

APPENDIX A: GLOSSARY

GLOSSARY

Activity application means an application made under section 68 of the *Local Government Act 1993* for an activity listed in the 'table' in S68.

Amenity means the enjoyment of the environment whether by the community or an individual arising from the day to day use of property including dwellings or publicly accessible land, community facilities or open space and includes, but is not limited to, the enjoyment of:

- a. Sunlight, privacy and views; and
- b. Residential and community life free from nuisance arising from the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products or grit.

Aquifer is a groundwater system that can yield useful volumes of groundwater. This also implies that the water is of good enough quality to be used for purposes such as irrigating crops or for town or stock drinking water. Aquifers are not underground rivers or streams. (Refer NSW Office of Water)

Australian Height Datum means the level from which heights in Australia are measured and which is based on mean sea level having a value of 0.000m.

Australian qualification framework (AQF) is a quality assured national framework for education and training. This system provides nationally recognised and endorsed qualifications through a competency based training system.

Average recurrence interval (ARI) means the long-term number of years between the occurrence of a flood or storm event that is equal to or larger than the selected event.

Building Sustainability Index (BASIX) and BASIX Certificate. The Building Sustainability Index is defined by State Environmental Planning Policy (Building Sustainability Index: BASIX 2004) and the BASIX Certificate can be generated on the NSW Government website: www.basix.nsw.gov.au.

Busy road has the same meaning as provided in the NSW Government publication: *Development near rail corridors and busy roads – Interim Guideline (2008)*

Catchment means an area of land from which all runoff water flows to the same low point in a waterbody or drainage depression (creek, river, harbour, etc)

Classified road means any of the following:

- a. a main road,
- b. a highway,
- c. a freeway,
- d. a controlled access road,
- e. a secondary road,
- f. a tourist road,
- g. a tollway,
- h. a transitway,
- i. a State work.

(As defined under the *Roads Act 1993*).

Compatibility means capable of existing together in harmony and is different from sameness.

Compost means vegetative material capable of being converted to humus by a biological decay process.

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Conservation may, according to circumstance, include the processes of: retention or reintroduction of a use; retention of associations and meanings; maintenance, preservation, restoration, reconstruction, adaptation and interpretation; and will commonly include a combination of more than one of these.

Contaminated land means land in, on or under which any substance is present at a concentration above the concentration at which the substance is normally present in, on or under (respectively) land in the same locality, being a presence that presents a risk of harm to human health or any other aspect of the environment. (As defined in s145A *Environmental Planning and Assessment Act 1979*)

Contributory item means a building in a Conservation Area that is not individually listed as a heritage item but by virtue of age, scale, materials, details, design style or intactness is consistent with the conservation area, and therefore reinforces its heritage significance. (As defined in *Helou v Strathfield Municipal Council [2006] NSW LEC 66*).

Cultural significance means aesthetic, historic, scientific, social or spiritual value for past, present or future generations. (As defined in the Burra Charter - The Australia ICOMOS Charter for Places of Cultural Significance).

Daylight means the diffused natural light of the day.

Dead tree means a tree with no remaining living foliage or vascular tissue that is incapable of photosynthesis.

Drainage easement is a restriction on a parcel of land that benefits another parcel of land and gives it the legal rights to use part or all of the land for the purpose of draining water.

Dying tree means a Tree showing signs of significant, immediate and irreversible overall decline.

Encroachment means encroachment by overhang of any part as well as encroachment by intrusion of any part in or upon the land.

Flood certificate means a certificate obtained from Council which provides flooding information for the area in the vicinity of a particular property including peak water levels, depths and flow rates for the 100 year ARI and peak water levels for the Probable Maximum Flood event.

Flood control lot means a lot identified as a flood control lot on the maps in Appendix E of this Development Control Plan (DCP). Also referred to as: Flood Hazard Area as defined in the Building Code of Australia (BCA) Note: All flood control lots are also within flood hazard areas as defined by the BCA.

Floodplain means an area of land which is subject to inundation by floods up to and including the probable maximum flood event, that is, flood prone land.

Flood planning level means the level of 1:100 ARI (average recurrent interval) flood event plus 0.5 metre freeboard. Also referred to as: Flood Hazard Level as defined in the Building Code of Australia.

Flood proofing means a combination of measures incorporated in the design, construction and alteration of individual buildings or structures subject to flooding, to reduce or eliminate flood damage.

Flood risk means the potential danger to personal safety and potential damage to property resulting from flooding.

