

To: The Environmental Protection Authority

From: Gus Finlayson – Barker & Associates Limited

Date: 25 July 2025

Re: Delmore Flood Model Updates

Introduction

The purpose of this memorandum is to accompany the updated flood model information package. This package is provided by the applicant as part of the Delmore substantive fast-track response to comments from Healthy Waters. It outlines the timeline of key events in relation to the McKenzie & Co flood model updates and lists the full set of documents which McKenzie & Co has updated consequently.

Background

- On 19 May 2025 Healthy Waters requested that the Delmore flood model, which was provided by McKenzie & Co as part of the substantive application, be sent to Healthy Waters so that Healthy Waters could review it. This model was provided to Healthy Waters on June 12 by McKenzie & Co.
- On 1 July 2025 Healthy Waters issued a further information request relating to the flood model. This request was provided directly to the applicant and was not lodged with the EPA. Given the complexities of re-running the model, McKenzie & Co did not have sufficient time to undertake this work as part of the 7 July 2025 response, however preliminary responses on the model were provided instead (this was **Appendix 52.2** as part of the response to comments, and is also included as part of **Appendix 1** to this memo – refer '2 July 2025' column).
- Following the 7 July response, further updates were made to the flood model by McKenzie & Co. These are tabulated and reflected in the '21 July 2025' column of **Appendix 1**.

As a result of the updated model, post-development flood depths both within the site and at neighbouring properties have changed from the levels provided within the substantive application.

In order to reflect the updated changes, McKenzie & Co has updated the relevant reports and drawing sets, which supersede the existing documents. See a full list of updated documents in the section below.

Updated Documents

Appendix 1: Delmore Flood Model Response

Appendix 2: Delmore Flood Assessment Report (Originally submitted as *Appendix 29*)

Appendix 3: Flood Hazard Risk Assessment

Appendix 4: Flood Model Drawings

Appendix 5: Culvert Drawings and Checklist (The design of culverts 5, 8, 9 and 11 have been revised)