

Engagement Outcomes Report

Newington College SSDA

April 2026

Prepared for: Newington College



Urbis staff responsible for this report were:

Director	Peter Strudwick
Associate Director	Lyndal Stuart
Senior Consultant	Jordan Smith
Consultant	Caidee Heriot
Project Code	P0055801
Report Number	Final

Acknowledgment of Country

Urbis acknowledges the Traditional Custodians of the lands we operate on. We recognise that First Nations sovereignty was never ceded and respect First Nations peoples continuing connection to these lands, waterways and ecosystems for over 60,000 years. We pay our respects to First Nations Elders, past and present.

Urbis is committed to incorporating our respect for First Nations cultures, peoples and storytelling in our work across the Country. We are proud to have partnered with Darug Nation artist, **Hayley Pigram**, and to profile her artwork – **Sacred River Dreaming**.



The river is the symbol of the Dreaming and the journey of life. The circles and lines represent people meeting and connections across time and space. When we are working in different places, we can still be connected and work towards the same goal.

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Abbreviations

Table 1 Abbreviations

Abbreviation	Definition
DPHI	Department of Planning, Housing and Infrastructure
SEARs	Secretary's Environmental Assessment Requirements
EIS	Environmental Impact Statement
SDRP	State Design Review Panel
SSD	State Significant Development
SSDA	State Significant Development Application
EP&A Act	Environmental Planning and Assessment Act 1979
IAP2	International Association of Public Participation
LGA	Local Government Area
DP	Deposited Plan
HCA	Heritage Conservation Area
SEPP	State Environmental Planning Policy
DCP	Development Control Plan
HIS	Heritage Impact Statement

Introduction

Urbis Engagement has been commissioned by the Council of Newington College (the Applicant) to prepare this report in accordance with the technical requirements of the Secretary's Environmental Assessment Requirements (SEARs), and in support of the State Significant Development Application (SSD-78268465) for alterations and additions to the Newington College Senior Campus in Stanmore.

1

Legislative Context

In NSW, the preparation and evaluation of environmental assessments for state significant developments is legislated through the Environmental Planning and Assessment Act 1979 (EP&A Act).

The EP&A Act outlines a series of statutory requirements for proponents seeking development approval. The EP&A Act includes specific requirements to provide community members and stakeholders with opportunities to participate in the planning process.

As such, this report has been prepared in line with the following guidelines and requirements:

- The SEARs issued for this project
- The NSW Department of Planning, Housing and Infrastructure's (DPHI's) *Undertaking Engagement Guidelines for State Significant Projects* (March 2024)
- DPHI's Community Participation Plan (April 2024)
- The Engagement Institute's (formerly IAP2's) Public Participation Spectrum.

1 Legislative Context

1.1 Response to Secretary's Environmental Assessment Requirements (SEARs)

The engagement activities and outcomes detailed within this report address the Secretary's Environmental Assessment Requirements (SEARs), as issued by the NSW Department of Planning, Housing and Infrastructure (DPHI). The SEARs require demonstration of how the engagement to be undertaken for this project is consistent with DPHI's *Undertaking Engagement Guidelines for State Significant Projects*.

Table 2 provides the project specific SEARs that are relevant to the delivery of community and stakeholder engagement for this project.

Table 2 Response to SEARs – SSD-78268465

SEARs item	Project response
Concept proposal	
27. Engagement	
Detail engagement undertaken and demonstrate how it was consistent with <i>the Undertaking Engagement Guidelines for State Significant Projects</i>. Detail how issues raised and feedback provided have been considered and responded to in the project. In particular, applicants must consult with: ▪ the relevant Department assessment team ▪ relevant local councils ▪ any relevant agencies including Transport for NSW ▪ Registered Aboriginal Parties, and ▪ the community. If the development would have required an approval or authorisation under another Act but for the application of s 4.41 of the EP&A Act or requires an approval or authorisation under another Act to be applied consistently by s 4.42 of the EP&A Act, the agency relevant to that approval or authorisation	This document outlines an approach to engagement that is consistent with the Undertaking Engagement Guidelines for State Significant Projects. The outcomes of the consultation approach, including how issues raised and feedback provided have been considered and responded to in the project will be captured in the: ▪ Engagement Outcomes Report ▪ Environmental Impact Statement (EIS)
Stage 1 works	
28. Engagement	
Detail engagement undertaken and demonstrate how it was consistent with <i>the Undertaking Engagement Guidelines for State Significant Projects</i>. Detail how issues raised and feedback provided have been considered and responded to in the project. In particular, applicants must consult with: ▪ the relevant Department assessment team	This document outlines an approach to engagement that is consistent with the Undertaking Engagement Guidelines for State Significant Projects. The outcomes of the consultation approach, including how issues raised and feedback provided have been considered and responded to in the project will be captured in the: ▪ Engagement Outcomes Report

- relevant local councils
- any relevant agencies including Transport for NSW
- Registered Aboriginal Parties, and
- the community.

If the Stage 1 works would have required an approval or authorisation under another Act but for the application of s 4.41 of the EP&A Act or requires an approval or authorisation under another Act to be applied consistently by s 4.42 of the EP&A Act, the agency relevant to that approval or authorisation

1.2 Alignment With Undertaking Engagement Guidelines for State Significant Projects

This Engagement Outcomes Report has been prepared in line with DPHI's *Undertaking Engagement Guidelines*, which provide guidance for the effective delivery of engagement to support the development of state significant projects in NSW. The *Undertaking Engagement Guidelines* provides a series of objectives for effective engagement.

These community participation objectives are detailed in Table 3. This table also outlines where each objective has been addressed within this report.

Table 3 Community Participation objectives

	Objective	Where has this been addressed
1	Identify the people or groups who are interested in or are likely to be affected by the project.	For an identification of the community and key stakeholders for the project, see Section 4 .
2	Use appropriate engagement techniques. This includes: – considering the accessibility of how information is delivered – the avoidance of technical language and jargon so information can be easily interpreted by the audience – the adoption of non-written forms of engagement, where needed.	For an overview of engagement activities undertaken for the project, see Section 5 . For all consultation material presented during the consultation period, see the Appendix .
3	Ensure the community are provided with safe, respectful and inclusive opportunities to express their views	For an overview of engagement activities undertaken for the project, see Section 5 .
4	Involve the community, councils and government agencies early in the development of the proposal, to enable their views to be considered in project planning and design	For details of the approach to engagement with key stakeholders, such as community, council and government agencies, see Section 3 .

5	Be innovative in their engagement approach and tailor engagement activities to suit the: - context (e.g. sensitivity of the site and surrounds) - scale and nature of the project and its impacts - level of interest in the project.	For an overview of the project context, including the community and site context, see Sections Error! Reference source not found. and 2.
6	Provide clear and concise information about what is proposed and the likely impacts for the relevant people or group they are engaging with.	For a clear description of the project specifics, see Section 2.
7	Clearly outline how and when the community can be involved in the process.	For an overview of engagement activities undertaken for the project, see Section 5.
8	Make it easy for the community to access information and provide feedback.	
9	Seek to understand issues of concern for all affected people and groups and respond appropriately to those concerns.	
10	Provide feedback about how community and stakeholder views were used to shape the project or considered in making decisions.	For community and stakeholder feedback on the project, see Section 6.
11	Be able to demonstrate how the demography of the area affected has been considered in how and what engagement activities have been undertaken.	For the demographic profile of the local area, see Section 2.

Source: DPHI's Undertaking Engagement Guidelines for State Significant Projects – March 2024

2

Project details

This section provides an overview of the project details, including the site, the project context, a detailed description of the proposed development, and an exploration of the community context.

2 Project Details

2.1 Description of the site and locality

The Newington College Senior Campus is located at 200–244 Stanmore Road, Stanmore and is bordered by Stanmore Road to the north, Newington Road to the south and College Lane to the west. The College boundary also includes the Concordia building to the north at 221–235 Stanmore Road. The main campus is legally described as Lot 8 in DP710369 and the Concordia site is legally described as Lot A in DP109269, Lot 1 in DP49, Lot B in DP330028, and Lot 1 in DP526319.

Key features of the site include:

- The main campus site is a regular shaped allotment with an area of 8.7ha. The Concordia building (and access handle to Cavendish Street), immediately north of the main campus is irregular in shape and is 2,903sqm in area.
- The topography of the main campus is a defining characteristic, particularly the grassed slope from the historic Founders Building down to Johnson Oval. The site has an overall fall of approximately 18m from the north-west corner to south-east corner.
- The at-grade car park adjacent to the Concordia building sits approximately 2.8m above the Stanmore Road street level and is accessed via Cavendish Street (to the rear).
- The existing school buildings are largely located along the College Lane and Newington Road edges of the site. Existing buildings generally range from 2–4 storeys in scale. The balance of the site comprises at-grade car parking and sporting facilities, including sporting ovals and tennis courts.
- The Concordia building across Stanmore Road is a two-storey building with basement and car parking accessed from Stanmore Road. An at-grade car park is located within the eastern portion of this site, with vehicular access from a driveway to Cavendish Street (to the north).
- The site has a primary frontage to Stanmore Road (which accommodates both vehicular and pedestrian access to the site) and a secondary frontage to Newington Road, which is generally limited to pedestrian access and service vehicles.
- The area surrounding the site is predominantly zoned R2 Low Density Residential and includes a combination of single dwellings and residential flat building ranging from 1–3 storeys in height. Stanmore Train Station is located approximately 220m to the north. An existing pedestrian bridge and signalised traffic lights provide pedestrian access over Stanmore Road to Stanmore Train Station, further north.

The site is identified in Figure 1 overleaf.

Figure 1 Site aerial



2.2 Project description

This SSDA seeks consent for the staged development of Newington College (Newington College Masterplan), including:

Concept Proposal for the provision of new and upgraded facilities, including:

- Building envelope for the redevelopment of Sevington Courts to accommodate recreational facilities and teaching spaces (refer to detailed Stage 1 Works below).
- Building envelope for alterations and additions to Centenary Hall and development of an adjoining, four storey teaching and learning facility (College Lane building). This development will accommodate a cafeteria and dining hall, lecture theatre, multi-purpose teaching spaces and additional pastoral spaces.
- Building envelope for the redevelopment of the Concordia building to accommodate a performance theatre, multi-purpose gallery and exam centre, new teaching spaces and basement car parking. The Concordia redevelopment includes a new pedestrian bridge across Stanmore Road to the main campus.
- Landscaping design strategy across the campus.
- Car parking provision and circulation arrangements.
- Increase of 368 students and 45 full-time equivalent (FTE) staff.

Detailed Stage 1 works, including:

- Earthworks and the associated demolition of Sevington Courts.

- Construction, fit-out and operation of 3 storey building comprising multi-purpose indoor and rooftop courts, fitness centre, multi-purpose teaching spaces, amenities and basement car parking.
- Construction, fit-out and operation of 4 storey building comprising multi-purpose teaching spaces, administrative functions and amenities.
- Alterations to the existing driveway within the site to facilitate vehicle access to the new basement car park.
- Temporary car park during construction phase of Stage 1 Works.
- Removal 67 trees and new landscaping adjacent to the Stage 1 development site.
- Increase of 368 students and 45 FTE staff.

Figure 2 Preliminary concept plan



2.3 Community context

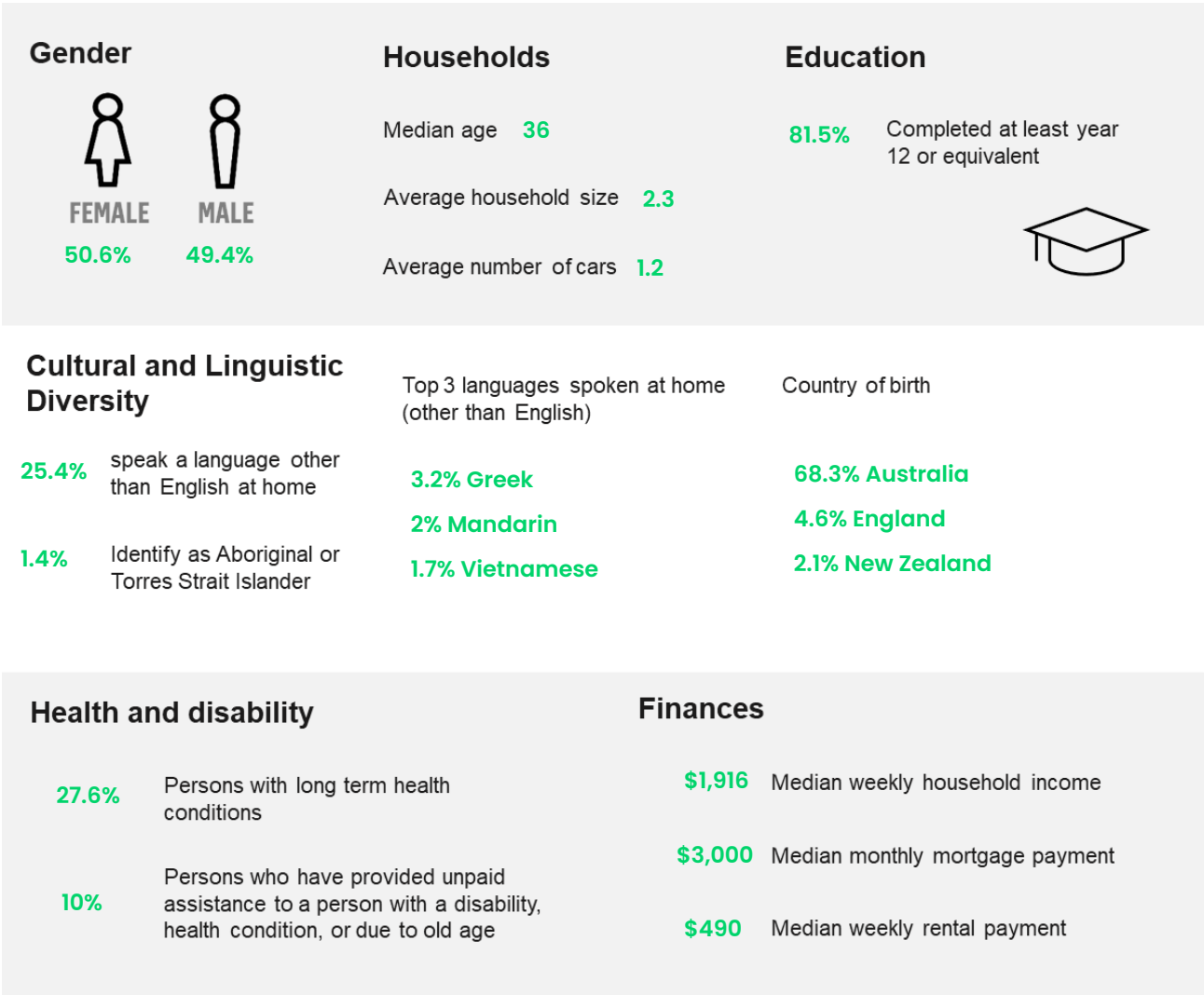
Newington College's Senior School Campus is located in the suburb of Stanmore, within the Inner West Local Government Area (LGA). The land has associations with the Gadigal, Wangal and Dharug People of the Eora nation. Stanmore forms part of the NSW electoral district of Newtown, represented by Jenny Leong MP (Greens) and the federal electorate of Grayndler, represented by the Hon. Anthony Albanese MP (Labor), the current Prime Minister of Australia.

The total population of Stanmore is 10,744 people. The population in Stanmore is highly educated; 51% have attained a minimum Bachelors degree, which is 83% higher than state average. Unemployment in the suburb is 6% lower than the state average, sitting at 4.6%.

The median weekly household income in Stanmore is \$2548, which is 39.31% higher than state average.

While most residents are Australian-born, there is a higher-than-average proportion of Greek (2.5%) and Italian (1.9%) speakers in the area.

Figure 3 Stanmore demographic analysis



3

Community and stakeholder engagement approach

The approach to engagement for the Masterplan has been informed by the Engagement Institute's Public Participation Spectrum and DPHI's Community Participation Plan.

This section provides an overview of how these frameworks have been applied in determining and implementing the engagement approach.

3 Community and stakeholder engagement approach

The approach to engagement for Newington College Masterplan has been informed by and is consistent with the Engagement Institute's (formerly IAP2's) Public Participation Spectrum and DPHI's *Community Participation Plan*.

3.1 Purpose of engagement

The Engagement Institute's Public Participation Spectrum describes the goals for public participation, and the corresponding promise to the public.

The engagement approach for this project has been determined based on the anticipated level of impact of the project on the surrounding community, the school community and key stakeholders.

Newington College's campus at Stanmore holds cultural, social, natural and built heritage significance for a number of key stakeholders. In this context, the level of impact is likely to be moderate. Aligned with the Engagement Institute's Spectrum, the purpose of engagement is therefore to consult and involve the community and stakeholders.

Figure 4 Engagement Institute Public Participation spectrum

	Inform	Consult	Involve	Collaborate	Empower
Goal	To provide the public with balanced and objective information to assist them in understanding the problem, alternatives opportunities and/or solutions.	To obtain public feedback on analysis, alternatives and/or decisions.	To work directly with the public throughout the process to ensure that public concerns and aspirations are consistently understood and considered.	To partner with the public in each aspect of the decision including the development of alternatives and the identification of the preferred solution.	To place final decision making in the hands of the public.
Promise	We will keep you informed.	We will keep you informed, listen to and acknowledge concerns and aspirations, and provide feedback on how public input influenced the decision. We will seek your feedback on drafts and proposals.	We will work with you to ensure that your concerns and aspirations are directly reflected in the alternatives developed and provide feedback on how public input influenced the decision.	We will work together with you to formulate solutions and incorporate your advice and recommendations into the decisions to the maximum extent possible.	We will implement what you decide.

