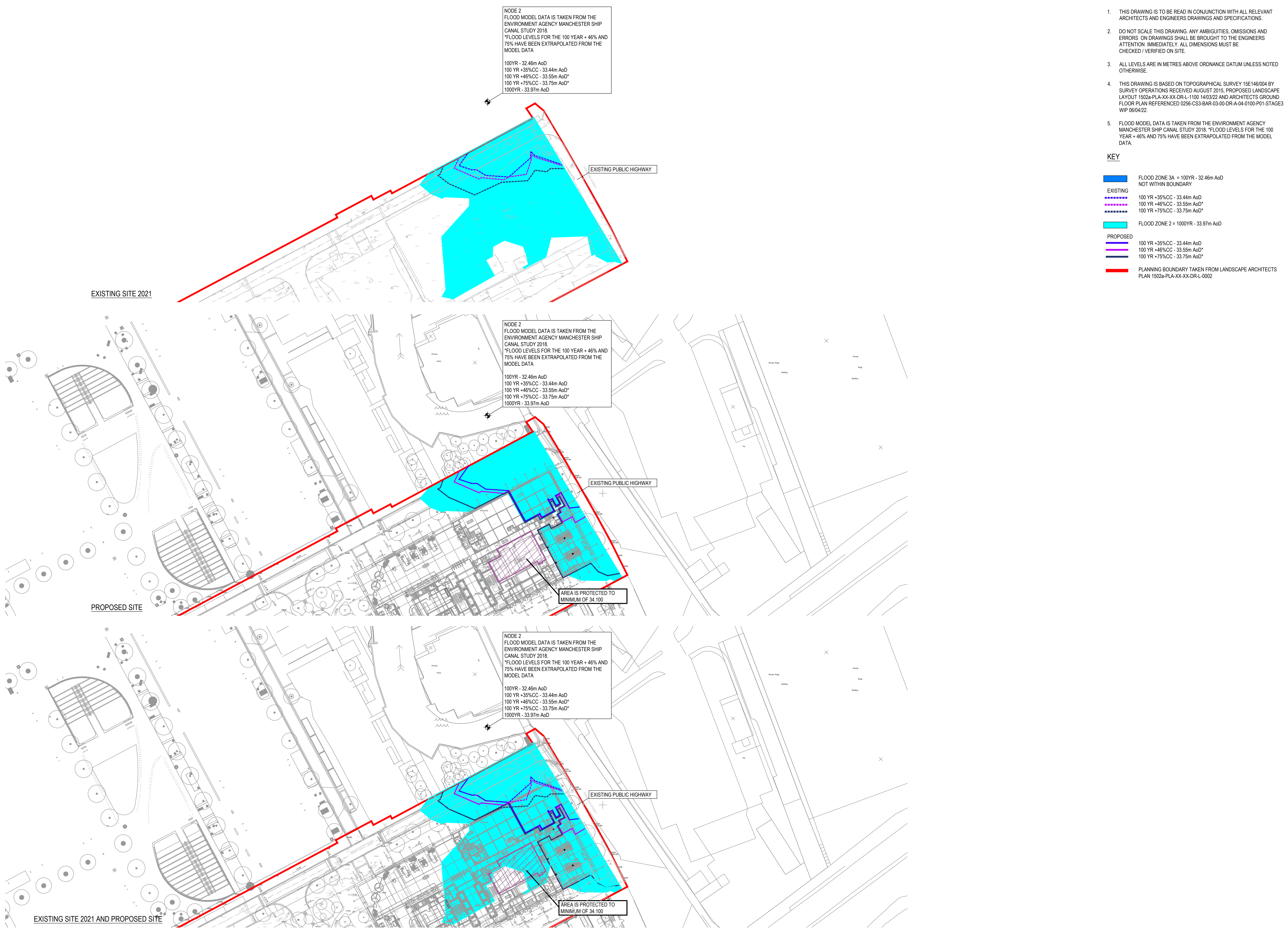




1. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS AND ENGINEERS DRAWINGS AND SPECIFICATIONS.
2. DO NOT SCALE THIS DRAWING. ANY AMBIGUITIES, OMISSIONS AND ERRORS ON DRAWINGS SHALL BE BROUGHT TO THE ENGINEERS ATTENTION IMMEDIATELY. ALL DIMENSIONS MUST BE CHECKED / VERIFIED ON SITE.
3. ALL LEVELS ARE IN METRES ABOVE ORDNANCE DATUM UNLESS NOTED OTHERWISE.
4. THIS DRAWING IS BASED ON TOPOGRAPHICAL SURVEY 15E146/004 BY SURVEY OPERATIONS RECEIVED AUGUST 2015, PROPOSED LANDSCAPE LAYOUT 1502a-PLA-XX-XX-DR-L-1100 14/03/22 AND ARCHITECTS GROUND FLOOR PLAN REFERENCED 0256-CS3-BAR-03-00-DR-A-04-0100-P01-STAGE3 WIP 06/04/22.
5. FLOOD MODEL DATA IS TAKEN FROM THE ENVIRONMENT AGENCY MANCHESTER SHIP CANAL STUDY 2018. *FLOOD LEVELS FOR THE 100 YEAR + 46% AND 75% HAVE BEEN EXTRAPOLATED FROM THE MODEL DATA.

KEY

FLOOD ZONE 3A = 100YR - 32.46m AoD
NOT WITHIN BOUNDARY

EXISTING

100 YR +35%CC - 33.44m AoD
100 YR +46%CC - 33.55m AoD*
100 YR +75%CC - 33.75m AoD*

FLOOD ZONE 2 = 1000YR - 33.97m AoD

PROPOSED

100 YR +35%CC - 33.44m AoD
100 YR +46%CC - 33.55m AoD*
100 YR +75%CC - 33.75m AoD*

PLANNING BOUNDARY TAKEN FROM LANDSCAPE ARCHITECTS PLAN 1502a-PLA-XX-XX-DR-L-0002