

3 December 2025

Manager, City Significant Development
City of Parramatta
4 Parramatta Square
12 Darcy Street
PARRAMATA NSW 2124

Dear Myfanwy,

**Western Sydney University Indigenous Centre of Excellence, 171 Victoria Road,
Parramatta – Response to Council Submission (Amended SSD Application) – Stormwater
Asset Treatment**

The University thanks Council for the continuing support to the Indigenous Centre of Excellence project and the significant benefits that it will deliver for Parramatta and beyond. The detailed feedback provided by Council in the letter dated 7 October 2025 has been carefully considered in planning for the project.

We write in response to the Stormwater and Water Sensitive Design comments, specifically regarding the proposed retention of the existing 1200 mm diameter Council stormwater pipe beneath the proposed Indigenous Centre of Excellence building, and Council's request that all Council stormwater pipes be relocated outside the building footprint within an open-to-sky easement.

The University has carefully assessed both options—relocation versus retention with enhanced protection—and, for the reasons below, we propose to retain the pipe in situ with a best-practice protection and access solution that achieves the underlying objectives of Council's Development Engineering Design Guideline (2018), section 4.5, namely: safe maintenance access, long-term asset protection, risk minimisation to the building and public, and safeguarding of a compliant overland flow path up to the 1% AEP event with climate change.

Our position and proposed commitments are as follows:

1. Asset protection and structural resilience
 - We will provide a fully detailed protection system incorporating:
 - A reinforced concrete protection slab spanning over the pipe, designed to AS/NZS 3725 and relevant structural standards to prevent load transfer to the pipe and to protect against construction and operational loads,
 - Settlement and differential movement allowances verified through geotechnical inputs and structural design, ensuring no adverse impact on the pipe,
 - Corrosion and durability measures consistent with the site's geotechnical and hydraulic environment.
 - The slab and surrounding works will be detailed to ensure no surcharge loads are imposed on the pipe and that future building modifications cannot compromise the asset.

2. Maintenance access and operability for Council

We will provide:

- Two new, surface-accessible maintenance pits will be provided at either side of the building footprint, located clear of the structure and within accessible, open-to-sky locations,
- Clear, unobstructed maintenance corridors will be secured from public domain to the pits,
- CCTV inspection of the existing 1200 mm main will be undertaken pre-construction, post-construction, and periodically during the defects liability period, with reports provided to Council.

3. Precedent and flexibility within the Guideline's objectives

- While we acknowledge section 4.5 generally prefers relocation to an open-to-sky easement, the Guideline's fundamental objectives can be met through an equivalent solution that demonstrably secures:
 - Unimpeded maintenance access,
 - Structural protection,
 - Safe overland flow independent of the pipe, and
 - Compliance with applicable standards.
- We request that Council assess the proposal on performance and outcomes.

Our documentation will be updated to include:

- A services plan clearly mapping all public and private stormwater assets, ownership, and access paths, and
- Final protection slab and pit details.

We request Council's agreement to retention of the 1200 mm pipe under the building subject to the above commitments.

We appreciate Council's collaboration and remain committed to delivering a safe and resilient project that meets Council's infrastructure objectives.

Yours Sincerely,



Michelle Lee
Executive Director, Infrastructure Strategy and Planning
Office of Property and Commercial
Western Sydney University