Source: Engagement Institute

3.2 Objectives of engagement

In line with the Engagement Institute’s Public Participation Spectrum and DPHI’s *Community Participation Plan*, engagement for the Masterplan aimed to:

- Provide consistent, relevant, jargon-free and up-to-date information on the project potential impacts and benefits, and the planning process through accessible, tailored open lines of communication
- Provide methods and opportunities for the community to give feedback to help inform the planning process
- Respond appropriately and in a timely manner to concerns or questions raised by the community and stakeholders throughout the lifecycle of the project
- Manage expectations by closing the feedback loop and sharing how stakeholder and community views influenced the project.

Figure 5 shows the objectives of DPHI’s *Community Participation Plan*.

Table 4 shows how the approach to engagement for this project meets and is consistent with these objectives.

Figure 5 DPHI Community Participation Plan Objectives



Table 4 Engagement approach and alignment with objectives

Approach	Alignment with objectives
Providing consistent, relevant, jargon-free and up-to-date information on the proposal, impacts, benefits, and the planning report process through accessible, tailored open lines of communication.	
Identify potential impacts on stakeholders and the community, as well as measures to enhance potential positive impacts and minimise potential negative impacts, through genuine and consistent consultation.	
Provide methods for monitoring and opportunities for the community to give feedback to help inform the planning process.	
Respond appropriately and in a timely manner to concerns or questions raised by the community and stakeholders throughout the lifecycle of the project.	
Facilitate information flow to the project team by establishing working relationships to ensure stakeholder and community views and local knowledge are appropriately incorporated into the design of the project.	

Manage expectations by closing the feedback loop and sharing how stakeholder and community views influenced the proposal.



3.3 Phased engagement approach

In line with DPHI's *Undertaking Engagement Guidelines for State Significant Projects*, early engagement was undertaken during the scoping phase of the project to capture insights into community and stakeholder sentiment as well as aspirations for the Masterplan.

This is aligned with the 'Involve' level of the Engagement Institute's Public Participation Spectrum.

Engagement was also undertaken following receipt of SEARs to inform the development of the SSDA.

A description of the engagement undertaken during the scoping phase and throughout development of the SSDA is provided below.

3.3.1 Phase 1 engagement: Early engagement (December 2024 – February 2025)

Phase 1 consultation was led by Urbis and AJC. This consultation built an initial understanding of the Masterplan for school stakeholders (teachers, students, parents, alumni), Council and elected officials. This phase involved conducting initial consultation via focus groups, offering briefings to Council and elected officials, and distributing a project newsletter to residents and businesses living within 500m of the site.

During this phase of consultation, Urbis provided high level information about what the SSDA includes and explained upcoming planning processes.

Urbis ran focus groups including three parents of students and three alumni, and through a structured interview process helped determine the engagement approach, including what project benefits and potential impacts would be of most interest or concern to key stakeholders. The process also identified how to develop clear communication via the most appropriate channels to support understanding and ensure priority information was provided.

Urbis also established open channels of feedback.

3.3.2 Phase 2 engagement: Engagement informing preparation of SSDA (March – November 2025)

In accordance with DPHI's expectations around early and effective engagement for state significant projects, Urbis developed a community and stakeholder engagement strategy that outlined proactive, transparent and accessible engagement across key stakeholder groups including school stakeholders (parents, alumni, students), government, elected officials, near neighbours of the senior campus in Stanmore, and the surrounding community.

The engagement program and methods of engagement reflected the Engagement Institute Spectrum's 'inform' and 'consult' principles, by engaging with stakeholders on the process and progress of the Masterplan and Stage 1 design through three community newsletters, a community information session held at the College campus, two community webinars, proactive engagement via letter and briefings with elected officials including Inner West Council, and regular updates to a dedicated project page hosted on the College's website.

Newington College engaged the school community including staff, teachers, students and parents via school communication channels.

4 Community and stakeholders

Stakeholders are individuals, groups of individuals, or organisations that could influence or affect a project.

Described in DPHI's Undertaking Engagement Guidelines, the community is anyone (including individuals, community groups, Aboriginal and Torres Strait Islander communities, culturally and linguistically diverse communities, peak bodies or businesses) interested in or likely to be affected by the project.

4 Community and stakeholders

4.1.1 Stakeholder categories

In addition to the required engagement specified by SEARs, stakeholders for this project were categorised by group and considered in the context of the Inner West LGA, the immediate community of Stanmore surrounding the campus, and the school community. The community stakeholders were identified due to their proximity to the site, potential concerns about the project impacts, and general interest in the project.

Table 5 Stakeholder Categories

School community	State Government, Council and agencies	Elected officials	Surrounding community	First Nations
Parents (past, current and future) Students (current and future) Alumni Staff and faculty School Board and Council	DPHI: - Planning and Assessment team NSW Department of Climate Change, Energy, the Environment and Water: - Heritage Council of NSW - Conservation Programs, Heritage and Regulation Group - Water Group Inner West Council: - Planning and Assessment team - Social Planner Transport for NSW Sydney Water Ausgrid NSW State Emergency Services	Inner West Council (Mayor and Damun Ward Councillors) - Mayor Darcy Brown - Deputy Mayor Chloe Smith - Councillor Liz Atkins - Councillor Vicki Clay Jenny Leong MP, Member for Newtown (NSW Greens) The Hon Anthony Albanese MP, Member for Grayndler (Australian Labor Party)	Near neighbours, including residents bounded by: - Bright Street - North Street - England Avenue - Newington Road - Browns Avenue - Wemyss Street - Cavendish Lane - Stanmore Road - Middleton Street	Metropolitan Local Aboriginal Land Council Registered and local knowledge holders

5

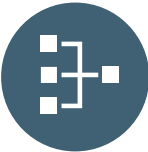
Engagement Activities

This section outlines the engagement activities delivered between December 2024 and November 2025 to raise community and stakeholder awareness of, and invite feedback on, the Masterplan.

5 Engagement activities

Engagement activities undertaken for the project are summarised in Table 6 below.

Table 6 Engagement activity summary

Engagement activity	Target stakeholder group(s)	Details
Phase 1- Early engagement (December 2024 – February 2025)		
	Walk on Country and Design workshops	Parents (past, current and future) Students (current and future) Alumni Staff and faculty School Board and Council First Nations Project architects AJC held an initial Walk on Country on 1 May 2025. Following that, AJC held a Vision and Validation workshop with a range of stakeholder groups (including staff and students) on 22 May 2025. This was part of the pre-consultation phase. The purpose of the workshops was to seek insight to inform the ultimate vision for the Masterplan. In July 2025, AJC also facilitated a Cultural Immersion Activity on-campus as part of the Connecting with Country process.
	State Government, Council and agency consultation	State Government, Council and agencies Newington College and its appointed technical consultants commenced early engagement with the relevant State Government Departments, Inner West Council and other relevant government agencies to inform the planning process via meetings, phone calls and emails.
	Stakeholder emails (1)	Elected officials Urbis engaged with key stakeholders early and in advance of communicating to the local community. Stakeholders contacted included: - Inner West Council (Mayor and Damun Ward Councillors) - Jenny Leong MP, Member for Newtown (NSW Greens) - The Hon Anthony Albanese MP, Member for Grayndler (Australian Labor Party) Stakeholders were emailed on the following dates: 5 December 2024 To inform stakeholders of the early engagement with the community,

			to provide transparent information about the Masterplan, and to outline indicative timeframes for community consultation and the preparation and submission timeframe of the SSDA.
	Community newsletters (1)	Surrounding community	On 9 December 2024, Urbis distributed a newsletter to 2,173 residents and businesses – including Stanmore Public School and Cavendish Street Early Learning Centre– within 500m of the site. This initial newsletter aimed to engage the community early and prior to the consultation period. The newsletter informed the community about the Masterplan and outlined indicative timeframes for community consultation commencing in 2025, and submission timeframe of the SSDA.
	Key stakeholder group interviews (2)	Parents (past, current and future) Alumni	Urbis held three group interviews with parents, alumni and the surrounding community between 10 December 2024 and 26 February 2025. The purpose of the interviews was to understand issues of interest for each stakeholder group, as well as preferred methods of communication and engagement through the consultation period to inform the EIS.
	Stakeholder briefings (1)	Elected officials	Urbis held a briefing with one key stakeholder in the early stages of engagement. On 19 December 2025, we met with the Office of the Hon. Jenny Leong MP. This briefing was undertaken in addition to meetings and briefings with Inner West Council as part of standard planning processes.
	Near neighbour doorknock	Surrounding community	On Wednesday, 26 February 2025, Urbis conducted a doorknock for the local community and nearby residents. Urbis visited 31 residences and engaged with 14 residents. Where nobody was home, Urbis left Sorry We Missed You cards. Six (6) residents were not interested in learning more about the project.

The purpose of the doorknock was to inform the consultation process for the preparation of the EIS, to understand the key issues of interest, concern or perceived impacts of the project from near neighbours, and to inform the SIA process particularly in relation to community use of sport and recreational facilities.

Phase 2- Engagement informing preparation of SSDA (March – November 2025)



Stakeholder emails (3) Elected officials

Urbis emailed key stakeholders during the consultation period on three occasions. Stakeholders contacted included:

- Inner West Council (Mayor and Damun Ward Councillors)
- Jenny Leong MP, Member for Newtown (NSW Greens)
- The Hon Anthony Albanese MP, Member for Grayndler (Australian Labor Party)

Stakeholders were emailed on the following dates:

- 10 March 2025
To provide an update on the progress of the Masterplan, provide elected officials with an overview of the community consultation program and timings, and outline opportunities to find out more and provide feedback.
- 11 April 2025
To inform stakeholders that community consultation has concluded and advise of next steps.
- 7 November 2025
To provide an update on the Masterplan including the final design inclusions and intention to submit the EIS to DPHI, and how community feedback is being addressed by the project.



Community newsletters (2)

Surrounding community

Urbis distributed two additional newsletters to 2,173 residents and businesses within 500m of the site on two occasions during the formal consultation period:

			26 February 2025 To provide an update on the progress of the Masterplan and opportunities to find out more and provide feedback, including the community information session, community webinar and enquiry lines. 7 November 2025 To provide an update on the Masterplan including how community feedback is being addressed through the project and the final proposal being submitted to DPHI.
	Stakeholder briefings (1)	Elected officials	Urbis held briefings with one key stakeholder during the consultation period to inform the EIS: 4 June 2025 Councillors for the Inner West Local Government Area Inner West Council Officers This briefing was undertaken in addition to meetings and briefings with Inner West Council as part of standard planning processes.
	Community webinars (2)	Parents (past, current and future) Alumni Surrounding community	Urbis held two community webinars during the consultation period: 10 March 2025 Attended by 96 people. During this webinar, Urbis and Newington College provided detailed information about the Masterplan and responded to more than 50 questions from attendees. 2 April 2025 Attended by 25 people. During this webinar, Urbis and Newington College shared key themes of community feedback and the outcomes of State Design Review Panel meetings. The team also responded to 12 questions from community members.

	Community information session (1)	Surrounding community Parents (past, current and future) Students (current and future)	Urbis and Newington College held a community information session on Saturday 15 March 2025. The purpose of the session was to provide an opportunity for those interested in the Masterplan to speak directly with the project team. Approximately 30 people attended the session, including community members, parents and College students.
	Project webpage	Parents (past, current and future) Students (current and future) Alumni Staff and faculty School Board and Council Surrounding community	Newington College has established a project-specific webpage for the Masterplan. The purpose of the webpage is to provide accurate, up-to-date information on the Masterplan and its progression through the SSDA planning pathway. Since the consultation period commenced in March 2025, the webpage has been viewed 1,359 times between March 2025 and January 2026.
	Government, Council and agency consultation	Government and agencies	Throughout the formal consultation process, Newington College and its appointed technical consultants engaged with relevant agencies throughout the planning process via meetings, phone calls and emails.
	Enquiry management	Surrounding community	Urbis has managed community enquiries via a dedicated phone and email line for the duration of the consultation period. To date, Urbis has received phone calls and 12 email enquiries.

6

What we heard

This section summarises key themes of feedback raised by the community and key stakeholders during the consultation period. It also summarises engagement with Government and agencies undertaken by Newington College and its appointed technical consultants to inform the SSDA.

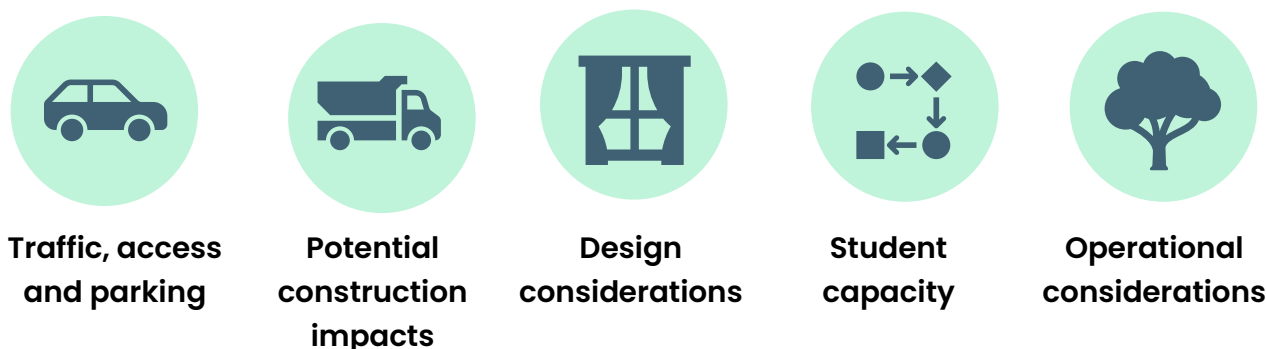
6 What we heard

6.1 Key themes – stakeholder and community feedback

Through the second stage of engagement to inform the SSDA process, the key themes of feedback raised by stakeholders and the community included:

- Traffic, access and parking
- Potential construction impacts
- Design considerations
- Student capacity
- Operational considerations

Figure 6 Key themes



6.1.1 Traffic, road access and parking

The most prominent theme that arose during the consultation period was traffic, access and parking.

All neighbours spoken with during early engagement reported that the greatest impact they foresee impacting them as a result of the masterplan is parking spill associated with an increased student capacity.

Neighbours and community members asked questions about whether the volume of school buses will increase to accommodate the increased student capacity, and shared feedback about the impact this may have on local traffic.

Community members shared positive feedback about the proposed increase in parking at the campus and suggested that this may alleviate existing issues with staff and students parking on nearby streets.

In addition to providing more parking, community members suggested that Newington College consider measures to deter staff and students from driving, such as green travel plans encouraging the use of public transport and providing bicycle parking.

Community members shared concerns on a few occasions about the proposed road access arrangements to the site. They advised that Holt and Cavendish Street (closest to the Concordia Building) become congested during peak periods, and shared concerns that this may be exacerbated if access to the Concordia Building is provided via Cavendish Street. They felt that all access to the Concordia Building should be via Stanmore Road.

6.1.2 Potential construction impacts

Related to section 6.1.1, community members also shared feedback and some concern about construction vehicle access to the site, particularly in relation to the Concordia Building redevelopment.

Community members suggested that vehicle access to the site be from Stanmore Road, rather than Cavendish Street, to avoid construction vehicles travelling along and turning into the site from narrow and predominantly residential streets.

They shared that having construction vehicles travelling along this road will exacerbate existing congestion during school pick-up and drop-off times and create safety issues on local roads particularly raising concerns about children attending Cavendish Early Learning Centre and Stanmore Public School, the Newington ELC and Newington K-6 Preparatory School.

6.1.3 Design considerations

The project team heard and responded to several questions about the design of the proposed buildings.

Members of the school community shared feedback that the Masterplan should respond to the heritage setting of the school, to avoid any loss of connection or sentimental attachment.

There were several suggestions from the school community around the internal fit-out of the proposed buildings and also questions about the kinds of uses that the Masterplan will facilitate on-site.

One community member provided feedback about accessible design, specifically in support of students living with disability and support for neurodiverse students.

6.1.4 Operational considerations

Through the consultation period, community members provided feedback in relation to a range of operational considerations for the College.

We heard feedback in relation to:

- Buses parking in clearways and instances of unsafe driving
- Student behaviour outside of school hours
- How the school is encouraging staff and students to use public transport, and considerations of green travel plans
- Community access to the campus
- Implications of the Masterplan for school fees.

Community members see the Masterplan as an opportunity to address these concerns with its school community.

6.2 Detailed summary of issues raised – Community

This section provides a detailed summary of issues raised by members of the community during each engagement activity and outlines how the project responds to this feedback. Issues are shown as raised in each activity, they are not ranked by frequency.

Table 7 Community feedback

Stakeholder	How this group was consulted	Feedback received	Project response
School community			
- Parents (past, current and future) - Students (current and future) - Alumni - Staff and faculty - School Board and Council	- Group interviews (2) - Community webinars (2) - Walk on Country and Design workshops - Community information session (1) - Enquiry channels (1800 hotline and email) Section 0 above provides additional detail around the purpose and reach of engagement activities for this stakeholder group.	Net benefit of the Masterplan Parents and alumni asked questions about the ‘net benefit’ of the Masterplan and made several suggestions about proposed uses of the key development areas and additional features that Newington could include, such as improvements to the library, swimming pool, basketball and tennis court, and improved dining and canteen.	Net benefit of the Masterplan The Masterplan seeks to improve and repurpose Newington College’s current buildings to support the College’s goal of becoming fully co-educational in the future by increasing teaching, whole-of-school assembly spaces, sports and recreation, culture and arts, and student dining spaces.
		Potential impacts on historic significance of the Campus Some parents and alumni shared concern about potential impacts to the heritage setting of the school and requested that the Masterplan give consideration to how to conserve this.	Potential impacts on historic significance of the Campus The areas identified for development have had appropriate regard to the heritage significance of the site, including key buildings and significant trees, whilst also increasing learning facilities and amenities for the next generation of students and their families. A Heritage Impact Statement (HIS) has been prepared for and submitted as part of the SSDA. The HIS addresses potential impacts on the heritage setting of the school and outlines potential mitigation measures.