Flood risk management report means a report detailing the flood risks associated with a particular property or area, along with recommendations on measures to address those risks.

Flood storage areas means those parts of the floodplain that are important for the temporary storage of floodwaters during the passage of the flood. The loss of flood storage can increase the severity of flood impacts by reducing natural flood attenuation.

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Flood study means an analysis of local stormwater drainage catchment to determine the flood characteristics affecting a particular property or area.

Floodway area means those areas of the floodplain where a significant flow of water occurs during floods and they are often aligned with naturally defined channels. Floodways are areas that even if only partially blocked, would cause a significant redistribution of flood flow, or a significant increase in levels.

Foreshore planning level means a combination of the tidal and wave levels generated during the designated storm event with a freeboard applied above.

Foreshore risk means the potential danger to personal safety and potential damage to property resulting from tidal levels and wave impacts.

Foreshore risk management report means a report detailing the foreshore risks associated with a particular property or area, along with recommendations on measures to address those risks.

Foreshore risk study means an analysis of the tidal and wave characteristics of a water body such as Sydney Harbour to establish how they impact on a particular property or area.

Freeboard means a factor of safety typically used in relation to the setting of floor levels and is included in the Flood Planning levels and Estuarine Planning levels. Freeboard tends to compensate for factors such as wave action localised hydraulic effects, 'greenhouse' and climatic change, as well as sensitivity of flood modelling data.

GreenWay (also known as "The Greenway") is an environmental and sustainable transport corridor running adjacent to the Inner West Light Rail corridor, between Cooks River and Iron Cove. The corridor includes areas of Leichhardt, Ashfield, Marrickville and Canterbury local government areas, and incorporates bushcare sites, active transport, public art and informal educational and community facilities.

Greywater means waste water that does not contain human excreta, such as water from the laundry or from the bathroom (but not toilet).

Gross pollutants means materials made up of litter and debris that is transported by urban runoff and that is not less than 5mm in diameter and/or is retained by a 5mm mesh screen.

Gross pollutant trap means a structure that acts as a water pollution control measure by intercepting and retaining gross pollutants

Hazard means a source of potential harm or a situation with a potential to cause loss. In relation to this Development Control Plan (DCP) the hazards are flooding, inundation or wave impacts which all have the potential to cause damage to the community.

Hazardous waste means any waste that:

- a. because of its physically, biologically or chemically damaging properties, is capable of causing a danger to the life or health of any living thing if it is released into the environment, and
- b. is, or contains, a substance specified in Schedule 1 of the Protection of the Environment Operations (Waste) Regulation 2005

High Hazard Category means a hazard where there is potential danger to personal safety; evacuation by trucks is difficult; able-bodied adults would have difficulty in wading to safety; and there is potential for significant structural damage to buildings.

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Hydraulics means the term given to the study of water flow in stormwater drainage systems and waterways. In particular, it relates to the evaluation of flow parameters such as water level and velocity.

Hydrology means the term given to the study of the rainfall and runoff process. In particular, it relates to the evaluation of peak flows, flow volumes and the derivation of hydrographs for a range of floods.

Impermeable surfaces means those surfaces that are not readily penetrable by water.

Integrated water cycle plan means a design, management and implementation plan for large-scale developments detailing the proposed stormwater management measures that are to be integrated into the development.

Inter allotment drainage means a private stormwater drainage system that carries stormwater from one property, or a number of properties, through other properties.

Invert means the lowest point of a channel or gutter, or the internal base of a pipe.

Landscape Significance means a Tree that rates as 1, 2 or 3 when assessed against the criteria contained in the table in Appendix 5 of the *Tree Management Technical Manual*.

Light well means unroofed space, bounded on all sides, which provides daylight to one or more storeys of a building and may provide ventilation.

Litter means all material of human origin that is capable of being mobilised by stormwater runoff.

Living areas means living rooms, dining rooms and kitchens (excluding bedrooms, studies, bathrooms, laundries, parking facilities and the like).

Main living room means a lounge room, family room, sitting room, TV room or rumpus room (but does not include kitchen or other utility rooms). The main living room within a dwelling is the main recreation area for the occupants. If the dwelling has more than one living room, preference shall be given to the room which is the main recreation area for the occupants by virtue of design, location and access to private open space.

Mechanical parking installations means mechanical car stackers, car lifts and turntables

Minor architectural details means and includes, but is not necessarily limited to eaves, brackets, window sills and frames, cornices, plinths, balustrades, signs and light fixtures but does not include a wall.

