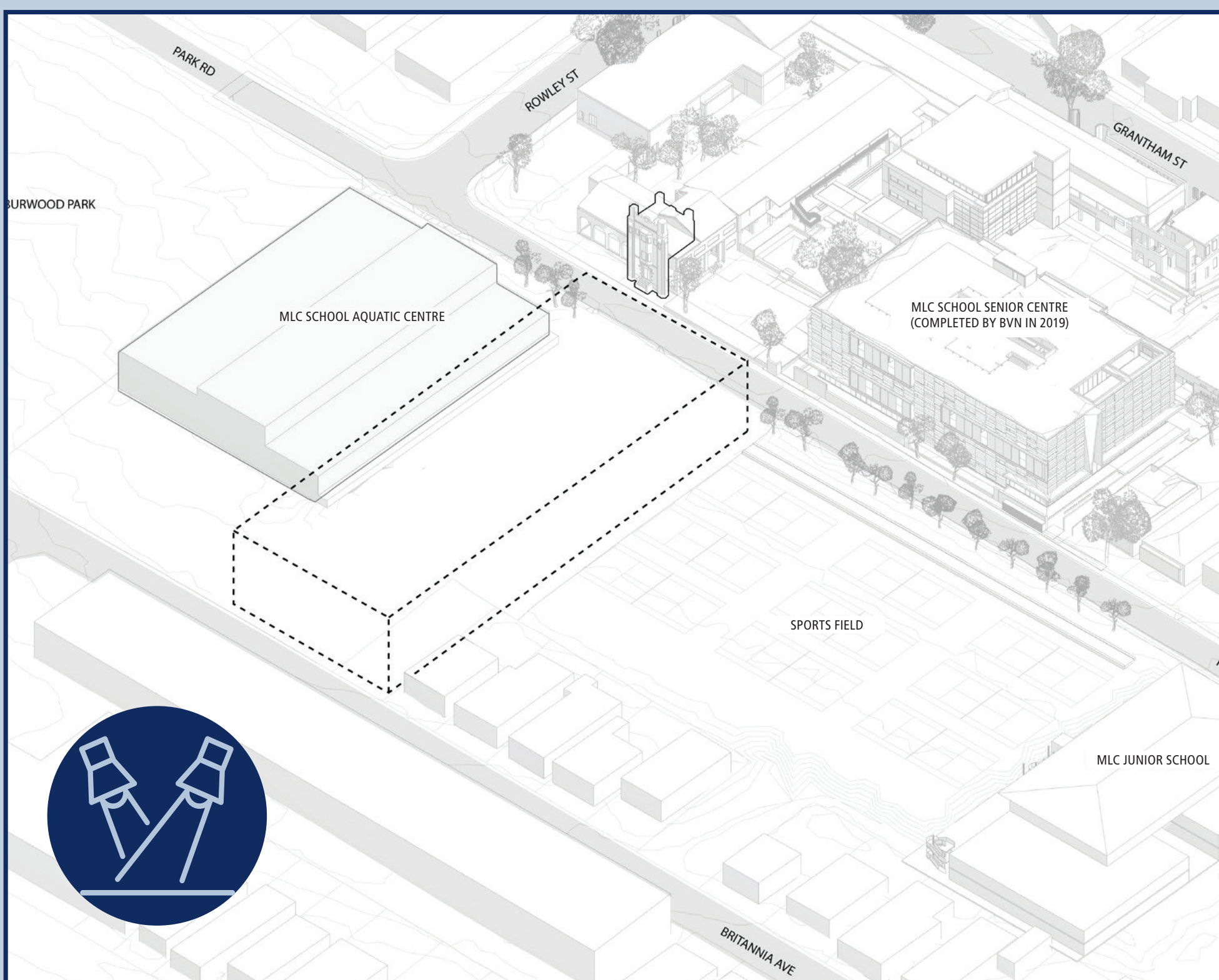
OUR OBJECTIVE	OUR CHALLENGE	OUR COMMUNITY’S NEED	OUR PROPOSAL
<div><div>Build a sense of School community</div></div>	Limited access to formal indoor spaces that can host whole-School gatherings such as assemblies and Chapel services.	Assemblies are important for developing School culture, nurturing a positive ethos and reinforcing School values. They are critical to communicate significant matters across all age groups, develop student leadership, and recognise student achievement.	Space to host assemblies for the whole School, allow for whole School Chapel services, connect year groups and build School unity.
<div><div>Apply a holistic approach to performing arts</div></div>	Our music, drama and dance facilities are dated, impractical and do not reflect the quality of the programs provided.	Having one central facility for learning, teaching and performing will support a holistic, coordinated approach to the arts.	Upgraded facilities and spaces to host concerts, theatrical performances, lectures, and meetings in one central location.
<div><div>Improve and upgrade sporting facilities and amenities</div></div>	Insufficient learning spaces for sports and Physical Education (PE) classes and competitions, with some operating from demountable buildings. Our gymnasium is also too small relative to the number of students at the School.	Proud tradition of offering a variety of co-curricular sports catering to students from beginner through to elite level. Upgraded and weather proofed facilities will support continued delivery of our high-quality sports programs.	Upgraded and extended Aquatic Centre and gymnasium to: <ul style="list-style-type: none">• Improve learning spaces and user amenities.• Allow for wet-weather contingencies when training or playing sport.