	The SSDA (including the HIS) will be made available for the community to review during the public exhibition period.
Potential impacts to school learning environment Parents shared concerns about potential impacts to the school's learning environment associated with construction of the Masterplan, and how this might affect student experience.	Potential impacts to school learning environment The Masterplan proposes staged development of the Stanmore senior school campus to avoid major disruptions to the learning environment during the construction period. Should the SSDA be approved, the College will prepare a detailed Construction Management Plan (CMP). The CMP will outline potential construction impacts and measures to minimise those impacts. Staff, students and parents will be notified well in advance of construction commencing.
Sentimental attachment Alumni shared feedback that the Masterplan may result in a loss of sentimental attachment to parts of the school.	Sentimental attachment The Masterplan seeks to improve and repurpose Newington College's current buildings without impacting the character and heritage of the campus.
Accessibility One parent asked how accessibility for students living with disability / design for sensory inclusion will be considered as part of the Masterplan.	Accessibility Accessibility and inclusion are a priority for the College. This will be considered as part of the detailed design stage – ensuring a suitable learning environment for students of varying ability. A Building Code of Australia (BCA) Report has been prepared for and submitted as part of the SSDA. The BCA Report addresses compliance with the relevant accessibility standards.

The SSDA (including the BCA Report) will be made available for the community to review during the public exhibition period.

Surrounding community (within 500m of the site)

Near neighbours, including residents bounded by:

- Bright Street
- North Street
- England Avenue
- Newington Road
- Browns Avenue
- Wemyss Street
- Cavendish Lane
- Stanmore Road
- Middleton Street

- Community newsletters
- Near neighbour doorknock
- Community webinars
- Community information session
- Project webpage
- Enquiry channels (1800 hotline and email)

Section 0 above provides additional detail around the purpose and reach of engagement activities for this stakeholder group.

Student and staff parking

Several community members shared feedback and some concern about parking spill associated with an increased student capacity under the Masterplan.

Some community members also raised concern about increasing parking at the Concordia Building, as this may increase the volume of traffic using local roads.

Student and staff parking

The Masterplan will more than double the available car parking on-site, providing adequate parking for the proposed student capacity increase.

A Transport Impact Assessment (TIA) has been prepared for and submitted as part of the SSDA.

The TIA examines potential traffic impacts associated with the delivery of the Masterplan, including during pick-up and drop-off times, and suggest mitigation measures.

A Green Travel Plan has also been prepared for and submitted as part of the SSDA. The Green Travel Plan outlines how Newington College will encourage walking, cycling and public transport usage during operation of the Masterplan to reduce potential parking impacts.

The SSDA (including both the TIA and Green Travel Plan) will be made available for the community to review during the public exhibition period.

Traffic

Several community members raised concerns about potential traffic impacts resulting from the Masterplan:

Traffic

A TIA has been prepared for and submitted as part of the SSDA.

The TIA examines potential traffic impacts associated with the delivery of the Masterplan,

- One community member expressed concern that an increase in student capacity at Newington could lead to more school buses using local roads. - Several community members advised that Cavendish and Holt Streets already become congested during pick-up and drop-off times. - One community member provided feedback that Buildings 2A and 2B in the Masterplan will push more traffic onto College Lane during the construction phase and once operational	including during pick-up and drop-off times, and suggest mitigation measures. The SSDA (including the TIA) will be made available for the community to review during the public exhibition period.
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Potential view loss

Some neighbours on Bright Street raised concern about a potential loss of views from their property across the College grounds, associated with increased height on the Sevington Courts.

Potential view loss

A Visual Impact Assessment (VIA) has been prepared for the SSDA.

The VIA examines potential view loss and suggests measures to minimise impacts and be submitted as part of the SSDA.

The SSDA (including the VIA) will be made available for the community to review during the public exhibition period.

Construction impacts

Community members asked questions about the staging and hours of construction, as well as how the College plans to manage noise, pollution, and safety during this period.

Construction impacts

The Masterplan proposes staged construction to minimise cumulative impact on the surrounding community, with the redevelopment of the Sevington Courts forming Stage 1.

Should the SSDA be approved, construction hours will be as per the Conditions of Consent granted by DPHI.

		A Construction Management Plan (CMP) will also be prepared. The CMP will outline how the College will manage noise, pollution, and safety during this period.
	Vehicle access to the Concordia building Community members advised they do not want heavy vehicles using local roads during construction as this may create safety issues. They advised access to the Concordia Building should instead be via the state road network.	Vehicle access to the Concordia building Newington College, AJC (architects and project managers) and Urbis have worked closely with Inner West Council and Transport for NSW to address vehicle access for the Concordia Building. Through this consultation, a shared access arrangement is proposed to allow the distribution of traffic involving entry via Cavendish Street and left-turn-only exit onto Stanmore Road. This solution is the most suitable arrangement to minimise local traffic impacts and ensure the access is fit-for-purpose. Inner West Council has expressed in-principle support for this arrangement. Newington College will continue to engage with Transport for NSW and Inner West Council about vehicle access to the Concordia Building as required through the planning process.
	Operational considerations Community members provided feedback and raised concerns about several operational matters at Newington College, including: ▪ Buses parking in clearways and instances of unsafe driving ▪ Student behaviour outside of school hours	Operational considerations These matters have been raised with Newington College. The College is continuing to address these matters via the appropriate channels with the school community.

- How the school is encouraging staff and students to use public transport
- Community access to the campus
- Implications of the Masterplan for school fees

Pedestrian footbridge

Some community members asked questions about the inclusion of a pedestrian footbridge in the Masterplan, including whether this will be publicly accessible.

Pedestrian footbridge

The proposed new bridge is part of the Concept Masterplan and is intended to improve connection and accessibility from the College to the Concordia building.

The proposed bridge would also ensure accessibility is considered for students, as the current bridge across Stanmore Road is not accessible for people with disability.

The proposed footbridge will be publicly accessible.

Engagement with Inner West Council

Some community members asked how Inner West Council is being involved in development of the SSDA.

Engagement with Inner West Council

Engagement with Inner West Council was undertaken during both phases of consultation, and is a requirement of the SEARs, issued by DPHI.

Newington College, Urbis and AJC have engaged with Council officers via a formal pre-DA meeting and throughout development of the SSDA.

In addition, Newington College and Urbis have engaged with the Mayor and Damun Ward Councillors via emails and meetings during the scoping phase and throughout development of the SSDA.

Detailed feedback received from Inner West Council is provided in Section 6.4 below.

First Nations

- Metropolitan Local Aboriginal Land Council - Registered and local knowledge holders	Engagement with the Metropolitan Local Aboriginal Land Council and Registered Aboriginal Parties is documented in the Aboriginal and Cultural Heritage Assessment Report, (ACHAR), submitted as part of the SSDA.	Feedback from the Metropolitan Local Aboriginal Land Council and Registered Aboriginal Parties is documented in the Aboriginal and Cultural Heritage Assessment Report, (ACHAR), submitted as part of the SSDA.	Newington College and its appointed technical consultants will continue to engage with the Metropolitan Local Aboriginal Land Council and Registered Aboriginal Parties throughout design development.
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6.3 Key themes – Key stakeholders

This section details raised by key stakeholders including elected officials, DPHI, Inner West Council and other state government agencies throughout the engagement process, and the project's response to this feedback.

Key themes of feedback received during this period included:

- Access to the Concordia Building must be carefully considered, balancing a range of stakeholder aspirations for the site
- Consultation with TfNSW must inform the design of the proposed new pedestrian bridge
- The project must give consideration to the nearby Heritage Conservation Area (HCA).
- Design considerations, including interface with Stanmore Road and the heritage setting of the Campus.

Additional detail is provided in Section 6.4 below.

6.4 Detailed summary of issues raised – Key stakeholders

Table 8 Key stakeholder feedback

Stakeholder	How this group was consulted	Feedback received	Project response
Government and agencies			
NSW Department of Planning, Housing and Infrastructure (DPHI) Planning and assessment team	On Monday 30 September 2024 Newington College and Urbis Planning held a scoping meeting with DPHI's Planning and Assessment team.	Flood impacts DPHI queried if the site was flood affected and if dewatering was required for the basement car park.	Flood impacts The site has been identified as having potential for overland flows, and as such, an Integrated Water Management Plan and Sediment & Erosion Control Plan have been prepared for and submitted as part of the SSDA. Dewatering is also required for some stages of the Masterplan and this will be addressed in the EIS.
		Social Impact Assessment (SIA) DPHI highlighted the importance of following the SIA guidelines.	Social Impact Assessment The SIA has been prepared in accordance with the relevant guidelines.
		Pedestrian bridge DPHI encouraged early consultation with TfNSW regarding the proposed pedestrian bridge.	Pedestrian bridge The project team has consulted with TfNSW regarding the pedestrian bridge. The outcomes of that consultation are documented below.
State Design Review Panel	On 27 November 2024, Newington College, Urbis, and AJC met with the State Design Review Panel to seek preliminary feedback before applying for SEARs.	During the meeting, the State Design Review Panel supported a range of elements and outlined several other recommendations to inform ongoing design development.	These recommendations have been addressed in the final Masterplan, submitted as part of the SSDA.

Stakeholder	How this group was consulted	Feedback received	Project response
	On 26 March 2025, Newington College, Urbis and AJC held a follow-up meeting with the State Design Review Panel to seek feedback to inform the design scheme submitted as part of the SSDA.	During the meeting, the State Design Review Panel supported a range of elements and outlined several other recommendations to inform ongoing design development.	These recommendations have been addressed in the final Masterplan, submitted as part of the SSDA.
Inner West Council Planning and Assessment team	On Friday 24 January 2025 Urbis Planning met with the Inner West Council's Planning and Assessment team to brief them on the project.	Public access arrangements Council expressed interest in activation and use of public space for the community.	Public access arrangements The College is proposing to provide community access to the Sevington Building as part of the SSDA. This includes access outside of school hours. The details of this access arrangement are outlined in the EIS and the Plan of Management, submitted as part of the SSDA. Shared use of other facilities to be delivered in the future stages of the Masterplan will be determined as part of the future applications.
		Tree management Council asked which trees will be retained along Stanmore Road and highlighted the need for a Tree Management Plan that also considers future projects that will impact trees.	Tree management The Masterplan includes retention of the majority of existing trees along Stanmore Road and will increase tree canopy coverage across the site to 22%. Any trees removed to accommodate the Masterplan will be replaced 1 for 1.
		Traffic and parking Council encouraged Newington to consider community impacts around parking and traffic.	Traffic and parking A Transport Impact Assessment (TIA) has been prepared for and submitted as part of the SSDA.

Stakeholder	How this group was consulted	Feedback received	Project response
			The TIA examines potential traffic impacts associated with the delivery of the Masterplan, including during pick-up and drop-off times, and suggests mitigation measures.
	On Wednesday 14 May 2025 Urbis Planning met with the Inner West Council's Planning and Assessment team for a formal pre-lodgement meeting.	Council outlined a range of matters that the SSDA must address: ▪ Demonstrate that the proposal does not affect the heritage significance of the heritage listed buildings in the site and is sympathetic to the Heritage Conservation Area (HCA). ▪ Design advice was provided with respect to urban structure, urban grain, height and massing, building type, facade and interface, and materiality. ▪ A Conservation Management Plan and Heritage Impact Statement are required as part of the SSDA. ▪ Photomontages required to demonstrate visual impact. ▪ Proposal should demonstrate how it complies with DCP parking requirements. ▪ Council's preferred vehicle access to Concordia is for all access/egress via Stanmore Road to minimise traffic impacts on local streets. Council confirmed that a shared access	Newington College has addressed the requested matters in the SSDA: ▪ Impacts to heritage significance have been adequately addressed as part of the SSDA. ▪ The various design matters have raised by Council have been considered as part of the SSDA. ▪ A Conservation Management Plan and Heritage Impact Statement accompany the SSDA. ▪ Photomontages have been prepared as part of the Visual Impact Assessment and demonstrate that the proposal will not have an adverse visual impact on surrounding properties and the public realm. ▪ The TIA has addressed the DCP parking requirements. ▪ The Applicant has worked with Council regarding the design of the vehicle access (exit via left-turn only) to Stanmore Road. ▪ As detailed in the Landscape Design Report, the proposal will result in a increase in tree canopy.

Stakeholder	How this group was consulted	Feedback received	Project response
		arrangement with entry from Cavendish St and exit to Stanmore Road would provide a practical alternate solution ▪ Council outlined various matters to be considered in relation to tree management, including the requirement to demonstrate no net loss of canopy. ▪ Details required to clarify shared use of school facilities by the community. ▪ Council outlined various matters in relation to neighbouring amenity impact. ▪ Proposal is to consider stormwater management requirements of the DCP. ▪ Proposal is to consider waste management requirements of the Development Control Plan (DCP). ▪ Requirements of Sustainable Buildings State Environmental Planning Policy (SEPP) to be addressed. ▪ Requirements of Resilience and Hazards SEPP to be addressed. ▪ The development would need to be noise attenuated in accordance with AS2021-2000 – Acoustics – Aircraft Noise	▪ Opportunities for the shared use of school facilities are outlined in the SSDA. ▪ Amenity impacts have been adequately addressed in the SSDA. ▪ The civil design has addressed the DCP requirements. ▪ The waste management plan has addressed the DCP requirements. ▪ In accordance with the Sustainable Buildings SEPP, the SSDA is accompanied by an ESD Report, Net Zero Statement and NABERS Embodied Emissions Form ▪ A Detailed Site Investigation has been prepared in accordance with the Resilience and Hazards SEPP and confirms that the site is suitable for the proposed development. ▪ The proposed development has been noise attenuated accordingly as outlined in the Noise and Vibration Impact Assessment.

Stakeholder	How this group was consulted	Feedback received	Project response
		Intrusion-Building Siting and Construction.	
Inner West Council Environment team	On 28 October 2025, Urbis' Heritage team sought preliminary feedback on the Conservation Management Plan for the Newington College Masterplan SSDA from Inner West Council's Environment team.	On 13 November 2025, Council acknowledged that the Conservation Management Plan adequately covers most aspects of the history and management of the site and made several suggestions to be addressed during finalisation.	The requested matters have been addressed in the final Conservation Management Plan, submitted as part of the SSDA.
Inner West Council Development Engineering team	On Wednesday 11 March 2026, Traffic sought feedback from Council on the temporary car park, which forms part of the Stage 1 works.	On Thursday 26 March 2026, Council responded to confirm there was no objection to the temporary staff car park as outlined in the proposed Car Park Plan (Drawing reference SK120 Rev 3, dated 5 December 2025) subject to the following: - Concurrence from TfNSW for the vehicle crossing; - A Section 138 approval being obtained from Council for the vehicle crossing works; - When the temporary carpark is no longer required the vehicle crossing shall be removed and restored to kerb and gutter and footpath in accordance with the requirements of Council and TfNSW; and - Replacement mature trees to be installed upon completion of the works. This shall be undertaken in	Separate feedback was obtained from TfNSW in relation to the temporary car park as summarised later in this table. The Applicant accepts Council's requirements as conditions of consent.

Stakeholder	How this group was consulted	Feedback received	Project response
		consultation with our Council's Urban Forest Team.	
Transport for New South Wales (TfNSW) Traffic team	On Friday 1 November 2024 Urbis Planning, Newington College, Traffix and AJC met with TfNSW to discuss the proposed pedestrian bridge over Stanmore Road.	TfNSW noted that the proposed pedestrian bridge would need consider relevant TfNSW guidelines and specifications.	Noted. The reference design for the pedestrian bridge responds to the relevant TfNSW guidelines and specifications.
	On Tuesday 1 April 2025 Urbis Planning, Newington College, Traffix and AJC met with TfNSW to discuss the proposed vehicle access out of the Concordia building.	TfNSW outlined their preferred position for all access / egress via Cavendish Street.	Newington College, AJC (architects and project managers) and Urbis have worked closely with Inner West Council and Transport for NSW to address vehicle access for the Concordia Building. Through this consultation, a shared access arrangement is proposed to allow the distribution of traffic involving entry via Cavendish Street and left-turn-only exit onto Stanmore Road. This solution is the most suitable arrangement to minimise local traffic impacts and ensure the access is fit-for-purpose. Inner West Council has expressed in-principle support for this arrangement. Newington College will continue to engage with Transport for NSW and Inner West Council about vehicle access to the Concordia Building as required through the planning process.
	On Thursday 30 October 2025, Urbis Planning and AJC meet with TfNSW to discuss the reference design for the proposed pedestrian bridge over Stanmore Road.	After consideration of the information provided in the meeting and the understanding that the bridge will permit 24/7 public access, the following comments were provided:	These comments have been addressed in the EIS and Design Report, submitted as part of the SSDA.

