

Christo Crafford

From: [REDACTED]
Sent: Wednesday, 2 December 2020 9:02 AM
To: Christo Crafford
Cc: [REDACTED]
Subject: HPE CM: RE: Woodend Flood Study - 1% flood levels for 2-4 Davy Street, Woodend
Attachments: 21010228_L01v01.pdf

Record Number: D20-129939

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Hi Christo

Subsequent to my email below, I have been in discussions with the applicant’s expert hydrologist, Warwick Bishop to discuss the concerns that I have outlined below. I have attached a copy of Mr Bishop’s correspondence that was prepared for the applicant that summarises our discussions.

In addition I have reviewed the draft Woodend Flood Study results in more detail. I provide the following updated advice to Council.

- Change in Flood Risk - based on Mr Bishop’s expert opinion and my review of the new flood modelling it is unlikely that flood risk on the site will be increased. Therefore, the previous modelling undertaken by Water Technology to assess the appropriateness of development on the site is still relevant.
- Guidelines for Development in Flood Affected Areas - The existing flood risk on the site does not achieve the safety criteria outlined in the Guidelines for Development in Flood Affected Area by DELWP and notionally development should be avoided in this area. However the applicant has been able to demonstrate through extensive works on site that the safety criteria for new development as per the guidelines can be achieved without adversely affecting neighbouring properties.
- Climate Change - Climate change scenario modelling has yet to be undertaken, however given that a freeboard of 600mm above the existing 1% AEP flood levels is proposed, it is highly likely that the new development will be sited above the worst case climate change scenario flood levels.

In summary, through a more detailed review of the updated modelling North Central CMA advises that the flood risk on the site is unlikely to increase as a result of modelling practice changes. Therefore, from a flood risk perspective, North Central CMA would not object to Council granting an extension on time on the proposed development.

Regards

[REDACTED]
Manager Floodplain

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]





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From: [REDACTED]
Sent: Wednesday, 21 October 2020 4:34 PM
To: Christo Crafford <ccrafford@mrsc.vic.gov.au>
Cc: Leslie Woo <lwoo@mrsc.vic.gov.au>; [REDACTED]
Subject: RE: Woodend Flood Study - 1% flood levels for 2-4 Davy Street, Woodend

Hi Christo,

I have not been intimately involved in the Woodend Flood Study but have reviewed the preliminary results.

What has changed since the permit was issued:

- Guidelines for Development in Flood Affected Areas was released by the Department of Environment, Land, Water and Planning in February 2019. These guidelines were subsequently adopted/endorsed by North Central CMA's Board in 2019.
- Policy and practice changes in the consideration of Climate Change
- Release of Australian Rainfall and Runoff 2019
- Updated flood modelling

The preliminary flood results indicate that the flood levels through the site are similar to those previously modelled in a 1% AEP flood event. However, the modelling is yet to be finalised and the climate change modelling has not yet been undertaken.

North Central CMA recommends to Council that there has been sufficient change in policy and data to warrant a review of the approved development. North Central CMA recommends that Council **not issue** an extension of time based on the current design plans.

Please let me know if you need any further information.

Regards

[REDACTED]
Manager Floodplain

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]





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