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## CITY OF CANTERBURY BANKSTOWN

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To: Cseg Pty Ltd  
46 Brunswick St, GRANVILLE NSW 2142

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### STORMWATER SYSTEM REPORT

<b>Property Address</b>	<b>1 Parkview Avenue Belfield 2191</b>
Lot/Section/Deposited Plan	Lot 1 DP 204490
Date Prepared:	25/10/2024
Ref:	WP-SIAONL-2181/2024
Prepared By:	Pushpa Goonetilleke
Development Type:	<b>Dual Occupancy</b>

FLOOD STUDY REQUIRED

No

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This Stormwater System Report (SSR) provides flood and stormwater information about the property.

The information in this report should be reviewed by those who are knowledgeable in flooding or have a technical requirement to understand more about Council's building development controls (such as surveyors, builders, certifiers, architects and engineers).

#### Stormwater Infrastructure

The site is affected by the following Council & Sydney Water stormwater system components.

- An Open Drain(2700 x 2000 x 1500), and associated 6.09m wide drainage easement located along the western site boundary within the site.
- Refer the Canterbury Bankstown Development Engineering Standards (2023), for existing stormwater systems & easements at the site and development restrictions over the drainage easements.

## Property Levels

Description	Minimum (m AHD)	Maximum (m AHD)
Approximate Ground Level	9.20	10.60

## Flooding Levels

### Stormwater Catchment Flooding from Canterbury LGA Cooks River Catchment Overland Flow Study (Cardno, April 2016)

Flood Event	Minimum Level (m AHD)	Maximum Level (m AHD)
5% AEP (20 year ARI)	9.80	10.50
1% AEP (100 year ARI)	10.00	10.70
PMF (Probable Maximum Flood)	11.00	11.40

## Terms and Definitions

<b>Annual Exceedance Probability (AEP)</b>	The probability of a flood event of a given size occurring in any one year, usually expressed as a percentage annual chance.
<b>Average Recurrence Interval (ARI):</b>	Similar to AEP. The long-term average number of years between the occurrence of a flood as big as (or larger than) the selected event.
<b>metres above Australian Height Datum (m AHD)</b>	The reference level for defining ground levels in Australia. The level of 0.0m AHD is approximately mean sea level.
<b>Maximum and Minimum Ground Level –</b>	Highest and lowest ground levels on the property based on available ground level information. A Registered Surveyor can confirm exact ground levels.
<b>Probable Maximum Flood</b>	An extreme flood deemed to be the largest flood that could conceivably occur at a specific location The PMF defines the extent of flood prone land (i.e. the floodplain).

### **Further Information**

For further information on flood-related development controls which may be applicable to this property, refer to the following guidelines:

- Canterbury Bankstown Development Control Plan (2023, chapter 2.2 Flood risk Management)
- Canterbury Bankstown Development Engineering Standards (2023)
- Council Standard Drawings.

### **Disclaimer**

The information contained in this document is not endorsed by the Council as without error, omission or mis-description. Council accordingly expressly disclaims all and any liability and responsibility in respect of loss, damage or injury to person or property arising from anything done or omitted to be done by any person in reliance, whether wholly or in part, upon any part of this information.

Any person having regard to the information contained in this document is encouraged to seek, at their discretion, all other sources of information on the subject matter as they consider appropriate, which may include local knowledge and/or professional advice.