Stakeholder	How this group was consulted	Feedback received	Project response
		▪ The bridge is in a heritage area so please ensure you have considered the design requirements to address visual impacts of the bridge ▪ The stairwell on the northern side does not appear to be designed for public access and your team will need to address design requirements for safe public spaces ▪ Consideration should be given to the urban design objectives for projects within road corridors. ▪ As part of the future application for the bridge, please assess the sightlines to the existing traffic signal lanterns at the existing at-grade pedestrian crossing when approaching from both directions to ensure that the bridge does not obscure existing lanterns, signs etc.	
	On Wednesday 17 December 2025, TfNSW provided further feedback via email correspondence in relation to the proposed pedestrian bridge.	TfNSW advised that the concept plans for the proposed pedestrian bridge had been reviewed and that the detailed design would need to consider the following: ▪ Designed by a TfNSW approved technical practitioner/organisation in accordance with	These matters will be considered in the detailed design of the proposed pedestrian bridge as part of the detailed SSDA for Stage 6.

Stakeholder	How this group was consulted	Feedback received	Project response
		applicable bridge standards and specifications of TfNSW which specify a design life of 100 years. ▪ If the bridge is to be dedicated to TfNSW, the bridge land and the required maintenance space should also be dedicated as public road so that it is publicly accessible, 24/7, and the bridge should be designed so that it is separable from the building. ▪ If the bridge is to be owned and maintained privately, an easement for public use will need to be in place to adequately cover the bridge and connected stairs, lifts and ramps. ▪ One side of the bridge is within a building. In this instance, fire safety, security and lighting requirements should comply with relevant building codes in addition to the relevant bridge requirements. ▪ It is recommended to have public lifts separate from the building lift for the occupants, with fire separation of the public lift from any building lift. ▪ The developer will need to sign a maintenance / interface agreement with TfNSW to confirm that the bridge asset over state	

Stakeholder	How this group was consulted	Feedback received	Project response
		road will be inspected and maintained in accordance with TfNSW Bridge Inventory and Inspection Policy . ▪ The developer will need to submit an inspection report every 2 years to TfNSW along with the maintenance record. ▪ If any high-risk maintenance action is identified in the asset, TfNSW should be notified of defects and the risk management measures including the repair strategy. ▪ The developer will be required to enter into a Works Authorisation Deed (WAD) with TfNSW. The works must be designed and constructed in accordance with the conditions of the WAD and any relevant consent conditions which are provided by TfNSW. ▪ All works shall be at no cost to TfNSW. ▪ The developer will need to Submit the Works As Executed (WAE) documents to TfNSW on completion.	
	Following receipt of TfNSW's earlier feedback on the proposed bridge, Urbis sought further advice on Thursday 8 January 2026 regarding	TfNSW responded on Thursday 12 March 2026 to advise the following if the bridge is to be owned and maintained privately:	The Applicant acknowledges that concurrence from TfNSW is required as part of the SSDA for the proposed bridge over Stanmore Road.

Stakeholder	How this group was consulted	Feedback received	Project response
	the process that would need to be followed post approval and the extent of the easement required.	▪ Inner West Council owns Stanmore Road and as such, no stratum easement is required within the road reserve boundary for the bridge. ▪ The proposed bridge will require TfNSW's concurrence under Section 138 of the Roads Act 1993 and this would be assessed as part of the formal DA process via a referral from the relevant consent authority. ▪ Once the DA is approved, the developer would be required to enter into a Works Authorisation Deed (WAD) for the detailed design and construction of the bridge. As part of this process, a formal easement for access would be required to be provided within the Newington College land which provides the public with access 24/7 or as agreed with Council. ▪ A feature and level survey would be required for the purposes of the easement extents which would likely be confined the footprint of the built form of the bridge with a cadastral survey. ▪ A bridge of this nature would likely have a 100-year design life and would need to be built separately	The Applicant accepts TfNSW's requirements for the pedestrian bridge as conditions of consent that would need to be satisfied as part of the detailed SSDA for Stage 6 of the Concept Proposal (Concordia redevelopment and associated pedestrian bridge).

Stakeholder	How this group was consulted	Feedback received	Project response
		from any adjoining building so that if the adjoining building had to be demolished, the bridge could stand separately. ▪ A Section 88b instrument under the Conveyancing Act 1919 would need to be prepared with agreed terms signed between Council and the Applicant. This instrument would be attached to the title of the property to ensure that any future land holder is aware of the requirements of the bridge and access on the land. ▪ Once agreed, the easement and agreement would be registered with the Land Registry Services (LRS).	
Sydney Water	Engagement with Sydney Water occurred via the Sydney Water online portal throughout development of the SSDA.	Sydney Water advised that the existing watermains are suitable for the proposal. They also identified that a Section 73 application is required upon development consent to ensure Sydney Water assets within the site are protected during construction.	Sydney Water have responded to water supply available pressure and flow applications and concluded that water mains are suitable for the proposed development works. Sewer and water mains traverse the site and it has been identified that a Section 73 application is required upon development consent to ensure the Sydney Water assets within the site boundaries are suitably protected during construction.
Ausgrid	Engineering consultant Steensen Varming contacted Ausgrid for advice through a preliminary	Ausgrid confirmed that the existing substations rating and capacity was not sufficient for the Sevington Courts	As a result of the advice provided by Ausgrid, it is confirmed that existing substation S.50147

Stakeholder	How this group was consulted	Feedback received	Project response
	enquiry submitted in March 2025. Further to this there was additional email correspondence in July 2025.	proposal and that a new transformer would be required.	cannot be used to supply the new building and that a new transformer would be required.
Elected officials			
The Hon. Anthony Albanese MP	Stakeholder letters	To date, no response has been received from The Hon. Anthony Albanese MP.	The College will continue to engage with The Hon Anthony Albanese MP as required by the project.
Jenny Leong MP, Member for Newtown	- Stakeholder letters - Stakeholder briefings Enquiry channels (1800 hotline and email)	Pedestrian footbridge The Member for Newtown queried how the proposed new pedestrian footbridge would interface with the existing footbridge.	Pedestrian footbridge The proposed new bridge is part of the Concept Masterplan and is intended to improve connection and accessibility from the College to the Concordia building. The proposed bridge would also ensure accessibility is considered for students, as the current bridge across Stanmore Road is not accessible for people living with disability.
		Location of proposed works The Member for Newtown enquired if the proposal was contained to the boundary of the school.	Location of proposed works The Masterplan is contained within the boundary of the senior school campus, including the existing Concordia Building opposite the campus on Stanmore Road.
		Community access to facilities The Member for Newtown questioned if community access to the proposed facilities would be considered.	Community access to facilities The College is proposing to provide community access to the Sevington Building as part of the SSDA. This includes access outside of school hours.

Stakeholder	How this group was consulted	Feedback received	Project response
			The details of this access arrangement are outlined in the EIS and the Plan of Management, submitted as part of the SSDA. Shared use of other facilities to be delivered in the future stages of the Masterplan will be determined as part of the future applications.
Inner West Council - Mayor Darcy Brown - Deputy Mayor Chloe Smith - Councillor Liz Atkins - Councillor Jessica D'Arienzo - Councillor Vicki Clay - Councillor Victor Macri	- Stakeholder letters - Stakeholder briefings Enquiry channels (1800 hotline and email)	Community consultation The Councillors queried if the community has been consulted about the shared access arrangements for the Concordia building.	Community consultation The community has been informed of the shared access arrangements via community newsletters and a community webinar.
		Shared access arrangement (Concordia Building) The Councillors questioned how access to the Concordia Building would be provided if TfNSW did not support entry / exit via Stanmore Road. The Councillors queried if access to Stanmore Road would be left turn only from Concordia.	Shared access arrangement (Concordia Building) Vehicle access to the Concordia Building will be via Cavendish Street. Vehicle egress from the Concordia Building will be via a left turn only onto Stanmore Road. In-principle support for this arrangement has been provided by Inner West Council and is reflected in the final SSDA.
		Construction traffic impacts The Councillors asked about potential impacts associated with construction traffic, including:	Construction traffic impacts A Transport Impact Assessment (TIA) will be prepared for and submitted as part of the SSDA.

Stakeholder	How this group was consulted	Feedback received	Project response
		How construction traffic will be managed How trucks waiting in local streets will be managed	The TIA will examine potential traffic impacts during construction and operation of the project. The SSDA will be made available for the community to review during the public exhibition period. If the project is approved, Newington College will develop a Construction Traffic Management Plan (CTMP). The CTMP will set out measures to minimise the impact of construction traffic and outline procedures for managing construction-related complaints.
		Operational considerations The Councillors questioned how Newington is managing a range of matters associated with school pick-up and drop off, including: - Parents sitting in cars out the front of local homes during pick up times - Encouraging students to use public or active transport	Operational considerations These matters have been raised with Newington College. The College is continuing to address these matters via the appropriate channels with the school community.

7

**Future
community
and
stakeholder
engagement**

7 Future community and stakeholder engagement

Newington College will continue to keep stakeholders and the community informed of the project approval process through the exhibition and determination phases by:

- Continuing to engage with the community about the project, its impacts, and the approval process.
- Enabling the community to seek clarification about the project through the two-way communication channels.

Pending consent from DPHI, and specific conditions of consent, Newington College will maintain regular updates and maintain open lines of enquiry, feedback and response with the community throughout all stages of the project. Communication will include, but will not be limited to:

- Regular updates of the project website: <https://www.newington.nsw.edu.au/community/ssda/>.
- Regular updates to the school community via Newington College communication channels.
- Updates via letter and emails to elected officials, Inner West Council and the community at key project milestones, and during works as required.
- Undertaking community and stakeholder engagement at each stage of the masterplan development in accordance with DPHI and Inner West Council community participation guidelines.

Disclaimer

This report is dated 8 April 2026 and incorporates information and events up to that date only and excludes any information arising, or event occurring, after that date which may affect the validity of Urbis Ltd (**Urbis**) opinion in this report. Urbis prepared this report on the instructions, and for the benefit only, of COUNCIL OF NEWINGTON COLLEGE (**Instructing Party**) for the purpose of Engagement Outcomes Report (**Purpose**) and not for any other purpose or use. To the extent permitted by applicable law, Urbis expressly disclaims all liability, whether direct or indirect, to the Instructing Party which relies or purports to rely on this report for any purpose other than the Purpose, and to any other person which relies or purports to rely on this report for any purpose whatsoever (including the Purpose).

In preparing this report, Urbis was required to make judgements which may be affected by unforeseen future events, the likelihood and effects of which are not capable of precise assessment.

All surveys, forecasts, projections and recommendations contained in or associated with this report are made in good faith and on the basis of information supplied to Urbis at the date of this report, and upon which Urbis relied. Achievement of the projections and budgets set out in this report will depend, among other things, on the actions of others over which Urbis has no control.

In preparing this report, Urbis may rely on or refer to documents in a language other than English, which Urbis may arrange to be translated. Urbis is not responsible for the accuracy or completeness of such translations and disclaims any liability for any statement or opinion made in this report being inaccurate or incomplete arising from such translations.

Whilst Urbis has made all reasonable inquiries it believes necessary in preparing this report, it is not responsible for determining the completeness or accuracy of information provided to it. Urbis (including its officers and personnel) is not liable for any errors or omissions, including in information provided by the Instructing Party or another person or upon which Urbis relies, provided that such errors or omissions are not made by Urbis recklessly or in bad faith.

This report has been prepared with due care and diligence by Urbis and the statements and opinions given by Urbis in this report are given in good faith and in the reasonable belief that they are correct and not misleading, subject to the limitations above.

Appendix A

Community Newsletter – December 2024



Discover
what's possible

UPDATE FOR OUR LOCAL STANMORE NEIGHBOURS

December 2024

Newington College has been based at Stanmore for over 140 years and is renewing part of its campus.

We are committed to continuing to provide an excellent education for our current and future students. Our proposed works seek to upgrade and adaptively reuse existing teaching spaces. They also seek to provide new facilities to address short-term improvements, and also to enable the long-term sustainability of the College. This will also allow an increase in its students and staff, commensurate with Newington's transition to a fully co-educational school by 2033.

WHAT IS PROPOSED?

The proposal will be submitted as a State Significant Development Application (SSDA) to the Department of Housing, Planning and Infrastructure (DPHI).

At this stage in the planning process, the SSDA includes:

- **Centenary Hall:** Alterations and additions, along with the development of a new, adjoining 4-storey teaching and learning facility.
- **Concordia Building:** Transformation of this existing building on 221-235 Stanmore Road into a performing arts precinct with new multi-purpose and teaching spaces, and additional underground car parking.
- **Sevington Courts:** Redevelopment of this existing court space into a 3-storey building that will house multi-purpose hall, teaching spaces, a fitness centre and additional car parking.
- Additional car parking and amenities for visitors and families.

BEING A GOOD NEIGHBOUR

Newington College is committed to ensuring that the proposal is delivered with the safety and comfort of our students, teachers and neighbours as a our priority.

We have developed a proactive and comprehensive engagement program that will keep our community informed about the project and provide avenues for ongoing feedback through the planning process.

We will be consulting with the community about our plans and designs in early 2025.



WE ARE HERE

December 2024

Sharing the project with the surrounding community and key stakeholders.

LATE 2024

Late 2024

Newington College will request Secretary's Environmental Assessment Requirements (SEARs) from DPHI. The SEARs ensure Council, government agencies and relevant service providers are informed and provided with the opportunity to request certain information be addressed within the SSDA.

FORMAL CONSULTATION

Early 2025

This will be to share our plans for community consultation prior to submission through the State Significant Development Approval (SSDA) process.

ABOUT NEWINGTON COLLEGE

Newington College was founded in 1863 under the Wesleyan Methodist Church. Its Stanmore campus was opened in 1881, empowering its Senior students to develop great hearts, inspired minds and strong wings for more than 160 years.

CO-EDUCATION

Newington College is excited to be building on our rich history and traditions, with the introduction of co-education, commencing in 2026. For more information about this, visit: newington.nsw.edu.au/co-education.

HAVE QUESTIONS? CONTACT THE TEAM:

newington@urbis.com.au

1800 244 863

UPDATE ON THE NEWINGTON COLLEGE MASTERPLAN

February 2025

This update follows our December 2024 newsletter about Newington College's proposal to upgrade and adaptively reuse existing facilities to enable the College's long-term vision for a fully co-educational school. For more information, visit newington.nsw.edu.au

What is proposed?

The development proposal will be submitted as a State Significant Development Application (SSDA) to the Department of Housing, Planning and Infrastructure (DPHI) for:

- **Centenary Hall:** Alterations and additions, along with the development of a new, adjoining 4-storey teaching and learning facility.
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- **Sevington Courts:** Redevelopment of this existing court space into a 3-storey building that will house a multi-purpose hall, teaching spaces, a fitness centre and additional car parking.
- Additional car parking and amenities for visitors and families.

An overhead diagram sharing these development areas is located on the rear of this booklet. The projects will be staged and will not all be completed at the same time.

Where is planning up to?

Newington College has received the Secretary's Environmental Assessment Requirements (SEARs) from DPHI, which outline all of the impacts that must be assessed as part of the SSDA. This includes any potential impacts on neighbours and the community in Stanmore. These assessments will inform the preparation of an Environmental Impact Statement (EIS).

Consultation with neighbours and the broader community forms part of the EIS. Your feedback is important to identify and address potential impacts on the community.



How can you share your feedback?

Throughout March and April, Newington College will be providing opportunities for neighbours, students, parents, alumni, staff and the broader community to provide feedback on the plans directly to the project team.

Community webinars

The first webinar will take place on Monday 10 March, from 6.30pm – 8pm. This will be held online via Zoom. During the webinar, we will provide detailed information about the upgrades and invite you to ask the project team questions.

We will hold a second webinar on Wednesday 2 April from 6.30pm - 8pm. At this webinar, we will update the community on the outcome of the consultation process, and the State Design Review Panel, and we will highlight how feedback has been reflected in the proposed masterplan.

Registration for the community webinars is via the QR code here.



Community information session

On Saturday 15 March from 11am – 1pm, members of the project team will be on-site at Newington College for a community information session. This will be held near the Johnson Oval and will be clearly identifiable on the day. All are welcome to attend. No registration is required for this event and you can come at any time – there will be no formal presentations.

Community survey

The College has engaged Urbis to prepare a Social Impact Assessment (SIA) for the project. This independent study will identify and analyse social impacts and benefits, and suggest ways to manage them.

The SIA will guide the final design of the upgrades. Share your thoughts on potential social impacts and benefits by scanning the QR code here and completing a short survey, which will remain open until Friday 28 March 2025.



