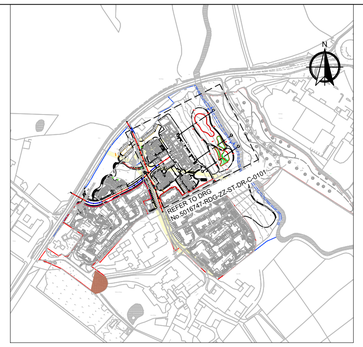

KEY PLAN
SCALE 1:5000

FFL:31.000m
FFL:30.900m
FFL:30.950m
FFL:31.450m
FFL:31.100m
ROAD 1
A-A
B-B
C-C
Drain
River Arun
Dense Vegetation
Dense Vegetation
Levels taken where possible
Dense Vegetation
TOP OF RIVER BANK
BOTTOM OF RIVER BANK
TOP OF RIVER BANK
BOTTOM OF RIVER BANK
-Horizontal
All Trees 20.15 unless stated
Tree Ht Level 45.98
Tree Ht Level -
Wt. Taken 10.30 11.19
PPN 1.4
PPN 1.4
SCALE 1:250

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KEY

- PROPOSED SURFACE MAJOR CONTOUR (0.5m)
- PROPOSED SURFACE MINOR CONTOUR (0.1m)
- -1:34 SLOPE GRADIENT (FALL)
- 1:34 SLOPE GRADIENT (RISE)
- 1:34 EXISTING GROUND SLOPE GRADIENT (FALL)
- × 135.200m EXISTING SPOT LEVEL
- × 135.200m PROPOSED SPOT LEVEL
- × 135.200m EXISTING RIVER BANK SPOT LEVEL
- 0.9m PROPOSED RETAINING HEIGHT
- RIVER BANK EXTENTS
- PROPOSED UNDERBUILD
- PROPOSED SMALL RETAINING
- FLOOD ZONE 3 + 105%CC FLOOD ZONE EXTENT
- EASEMENTS FOR BELOW GROUND SERVICES, TBC ON M&E CONFIRMATION OF DIVERSION WORKS.

REV	DESCRIPTION	DATE	BY	CHKD
P02	LEVELS UPDATED	19.11.26	LP	SD
P01	PRELIMINARY ISSUE	11.11.26	LP	SD

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SENIOR LIVING
(BROADBRIDGE HEATH) LTD

IN ASSOCIATION WITH:
URBAN EDGE

PROJECT:
BROADBRIDGE HEATH
RETIREMENT VILLAGE

TITLE:
PHASE 1
WETLAND LEVELS

ENG/TECH:	CSE:	ICSE:	SCALE:	1:250 @ A1
LP	SD	SD	STATUS ISSUE:	11.11.26

STATUS: INFORMATION

UNLESS ISSUED FOR CONSTRUCTION - WORKS AT CLIENT/CONTRACTORS RISK

SUITABILITY: S2 - Issued for Information

PROJECT:	ORG:	ZONE:	LEVEL:	TYPE:	ROLE:	NUMBER:	REV:
5016747	RDG	ZZ	ST	DR	C	0101	P02