### **ATTACHMENTS**

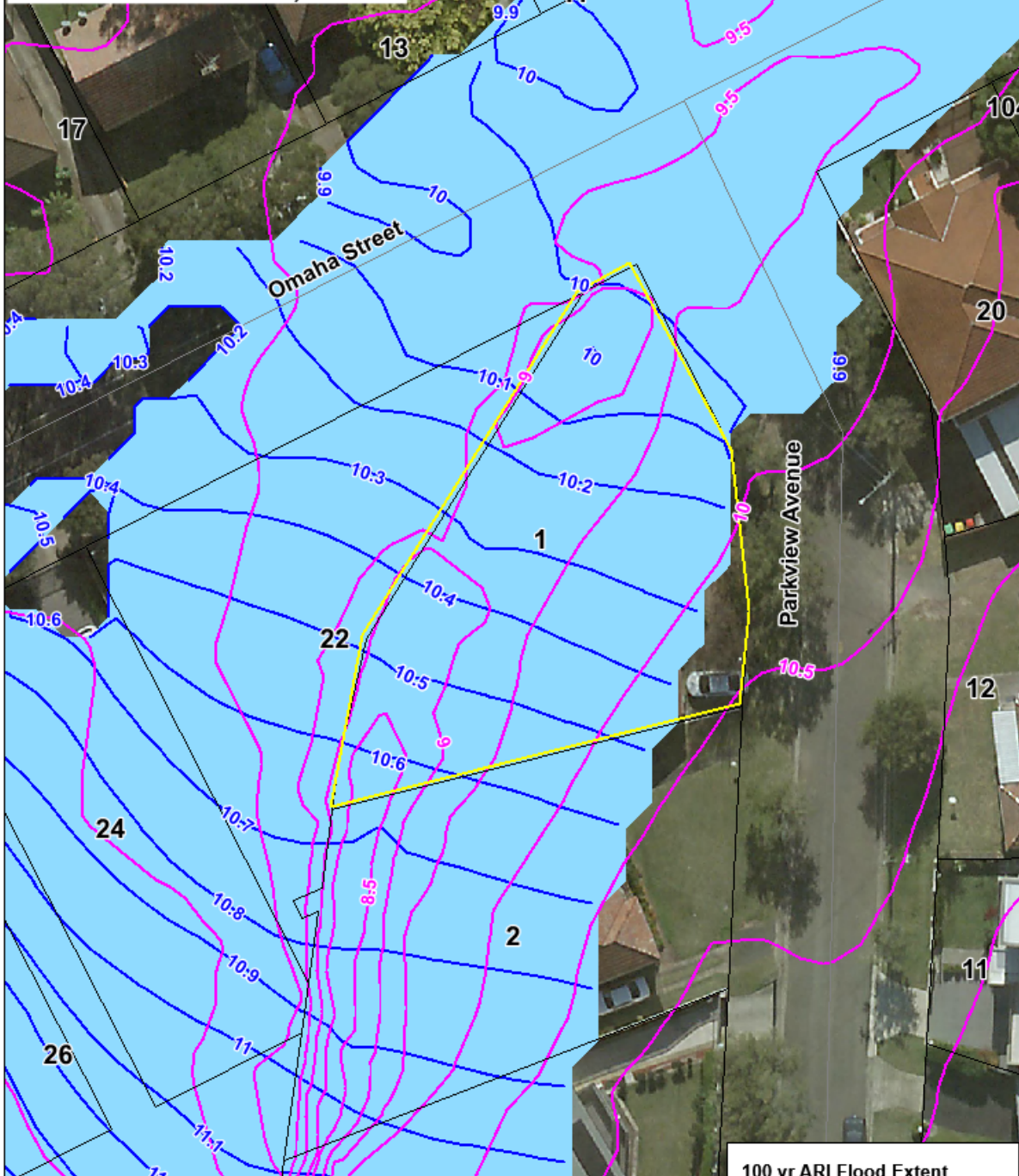
#### **For 1% AEP (100 year ARI)**

1. Flood Extent & Flood Contours Map
2. Flood Depth Map
3. Velocity Depth Product Map

#### **For PMF**

4. Flood Contours & Flood extent Map
5. GIS Map (from Council's Data)
6. Aerial Map (from Council 's Data)

**100 year ARI (1% AEP) Extent and Contour Levels (mAHD)  
from Cooks River Overland Flow Flood Study  
for 1 Parkview Avenue, Belfield**