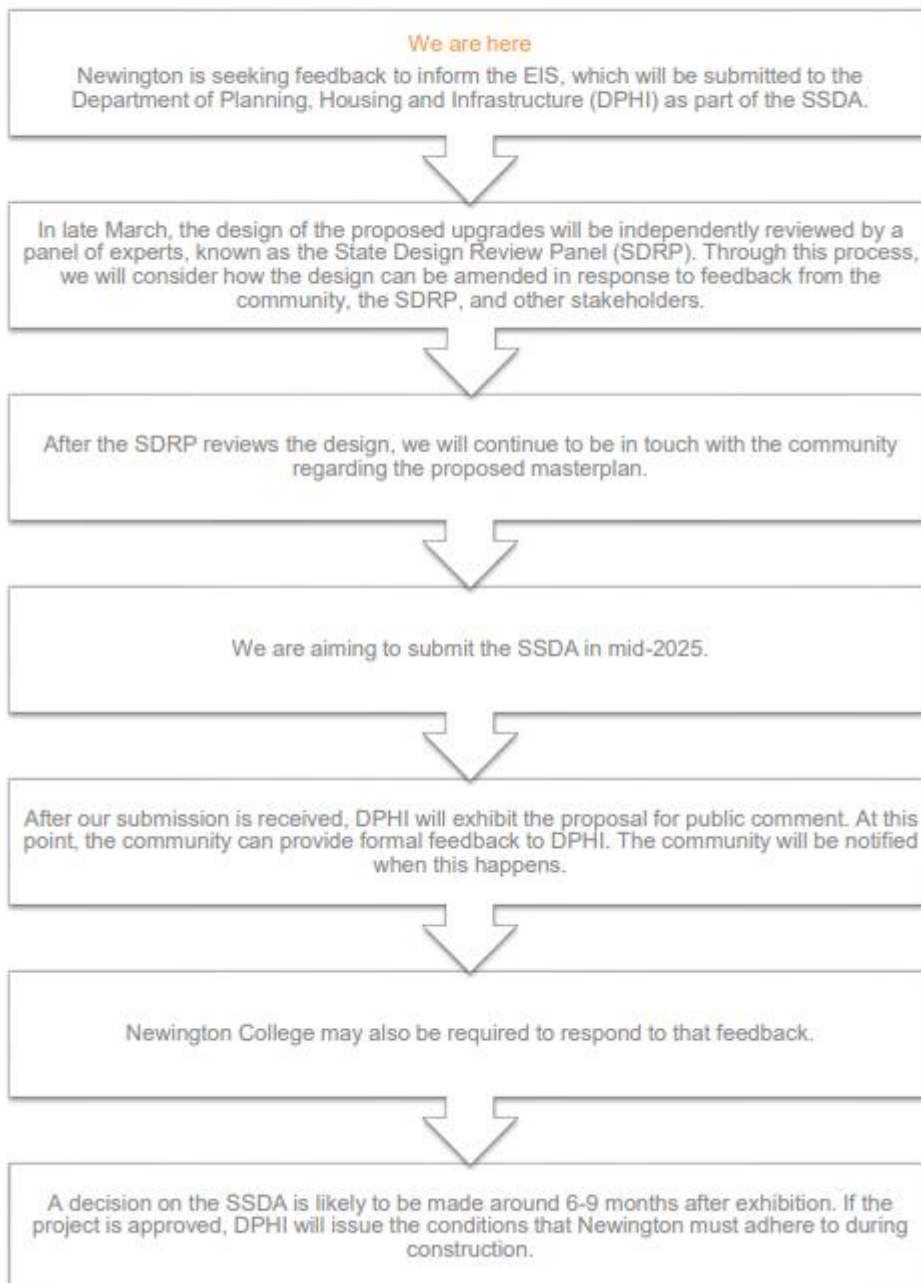
Questions and enquiries

Newington College has appointed Urbis to support them in managing community consultation for this SSDA. You can reach the team on:

Email: newington@urbis.com.au

Phone: 1800 244 863

Please note, our enquiry lines are managed Monday to Friday, 9am to 6pm.

**What happens next?**



Discover
what's possible

Appendix B

Community Newsletter – February 2025



UPDATE ON THE NEWINGTON COLLEGE MASTERPLAN

February 2025

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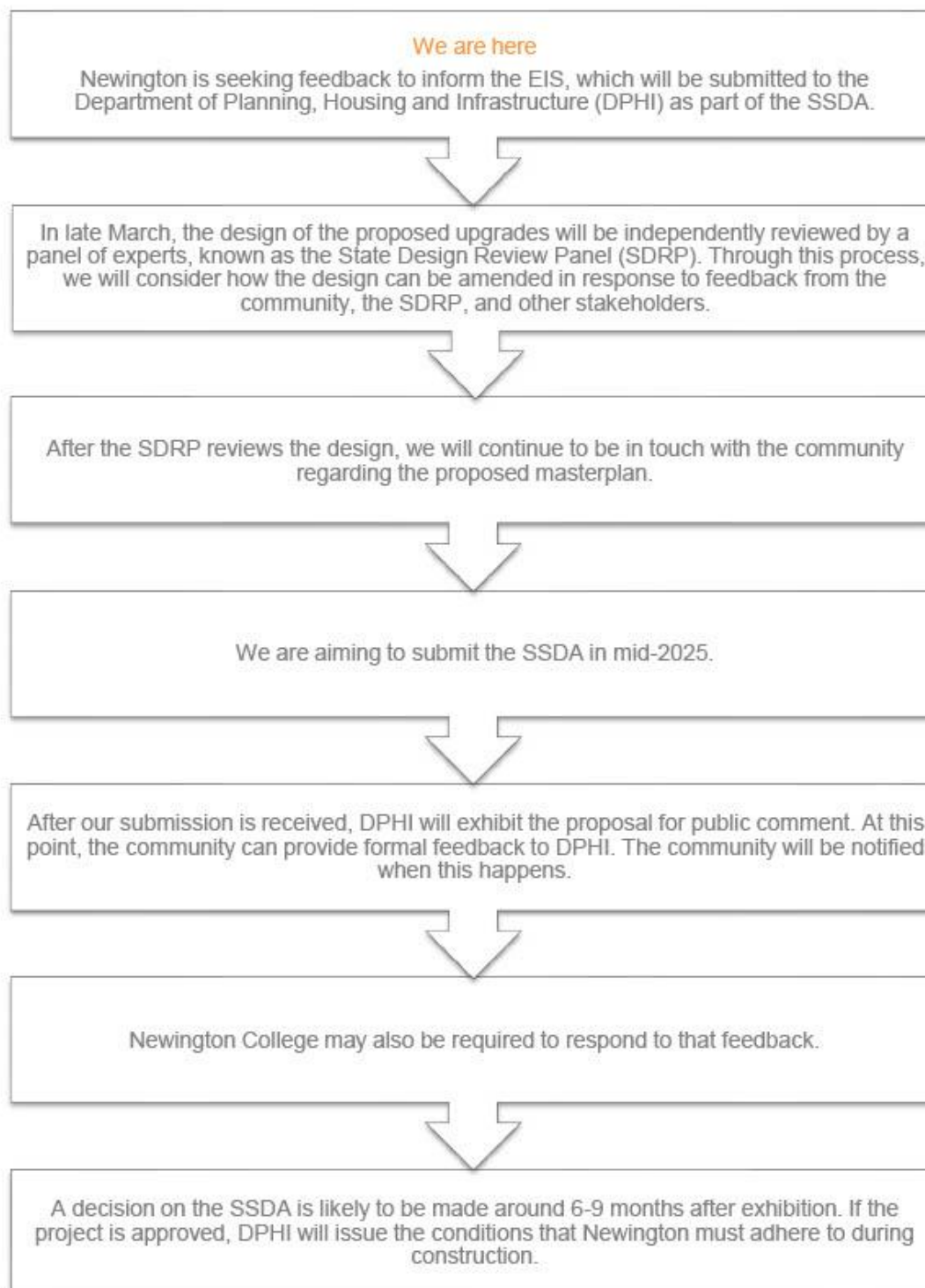
Email: newington@urbis.com.au

Phone: 1800 244 863

Please note, our enquiry lines are managed Monday to Friday, 9am to 6pm.



What happens next?





Discover
what's possible

Appendix C – Community Newsletter November 2025



UPDATE ON THE NEWINGTON COLLEGE MASTERPLAN

November 2025

Newington College is updating the community about our proposed Masterplan and Stage 1 design to be located at the College's senior campus at Stanmore. The purpose of this newsletter is to inform you of changes to the Masterplan and Stage 1 based on stakeholder and community consultation.

We thank the community for participating in our consultation process to date, attending our information sessions and providing feedback on the proposal. The Newington College Masterplan will support the achievement of our long-term vision to be fully co-educational school.

For more information, visit newington.nsw.edu.au

What is proposed and what has changed?

The proposed Masterplan for the Newington College senior campus at Stanmore is now finalised and will soon be submitted to the Department of Planning, Housing & Infrastructure (DPHI) for approval as a State Significant Development Application (SSDA).

The image over-page shows six stages to the masterplan, which are:

- Stage 1: Redevelopment of Sevington Courts and new entry plaza from Stanmore Rd, with a new 100-space car park for staff and visitors
- Stage 2: Refurbishment and re-use of Centenary Hall
- Stage 3: The development of a new College Lane building adjoining Centenary Hall to create a 4-storey teaching and learning facility
- Stage 4: Landscaping and pathway upgrades articulating the pedestrian corridor from Stanmore Road to Newington Road, known as Memorial Drive
- Stage 5: Removal of the existing demountables and additional car parking spaces
- Stage 6: Transformation of the Concordia Building on 221-235 Stanmore Road into a performing arts precinct, with new multi-purpose and teaching spaces, and providing 60 car parking spaces.

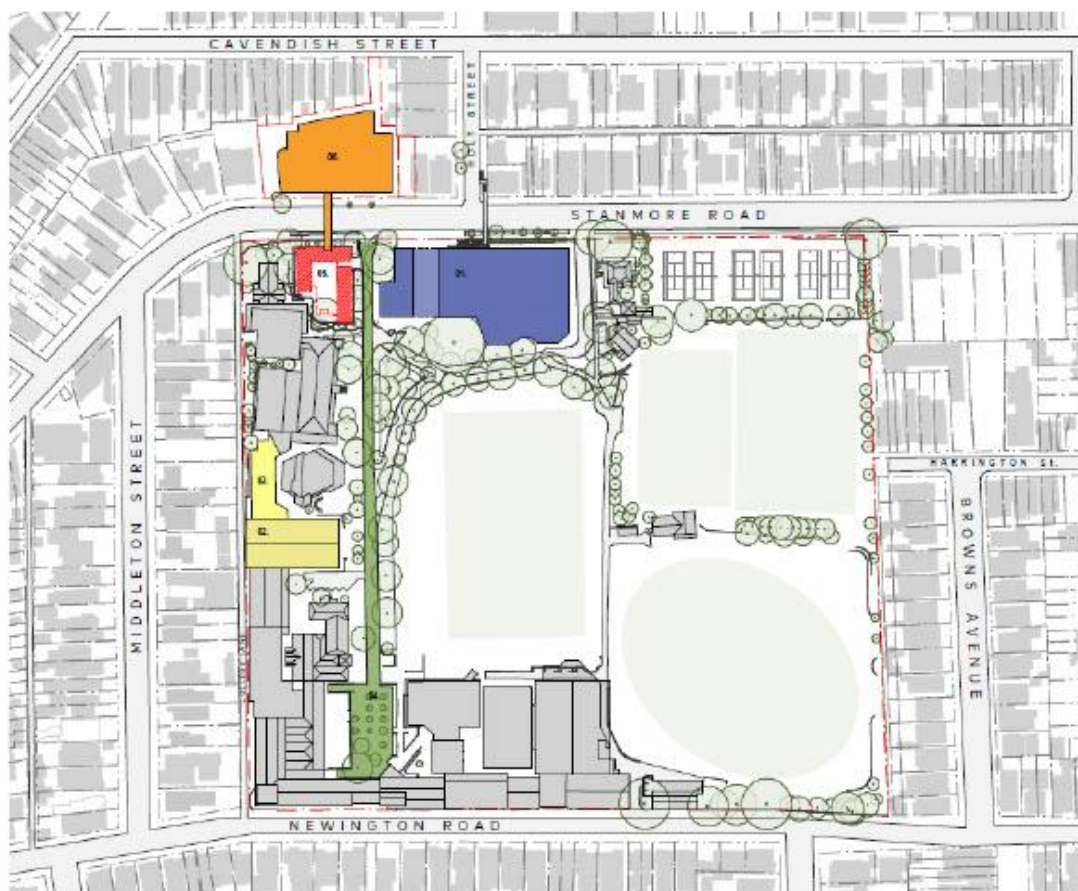


Figure 1: Aerial view of the six stages of the Masterplan as described on prior page

Informed by our consultation with Inner West Council, key government agencies and the local community, the proposed design has changed in the following ways:

- The Sevington Courts redevelopment delivered in Stage 1 (within the College's main campus grounds) will comprise 100 car parking spaces as well as additional classrooms, break-out learning areas, a contemporary fitness and wellbeing centre, a multi-purpose indoor sports hall and rooftop sports courts.
- In addition to the Sevington Courts redevelopment in Stage 1, a new classroom pavilion will be developed at the College's Stanmore Road frontage, creating a new entry plaza and civic space to welcome students, staff, visitors and the local community.
- The Concordia Building development decrease the number of car parking spaces initially proposed from 101 to 60, which is consistent with current car parking spaces at this site. This change to the proposal aims to reduce traffic impacts on residential and school neighbours.

As previously communicated, the projects will be staged and will not all be completed at the same time. It is expected the masterplan will run through to 2033 at this stage.

Stage 1 detailed design of the re-development of Sevington Courts

The image below is indicative of the design for the frontage of Newington College viewed from Stanmore Road. Designs include:

- Retention of the iconic greenery and conifers.
- Materials have been selected to complement and sympathise with the local streetscape, including natural cladding such as terracotta.



Figure 2: Architect's render of Stanmore Rd frontage after Sevington precinct re-development

Next steps for the planning process

The Masterplan and Stage 1 design proposal will be submitted as an SSDA to the NSW Department of Planning, Housing and Infrastructure (DPHI). DPHI will place the proposal on Public Exhibition for up to 28 days via the Major Projects Portal. You can access the portal by visiting planningportal.nsw.gov.au/major-projects online. A decision from DPHI is expected between 6 and 9 months. Subject to approval of the SSDA, construction works will likely commence in late 2026 and be completed by 2033.

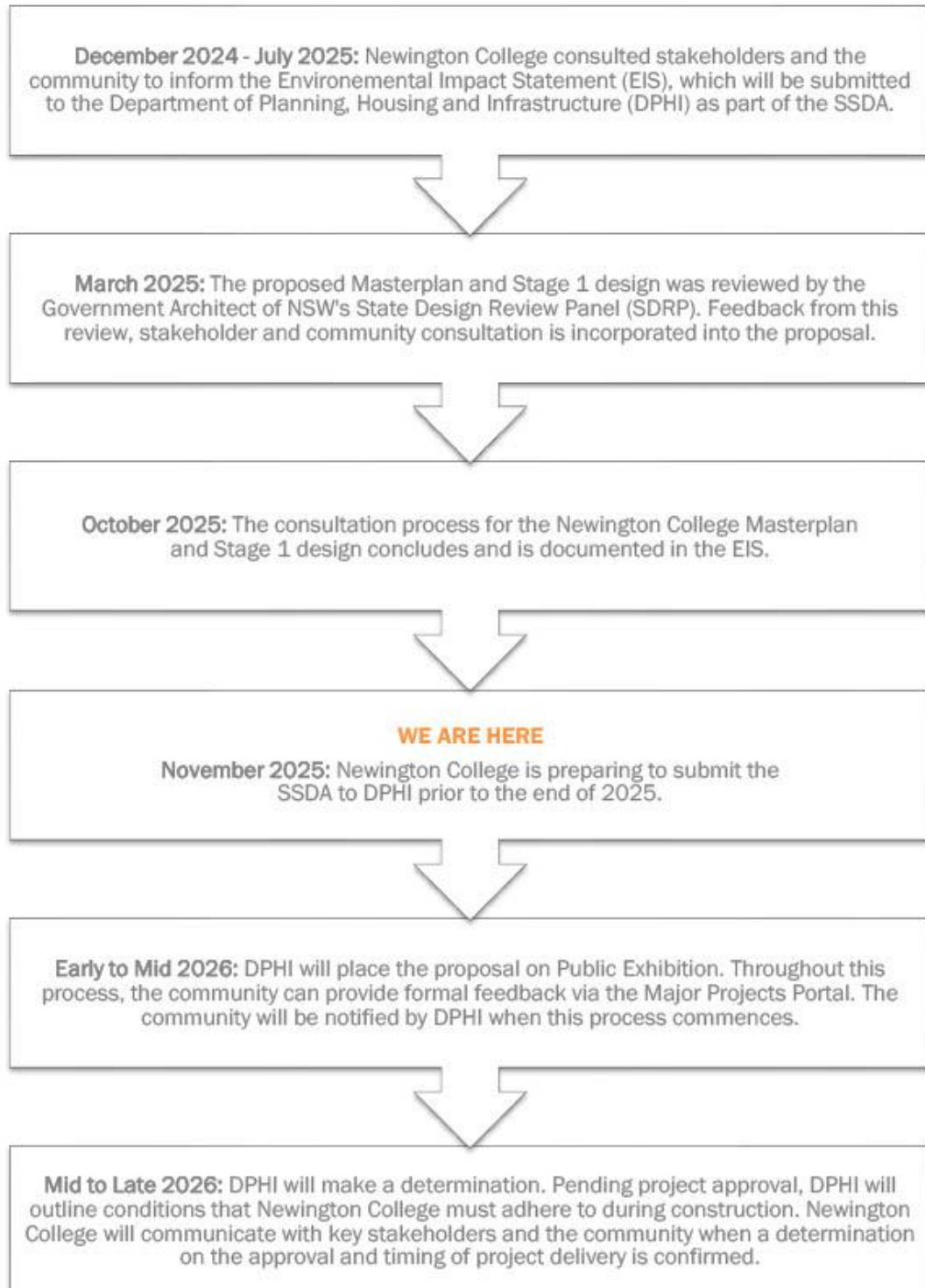
Questions and enquiries

Newington College is open to further consultation about broadening the use of its new facilities to the local community and affiliate groups outside of school hours. Newington College has appointed Urbis to support them in managing community consultation for this SSDA. You can reach the team on:

