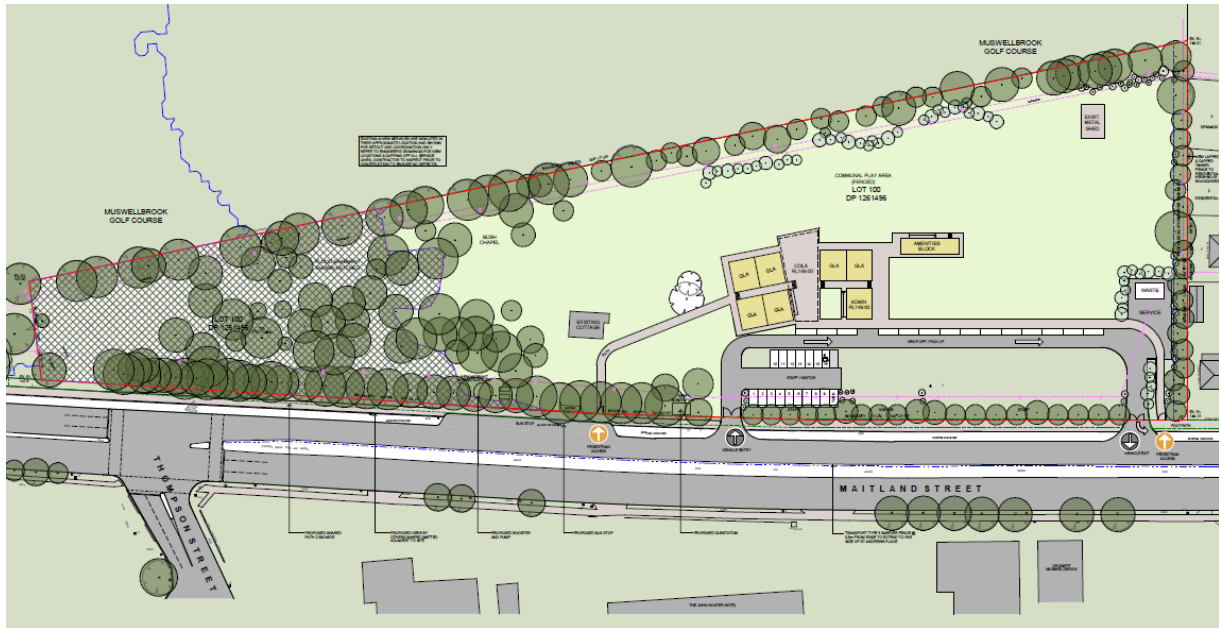


MASTER PLAN

COMMUNITY UPDATE #3 – MARCH 2024



PACIFIC BROOK CHRISTIAN SCHOOL

PREPARATION FOR NEW DA STAGE 1 – 72-74 MAITLAND STREET

Mr Christopher Baldry – Group Business Manager

Happy Easter to you all, this is a sacred time of year for us to reflect on our relationship with Jesus, I hope you have the space to do so this Easter break.

Since the last update, there has been a lot of behind-the-scenes work including a recent meeting with Muswellbrook Shire Council. The good news for this project is that based on these discussions we expect the Council to support an ‘on ground’ development plan. Given the flooding concerns of the State Government, and the recent changes to the Muswellbrook Shire Development Control Plan (DCP), many projects are required to be constructed at the Probable Maximum Flood (PMF) level. We have been advised that our project is not subjected to that restriction as a ‘brownfields’ site.

A new package of works and documentation is being developed by our Architects and Consultants for our DA submission. The main concepts are the same as what has been put together for our State Significant Development Application (SSDA) but adjusted for our new flood evacuation plans, and other matters.

WHAT'S IN THIS UPDATE #3

We have in principle support from Council for ‘on ground’ development at 72-74 Maitland Street.

The construction is programmed to be complete by December 2025.

30 Sowerby Street will continued to be leased.

Thank the Lord for Easter blessings!

More updates to come...

A new peer reviewed flood evacuation plan is currently being developed by consultant “Water Technology” to complement the work of our existing flood engineer DHV Haskoning.

The School met with the SES to review their concerns regarding flooding on the site. We shared with the SES that the School would be developing an updated Evacuation Plan which ensures all students and staff are evacuated early in any flood event, with the evacuation by bus transportation, in a similar fashion to the local High School. We trust that the SES appreciates our ability to manage our School site and evacuate safely in accordance with our floor engineers plans.

Patience is still required as the development timetable to complete Stage 1 will continue through next year. We need to re-apply for planning approval, this time to the Local Council and our project will require final approval by the Central Coast Planning Committee, which our Project Manager has estimated will be by 29 January 2025, with the construction commencing shortly after, and site occupancy by the end of 2025.

We thank God for the ongoing provision of 30 Sowerby Street premises leased from the Presbyterian Property Trust and this site will continue to be leased from our excellent friends at the Presbyterian Church.

Please continue to pray that the building process is expedited. It has been painful for us but we are not giving up.

I am encouraged by Mark 16:15, before Jesus returned to heaven he said: “Go into all the world and preach the gospel to all creation. Whoever believes and is baptised will be saved...”.