A STAGED APPROACH

The proposal will be delivered over two stages:

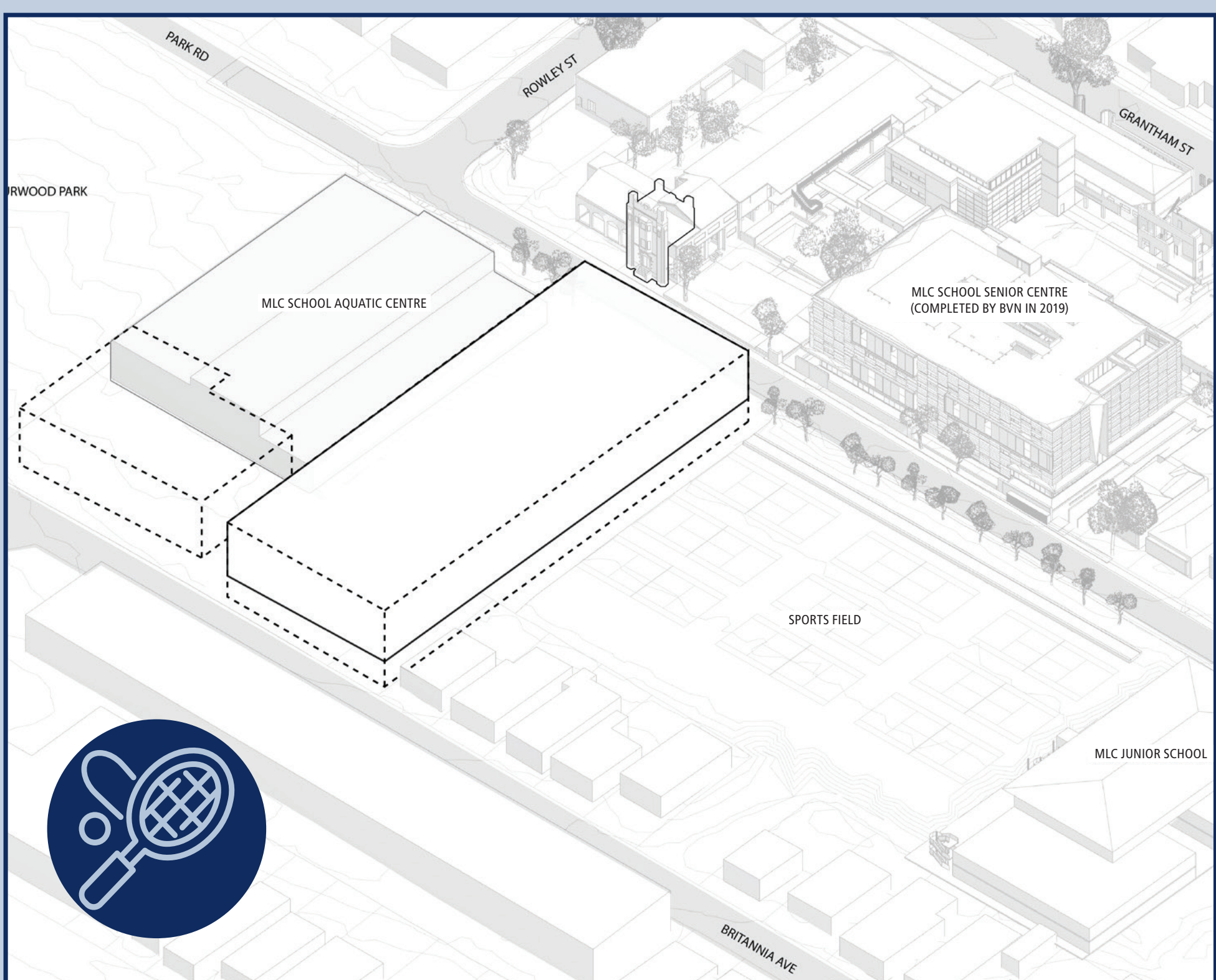
STAGE 1: PERFORMING ARTS AND SPORT CENTRE