Email: newington@urbis.com.au

Phone: 1800 244 863

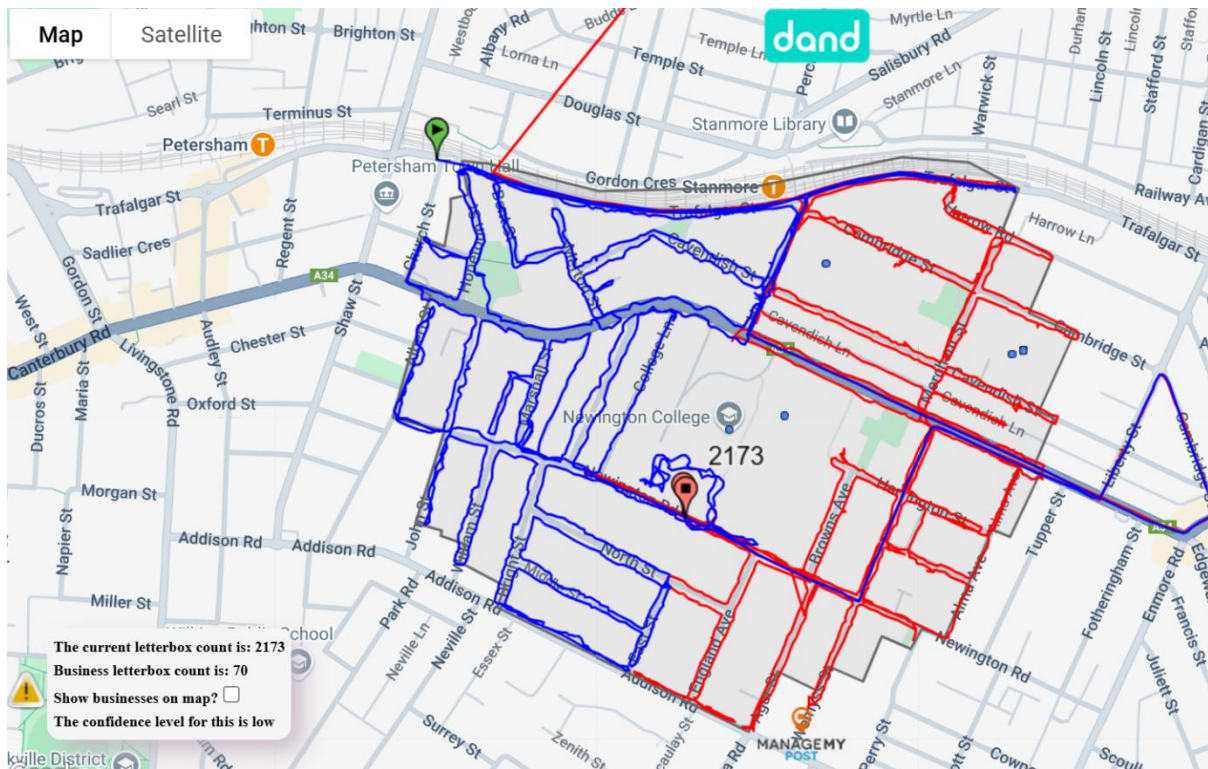
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**What happens next?**

Appendix D

Community Newsletter Distribution Area

Map 1 Community letter distribution



Map 2 Doorknock map



Appendix E

Webinar #1 Slides



ACKNOWLEDGEMENT OF COUNTRY

Urbis acknowledges the Traditional Custodians of the lands we operate on.

We recognise that First Nations sovereignty was never ceded and respect First Nations peoples continuing connection to these lands, waterways and ecosystems for over 60,000 years.

We pay our respects to First Nations Elders, past and present.

Title: Sacred River Dreaming
Artist: Hayley Pigram
Darug Nation
Sydney, NSW



AT THIS EVENING'S SESSION, YOU WILL HAVE AN OPPORTUNITY TO:



LEARN MORE ABOUT THE PROJECT



ASK QUESTIONS OF THE PROJECT TEAM



HEAR ABOUT OTHER OPPORTUNITIES TO PROVIDE FEEDBACK

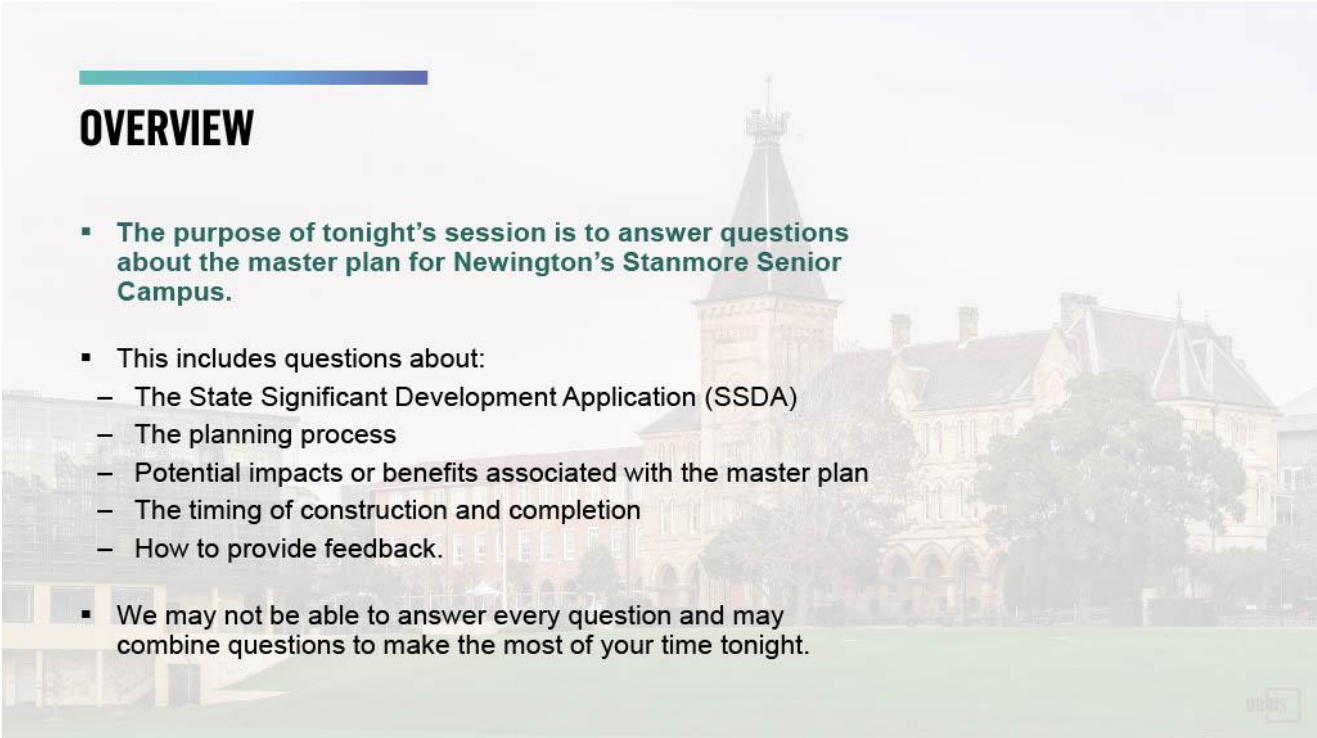
FORMAT

- **A SHORT PRESENTATION FOLLOWED BY Q&A**
- **YOU CAN ASK QUESTIONS BY TYPING IN THE Q&A**

HOW TO ASK A QUESTION:

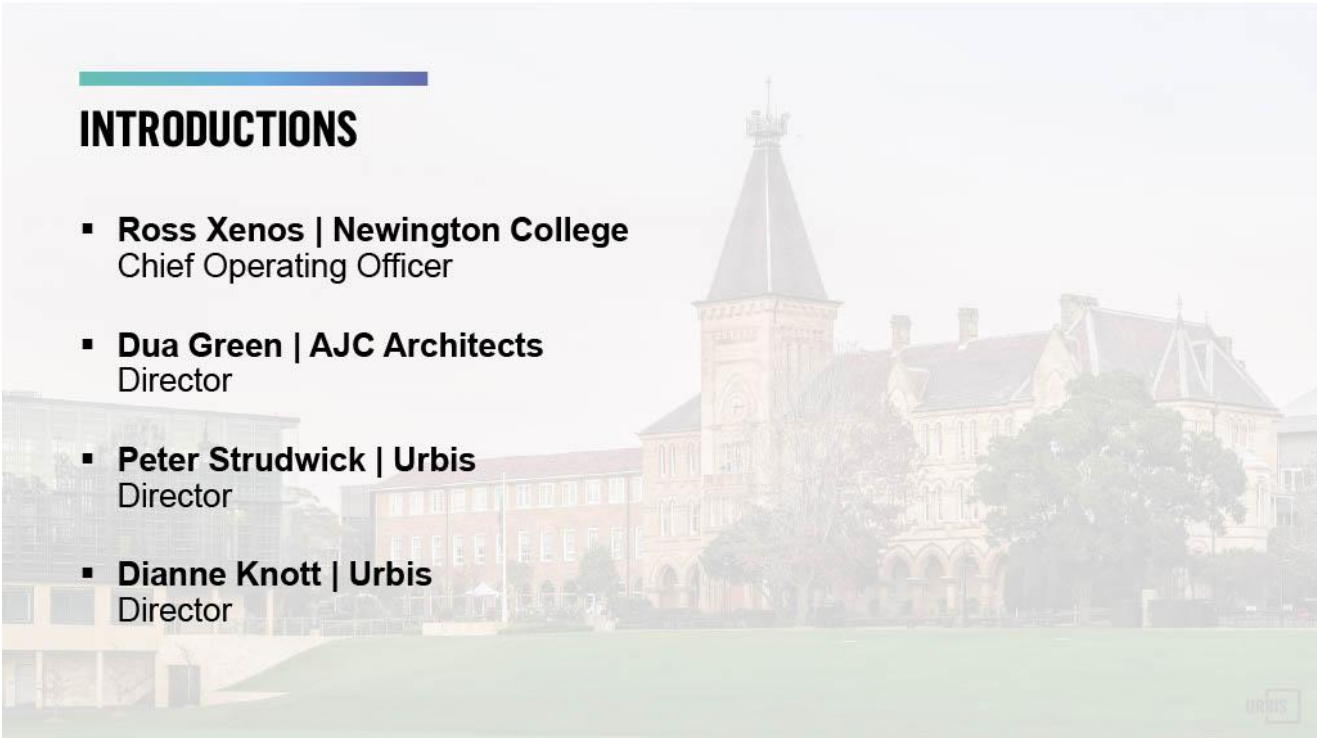
The Q&A tool is on the panel at the bottom of your screen. During the presentation and Q&A, you can ask questions by clicking the speech icon and typing your question.





OVERVIEW

- **The purpose of tonight's session is to answer questions about the master plan for Newington's Stanmore Senior Campus.**
- This includes questions about:
 - The State Significant Development Application (SSDA)
 - The planning process
 - Potential impacts or benefits associated with the master plan
 - The timing of construction and completion
 - How to provide feedback.
- We may not be able to answer every question and may combine questions to make the most of your time tonight.



INTRODUCTIONS

- **Ross Xenos | Newington College**
Chief Operating Officer
- **Dua Green | AJC Architects**
Director
- **Peter Strudwick | Urbis**
Director
- **Dianne Knott | Urbis**
Director

ABOUT NEWINGTON COLLEGE



COLLEGE HISTORY

- Newington College was founded in 1863 before moving to Stanmore in 1880.
- The Stanmore campus was opened in 1881.
- Newington College has been based at Stanmore for over 140 years.
- Vast improvements have been made to the campus over time, with new buildings, earthworks and acquisitions expanding the campus, including the previous Concordia Club site in the early 2010s.





CONTINUING WORLD CLASS EDUCATION

- Newington College is proud of its history and traditions, based on faith, breadth and diversity.
- The College will phase to a co-educational model by 2033, commencing this transition in 2026 at the Prep Schools, with Year 7 and 11 co-ed in 2028.
- The proposed master plan will ensure the school can continue to provide world-class education to current and future students.
- The proposed upgrades will accommodate growth in students (to approx. 1860 total).



WHY A MASTER PLAN?



By 2036, the NSW Department of Education expects that schools in Metropolitan Sydney will need to accommodate for an extra 42,850 students.



Greater community appetite for independent schooling, and learning opportunities across Sydney. Critical to plan development, sustainability of projects and retain greenspace.



Increasing student capacity to realise Newington's long-term vision for a fully co-educational offering. Careful staging to build with minimal disruption to the teaching heart of the school and our neighbours.



KNOWN ISSUES AND OPPORTUNITIES

- **WE KNOW**

The community is concerned about traffic and parking in local streets and how this will be managed in the future.

We have considered this thoroughly through the planning process and we are listening to the community when preparing our plans.



- **WE KNOW**

Our neighbours and the residents of Stanmore are interested in how Newington College can contribute to the wider community by considering shared access to our facilities and spaces.

We are keen for your feedback on this. More details later in our presentation.



THE DESIGN PROCESS



DESIGN PRINCIPLES



RECENTRE THE HEART



STAFF AND STUDENT COLLEGE



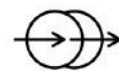
SUSTAINABLE AND FUTURE-PROOFED



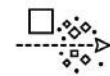
ENHANCING RELATIONSHIP WITH COUNTRY



CELEBRATING COLLEGE'S TRADITION OF INCLUSIVITY



EQUALLY ACCESSIBLE AND CONNECTED



URBIS

CONSERVING HERITAGE

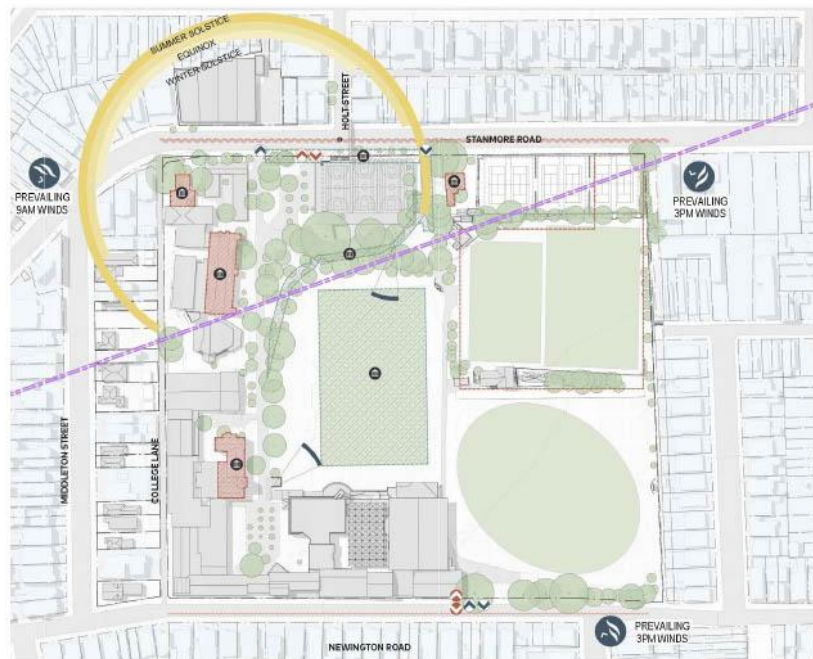
Heritage Overlay



AUG 2020/2021 - Newington College - Heritage Overlay - 10/10/2021

URBIS

UNDERSTANDING THE SITE



Source: NSW



KEY DEVELOPMENT AREAS



PROPOSED
CHANGES



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STAGING OF
CONSTRUCTION



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MASTER PLAN: IN CONTEXT



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SEVINGTON COURTS

Detailed design for the redevelopment of the existing courts into a part-3, part-4-storey building with:

- Multi-purpose indoor and rooftop courts
- A gymnasium for strength & conditioning
- Additional car parking

This will be the first stage of the development.

SEVINGTON COURTS



Artist's impression of the proposed Sevington Courts building – from within the campus

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SEVINGTON COURTS



Artist's impression of proposed view along Stanmore Road – eastern approach



Artist's impression of proposed view along Stanmore Road – western approach

URBIS

CONCORDIA BUILDING

Concept approval for transformation of the building at 221-223 Stanmore Road into:

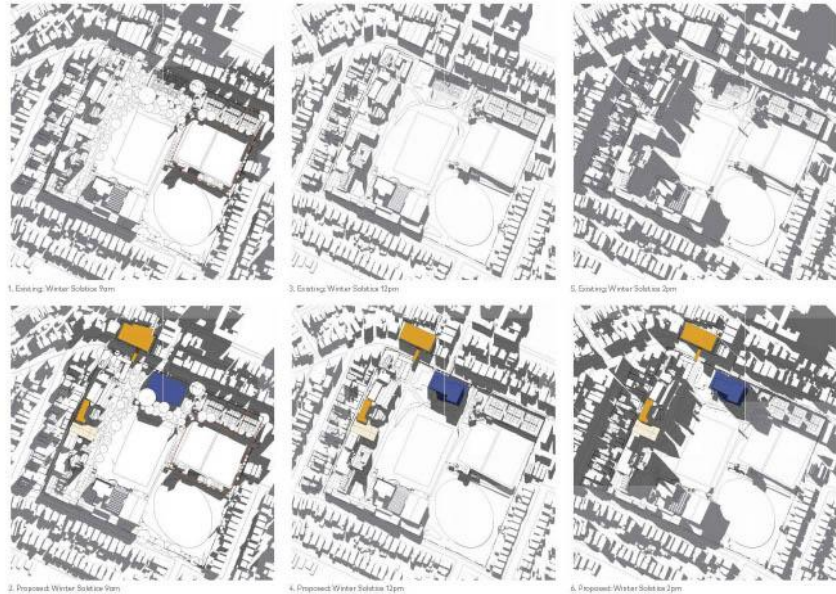
- A performance theatre
- A multipurpose gallery
- New teaching spaces
- Underground car parking
- A pedestrian bridge connecting Concordia to the rest of the campus

Approval for the detailed design of this facility will be sought via a separate application in future.

CONCORDIA BUILDING



MANAGING SOLAR ACCESS



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CENTENARY HALL

Concept approval for alterations and additions along with the development of a new, adjoining 4-storey teaching and learning facility, including:

- New, multi-purpose teaching spaces
- A 450-person theatre
- A cafeteria and dining hall

Approval for the detailed design of this facility will be sought via a separate planning application in the future.