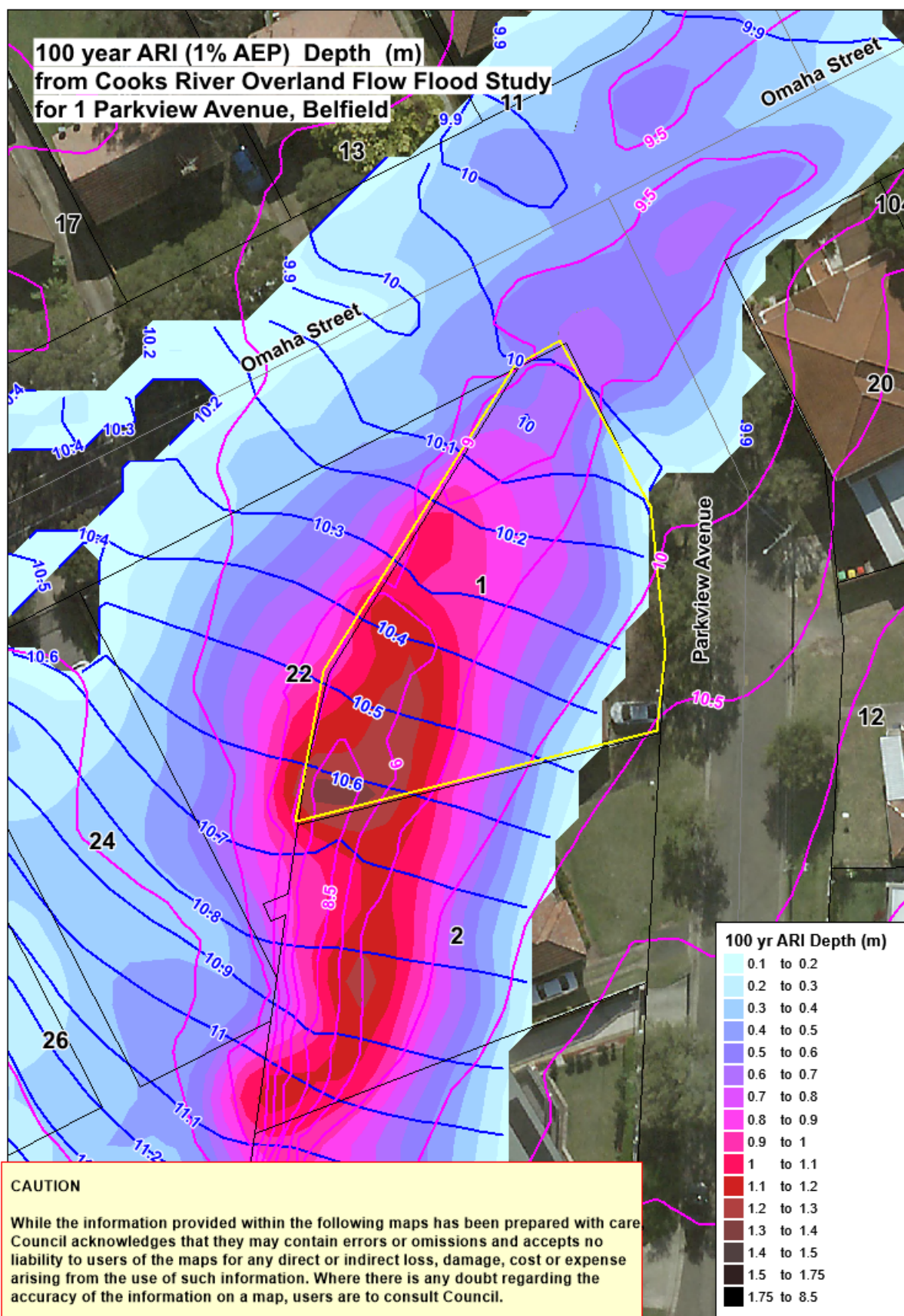


**CAUTION**

While the information provided within the following maps has been prepared with care Council acknowledges that they may contain errors or omissions and accepts no liability to users of the maps for any direct or indirect loss, damage, cost or expense arising from the use of such information. Where there is any doubt regarding the accuracy of the information on a map, users are to consult Council.

