



Your ref: SSD-77260958
Our ref: DOC25/358461

Michelle Niles
Senior Planning Officer
Department of Planning, Housing and Infrastructure
4 Parramatta Square, 12 Darcy Street
Parramatta NSW 2150

29 May 2025

**Subject: Mixed use development with infill affordable housing (SSD-77260958) –
Environmental Impact Statement**

Dear Michelle,

Thank you for your referral received 29 April 2025 requesting advice from the Conservation Programs Heritage and Regulation (CPHR) Group on the Environmental Impact Statement (EIS) for the above State Significant Development (SSD-77260958) located at 2-4 Burleigh Street and 20-24 Railway Parade, Burwood.

CPHR has reviewed the EIS (Planning Ingenuity, 11 April 2025) and Appendix 20 – Stormwater Management Plan (ADP Consulting, 15 January 2025) and provides its comments and recommendations below.

Flooding

The site is located along the upstream ridge lines of the St Lukes Catchment, which interfaces with other catchments. The site is located on a plateau and would not be impacted by flooding for events up to the Probable Maximum Flood (PMF) Event. The depth of floodwater at Burwood Road (adjacent to the site) would be around 0.15m under the PMF Event. The critical duration of the PMF Event would be around 30 minutes. Accordingly, the site would not be subject to flood emergency risk management and evacuation constraints and CPHR has no further comments in relation to flood risk management.

Should you have any queries regarding this matter, please contact Peter Braga, Conservation Planning Officer via peter.braga@environment.nsw.gov.au.

Yours sincerely,

Louisa Clark
**Director, Greater Sydney
Regional Delivery**
Conservation Programs, Heritage and Regulation