This is a priority project and is expected to be delivered in the short to medium term.



STAGE 2: SPORTS COMPLEX

This will be delivered in the longer term.

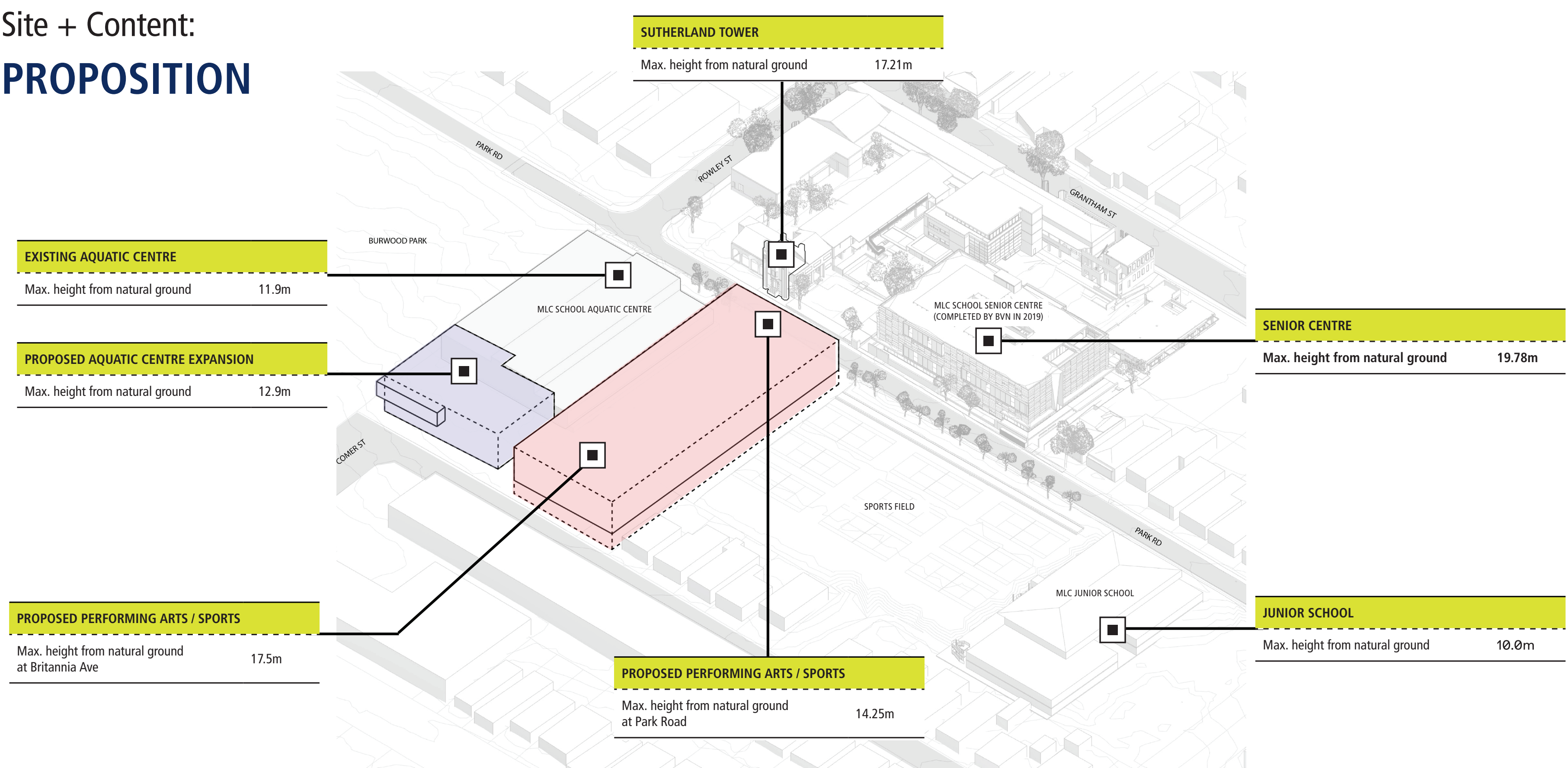


VISUAL AMENITY AND SOLAR ACCESS

The design ensures that the proposed heights of the Performing Arts and Sport Centre and the future Sports Complex are consistent with existing buildings at MLC School.

This will minimise any potential overshadowing and impacts to the visual amenity of our neighbours.

