

Department of Planning and Environment

Our ref: DOC22/479653

Your Ref: SSD-32927319

Renah Givney
Senior Environmental Assessment Officer
Industry and Key Sites Assessment
Department of Planning and Environment
Locked Bag 5022
PARRAMATTA NSW 2124

14 July 2022

Subject: Request for Advice: Powerhouse Ultimo Renewal (SSD-32927319)

Dear Ms Givney

Thank you for your email received 15 June 2022 seeking comments on the environmental impact statement (EIS) for the above project. Environment and Heritage Group (EHG) has reviewed the EIS for this project and provides the following comments.

EHG notes that a waiver for the requirement to prepare a biodiversity development assessment report was granted on 16 May 2022. EES has no further comments in relation to biodiversity.

EHG notes that the Stage 1 Civil Report, dated May 2022, (the flood report) does not include a flood impact and risk assessment (FIRA) to support the Powerhouse Ultimo Renewal EIS. The flood report is limited to outlining existing flood behaviour in the vicinity of the site as identified by City of Sydney Council's Darling Harbour catchment flood study and Darling Harbour floodplain risk management plan.

The flood report does not address the Secretary's Environmental Assessment Requirements (SEARs) which states, 'Where applicable, assess the impacts of the development, including any changes to flood risk on-site or off-site, and detail design solutions and operational procedures to mitigate flood risk where required'.

Accordingly, to adequately address the SEARs requirement, the EIS should be supported by an adequate FIRA to provide a sound understanding of flood behaviour for both existing and developed scenarios. This will enable decision making to be based on a comprehensive understanding of the flood hazard and risk to people and property for a full range of floods up to the PMF event.

The FIRA should be prepared by suitably qualified flooding engineers and floodplain managers that specialise in flood risk management to ensure the assessment provides adequate information that can inform decision making in the Design Competition Stage and Stage 2 DA. The FIRA should address the following:

- the impacts of the proposed development on the flood behaviour and flood risk to the existing community
- the impacts and risks of flooding on the development and its future users
- how these impacts can be managed to minimise the growth in risk to the community due to the development

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- the emergency response issues and required management measures for the full range of flooding

If you have any queries please contact David Way, Senior Conservation Officer via David.Way@planning.nsw.gov.au or 02 8275 1324.

Yours sincerely,

A handwritten signature in black ink that reads "S. Harrison".

Susan Harrison
Senior Teams Leader
Greater Sydney Branch
Biodiversity and Conservation