



Our Reference: FL/116/2023  
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Captag Investments Pty Ltd  
1002 189 Kent St  
SYDNEY NSW 2000

16 June 2023

## FLOOD ENQUIRY APPLICATION

### Property Details

<b>Address</b>	25, 27, 29 Donald Street & 15A, 15B Moseley Street, CARLINGFORD NSW 2118.
	<i>This form applies for up to three adjoining sites relating to the same development. A separate Flood Enquiry form and fee will be required for more than 3 or separate lots.</i>

### Delivery Preference

cearle@capioproperty.com.au
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### Reason for Enquiry

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### Property Type

**\*\* GST not applicable from 1 July 2013\*\***

Flooding Application – Development Duplex	\$325.00
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**Disclaimer:** Flood levels and flood extent lines are based on current information held by Council. Council does not accept responsibility for the accuracy of this information. Any pipe sizes and location of pits and pipe lines should be confirmed by site investigation. The flood levels shown on the back of this form are only an approximate guide and have been derived using the current computer simulated model. The information provided in this document is presented in good faith to assist the public in understanding Council's drainage requirements that apply within the Parramatta Local Government Area. It is the responsibility of each individual using this information to undertake their own checks and confirm this information prior to its use. City of Parramatta Council, its agents and employees are not liable (whether by reason of negligence, lack of care or otherwise) to any person for any damage or loss whatsoever which has occurred or may occur in relation to that person taking or not taking (as the case may be) action in respect of any representation, statement, or advice referred to above.

**Refer to back of this form for level information issued**



## Flood Enquiry Information Issued - 16 June 2023

### Flooding

Is this property affected by flooding? <b>25, 27, 29 Donald Street &amp; 15A, 15B Moseley Street, CARLINGFORD</b>		Not affected up to 1% AEP flood. May be affected by larger floods.
<b>Flood Levels</b>	Closest Cross Sections: <i>(Please refer to Flood Study):</i>	
5% AEP	m AHD	<b>Comments:</b>  <b>See Note on Flood Maps</b>
1% AEP	m AHD	
PMF	m AHD	
<input checked="" type="checkbox"/> Refer to flood maps provided for detailed flood levels.		
Flood information is obtained from the following flood study report: <b>The Hills Shire Council Draft Urban Overland Flow Study, 2015 (Catchment Simulation Solutions)</b>		

Note: Flood inundation can be verified by detail survey to AHD undertaken by a Registered Surveyor.

### Local Flooding

Is the property located within a Hatched Grey Area? <i>Properties located within a <b>Hatched Grey Area</b> are subjected to flooding from the local catchment.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is the property located within a Grey Area? <i>Properties located within a <b>Grey Area</b> are subjected to additional site drainage controls to manage flooding in the local catchment.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is the property likely to be affected by overland stormwater run-off from the local catchment?	<input checked="" type="checkbox"/> Subject to Detailed Investigation
<b>Note:</b> You are required to contact Council's Development Service Engineer for any details and requirements relating to development that is affected by local flooding.	