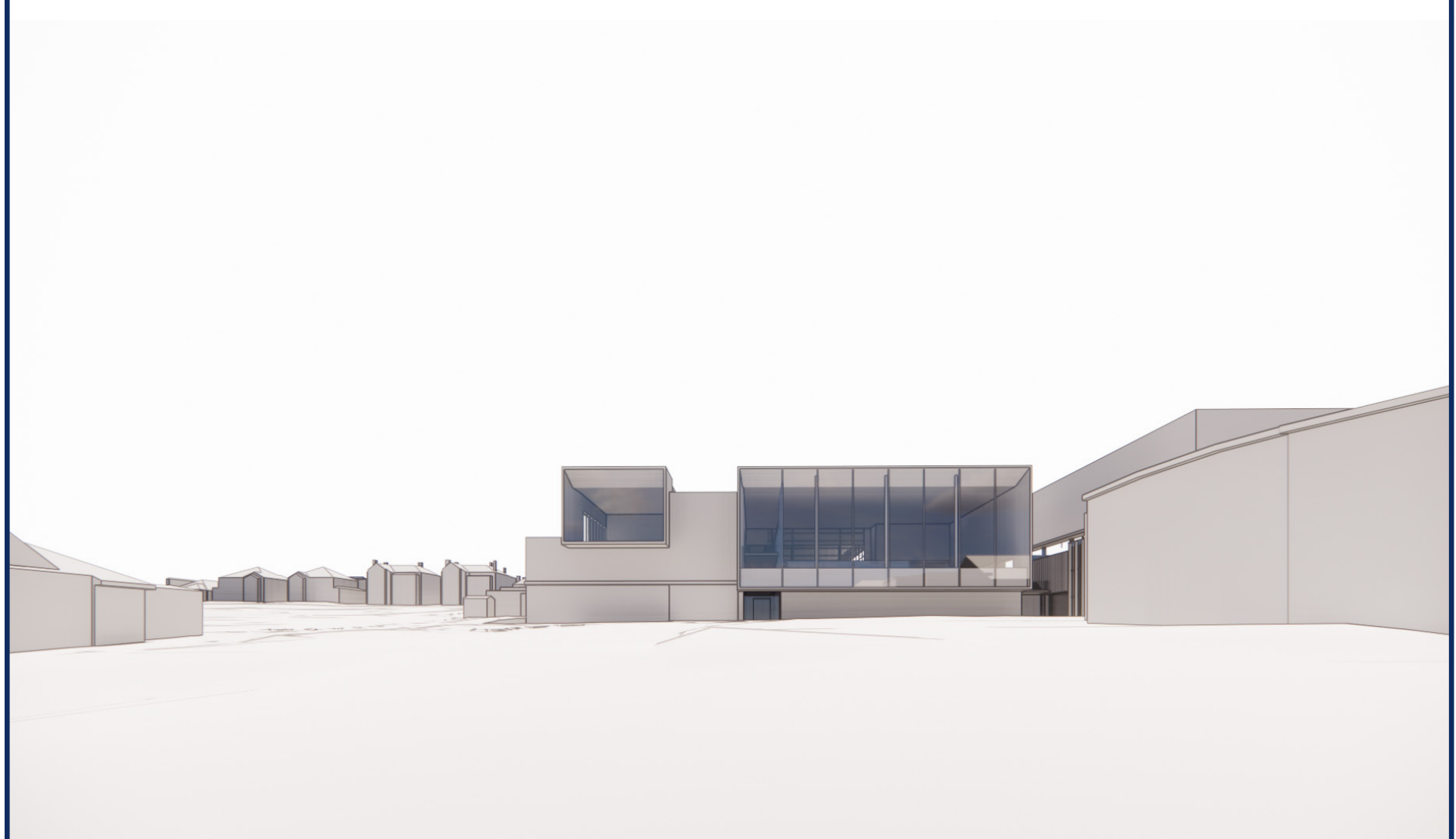
Site + Content:
PROPOSITION



VIEW FROM PARK ROAD



VIEW FROM COMER STREET



VIEW FROM BURWOOD PARK



Our assessments

The project team has completed assessments to understand any potential overshadowing impacts and impacts to our neighbours' visual amenity; and how these can be managed.