Minor encroachment means encroachment by a minor architectural detail and includes encroachment by overhang of any part as well as encroachment by intrusion of any part in or upon the land.

Natural water balance means the relative balance between runoff, infiltration and evapotranspiration under natural (pre-development) conditions, so as to maintain appropriate groundwater, soil salinity and streamflow characteristics.

Nutrients means substances that provide nourishment to another organism. In the context of stormwater, they consist primarily of Total Phosphorous and Total Nitrogen.

On site detention (OSD) is a facility used to temporarily store stormwater on site so that it can be released at a controlled discharge rate.

On site retention (OSR) is a facility used to temporarily store stormwater on site so that peak and total volume discharges during and after storm events can be reduced by ensuring that water is reused on the site.

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Orifice plate means a thin sheet of stainless steel metal that has a hole with a set diameter to restrict the discharge of stormwater to a predetermined rate.

Overland flowpath means a section of land that carries stormwater or flood flows across the surface; usually those flows that cannot be contained in the piped drainage system.

Peak discharge means the maximum discharge occurring during a flood or storm event.

Permissible site discharge (PSD) means the maximum rate of stormwater discharge from a site, often controlled by the orifice plate in an on-site stormwater detention facility.

Pervious surface is a surface that is penetrable by water.

Porous pavement is a type of pavement that is designed to allow the infiltration of water to an underlying sub-base, thereby producing less surface runoff than conventional (non-porous) pavements. The permeability of porous pavement declines with time unless it is adequately maintained.

Prescribed tree – is a tree:

- a. of more than six (6) metres in height and having a trunk diameter of more than 200 millimetres when measured at a height of 1.4 metres from the ground, growing on privately owned land; or
- b. that is or forms part of a heritage item or is within a heritage conservation area; but
- c. excludes any tree listed as an exempt species as outlined within Part C1.14 (**C1.14.2**) of this Development Control Plan.

Probable maximum flood (PMF) is the largest flood that could conceivably occur at a particular location.

Public stormwater drainage system is made up of minor and major drainage infrastructure; including kerb and gutter, dish gutters, pits and pipelines and open channels, with different components owned and managed by either Council or Sydney Water.

Public art means an artistic work that is located in or can be clearly seen from the public realm such as a street, park, urban plaza or public building. It may be temporary, freestanding or integrated into building exteriors and streetscapes and may take the form of unique functional objects such as a seat or gate but does not include architectural design, advertising signs or commercial branding and it may be temporary or ephemeral.

R-Value of a material describes its thermal resistance - how much the material inhibits the transfer of heat. The higher the R-value, the more effective the level of insulation.

Rainwater Reuse means the collection of water discharged from non-trafficable roof areas within a development site to use for purposes such as toilet flushing, laundry, garden irrigation and other household end uses.

Recognised Shopping Street – are sections of: Norton and Marion Streets Leichhardt, Darling Street and Balmain Road Rozelle, Darling Street Balmain, Johnston and Booth Streets Annandale, Parramatta Road Leichhardt and Annandale (Refer to Maps in Part C, C1.6.7).

Recyclable means capable of being reprocessed into useable material.

Reusable means capable of being used more than once for the same or different purpose.

Scale means the relative size of two or more things.

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Sediment means solid material, either mineral or organic, that is in suspension, is being transported, or has been moved from its site of origin by air, wind, water or gravity.

Significant Tree means any 'tree' that is either, listed as a Heritage Item, located within a property that is listed as a Heritage Item and/or that is assessed as being significant against the criteria in Appendix 5 Tree Management Technical Manual – Trees on Private Property

Site facilities means something designed, built, installed, etc., to serve a specific function affording a convenience or service to that site.

Soft landscaping area is an area containing deep soil zones to promote the healthy growth of gardens, lawns, shrubs or trees and is exclusive of any area taken up by swimming pools, pathways, planter boxes, non-porous paving or stormwater detention pits.

Special event means an event that lasts no more than 7 days (either consecutively, or over the course of one year).

Special waste means a waste that posed or is likely to pose an immediate or long-term risk to human health or the environment.

Stacked parking means sharing a parking space vertically through use of a mechanical car stacker.

Stem means the part of the Tree which supports branches, leaves, flowers and fruit and is also referred to as "the trunk".