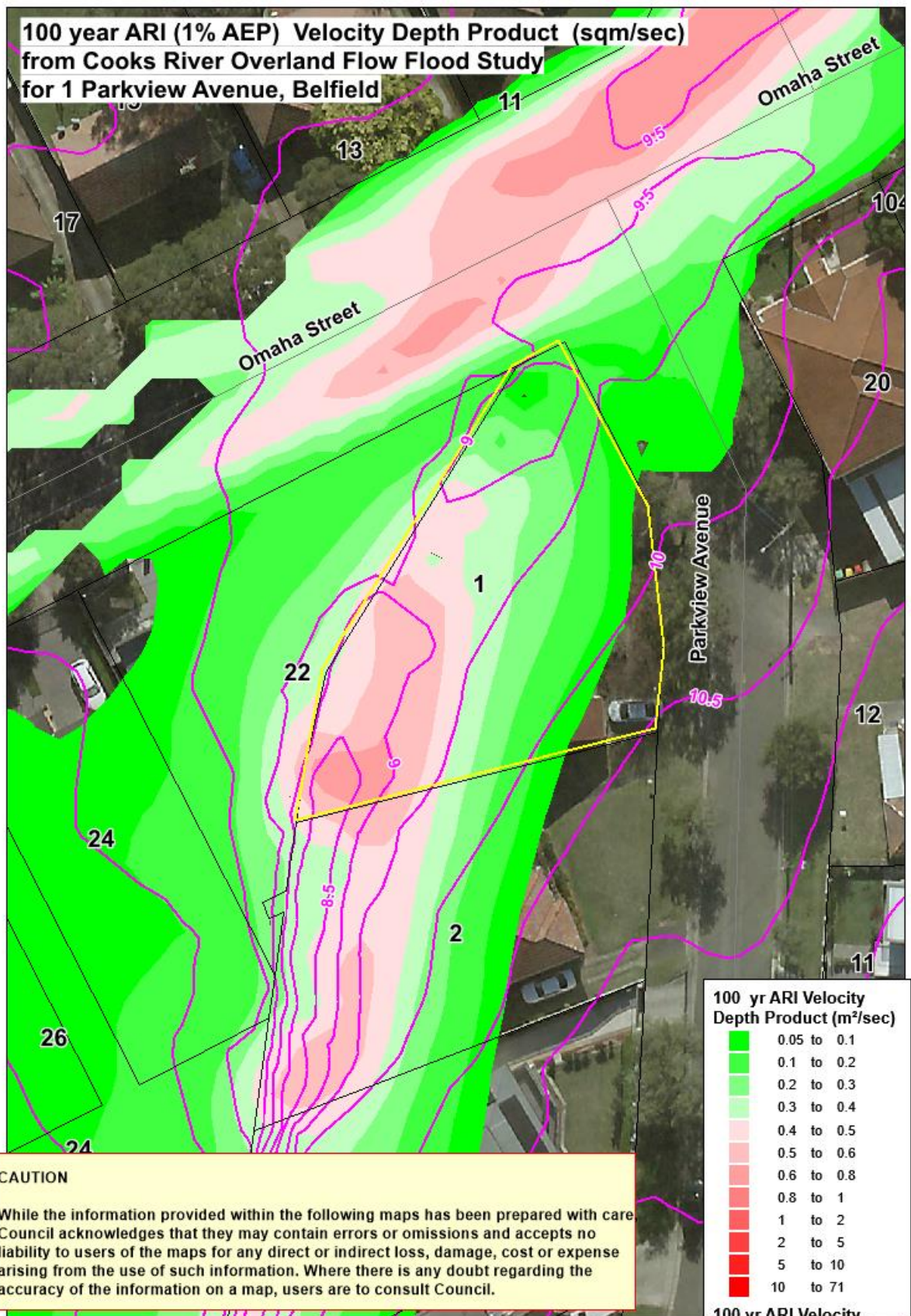
**100 yr ARI Flood Extent  
& Contours**

- Flood Extent
- Flood Contours (mAHD)
- Ground Contours (mAHD)



