

Submission regarding the Amended State significant development application- Hunter Indoor Sports Centre (HISC)

I continue to strongly object to the Hunter Indoor Sport Centre proposal and find upon review of the amended documents that my reasons for objection have not been adequately addressed.

Although all people involved in this review agree on one point- that the current stadium is no longer fit for purpose, and a new stadium is required for Newcastle Basketball, the proposed location at Wallarah and Blackley Ovals continues to have such a negative impact on all other residents that it cannot be supported in this location. I have compassion for the Newcastle Basketball Association, in the continual wastage of their limited funds in chasing not suitable locations (I am aware this is the third attempt at finding an appropriate location) and feel that that task should also be removed from them, and adequate funding to purchase suitable land be a pre-requisite to any further options.

My original concerns were:

1. Lack of Resident Consultation

- On this occasion I did actually receive a notice in my letter box about an opportunity to attend a single community focussed session with the planners to discuss my concerns. It is unfortunate this was on one single evening, during which I was at work, and hence not at all accessible.
- I cannot find that any of the objections of residents have been addressed- beyond the basic- we need this so too bad attitude which Newcastle Basketball has consistently displayed throughout the process. None of the issues expressed by local residents are addressed on the Initial stakeholder feedback on page 19 of the scoping report. This is a highly edited and selective list and does not in any way represent the full breadth of the feedback provided. The entire section should be disregarded as being highly biased in nature.

2. Loss of Community Access Green Space

- This amended proposal offers even less remaining green space to the community compared to the original proposal. The small area at the western end which was originally proposed to still be available has been removed completely.
- The highlighted area of remaining space is disingenuous at best, whereby Arthur Edden & Harker Ovals are permanently fenced with no public access. The HISC will also not be free for public access, and only via agreement and when not used by Newcastle Basketball. So this proposal turns free to access green space which is widely used by the community, into the sole control and access of the Newcastle Basketball Association. The nearest actual green space is Ford Oval- used year-round by local League and Cricket teams, and Kentish- often closed due to water logging by the council, and further away again.

3. Loss of Use of the ovals to Lambton High students

- The amend application does not address this significant concern at all. It is solely mentioned on page 20- Lambton High school is concerned. They mention the council is working on local sporting groups (who already struggle to find adequate space) but no mention on any plan to address the very significant concern of lack of green space for our local high school of > 1000 students. The school uses this space for Physical education

classes, sport and lunchtime recreation every single day of the school year- 200 days per year. This is a critical situation that is not addressed.

4. Loss of the community bike path

- This heavily used bike path appears to have been removed in the proposed plans.

5. Flood zone risk

- None of the flood concerns of local residents have been addressed. The plan required amendments for the site itself, and in none of the documents are the risks of increased runoff to surrounding land and properties addressed. My backyard and garage, 190m from the site have flooded three times this year already. With the loss of the giant sponge for stormwater that the fields currently offer, the risks of flooding to houses is too great. Our house insurance is already sky high due to flood risk. If this proposal goes ahead, surrounding properties are at risk of finding themselves uninsurable.
- Their proposed flood plan only addresses the site.
- The flood assessment itself notes it is arbitrary and not a detailed site-specific flood impact assessment modelling- the very thing which is required to address this serious concern.

6. Ovals are already fully utilised

- This is unchanged. Apart from briefly mentioning the council is working on the organised sports access, this issue is not addressed at all.

7. Parking and noise impact

- The area surrounding the ovals is already filled with parking on most days of the week due to the busyness of McDonald Jones stadium and the Hockey centre. On NRL game days the parking is blocked for several hundred metres in every direction, with a large number of cars illegally parked making it impossible to actually access my property safely. The proposal for 22500 weekly visitors and a small and difficult to access from a single direction only carpark means this will overflow onto the surrounding streets, including mine (Gloucester Ave) on a daily basis. The streets are already narrow and difficult for emergency services vehicles to navigate. On busy days this is already a risk. Extending this to every day poses a big risk for the safety of the local houses who require emergency services. The noise disturbance 7 days per week of this volume of people moving through our quiet local streets should not be underestimated.

8. Lack of transparency about the future funding source and risk of a half complete inadequate facility.

- The amended proposal has a capital investment value of over \$30 million dollars (page 4 scoping report), yet Newcastle Basketball has only around \$20 million left after their ongoing rounds of attempting to find a suitable site. There is no clear plan on how they propose to obtain the funding required to even build their first stage development, let alone the expanded development all their purported benefits to the community are based on. The risk of a half-filled subpar facility is too great for the loss of amenity to the community.

- The proposal itself states they are committed, based on allocation of additional funding (Scoping report page 12) but no mention of the magical source these required funds are supposed to materialise from.
9. Constant lighting disturbing residents
- Particularly to the North facing aspects.
10. Lack of clarity over use and access
- Despite the name being the “Hunter Indoor Sports Centre” it is clearly a building for the use and control of the Newcastle Basketball Association, and Crown lands are at risk of being allocated to this individual association for control and use. The removal of public facilities for this private use is not reasonable and should be rejected.

I cannot find that this proposal should be supported as the overall negative aspects to the community far outweigh the positive. I urge the Planning process to decline this development in its entirety.



Dr Shaylee Iles

16th September 2025.