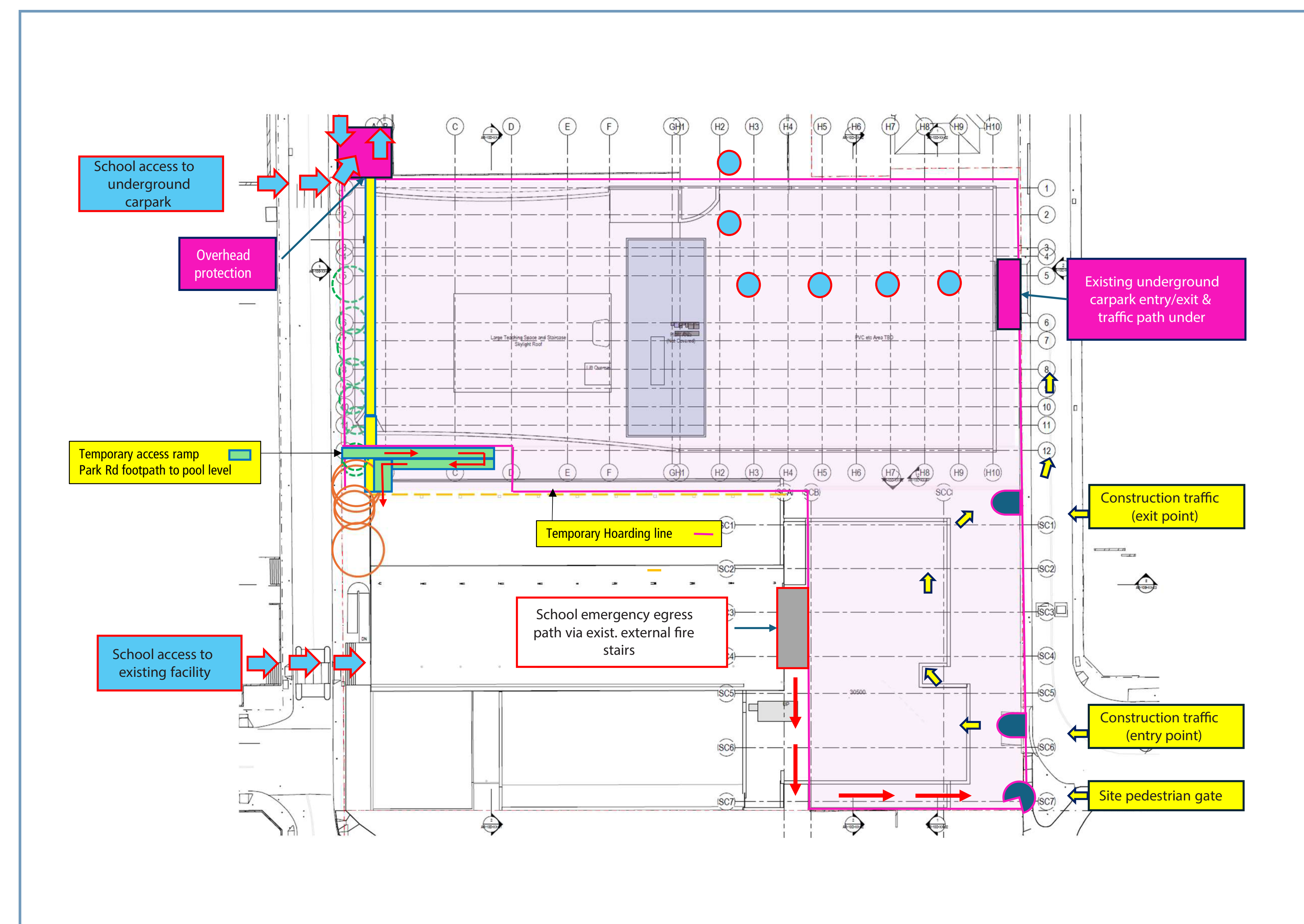
The preliminary overshadowing analysis and a Preliminary Visual Impact Assessment has found that the proposal will not increase overshadowing to Burwood Park, or our neighbours on Britannia Avenue or Park Road.