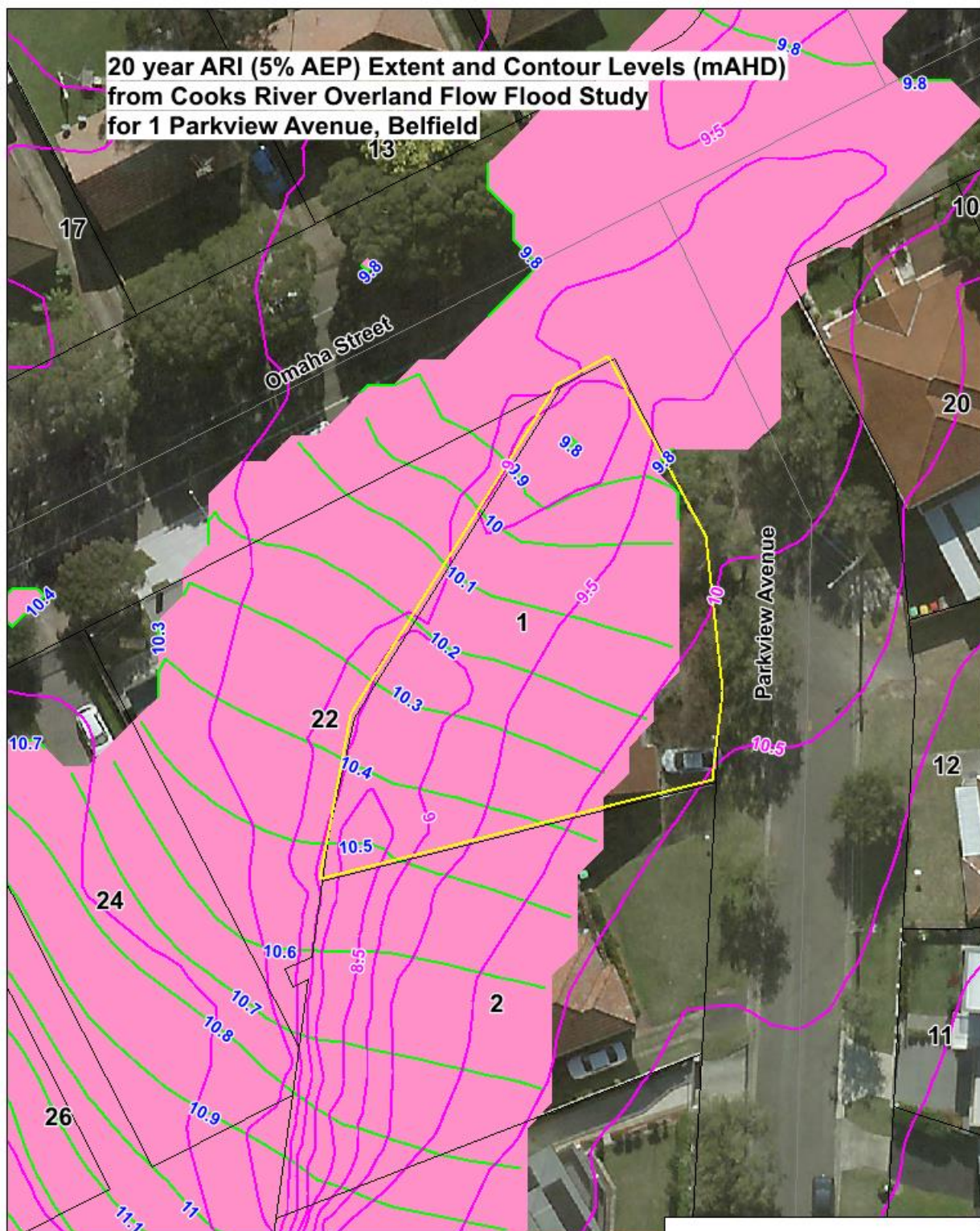


**100 year ARI (1% AEP) Velocity Depth Product (sqm/sec)  
from Cooks River Overland Flow Flood Study  
for 1 Parkview Avenue, Belfield**





**20 year ARI (5% AEP) Extent and Contour Levels (mAHD)  
from Cooks River Overland Flow Flood Study  
for 1 Parkview Avenue, Belfield**



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**20 yr ARI Flood Extent  
& Contours**

