



TWEED SHIRE COUNCIL

Planning
Service

Tweed Valley Floodplain Risk Management Plan 2005

Part 1
Establish Appropriate Flood
Planning Levels for Residential
Development

December 2005

TWEED SHIRE COUNCIL

**Engineering & Operations
Division**

Phone: (02) 6670 2400

Fax: (02) 6672 7513

The Study is on the web at:

www.tweed.nsw.gov.au



Part 1 of the Tweed Valley Floodplain Risk Management Plan – Establish Appropriate Flood Planning Levels for Residential Development

1. Objectives

- Adopt flood planning levels for residential development that are recommended by Part 1 of the Tweed Valley Floodplain Risk Management Study 2005 - Establish Appropriate Flood Planning Levels for Residential Development
- Identify appropriate implementation measures

2. Flood Planning Levels for Residential Development

(a) Flood planning levels (FPLs) for residential development in areas covered by the Tweed Valley Flood Study 2005 shall be as follows:

(i) “Design Flood Level” - the 1% AEP flood level as designated in Tweed Valley Flood Study 2005 with a minimum of 2.6m AHD. The level for individual properties is to be rounded up to the nearest 0.1m.

(ii) Minimum floor level for residential development shall be “design flood level” plus 0.5m.

(iii) Areas inundated by PMF but not by 1% AEP flood event must adopt the same design flood level for residential development as adjacent areas inundated by 1% AEP flood event

3. Implementation

The revised FPLs shall be implemented by an amendment to Development Control Plan No.5 Development of Flood Liable Land.

Version 2.3 of DCP 5 (March 2006) incorporates these amendments.