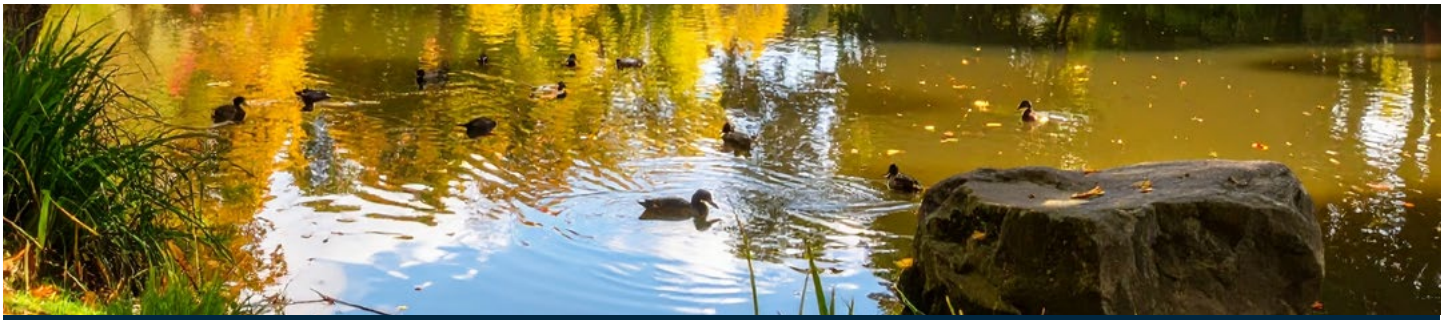




FLOOD MANAGEMENT FACTSHEET

WHY DOES FLOOD MANAGEMENT MATTER?

The Hawkesbury–Nepean Valley has one of the most significant flood risk exposures within Australia. Infrastructure NSW's Flood Strategy *Resilient Valley, Resilient Communities* states:

"The (Hawkesbury–Nepean) Valley has a high flood hazard, with both historical and geological evidence of widespread flooding across the Valley. Climate change may further increase the severity and frequency of the flood hazard in the future.

There is also a high level of flood exposure as the floodplain is located in an area with a large and growing population, and one of Australia's most significant and diverse economies. Expanding urban development across the Valley means that flood exposure will increase in the future. Up to 134,000 people live and work on the floodplain and could require evacuation. This number is forecast to double over the next 30 years. Over 25,000 residential properties and two million square metres of commercial space are currently subject to flood risk, and this will increase significantly in the coming years.

The flood risk is heightened by a number of factors:

- *insufficient road capacity to safely evacuate the whole population in a timely fashion*
- *a fragmented approach to managing flood risk*
- *low community awareness about the flood risk.*

In addition to the above, there is a high risk of infrastructure failure of facilities and systems i.e. water, wastewater, power, gas etc.

The Insurance Council of Australia considers this Valley to have the highest single flood exposure in New South Wales, if not Australia."

FLOOD POLICY 2020

Council has adopted [Flood Policy 2020](#) and associated [Schedule of Flood Related Development Controls](#) at its meeting held on 27 October 2020. The principal aim of Flood Policy 2020 is to provide information and associated development controls in relation to the assessment of Development Applications for land located in the area affected by the 1 in 100 year flood event so as to address the requirements of Clause 5.21 Flood planning of [Hawkesbury Local Environmental Plan 2012](#).

Flood Hazard Categories

Flood Policy 2020 introduces flood hazard categories used to determine flood severity and for assessing the suitability of proposed development located on flood prone land.

