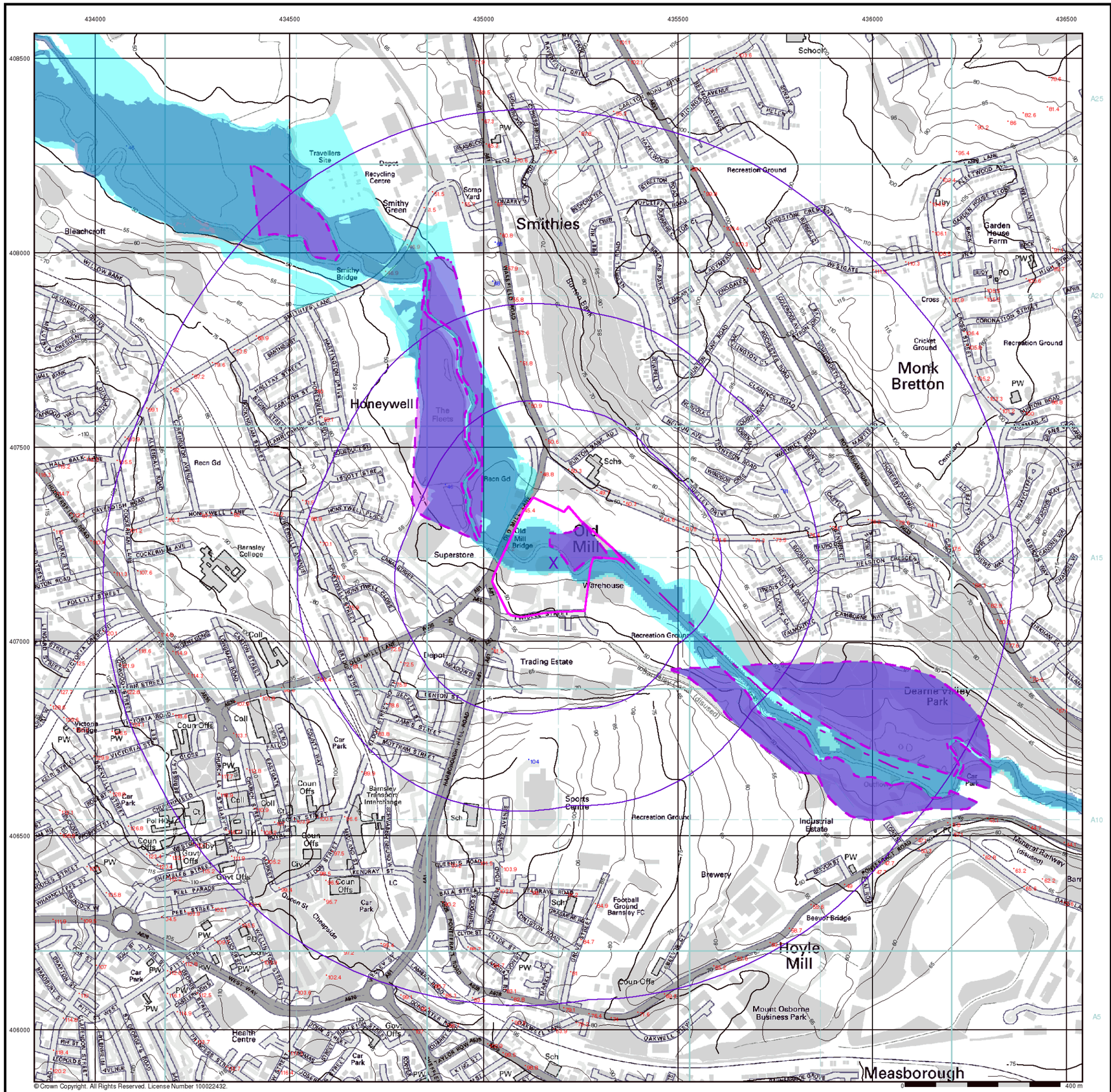


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Envirocheck® Flood

EA Flood Data Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point

Environment Agency Flood Data

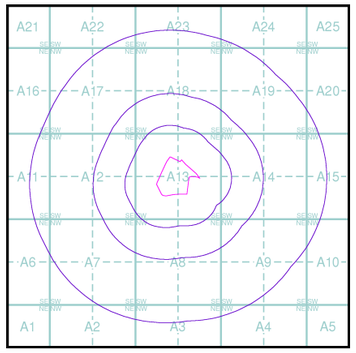
- Extreme Flooding from Rivers or Sea without Defences (Zone 2)
- Flooding from Rivers or Sea without Defences (Zone 3)
- Area Benefiting from Flood Defence
- Flood Water Storage Areas
- Flood Defence