Plans shown are preliminary and subject to change.

CENTENARY HALL

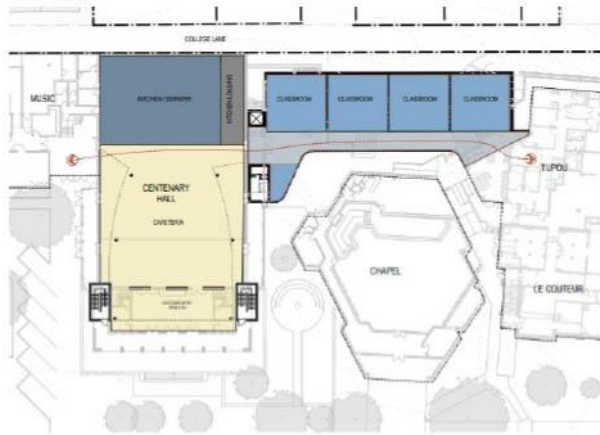


Diagram showing proposed uses of Centenary Hall (first floor)



Diagram showing proposed uses of Centenary Hall (second floor)

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KEY CONSIDERATIONS



STUDIES & ASSESSMENTS



Traffic and parking impacts

- Newington is preparing a Traffic Impact Assessment (TIA) for the master plan.
- This involves looking at existing traffic levels and assessing how much additional traffic will be generated by the master plan.
- Newington is providing adequate on-site parking as part of the master plan.



Visual impacts

- Newington is preparing a Visual Impact Assessment (VIA) for the master plan.
- This involves assessing the change in views from several points around the campus.



Potential impacts on heritage

- Newington is preparing a Heritage Impact Statement to assess impact on existing campus heritage.
- This involves assessing whether any of the proposed upgrades will diminish the significance of existing heritage buildings.



Construction-related impacts

- If the master plan is approved, the College will be required to prepare a Construction Management Plan (CMP).
- This will outline the ways construction-related impacts will be minimised.
- The College will stay in contact with students, parents, staff and the community if extraordinarily noisy/dust-generating work will be taking place.

URBIS

PARKING

Minimising impact on local parking conditions and providing more parking on campus has been a key consideration of the master plan.

Newington is providing more than 100 new parking spaces across the key development areas, on a staged basis.

The College is also:

- Preparing a Preliminary Construction Traffic Management Plan to accompany the submission to DPHI
- Utilising entry/exit points during construction and operation with consideration for traffic on surrounding streets.

The College takes complaints about student parking seriously. Through the master planning process, the College is open to reviewing our plans and policies for managing student parking.

For enquiries or complaints about how the College is responding to complaints about student conduct out of school hours, please contact:

contact@newington.nsw.edu.au | 02 9568 9333

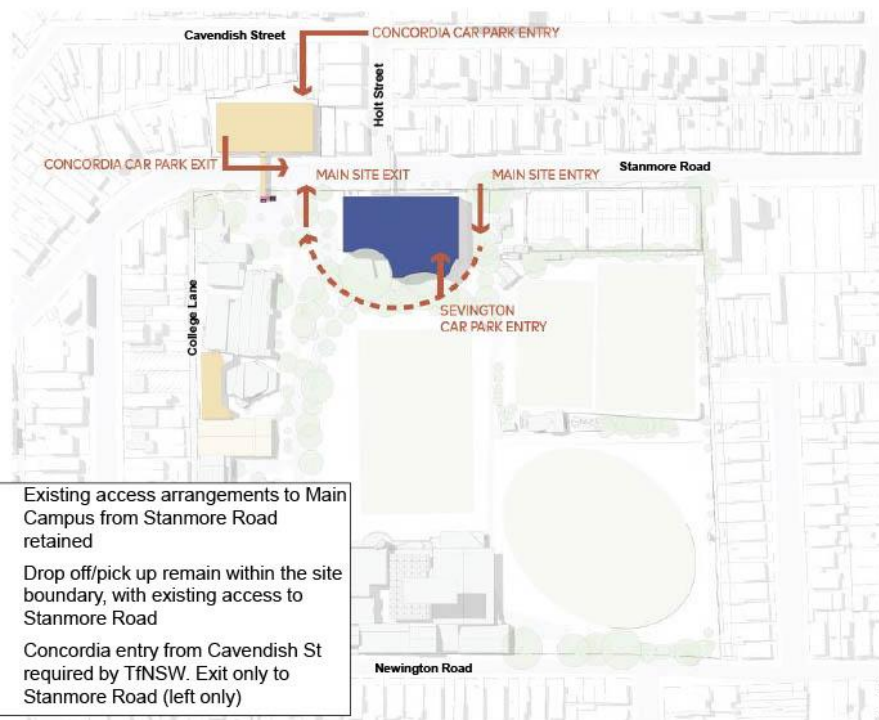
URBIS

PARKING



BIS

ENTRY AND EXIT PLAN



- Existing access arrangements to Main Campus from Stanmore Road retained
- Drop off/pick up remain within the site boundary, with existing access to Stanmore Road
- Concordia entry from Cavendish St required by TfNSW. Exit only to Stanmore Road (left only)

BIS

NEXT STEPS



WHO WILL ASSESS THE PLANNING APPLICATION?

Newington is seeking approval for the master plan via a **State Significant Development Application (SSDA)**.

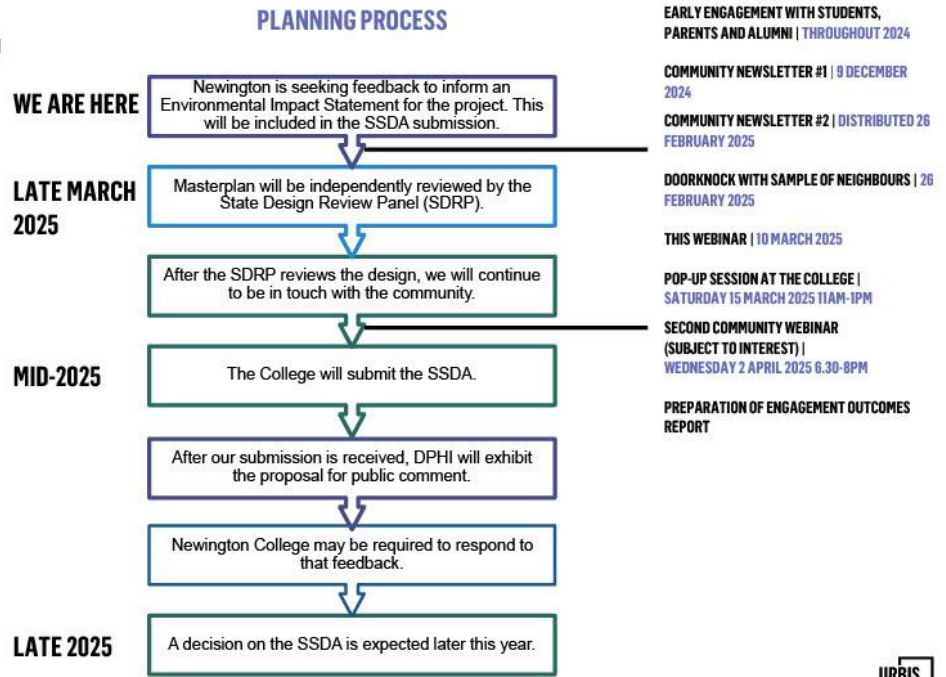
Approval will be sought from the **NSW Department of Planning, Housing and Infrastructure (DPHI)**.

As they prepare the SSDA, Newington is also engaging with:

- The Hon. Anthony Albanese MP, Prime Minister of Australia and Member for Grayndler
- Jenny Leong MP, Member for Newtown
- Inner West Council (including Council officers, the Mayor and other Councillors)
- Other relevant government agencies



THE PLANNING PATHWAY



OPPORTUNITY FOR COMMUNITY ACCESS

Newington College is exploring opportunities to share the new facilities with the broader community in Stanmore.

This could include:

- Expanding access to the performance space and gallery in the Concordia Building
- Hiring out classrooms in the new Sevington building as meeting spaces
- Expanding access to new multi-purpose indoor courts in the Sevington building

We are seeking your feedback on the facilities you believe are needed in the area, to inform the final access arrangements.

URBIS

SOCIAL IMPACT ASSESSMENT – COMPLETE THE SURVEY



Please scan here for
the SIA Survey

QUESTIONS & ANSWERS

CONTACT DETAILS:

1800 244 863 | Newington@urbis.com.au

Appendix F

Webinar #2 Slides



ACKNOWLEDGEMENT OF COUNTRY

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We recognise that First Nations sovereignty was never ceded and respect First Nations peoples continuing connection to these lands, waterways and ecosystems for over 60,000 years.

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Title: Sacred River Dreaming
Artist: Hayley Pigram
Darug Nation
Sydney, NSW



AT THIS EVENING'S SESSION, YOU WILL HAVE AN OPPORTUNITY TO:



HEAR AN UPDATE ON THE DESIGN OF THE MASTER PLAN



ASK ANY ADDITIONAL QUESTIONS OF THE PROJECT TEAM



HEAR ABOUT OTHER OPPORTUNITIES TO PROVIDE FEEDBACK

URBIS

FORMAT

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- **YOU CAN ASK QUESTIONS BY TYPING IN THE Q&A**

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URBIS

OVERVIEW

- **The purpose of tonight's session is to update you on the master plan for Newington's Stanmore Senior Campus.**
- We will cover:
 - The feedback and questions we have received from the community to date
 - The feedback we have received from an independent review of the design with the NSW Government Architect
 - Answers we have provided to questions, and the steps we have taken to address feedback
 - Next steps in planning
- We welcome any new questions this evening. We may not be able to answer every new question and may combine questions to make the most of your time tonight.



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- **Dua Green | AJC Architects**
Director
- **Peter Strudwick | Urbis**
Director
- **Lyndal Stuart | Urbis**
Associate Director



ABOUT THE MASTER PLAN



DESIGN PRINCIPLES



RECENTRE THE HEART



STAFF AND STUDENT COLLEGE



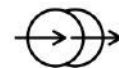
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ENHANCING RELATIONSHIP WITH COUNTRY



CELEBRATING COLLEGE'S TRADITION OF INCLUSIVITY



EQUALLY ACCESSIBLE AND CONNECTED



KEY DEVELOPMENT AREAS



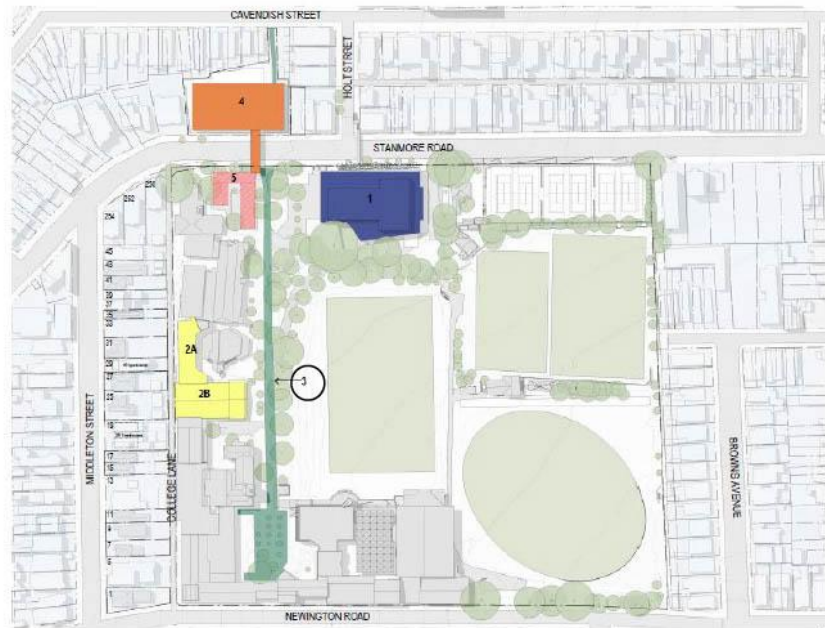
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PROPOSED CHANGES



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STAGING



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FEEDBACK RECEIVED: COMMUNITY & SDRP

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COMMUNITY ENGAGEMENT

**EARLY ENGAGEMENT:
FOCUSED INTERVIEWS WITH PARENTS AND ALUMNI**

**EARLY ENGAGEMENT:
DOORKNOCK WITH A SAMPLE OF NEIGHBOURS**

**COMMUNITY INFORMATION SESSION AT THE
SENIOR CAMPUS IN STANMORE**

TWO COMMUNITY WEBINARS

ENQUIRY MANAGEMENT



NEWINGTON COLLEGE MASTERPLAN – SOCIAL IMPACT ASSESSMENT SURVEY

The SIA survey was open between 26 February and 28 March 2025.

SURVEY PARTICIPANTS

Total participants: 117
Fully completed surveys: 55

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3/04/2025

TOP 3 RESPONDENT GROUPS

- Nearby residents (living within 500m from site): 53% (55 responses)
- Resident of the suburb of Stanmore, Enmore, Marrickville or Petersham: 35% (36 responses)
- Current parent or carer of a student attending Newington College: 23% (24 responses)

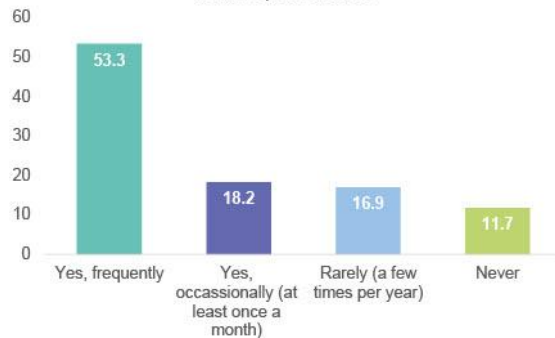
Note – respondents could select multiple options, resulting in percentages greater than 100%



CURRENT COMMUNITY USE OF INNER WEST WEST FACILITIES

Do you use Inner West LGA community, sport/recreation or arts facilities

Total respondents: 77



Additionally, when asked if using facilities outside of Inner West LGA, 46% (34 out of 74 respondents) replied yes

3/04/2025



Frequently used facilities

- Sports and recreation facilities
 - Tennis courts
 - Public pools
 - Parks
- Other facilities
 - Council libraries
 - Community Centre
 - Town Hall facilities

Over 50% of respondents indicate use of LGA community facilities 'at least once a week' (as well as 46% indicating use of outside LGA facilities). This indicates a high demand for community facilities

RECOMMENDATIONS FOR SHARED USE OPPORTUNITIES

- Green space / Grounds
- Ovals
- Tennis courts
- Swimming pool
- Basketball courts
- Hall
- Library / study hall available for other students
- Gym
- Music facilities for lessons
- Open facilities to public school students
- Overnight free off-street parking in the proposed parking facilities

3/04/2025



IMPACTS IDENTIFIED IN SURVEY

POTENTIAL POSITIVE IMPACTS

- Local business and economic impacts
- New facilities and learning environments
- Co-education
- Shared use

POTENTIAL NEGATIVE IMPACTS

- Construction disruption and amenity impacts
- Traffic congestion and parking
- Safety concerns
- Community Character
- Exclusive use

3/04/2025



RECOMMENDATIONS AND OPPORTUNITIES

Traffic

- Increase parking within school grounds
 - Alternative suggestion: to limit car parking on-site to deter staff and students from driving
- Encourage active travel for students and staff
- Detailed traffic and pedestrian management plan
- Keep development within the main College grounds
- Staggered class start/finish times to reduce congestion associated with school drop-off/pick-up
- Provide special events at other locations to prevent parking/traffic issues
- Limit students driving to school and parking on local streets

Other

- Increase the number of open days at the College to foster better connection with the surrounding community
- Limit enrolment numbers
- Open College facilities to the community
- Some respondents requested that consideration be given to renovate existing building on site

3/04/2025



COMMUNITY FEEDBACK: KEY THEMES



Interest in what the proposed buildings will look like



Questions about the timing of construction



Suggestions related to use and internal design



Questions about changes to student capacity



Construction vehicle and traffic access management



OPERATIONAL CHANGES

In response to community feedback, the College is:

- Undertaking a transport survey to understand student and staff modes of transport to school.
- This will inform the College's approach to managing any future operational changes.
- Before lodgement the College will provide an update on the operational changes to be implemented



SDRP FEEDBACK

The following elements were supported by the SDRP:

- Site planning of the masterplan
- Engagement with Indigenous Knowledge Holders and Connecting with Country opportunities
- Landscaping interventions across the site
- Heritage strategies for Parsonage Building
- Consideration of gender and diversity

Areas for refinement to address latest SDRP recommendations:

- Presence and interaction of the Sevington building to Stanmore Road
- Need and design of the second bridge
- Refinement of landscape design throughout the site
- Movement of vehicles and students
- Wayfinding strategy
- Greater diversity of landscaped spaces



TRAFFIC, PARKING AND ACCESS



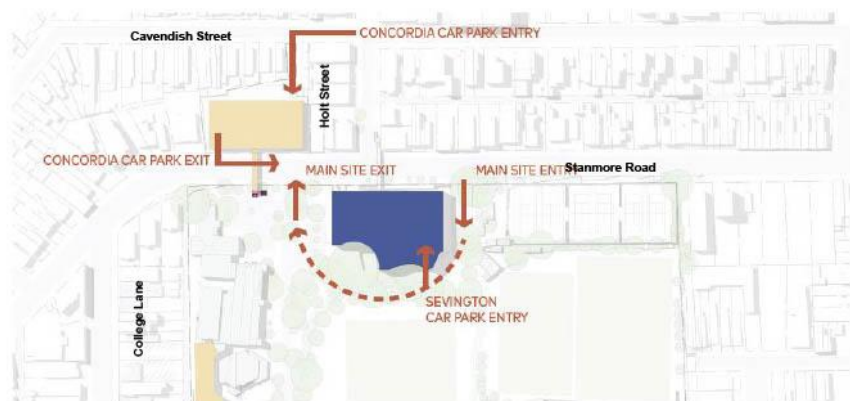
KEY ISSUES

KEY ISSUES RAISED THROUGH THE CONSULTATION PROCESS

- Increased on-site parking provision
- Site access to the Stage1 (Sevington Building) project
- Site access to the Stage 4 (Concordia Building) project
- Construction Traffic Management (including heavy vehicle routes)



SITE ACCESS (STAGE 3-CONCORDIA PROJECT)



AN UPDATE

- TfNSW's original preferred position is all access/egress via Cavendish Street (although a 'shared access' arrangement may be considered)
- Shared access solution (in via Cavendish, out via Stanmore) was provided to the community for comment in our last webinar.
- Concerns raised (primarily relating to pedestrian safety).
- Feedback provided to Traffic Consultant and more precinct pedestrian movement analysis to be conducted.
- Newington will re-initiate consultation with TfNSW and Inner West Council (and use additional analysis) in seeking a Stanmore Road solution.