To the right are indicative images that demonstrate how the proposal may look from Park Road, Comer Street and Burwood Park.

MLC School recognises that managing traffic on the surrounding streets and ensuring pedestrian safety during construction is a high priority for our parents, carers, students and neighbours.

We have commissioned a Transport and Accessibility Impact Assessment for both stages to:

- Analyse the existing transport network, including pedestrian and cycle routes
- Assess this network's ability to support the proposal during construction and operation
- Outline the proposal's anticipated impact on current daily and peak hour vehicle movements
- Propose measures to mitigate impacts on the surrounding transport network



This information is available in Simplified Chinese on the MLC School website.
本文的简体中文版可在MLC学校网站获取。



DURING OPERATION

MLC School is not proposing to increase parking at the School.

Based on initial findings from our traffic studies, the Performing Arts and Sports Centre is not anticipated to generate an increase in traffic or parking demand once operational.

We are exploring an on-street loading/small bus zone along Britannia Avenue. This will not be used for student pick up or drop off. An off-street garage space is also being explored from Britannia Avenue.

DURING CONSTRUCTION

As part of our traffic studies, we have assessed the most suitable route for construction vehicles to access the site. The proposed main route will be via Comer Street when entering the site and via Britannia Avenue when exiting the site.

Should the proposal be approved, and before commencing construction, we will prepare a site specific Construction Traffic Management Plan that outlines:

- The routes construction vehicles will use during construction
- Measures to minimise traffic impacts on local streets, particularly during school drop off and pick up times
- How pedestrian, vehicle and cyclist safety will be managed during construction
- How parking for construction staff and construction vehicles will be managed

This management plan requires NSW Department of Planning, Housing and Infrastructure approval before commencing any construction on site.



MLC School is working with a range of technical experts to undertake a series of assessments to identify how potential impacts associated with the construction and operation of the proposal can be appropriately mitigated.

If the proposal is approved, we will commence a tendering process to appoint a construction delivery partner. Once appointed, we will work with our selected delivery partner to prepare various construction management plans required as part of NSW Department of Planning, Housing and Infrastructure’s (DPHI) approval.

These plans will guide the implementation of best-practice construction impact mitigation measures focusing on:

- 

Construction operations and management
- 

Noise, vibration and dust management
- 

Pedestrian and traffic management
- 

Community consultation during construction

Before commencing any construction on site, these management plans will also require DPHI approval and the community will be notified of construction time frames.

LIMITING CONSTRUCTION NOISE

During construction, we will aim to limit construction noise, particularly to prevent interruption to our neighbours and learning environment.

To achieve this, a site specific construction noise management plan will be prepared that will propose various best practice mitigation measures. This may include:

- Installing physical acoustic barriers around the construction site
- Choosing less noisy construction equipment
- Staging construction works to avoid major exam periods
- Including respite periods throughout construction

MAINTAINING COMMUNITY ACCESS

To the Aquatic Centre

We know that the Aquatic Centre is used by our local community and we want to ensure access to this facility is maintained.

During delivery of the Performing Arts and Sport Centre (Stage 1), the community will retain use of the Aquatic Centre.

During delivery of the Sports Complex (Stage 2), we will aim to retain access to as much of the facility as possible. We will explore this further once we begin the more detailed design for the Sports Complex.

To Burwood Park

Whilst our proposal does not extend into Burwood Park, we want to ensure there is minimal disturbance to this community space and those who use it.

During construction, the community will retain access to Burwood Park via Britannia Avenue. To ensure the community can safely access Burwood Park, a qualified traffic controller will monitor and manage the construction access driveways and traffic control barriers will be in place.

STUDENT SAFETY

Ensuring our students can move safely to and around the School with minimal disruption is of high importance to us.

To ensure students can access the field safely, hoarding and overhead protection will be installed and students will be escorted to the field by staff.