Contours (height in metres)

Standard Contour 105 100 95 — 167.8 Spot Height

Index Contour — 145.8 Air Height

EA Flood Data Map - Slice A



Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

Old Mill Lane, BARNSLEY, South Yorkshire

Landmark® Information Group

Tel: 0844 844 9952
Fax: 0844 844 9951
Web: www.envirocheck.co.uk

Envirocheck® Flood

RMS 75 year Return Flood Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point

RMS 75 year Return Flood Data

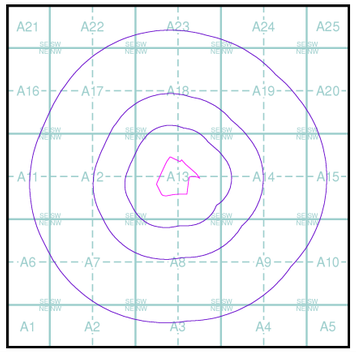
Flood Depth (mm)	Flood Type: Defended Flood	Flood Type: Undefended Flood	Pluvial & Minor River Flood (flood depth n/a)
0 - 200			
201 - 500			
501 - 2000			
2001 +			

Contours (height in metres)

Standard Contour 105 100 95 — 167.3 Spot Height

Index Contour — 45.8 Air Height

RMS 75 year Return Flood Map - Slice A



Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

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Envirocheck® Flood

RMS 100 year Return Flood Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point

RMS 100 year Return Flood Data

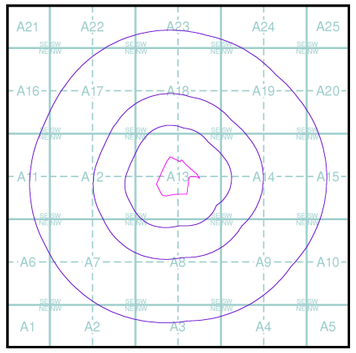
Flood Depth (mm)	Flood Type: Defended Flood	Flood Type: Undefended Flood	Pluvial & Minor River Flood (flood depth n/a)
0 - 200			
201 - 500			
501 - 2000			
2001 +			

Contours (height in metres)

Standard Contour 105 100 95 — 167.3 Spot Height

Index Contour — 45.8 Air Height

RMS 100 year Return Flood Map - Slice A



Order Details

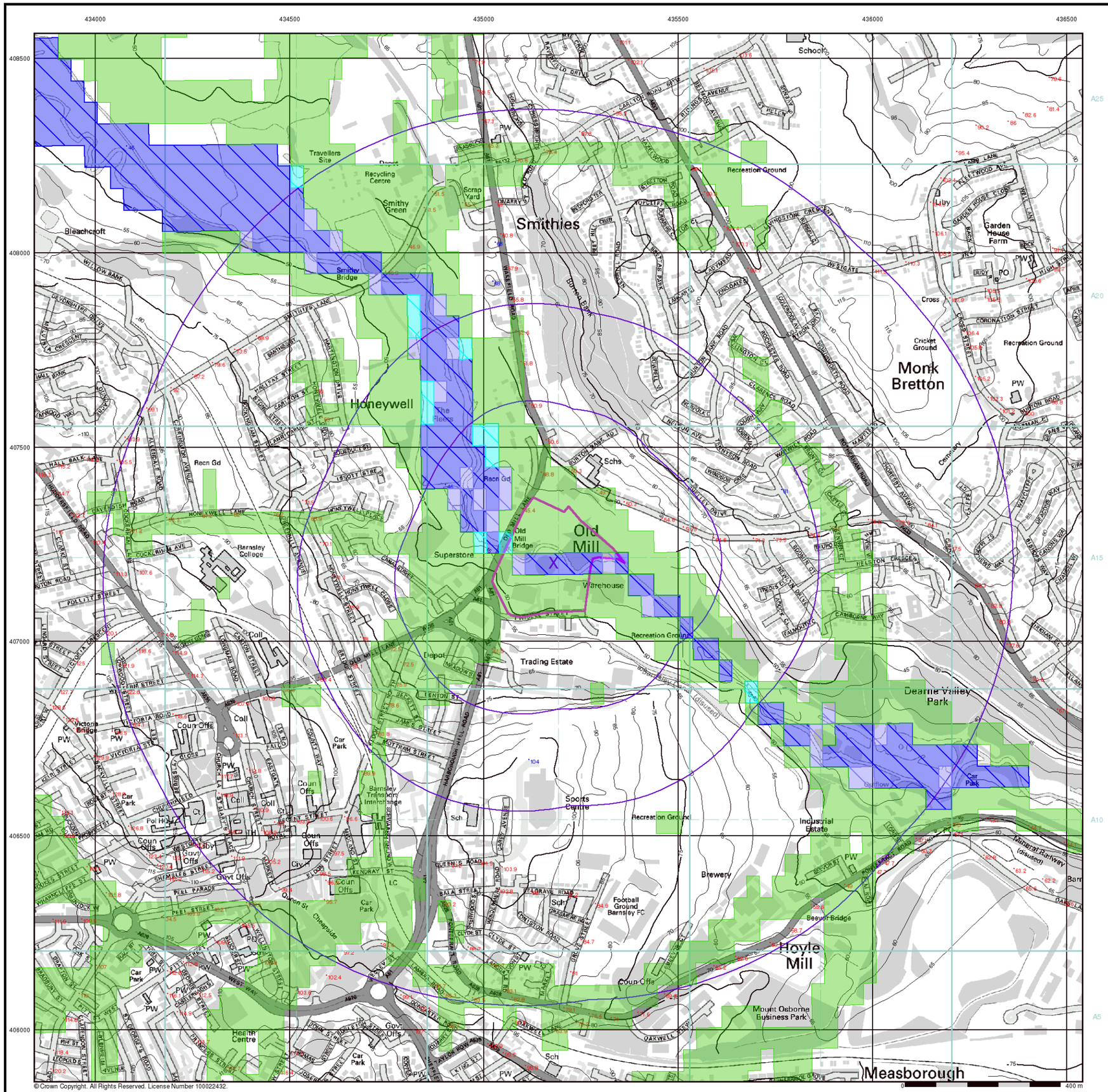
Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