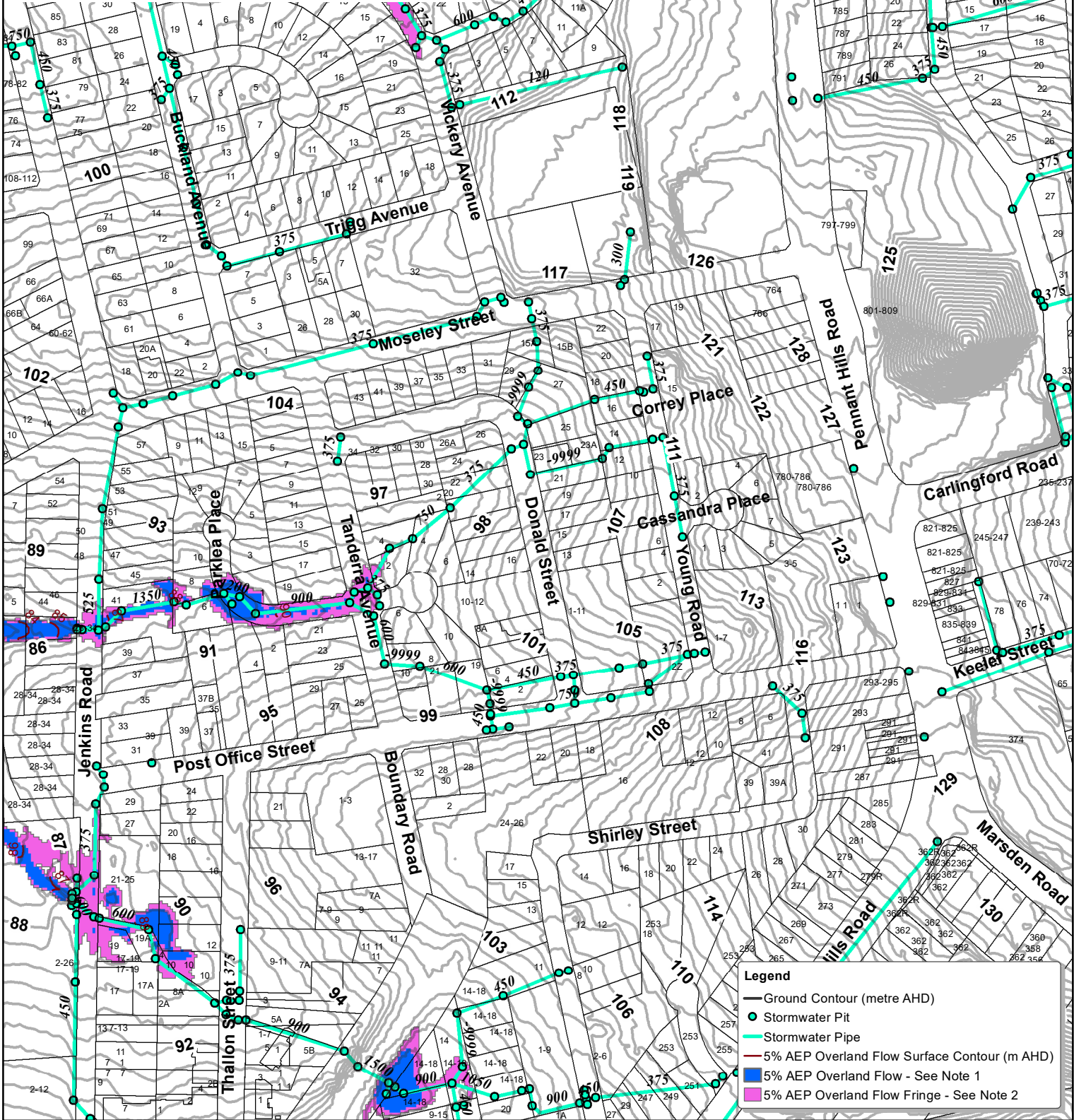
### Additional Recommended Actions

<input checked="" type="checkbox"/>	The Applicant needs to discuss the proposal to re-develop this site with Council's Town Planner and Development Services Engineer.
<input checked="" type="checkbox"/>	The Applicant needs to contact Council's Town Planner and organise a pre-lodgement meeting to discuss any proposal to redevelop this property.
<input checked="" type="checkbox"/>	The Applicant needs to refer to Council's Local Floodplain Risk Management policy for details relating to developing a land affected by flooding.

### Definitions: (As per NSW Floodplain Development Manual dated April 2005)

- AHD** – a common national surface level datum approximately corresponding to mean sea level.
- ARI** – the long term average number of years between the occurrences of a flood as big as or larger than, the selected event.
- PMF** – is the largest flood that could conceivably occur at a particular location, usually estimated from probable maximum precipitation.
- AEP** – Annual Exceedance Probability is the chance of a flood of a given or larger size occurring in any one year, usually expressed as a percentage.

- NOTE:**
1. 5% AEP Overland Flow area indicates flow depths > 0.17 metre. Refer to flow surface contours.
  2. 5% AEP Overland Flow Fringe area indicates flow depths between 0.1 metre and 0.17 metre.
  3. Council is in the process of updating flood/overland flow information. Levels may change.
  4. Cadastral information east of Pennant Hills Road and north of Carlingford Road is INDICATIVE ONLY. It may not be current as at date of this map.