MLC School is seeking approval for the proposal from the NSW Department of Planning, Housing and Infrastructure (DPHI) through a State Significant Development Application (SSDA) process.

This type of application is common for most school renewal projects.

January – February 2024

The first step in this process is lodging a request with DPHI for the Secretary’s Environmental Assessment Requirements (SEARs). The SEARs ensure government agencies and relevant service providers are informed and provided with the opportunity to request certain information be addressed within the SSDA.

We are here

In March 2024, we began seeking feedback from our School community, neighbours and the wider community to help inform an Environmental Impact Statement (EIS). This EIS assesses any potential impacts from the construction and operation of the proposal and suggests mitigation measures.

Feedback from the community will be collated in a Consultation Outcomes Report and included in the submission to DPHI to inform future planning.

Mid-2024

Formal lodgement of the SSDA. Following the SSDA lodgement, DPHI will publicly exhibit the proposal. At this point, the community can make formal submissions on the proposal to DPHI. A determination on the proposal is expected within six to nine months of lodging the SSDA.

Mid-2025

If approved, we anticipate construction of Stage 1 (Performing Arts and Sport Centre) will commence in mid-2025 and take approximately 24 months to complete.

PROVIDE YOUR FEEDBACK

MLC School is committed to keeping the School and surrounding community informed as plans for the proposal progress, including opportunities to provide feedback.

COMPLETE THE SOCIAL IMPACT ASSESSMENT ONLINE SURVEY

A Social Impact Assessment (SIA) is being prepared by Urbis as part of the proposal.


To inform the SIA, we are seeking feedback from the community to better understand the needs of the local area, identify potential positive or negative social impacts of the proposal, and recommend appropriate management measures.


You can provide your feedback by filling in a short online survey. The survey is open until **5pm on Friday 17 May 2024.**

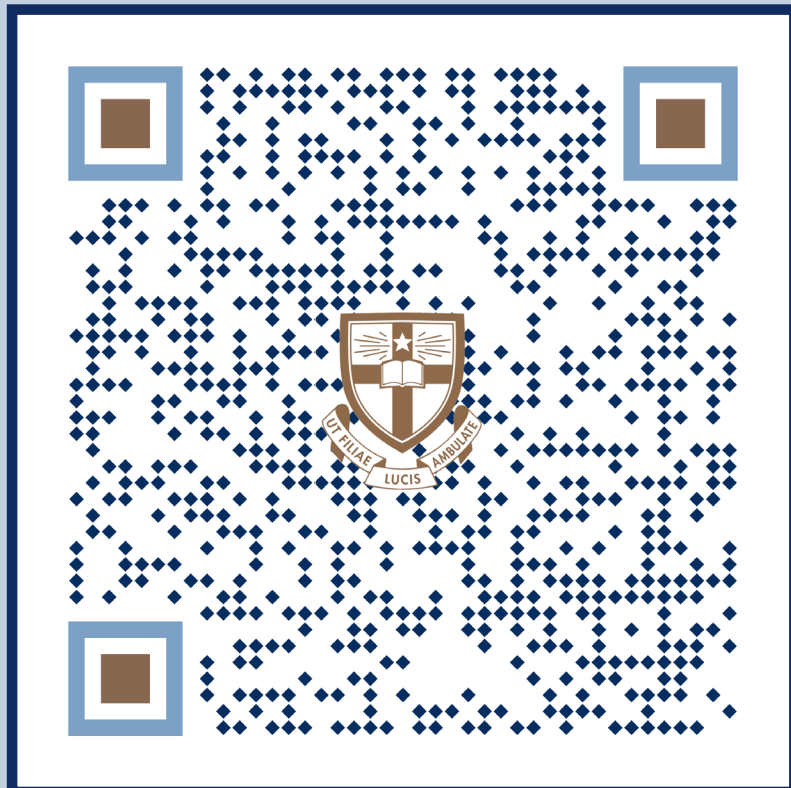
To access the survey, please visit the MLC School website by scanning the QR code below.

CONTACT THE PROJECT TEAM

MLC School has commissioned Urbis to collect your feedback and provide further information about the proposal. You can reach the team using the details below:

 engagement@urbis.com.au

 1800 244 863



The MLC School website will be updated as more information about the project becomes available.

Please scan the QR code to access the online survey and more information.