CONSTRUCTION TRAFFIC MANAGEMENT PLAN: STAGE 1

NOTE: ONGOING STAGES (CENTENARY AND CONCORDIA PROJECTS) SUBJECT TO SEPARATE DETAILED DAS (THAT WILL INCLUDE SEPARATE CONSTRUCTION TRAFFIC MANAGEMENT PLANS)

The College is preparing a Construction Traffic Management Plan for the SSDA, including measures to minimise impacts:

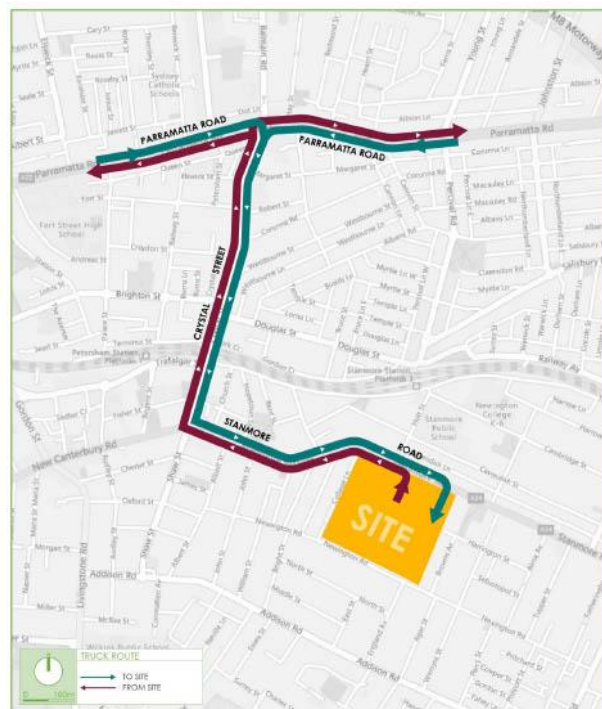
- Construction vehicles to utilise the State road network.
- Wherever possible, construction activities contained within site.
- Pedestrian safety managed with appropriate traffic control.
- SafeWork NSW accredited traffic controllers stationed at vehicle access points during work hours.
- Emergency vehicle access will be maintained at all times.
- Access to neighbouring properties maintained; and temporary arrangements will be provided if obstructed.
- Carpooling and public transport will be encouraged.

The College will also prepare and implement a Construction Communications Plan, including a complaint management process.

URBIS

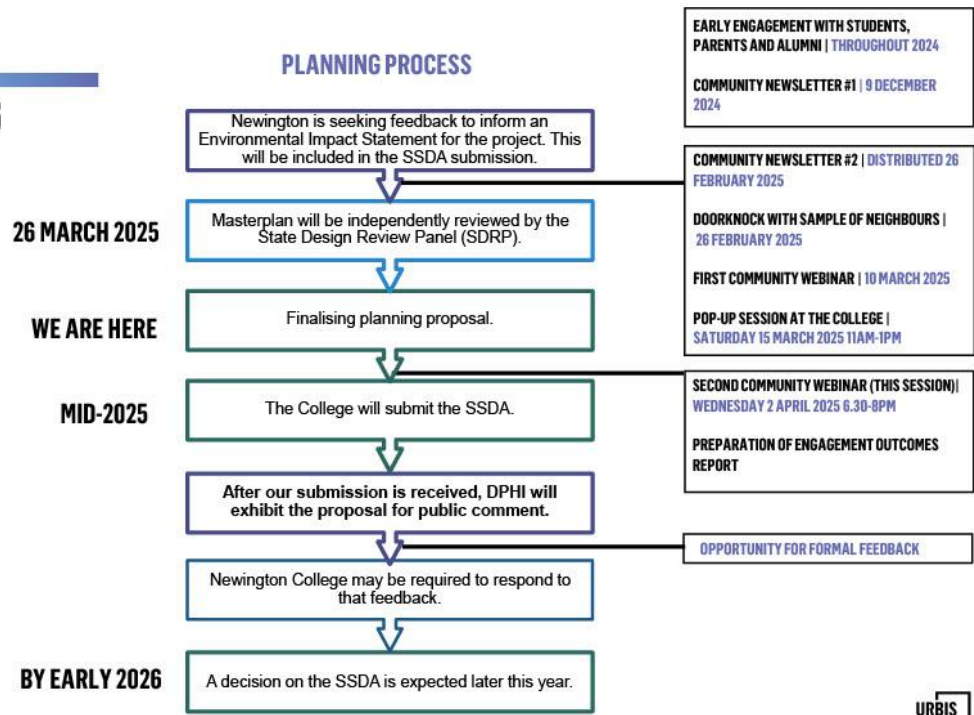
HEAVY VEHICLE TRAFFIC ROUTES: STAGE 1

NOTE: ONGOING STAGES (CENTENARY AND CONCORDIA PROJECTS) SUBJECT TO SEPARATE DETAILED DAS (THAT WILL INCLUDE SEPARATE CONSTRUCTION TRAFFIC MANAGEMENT PLANS)



URBIS

THE PLANNING PATHWAY



STUDIES & ASSESSMENTS



Traffic and parking impacts



Visual impacts



Potential impacts on heritage



Construction-related impacts

URBIS

QUESTIONS & ANSWERS



CONTACT DETAILS:

1800 244 863 | Newington@urbis.com.au

Appendix G

Community Information Session Boards

Welcome

Newington College acknowledges the Traditional Custodians of these lands – the Gadigal and Wangal People of the Eora Nation. We acknowledge and pay respect to the past, present and future Traditional Custodians and Elders of this nation and the continuation of cultural, spiritual and educational practices of Aboriginal and Torres Strait Islander peoples.

Founded in 1863, Newington College has a proud history of educational excellence. Since moving to the Stanmore campus in 1880, the College has continually evolved, offering best-in-class learning facilities for 145 years.

Our vision is to empower students to develop great hearts, inspired minds and strong wings, ready to make a positive contribution to society and the future.



PROJECT BACKGROUND

The planned upgrades contemplated by this masterplan will support the delivery of the next chapter of Newington College's life at Stanmore. Looking out to 2033, when Newington College will be a fully co-educational school, this masterplan project aligns to allow for Newington to welcome more students to the Senior School campus from 2028.

Upgrades proposed as part of this master plan will increase teaching, learning, sports and wellbeing, dining and assembly, and cultural spaces to accommodate and respond to the needs of current and future students.

Planned upgrades will create new and enhanced learning spaces, ensuring Newington continues to provide a 21st-century education that meets the needs of its growing and diverse student community.



Why a masterplan?

Newington College's masterplan aims to improve the overall student experience including spaces for wellbeing and fitness, our gathering spaces, and even our cafeteria. There is a commitment to improve the campus for our current students, and also sustain the move to become a fully co-educational school by 2033. We are committed to providing a world-class education in an inclusive environment.

- According to the Greater Sydney Commission's "Our Greater Sydney 2056: Eastern City District Plan", the NSW Department of Education estimates that an extra 42,850 students will need to be accommodated in government and non-government schools in the district by 2036. The Inner West is included in this region. The Inner West is also growing and will reach 230,667 residents by 2036 (a 20% increase).
- The planned upgrades will ensure the College can accommodate an additional 350-380 students by 2033, as year-group sizes increase as part of the phased introduction of co-education. Class sizes will remain the same size.
- **The masterplan ensures that the College critically plans and develops a clear staging of proposed development, retaining greenspace, and being particularly aware of minimising disruption to the teaching heart of the school, and to our neighbours.**
- The first stage of proposed works – at the Sevington precinct – are focused on adding new facilities to improve known issues, like a whole school gathering space, a larger fitness and wellbeing facility, and more courts for various sports.

SHARED BENEFITS

Newington is committed to being a responsible and respectful neighbour and seeks to maintain a positive, constructive relationship with the Stanmore community.

The College is exploring opportunities to share use of the new facilities proposed with the broader community in Stanmore. This could include:

- Expanding access to the performance space and gallery in the Concordia Building
- Hiring out classrooms in the new Sevington building as meeting spaces
- Expanding access to new indoor multi-purpose courts in the Sevington building

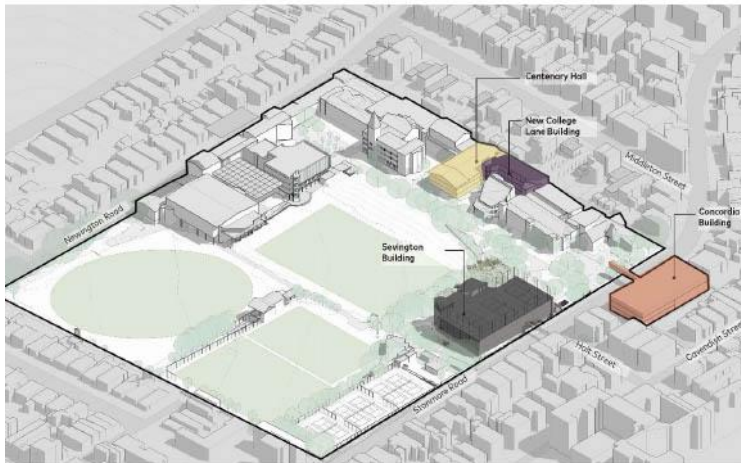
We are seeking your feedback on what facilities are needed in Stanmore and look forward to contributing benefit to the local community by sharing these spaces.



About the masterplan

The College is seeking approval of the masterplan through a State Significant Development Application (SSDA), which will be lodged with the NSW Department of Planning, Housing and Infrastructure (DPHI) later in 2025.

Throughout 2024, the project team engaged with staff and students to agree to the principles that have informed this master plan.



Newington College

State Significant Development Application | Information Session | 2025

WHAT IS PROPOSED?

The proposed changes are primarily planned for three areas of the campus, being:

Sevington Courts

Detailed design for the redevelopment of the existing courts into a 3 or 4-storey building with:

- Multi-purpose indoor and rooftop courts
- A gymnasium for strength and conditioning
- Additional car parking (61 spaces)
- New learning spaces



This will be the first stage of development.

Centenary Hall & College Lane Building

Concept approval for alterations and additions along with the development of a new, adjoining 4-storey teaching and learning facility, including:

- New, multi-purpose teaching spaces
- A 450-person lecture theatre
- A cafeteria and dining hall
- Additional pastoral spaces



Approval for the detailed design of this facility will be sought via a separate planning application in the future.

Concordia Building

Concept approval for transformation of the building at 221-223 Stanmore Road into:

- A performance theatre
- A multi-purpose gallery and exam centre
- New teaching spaces
- Underground car parking for 106 cars
- A pedestrian bridge connecting Concordia to the rest of the senior campus.



Approval for the detailed design of this facility will be sought via a separate application in the future.

Key considerations

We have been in conversation with school stakeholders throughout 2024 and in the early months of 2025, and have also engaged with several neighbours of the site. Newington College is committed to being a good neighbour and ensuring that the impacts of its proposed development are carefully managed. We understand that the key impacts on students, staff, parents and near neighbours include:

Impact	Mitigation
Parking and traffic impact	• Newington is preparing a Traffic Impact Assessment (TIA) for the masterplan. • This involves looking at existing traffic levels, parking, vehicle entrance and exit plans, and assessing how much additional traffic will be generated by the master plan through construction and operation. • This will be submitted to DPHI as part of the SSDA. • Newington is providing substantially more on-site parking as part of the master plan (see next board).
Visual impacts	• Newington is preparing a Visual Impact Assessment (VIA) for the masterplan. • This involves assessing any change in views from several points around the campus. • This will be submitted to DPHI as part of the SSDA.
Potential impacts on heritage	• Newington is preparing a Heritage Impact Statement To assess impact on existing campus heritage. • This involves assessing whether any of the proposed upgrades will diminish the significance of existing heritage buildings. • This will be submitted to DPHI as part of the SSDA.
Construction-related impacts (including noise, dust and vibration)	• If the master plan is approved, the College will be required to prepare a Construction Management Plan (CMP). • This will outline the ways construction-related impacts will be minimised. • The College will stay in contact with students, parents and staff if very noisy or dust-generating work will be taking place.

Managing overshadowing

In addition to the VIA that will be prepared and submitted to DPHI, the project architects have prepared some early solar and shadowing analysis to determine the impact of increased height on the campus.

The shadow studies shown below indicate the potential overshadowing impacts associated with the masterplan. The diagram shows the overshadowing impact at 9am, 12pm and 2pm on the Winter Solstice, as this is when the impact will be greatest.



Staging of construction

The diagram below shows where works will be required to deliver the masterplan. Construction of the masterplan will take place in stages.

The first stage will be the redevelopment of the Sevington Courts. The next stage will be alterations and additions to Centenary Hall, including the proposed College Lane Building. Approval for this work will need to be sought in a future application.

After that, the College will proceed with landscaping and various other amenity improvements of this nature.

The fourth stage will be alterations and additions to the Concordia Building and accessible pedestrian footbridge.

The final stage is the removal of the existing demountables and reinstatement of car parking and landscaping.



Newington College

State Significant Development Application | Information Session | 2025

ALC URBIS

Managing traffic and parking

Newington College recognises that minimising potential traffic and parking impacts on surrounding streets is a high priority for our neighbours. This has been a key consideration of the masterplan.

There are currently 87 car parking spaces on the campus.

Delivery of the masterplan will result in the staged delivery of 200 parking spaces on-site upon completion.

The location of these additional parking spaces is shown below:



The project team are also:

- Preparing a Preliminary Construction Traffic Management Plan to accompany the SSDA; and
- Delivering some of this parking up-front in parallel with the development of the Sevington Courts.

Newington is designing entry and exit points during construction and operation with consideration for traffic on surrounding streets.



Newington is aware that local streets are regularly impacted as a result of students parking near the College.

Newington College is investing in additional car parking on site to alleviate the impact on local streets wherever possible. In addition to considering shared community use of the upgraded facilities at Newington, the College is also providing community access to parking within the College grounds on weekends.

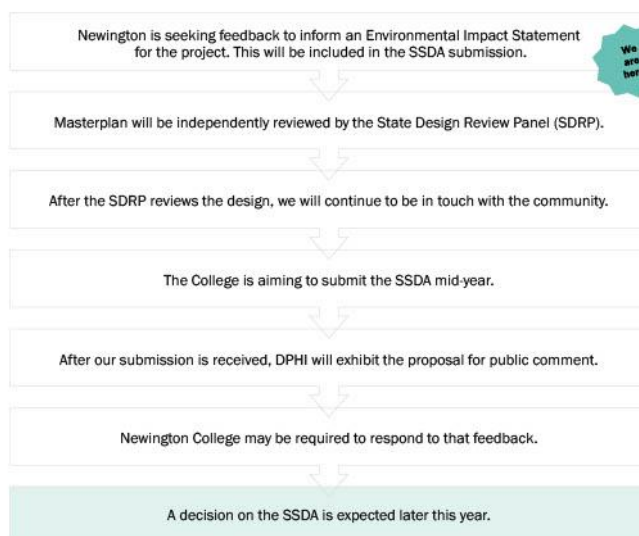
The College takes complaints about student parking seriously. We are open to reviewing our plans and policies in relation to this issue through the master planning process.

Please contact the College directly for any questions or concerns about student behaviour and parking, and our approach to travel management

contact@newington.nsw.edu.au
02 9568 9333

What's next, how can you provide feedback?

Newington College has received the Secretary's Environmental Assessment Requirements (SEARs) from DPHI, which outline the impacts that must be assessed as part of the SSDA. This includes any potential impacts on neighbours and the community in Stanmore. These assessments will inform the preparation of an Environmental Impact Statement (EIS).



Community survey

The College has engaged Urbis to prepare a Social Impact Assessment (SIA) for the project. This independent study will identify and analyse social impacts and benefits and suggest ways to manage them.

Share your thoughts on potential social impacts and benefits by scanning the QR code below and completing a short survey (open to 28 March 2025):



Community webinar

We will hold a second webinar on Wednesday 2 April from 6.30pm – 8pm.

At this webinar, we will update the community on the outcome of the consultation process, and the State Design Review Panel, and we will highlight how feedback has been reflected in the proposed masterplan.

Registration for this webinar is via the form below:



Questions and enquiries

Newington College has appointed Urbis to manage community consultation for this SSDA. You can reach the team on:

Email: newington@urbis.com.au
Phone: 1800 244 863

Please note, our enquiry lines are managed Monday to Friday, 9am to 6pm.



**Shaping cities
and communities
for a better future.**

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