

Annexure 2:
Flooding Details

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Flood Advice

39 CABBAGE TREE ROAD, MONA VALE - Lot 2 DP 531960

1% Annual Exceedance Probability Level (1% AEP)	2.2 m AHD	1% AEP Velocity (Range)	0 - 0.5 m/s
Flood Planning Level (FPL)	2.7 m AHD		
Probable Maximum Flood (PMF)	2.6 m AHD		
Flood Category	1	PMF Velocity (Range)	0.5 - 1.0 m/s
Provisional Hazard Classification	High Hazard - Affected by FPL and PMF		
Data Source	Draft Mona Vale/Bayview Flood Study 2005 - FloodLevels		
Further Information Required?	N		

* The information on this advice was prepared by consultants for Pittwater Council. It has not been reviewed or verified by the Council. The advice may be reviewed and amended by Pittwater Council in the course of assessment of a specific development application. This information was obtained from numeric modelling and interpolation for the purpose of planning only. Detailed flood data for individual land areas were not determined from the exercise. While this advice is periodically updated, it is possible that the Council holds further information dealing with the flooding which has not been incorporated into the above advice. Further details on the derivation of information contained in this advice are provided in the document **Pittwater LGA Flood Planning Database and Flood Affected Properties Mapping** (Cardno Lawson Treloar, July 2005).

Further Information Required

In some cases where the property topography is steep and the land parcel is large, the flood level and/or velocity for the 1% AEP or the PMF across the land may vary considerably. For those properties where the difference in flood level across the site is greater than 0.5m or the property area is greater than 5,000 m2, a flag within the database is assigned. This flag 'Y' (Yes) in the 'Further Information Required' field of the database indicates that additional information should be sought from the original flood study to provide a better definition of the flood behaviour across the site, or a site specific flood study should be undertaken to provide a better definition of flood behaviour across the site. Where the property has a difference in flood level of less than 0.5m and the property area is less than 5,000 m2, a flag of 'N' (No) is assigned.

Estuarine Planning Level Advice

39 CABBAGE TREE ROAD, MONA VALE - Lot 2 DP 531960

This property is currently not identified on Council's current **Estuarine Hazard Map** on the basis of best available information prepared by consultants for Pittwater Council.