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Envirocheck® Flood

RMS 1000 year Return Flood Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point

RMS 1000 year Return Flood Data

Flood Depth (mm)	Flood Type: Defended Flood	Flood Type: Undefended Flood	Pluvial & Minor River Flood (flood depth n/a)
0 - 200			
201 - 500			
501 - 2000			
2001 +			

Contours (height in metres)

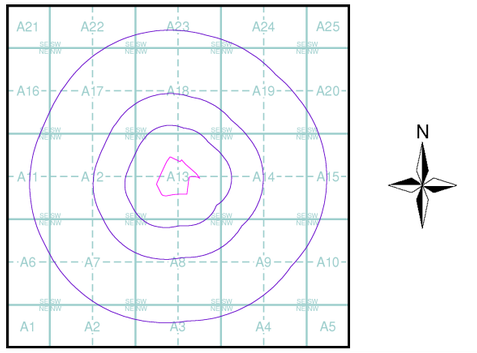
Standard Contour — 105 — 100 — 95

Index Contour

167.3 Spot Height

45.8 Air Height

RMS 1000 year Return Flood Map - Slice A



Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

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Envirocheck® Flood

EA Detailed River Network Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- Bearing Reference Point
- Map ID

EA Detailed River Network Data

- Primary River
- Secondary River
- Tertiary River
- Canal
- Canal Tunnel
- Undefined River
- Lake/Reservoir
- Extended Culvert (greater than 50m)
- Underground River (inferred)
- Underground River (local knowledge)
- Downstream of High Water Mark
- Downstream of Seaward Extension
- Not assigned River feature
- Source
- Junction
- Sink
- Non-interactive Node
- Offline Drainage Feature
- Not assigned River feature
- Pseudo Node (general)
- Pseudo Node (High Water Mark)
- Pseudo Node (OS MasterMap polygon boundary)

Contours (height in metres)

