Submission to Planning Authority Notice

Council Planning Permit No.	4/2020 - PA\21\0142	Council notice date	3/12/2020
TasWater details			
TasWater Reference No.	TWDA 2020/02069-MVC	Date of response	15/12/2020
TasWater Contact	David Boyle	Phone No.	0436 629 652
Response issued to			
Council name	MEANDER VALLEY COUNCIL		
Contact details	planning@mvc.tas.gov.au		
Development details			
Address	100 COUNTRY CLUB AV, PROSPECT VALE	Property ID (PID)	2852135
Description of development	Draft Planning Scheme Amendment Rezoning and Specific Area Plan		

Schedule of drawings/documents

Prepared by	Drawing/document No.	Revision No.	Date of Issue
Niche Planning Studio	Planning Scheme Admendment Report		13/11/2020

Conditions

Pursuant to the *Water and Sewerage Industry Act* 2008 (TAS) Section 56S(2) TasWater makes the following submission(s):

1. TasWater does not object and has no formal comments for the Tasmanian Planning Commission in relation to this matter and does not require to be notified of nor attend any subsequent hearings.

Advice:

Sewer Infrastructure

Our modelling analysis was conducted with:

- 255 +84 ET draining to MH A528990
- 78 ET draining to main A528302
- 20 ET draining to MH A528314
- 18 ET draining to MH A528510

Modelling analysis indicated that in the absence of the development, the 225mm main between MH A528902 and MH A528987 already had a number of significant capacity issues initially.

The additional loading from the development exacerbates these pre-existing capacity issues and causes a number of pipes around this area, to go from “has capacity” to “exceeds capacity”. These assets were:

- A528032
- A528035
- A528039

These pipes will need to be upsized to accommodate the proposed development, by the developer.

The development also causes one MH A528822 to overflow. It is unclear the data source or accuracy of this MH’s surface and invert levels, so this overflow may well be a non-issue.

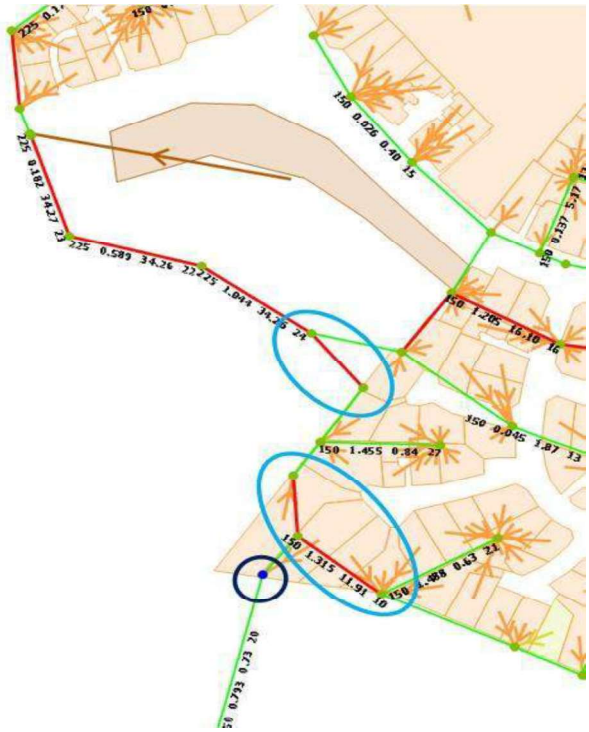

Figure 1: Pipes exceeding capacity after the introduction of the proposed development, are circled in BLUE. Overflowing MH after the introduction of the proposed development, is circled in DARK BLUE.
NOTE: Uncircled pipes in RED indicate capacity issues existing before the development in this area.

Sewer Pump Stations (SPS):

The development gravitates directly to the Prospect Vale Sewer Treatment Plant (STP), hence no SPS assessment on storage or pumping capacity, needed to be conducted.

Sewer Treatment Plant (STP):

The hydraulic and process capacity of the downstream STP has not been assessed. But this does not mean that the developler will not need to contribute to the upgrading STP, in some way.

Water Infrastructure
Our modelling indicates that the existing water network has the capacity to take the additional loading from the proposed development.

A fire flow of 20 L/s, (2 x 10 L/s) was used in this analysis.

Hydraulic context and overview description of current capacity issues:
The proposed development is located in the Prospect Supply Pressure Zone supplied from the Casino Reservoirs which have a TWL of 237 m AHD. This development has three connection points to the Prospect Supply network; on the 450 mm trunk main just below the reservoirs, on the 375 mm trunk main approx 300 metres west of Casino Rise and at the western end of Harley Parade. The main connection point is on the 450 mm trunk main just below the reservoirs is at an elevation of 205 m AHD, giving a maximum static pressure at this connection point of 32 m.

The 450 mm and 375 mm mains in Country Club Avenue directly link to the Casino Reservoirs. The link to Harley Parade will benefit the existing water network in this and nearby streets.

The pressure head given above is at the assumed connection point below the reservoir site and does not include losses through service connections or associated pipework within the sudivision

The highest service connection point within the proposed development is approximately R.L. 211 metres.

The hydraulic and process capacity of the water treatment plant and sources upstream have not been assessed.

Boundary Conditions
Altitude at connection point to 450 mm main; R.L. 205 m.
System Pressure Head at max flow on Peak day, (9:15 am), at connection point to 450 mm main; 233.53 metres.
Max flow on Peak day, (9:15 am), at 450 mm connection point; 16.41 L/s
Max flow on Peak day, (9:15 am), at 375 mm connection point; 6.32 L/s
Max flow on Peak day, (9:15 am), to development; 15.05 L/s
Flow into Harley Parade at max flow on Peak day, (9:15 am); 7.68 L/s

Advice

General

For information on TasWater development standards, please visit
http://www.taswater.com.au/Development/Development-Standards

For application forms please visit http://www.taswater.com.au/Development/Forms

Declaration

The drawings/documents and conditions stated above constitute TasWater's Submission to Planning Authority Notice.

Authorised by

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Development Assessment Manager

TasWater Contact Details

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