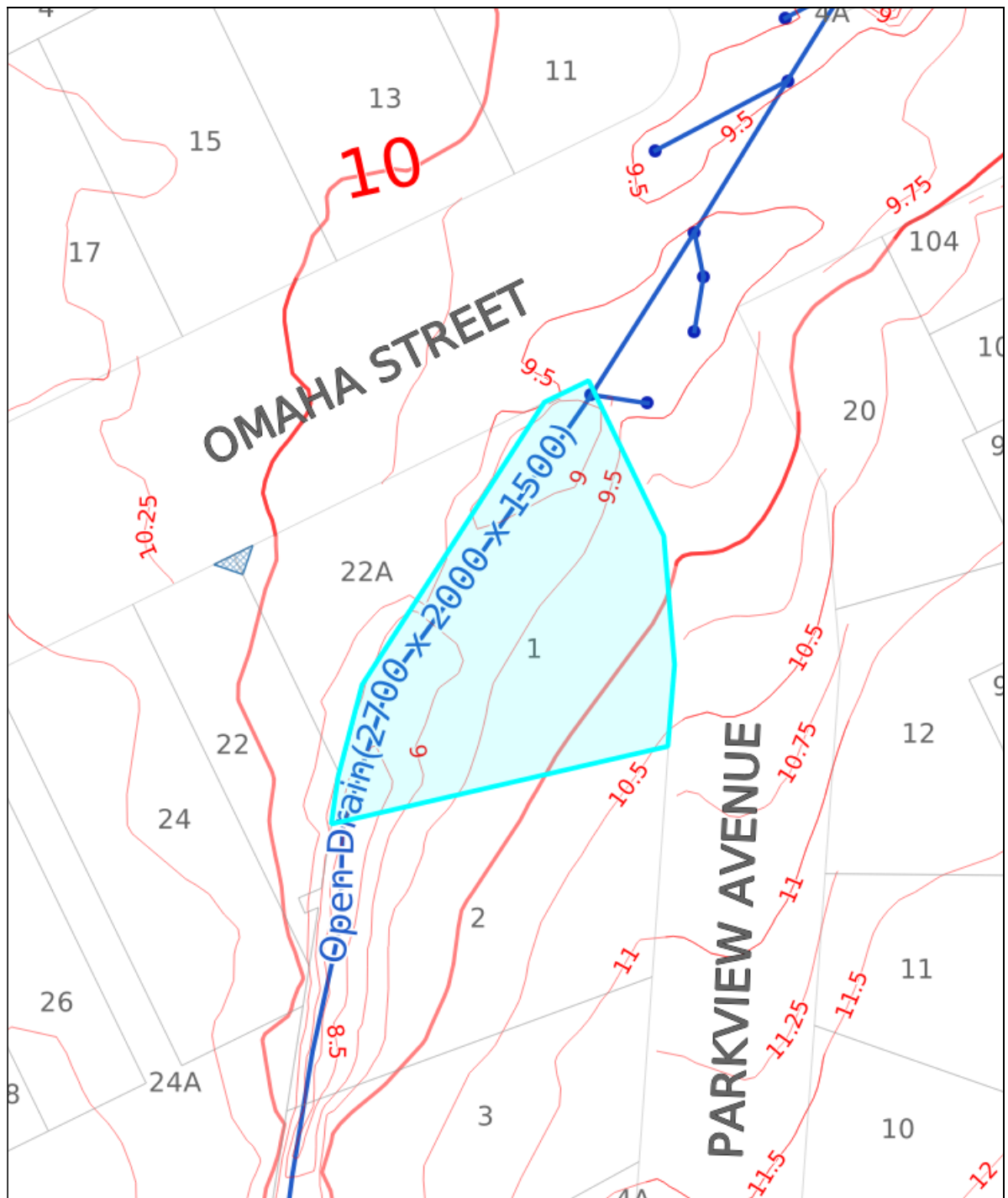
- Flood Extent
- Flood Contours (mAHD)
- Ground Contours (mAHD)

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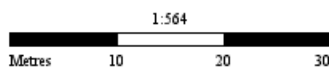




