

Southern Link Inland Port

Andrew Craig - for SLPL - Summary Statement on Stormwater Assessment

Introduction

1. My full name is Andrew Robert Craig. My qualifications and experience, and my role in the Southern Link Inland Port Project (**SLIP**) are set out in the “Stormwater Assessment” report dated 15 April 2026, Section 1.2, which is included in Part B.13 of the substantive application for the SLIP.
2. The flooding related matters raised by submitters in Section 53 have been addressed through my Section 55 evidence and largely resolved as far as I am aware. I discuss the commenters residual concerns around consent conditions below.
3. Following discussion with Ms Amanda Ling and Mr Ben Throssell since filing my Section 55 Evidence, I retain the general views expressed in that evidence but have considered some refinement to related consent conditions on the matters raised by them as follows:
 - (a) I had concerns with the conditions proposed by Ms Amanda Ling on behalf of Otago Regional Council (ORC) and Mr Ben Throssell on behalf of Dunedin City Council (DCC) in their Section 53 relating to the setting of finished floor levels, as this is more appropriately dealt with through risk-based detailed design and building consent. However, the issue has since been agreed with ORC through a refined condition as set out below.
 - (b) I also had concerns with the alternative condition B.21 proposed by Mr Throssell through the DCC Section 53 submission. I provide further clarification to proposed condition B.21 within this evidence, informed by subsequent conversations with Mr Throssell.
 - (c) I consider that the modelling presented in the Stormwater Assessment and the proposed consent condition B.21 below are appropriate to manage flooding concerns raised by Mosgiel Taieri Community Board, Jane and Bernie McLeod (231 Dukes Rd North) and Craig and Joanne Inch (54 Rutherford Road). I still hold the opinions I expressed in my Section 55 evidence, subject to the clarification in this evidence regarding proposed condition B.21.

Finished Floor Levels

4. Subsequent to my Section 55 evidence, a meeting with the experts for the ORC and Fish and Game occurred. Ahead of that meeting, Ms Ling for ORC proposed a refined condition to manage the relationship between finished floor levels and natural hazards. Ms Ling proposes the following condition:

An assessment of the proposed building finished floor levels with appropriate freeboard above the 1% AEP with climate change flood level shall be provided by a suitably qualified and experienced person(s) at building consent stage.

5. In my opinion, the above proposed condition is reasonable. I understand that its inclusion resolves the concerns raised in Ms Ling's report.

Flood hazard performance condition B.21

6. Mr Throssell for DCC proposed in Section 53 evidence an alternative to the applicant's proposed condition B.21 for managing flood effects. In my Section 55 evidence, I disagreed with Mr Throssell's proposed condition.
7. Informed by subsequent discussion with Mr Throssell, I propose a modification to condition B.21 in order to more closely align with Mr Throssell's position.

B.21	Prior to the commencement of construction of the Southern Link Inland Port, the Consent Holder must provide final detailed design plans and a report describing the associated hydraulic modelling to the Otago Regional Council that confirm that the following limits will not be exceeded as a direct result of the development of the Southern Link Inland Port in events up to 1% AEP with climate change for an assessment area extending 2000m downstream of the site: a) Existing habitable buildings in residential and rural zones: <10mm of increase in internal flood water depth; b) Existing commercial buildings in commercial and industrial zones: <20mm of increase in internal flood water depth; c) No more than 50mm increase in flood water depth outside of buildings, and d) No more than 10mm at the downstream edge of the assessment area.
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8. In my opinion, this proposed refined condition B.21 provides appropriate and achievable controls on potential flooding effects in this environment, whilst considering topography, hydraulic model stability and existing consented land-uses.



Andrew Robert Craig
10 September 2026