



Our ref: DOC21/897060-31

Your ref: SSI-12982045

Kendall Clydsdale  
Senior Planning Officer  
Industry Key Sites  
Department of Planning, Infrastructure and Environment  
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Dear Ms Clydsdale

**Newcastle Jockey Club - New Stables Complex (SSD-12982045) (Newcastle City) – Review of EIS**

I refer to your e-mail dated 13 October 2021 in which the Planning and Assessment Division (P&A) of the Department of Planning, Industry and Environment (the Department) invited Biodiversity and Conservation Division (BCD) for advice in relation to the Newcastle Jockey Club's - New Stables Complex project located at 125 Chatham Street, Broadmeadow (SSD-12982045). The proposed development is within the Newcastle City local government area.

BCD has reviewed the Environmental Impact Statement, including relevant appendices, in relation to impacts on biodiversity (including matters of national environmental significance [MNES] under the *Environment Protection and Biodiversity Conservation Act 1999*) and flood risk.

A biodiversity development assessment report waiver was issued for the project on 8 September 2021 and no further biodiversity assessment is required. BCD is satisfied with the flooding and flood risk assessment in the EIS and no further flooding assessment is required.

If you require any further information regarding this matter, please contact Steve Lewer, Senior Regional Biodiversity Conservation Officer, on 02 4927 3158 or via email at [huntercentralcoast@environment.nsw.gov.au](mailto:huntercentralcoast@environment.nsw.gov.au)

Yours sincerely

**Steven Crick  
Senior Team Leader - Planning  
Hunter Central Coast Branch  
Biodiversity and Conservation Division**

**4 November 2021**