## GIS Map for 1 Parkview Avenue, Belfield



DATE: Oct 25, 2024, 11:28 AM

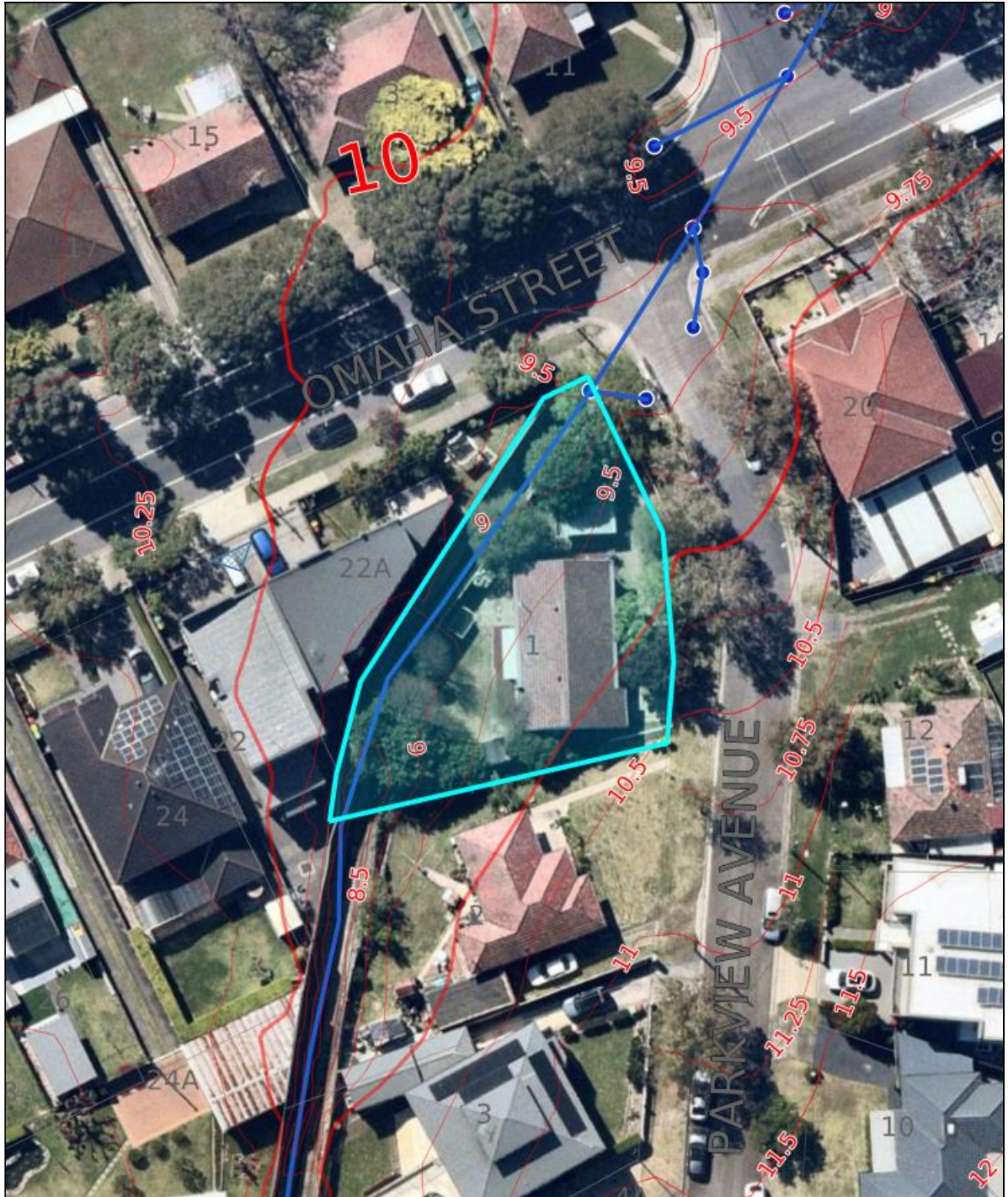


PREPARED BY: Pushpa G

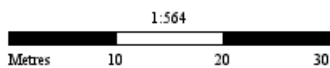
Whilst all care has been taken in the preparation of this base map, Council accepts no responsibility for the accuracy of any information shown. Users should rely on their own enquiries in order to validate information shown on this map. This information is for graphical presentation only.



## Aerial Map for 1 Parkview Avenue, Belfield



DATE: Oct 25, 2024, 11:28 AM





PREPARED BY: Pushpa G

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LEGEND

-  Canterbury Bankstown LGA
-  Surrounding LGA's


Jetty

-  Jetty

Parcel Frontage

-  Parcel Frontage


Parcel Boundary

-  Parcel Boundary


Parcel Easements (Line)

-  Parcel Easements (Line)


Parcel Easements (Polygon)

-  Parcel Easements (Polygon)


Contours (Major 10m)

-  Contours (Major 10m)

Contours (Intermediate 5m)

-  Contours (Intermediate 5m)


Contours (Minor <5m)

-  Contours (Minor <5m)

Drains

-  Drains

Pits

-  Pits

Sydney Water Stormwater Channels