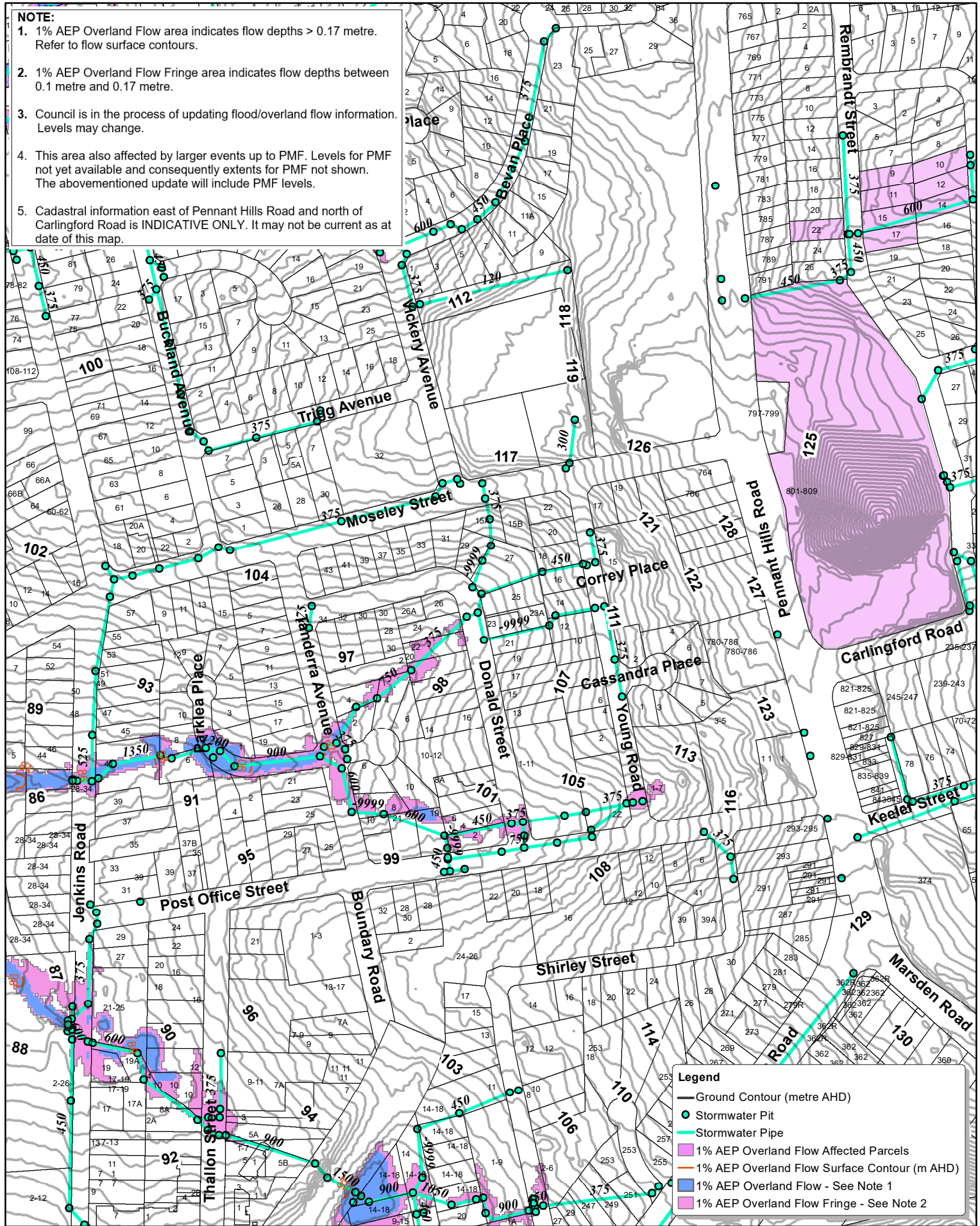
# City of Parramatta Council Flood Map - 5% AEP

N  
1:4,000

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- NOTE:**
- 1% AEP Overland Flow area indicates flow depths > 0.17 metre. Refer to flow surface contours.
  - 1% AEP Overland Flow Fringe area indicates flow depths between 0.1 metre and 0.17 metre.
  - Council is in the process of updating flood/overland flow information. Levels may change.
  - This area also affected by larger events up to PMF. Levels for PMF not yet available and consequently extents for PMF not shown. The abovementioned update will include PMF levels.
  - Cadastral information east of Pennant Hills Road and north of Carlingford Road is INDICATIVE ONLY. It may not be current as at date of this map.



**Legend**

- Ground Contour (metre AHD)
- Stormwater Pit
- Stormwater Pipe
- 1% AEP Overland Flow Affected Parcels
- 1% AEP Overland Flow Surface Contour (m AHD)
- 1% AEP Overland Flow - See Note 1
- 1% AEP Overland Flow Fringe - See Note 2



# City of Parramatta Council Flood Map - 1% AEP

N  
1:4,000

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