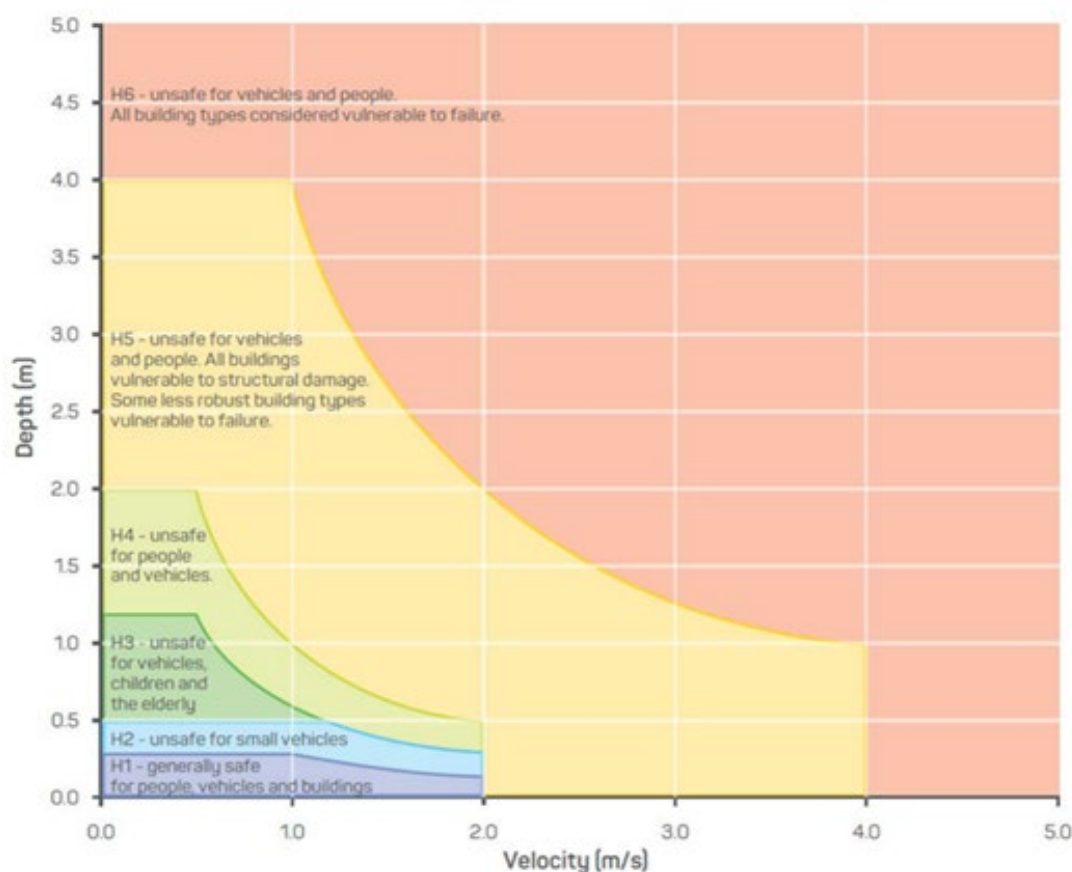
Hazard categories provide guidance on how a flood may impact on people, vehicles and buildings. The categories are based on thresholds that compare the velocity and depth of a flood peak.

Flood Policy 2020 and the Schedule of Flood Related Development Controls introduce 6 flood hazard categories (Flood Risk Categories H1 – H6).

Flood Hazard Vulnerability Curves

Figure 1 – General Flood Hazard Vulnerability Curves

(Australian Disaster Resilience Handbook Collection, Guideline 7-3 Flood Hazard



The hazard categories used in this Schedule relate to the 1 in 100 year flood event.

Flood Advice

Council's Flood Advice Certificate would provide a flood planning level for a property, which is reported in metres to Australian Height Datum (AHD) and is generally used as the standard for determining appropriate floor levels for buildings to provide reasonable protection from flood waters. Flood Advice also contains information in relation to the land levels associated with the property for which it is prepared. Please note that this information is sourced from Council's mapping system and as such the height details are approximate only. You will be required to arrange a survey by a registered surveyor to determine accurate ground levels of your land.

There are three options for Flood Advice as follows:

- Flood Advice Basic – Document detailing flood risk associated with a property providing information relating to the adopted 1:100 ARI (average recurrent interval) flood level and estimated land levels.
- Flood Advice Detailed – Document detailing Flood Event Levels, Likely Velocity, Hazard Categories and Hydraulic Classification.
- Flood Advice CDC – Document detailing Flood Event Levels, Likely Velocity.

To apply for Flood Advice, please complete an [Application for Flood Advice](#) and submit to Council by:

- Email to council@hawkesbury.nsw.gov.au
- Post to: Hawkesbury City Council, P.O. Box 146, Windsor NSW 2756 or to: DX 8601 Windsor.
- In Person at our Customer Service Centre at 366 George Street Windsor, between 9am and 4pm, Monday to Friday.

Customer Service will contact you to pay the associated fee before processing the application. Applied fees are found in Council's Fees and Charges Schedule and on the Application for Flood Advice.

Compatibility of Development with Flood Hazard

Table 2 in the Schedule to Flood Related Development Controls groups land uses into development types according to the sensitivity of each use to flooding. The table uses a combination of development types and hazard categories in order to identify developments as being either compatible or incompatible.

Note: The land uses listed within Table 2 in this Schedule correspond to land uses defined by Hawkesbury Local Environmental Plan 2012.

Development can be within a number of different Hazard Categories. New development will only be supported if it is compatible with all Hazard Categories in which it is situated and complies with the development controls of the highest applicable Hazard Category.

If a land use, or part of a use, is incompatible with a Hazard Category, the relocation or redesign of the development to fit into a compatible hazard will be required. Additions, alterations, rebuilding or redevelopment of existing development within a compatible Hazard Category must comply with the requirements listed under New Development in the 'Schedule to Flood Related Development Controls'.



Interpreter Service available, call 131 450 خدمة الترجمة الشفوية متاحة، اتصل على رقم 131 450 可提供傳譯服務，請致電 131 450 Hemm servizz tal-interpretu, cempel 131 450

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 **Hawkesbury
City Council**