

Our Ref: GBCMA-F-2019-00745
Contact Officer: Russel Haque
Date: 16 October 2019



Ms Alicia Burnett
ERM
GPO Box 266
South Melbourne Vic 3205

alicia.burnett@erm.com

Dear Ms Burnett

**Floodplain Management Advice for
Proposed Solar Farm
Allotment 4, Parish of Girgarre East
90 McCague Road Girgarre East Vic 3616**

Thank you for your application dated 25 September 2019, received by the Goulburn Broken CMA on 25 September 2019, regarding the above matter.

The Goulburn Broken CMA's assessment of the above information has determined that the proposed development location is covered by the Farming Zone - Schedule 1 and Floodway Overlay, Land Subject to Inundation Overlay in the Greater Shepparton Planning Scheme.

The Floodway Overlay is associated with a depression system that is some 150 metres in width and is shown in **Figure 1**. Floodway land should generally remain free from buildings and works. Alternatively in this instance, no buildings and works should be placed within 30 metres of either side of the thalweg of the depression i.e., a 60 metre wide corridor should be catered for. To determine the accuracy of the thalweg survey will need to be carried out.

The Authority's best estimate of the 100-year ARI flood level along the Floodway Overlay is 108.2 metres AHD, which was established from the Fraser Report (SR&WSC) on the 1950 floods, and currently represents the best available flood information for this region. Its reliability is considered to be fair.

The Goulburn Broken CMA understands that the proposal is likely to include:

- Solar panels set well above ground level on supported pole structures, with the structures several metres apart.
- Inverter buildings (similar size to a shipping container) to service areas of about 15 hectares.
- Operation and maintenance buildings.

In the light of the above information, the Goulburn Broken CMA would not object to the proposed Solar Farm, subject to the following conditions:

www.gbcm.vic.gov.au

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1. No building and works shall be placed within 30 metres of the thalweg of the depression as identified as Floodway Overlay (FO) in **Figure 1**. Survey will be required to determine the thalweg location.
2. Operation and maintenance buildings, and the like, are to be located on highest available land, with floor level set at least 300 millimetres above the general surround ground level;
3. Inverter buildings may be located in LSIO, provided their floor levels are set at least 300 millimetres above the applicable 100-year ARI flood.

The subject site is within an irrigation district and has been earmarked for proposed community surface drainage in the past. In this regard, you should contact Goulburn-Murray Water to seek advice as to future drainage requirements and any associated required buffers.

We have noted significant patches of remnant native vegetation, including scattered paddock trees within the subject site. If any native vegetation is to be removed or impacted in any way, advice from the Department of Environment, Land Water and Planning must be obtained in accordance with the ['Guidelines for the removal, destruction or lopping of native vegetation'](#) (DELWP 2017).

Please Note:

- This document contains floodplain management advice only. It does not constitute approval from any other statutory body. It is your responsibility to obtain any other required approvals.
- The 100-year ARI flood is not the maximum possible flood. There is always a possibility that a flood larger in height and extent, than the 100-year ARI flood, may occur in the future.

If you have any queries, please contact Russel Haque on **(03) 5822 7700**. To assist in handling any enquiries please quote **GBCMA-F-2019-00745** in your correspondence. Please note that all electronic correspondence should be directed to planning@gbcma.vic.gov.au.

Yours sincerely



Guy Tierney
**Statutory Planning and
Floodplain Manager**

Information contained in this correspondence is subject to the definitions and disclaimers below.

Definitions and Disclaimers

1. The area referred to in this letter as the 'proposed development location' is the land parcel(s) that, according to the Authority's assessment, represent(s) the location identified by the applicant. The identification of the 'proposed development location' on the Authority's GIS has been done in good faith and in accordance with the information given to the Authority by the applicant(s) and/or local government authority.
2. While every endeavour has been made by the Authority to identify the proposed development location on its GIS using VicMap Parcel and Address data, the Authority accepts no responsibility for or makes no warranty with regard to the accuracy or naming of this proposed development location according to its official land title description.
3. **AEP** as Annual Exceedance Probability – is the likelihood of occurrence of a flood of given size or larger occurring in any one year. AEP is expressed as a percentage (%) risk and may be expressed as the reciprocal of ARI (Average Recurrence Interval).

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4. **ARI** as Average Recurrence Interval - is the likelihood of occurrence, expressed in terms of the long-term average number of years, between flood events as large as or larger than the design flood event. For example, floods with a discharge as large as or larger than the 100-year ARI flood will occur on average once every 100 years.
5. **AHD** as Australian Height Datum - is the adopted national height datum that generally relates to height above mean sea level. Elevation is in metres.
6. No warranty is made as to the accuracy or liability of any studies, estimates, calculations, opinions, conclusions, recommendations (which may change without notice) or other information contained in this letter and, to the maximum extent permitted by law, the Authority disclaims all liability and responsibility for any direct or indirect loss or damage which may be suffered by any recipient or other person through relying on anything contained in or omitted from this letter.
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8. The flood information provided represents the best estimates based on currently available information. This information is subject to change as new information becomes available and as further studies are carried out.
9. ***The responsible authority may use this information within 90 days of this letter.***

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Figure 1: Floodway Overlay and Land Subject to Inundation Overlay in the Greater Shepparton Planning Scheme.

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