Stormwater means untreated rain water that runs off the land onto which it falls

Stormwater Drainage Concept Plan means a plan that shows how stormwater will be managed within a development site, in particular demonstrating how the measures required by this DCP will be implemented.

Stormwater Management is the means by which stormwater is collected, conveyed, treated or utilised within a particular property or area.

Stormwater Reuse means collection of water discharged from trafficable surfaces, including paved or ground surfaces, within a development site. When untreated, the water can be used for garden irrigation, and should not be applied to edible plants. When treated, the water can be used for purposes such as garden irrigation, toilet flushing and cold water washing machine supply, providing it meets the requirements set by NSW Health.

Structural root zone (SRZ) means the portion of the root plate comprised primarily of structural woody roots (integral with the soil profile) providing the main mechanical support and anchorage of a Tree. See AS 4970:2009 Protection of trees on development sites for guidance on calculating an SRZ.

Sunlight means direct light from the sun.

Tandem parking means two or more vehicles sharing a parking space at the same level configured nose to tail.

Total nitrogen is the sum of nitrate (NO₃), nitrite (NO₂), organic nitrogen and ammonia.

Total phosphorous is a nutrient essential to the growth of organisms, and is commonly the limiting factor in the primary productivity of surface water bodies. Total phosphorus includes the amount of phosphorus in solution (reactive) and in particle form.

Total suspended solids are very small particles remaining dispersed in a liquid due to turbulent mixing that can create turbid or cloudy conditions.

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Travel plan is a set of measures designed to reduce private car dependency for a development by encouraging use of more sustainable transport modes. Such a plan should contain a series of complementary measures which will act in unison to discourage private car dependency.

Tree is a woody, perennial and long lived plant that has a self-supporting trunk (or trunks) with lateral branching initiating at some distance from the ground and supporting a definitely formed canopy.

Tree protection zone (TPZ) is a specified area at a given distance from the trunk set aside for the protection of a trees root system and canopy during land development works to ensure the long term viability and stability of a tree, calculated in accordance with AS 4970:2009

Trunk drainage means a component of the public stormwater drainage system, owned by either Council or Sydney water, that includes pits and pipelines below the road, or passing through private property, culverts, open channels and Whites Creek, Johnston's Creek and Hawthorne Canal.

Urban forest means the conglomerate of Trees growing within urban areas on public and privately owned lands, including those growing within parks, reserves, streets and institutional land.

Volume reduction equipment means devices, which reduce the volume of waste or recyclable material including compressing devices such as compactors and balers, and shredding, pulverising or crushing devices.

Walkable neighbourhood means a built environment that encourages people to walk when living, shopping, visiting or spending time in an area. The built environment of a walkable neighbourhood includes connected streets, a mix of land uses, a variety of building types which are oriented to the public domain, streetscapes and other spaces which are distinctive, at human scale and which lead to places as well as links to public transport. Walkable neighbourhoods provide a safe means for pedestrians.

Waste includes:

- a. Any substance (whether solid, liquid or gaseous) that is discharged, emitted, or deposited in the environment in such volume, constituency or manner as to cause an alteration in the environment, or
- b. Any discarded, rejected, unwanted, surplus or abandoned substance, or
- c. Any otherwise discarded, rejected, unwanted, surplus or abandoned substance intended for sale or for recycling, reprocessing, recovery or purification by a separate operation from that which produced the substance, or

Any substance prescribed by the regulation to be waste for the purpose of the Protection of the Environment Operations (Waste) Regulation 2005

Waste chute means a duct in which the deposited material descends from one level to another within the building, due to gravity.

Waste collection area means the location where garbage, compostable material or recyclable materials is transferred from a building's storage containers to a collection vehicle for removal from the site.

Waste collection point means the usual (or agreed) point on the footpath/roadway, or onsite, where the garbage and recyclables are loaded onto vehicles.

Waste management plan means a checklist showing the volume and type of waste to be generated, storage of reusables, recyclables and waste and treatment on site, and how the residual is to be disposed of.

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Wastewater sewage can be greywater or water that is contaminated by human or commercial processes, and includes water from a domestic pool.

Waste storage and recycling area or room means a designated area or room or combination of designated areas or rooms upon the site of a building for the housing of approved containers to store waste and recyclable material likely to be generated by the buildings occupants.

Water management statement means a summary of the proposed stormwater management measures that are to be integrated into the development.

Water sensitive urban design is an integrated approach to urban planning and design to ensure that development is carefully designed, constructed and maintained so as to minimise impacts on the natural water cycle.