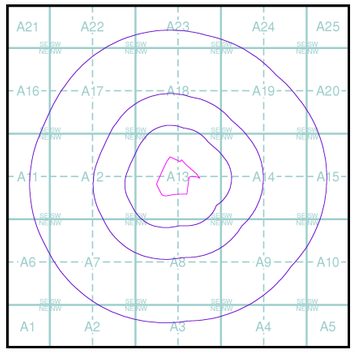
Standard Contour — 105 — 100 — 95

Index Contour

167.3 Spot Height

45.8 Air Height

EA Detailed River Network Map - Slice A



Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

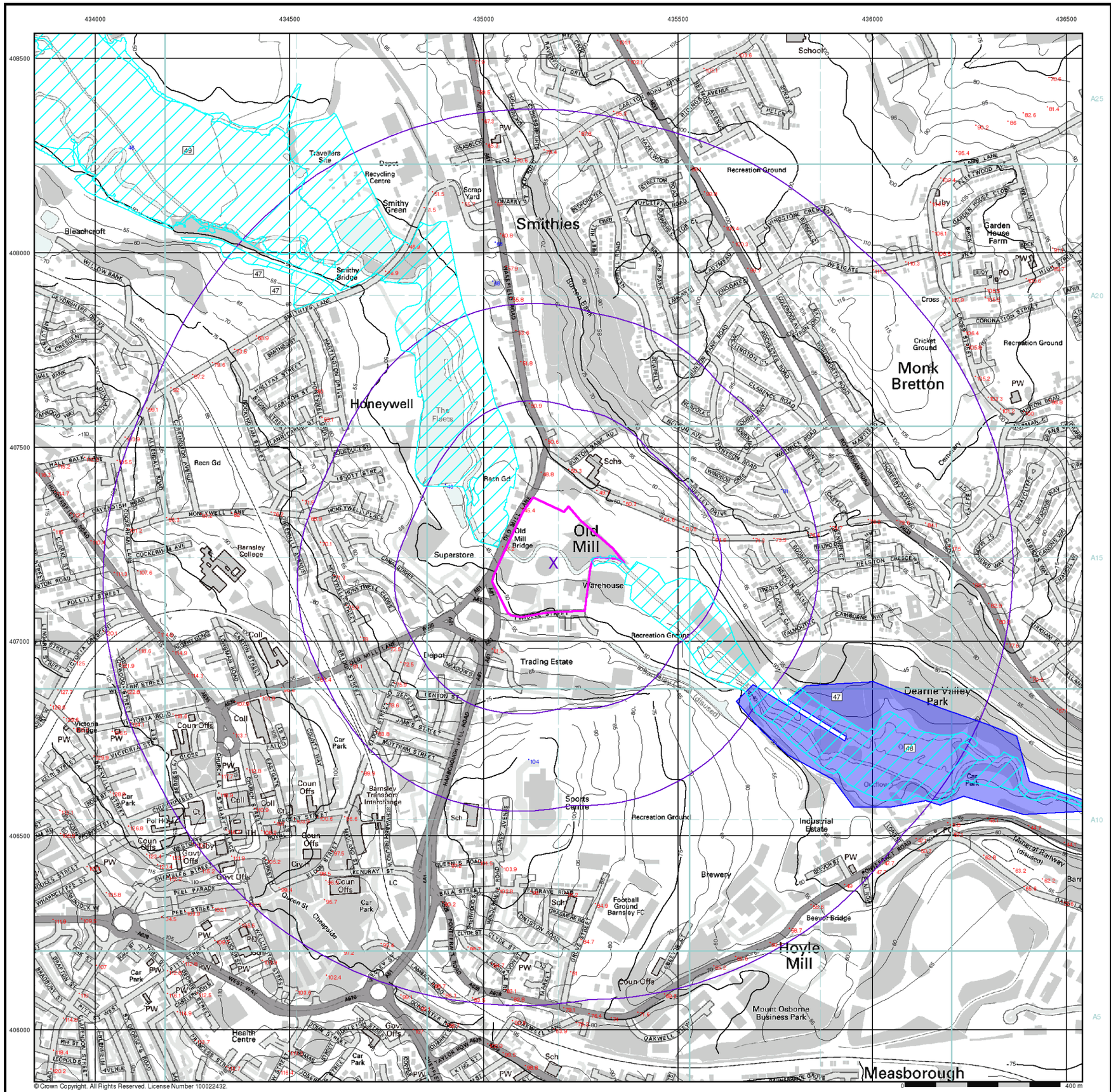
Site Details

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A1 A2 A3 A4 A5

Envirocheck® Flood

EA Historic Flood Map (1:10,000)

General

- Specified Site
- Specified Buffer(s)
- X Bearing Reference Point
- Map ID

EA Historic Flood Events Data

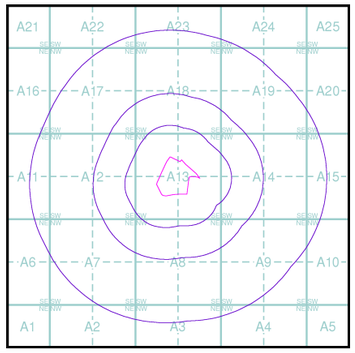
- Channel Capacity Exceeded (no raised defences)
- Groundwater/High Water Table
- Local Drainage/Surface Water
- Mechanical Failure
- Obstruction/Blockage - Bridge
- Obstruction/Blockage - Channel
- Obstruction/Blockage - Culvert
- Obstruction/Blockage - Debris Screen
- Operational Failure/ Breach of Defence
- Other
- Overtopping of Defences
- Unknown
- Historical Flood Liabilities

Contours (height in metres)

Standard Contour 105 100 95 — Spot Height 167.3

Index Contour — Air Height 45.8

EA Historic Flood Map - Slice A



Order Details

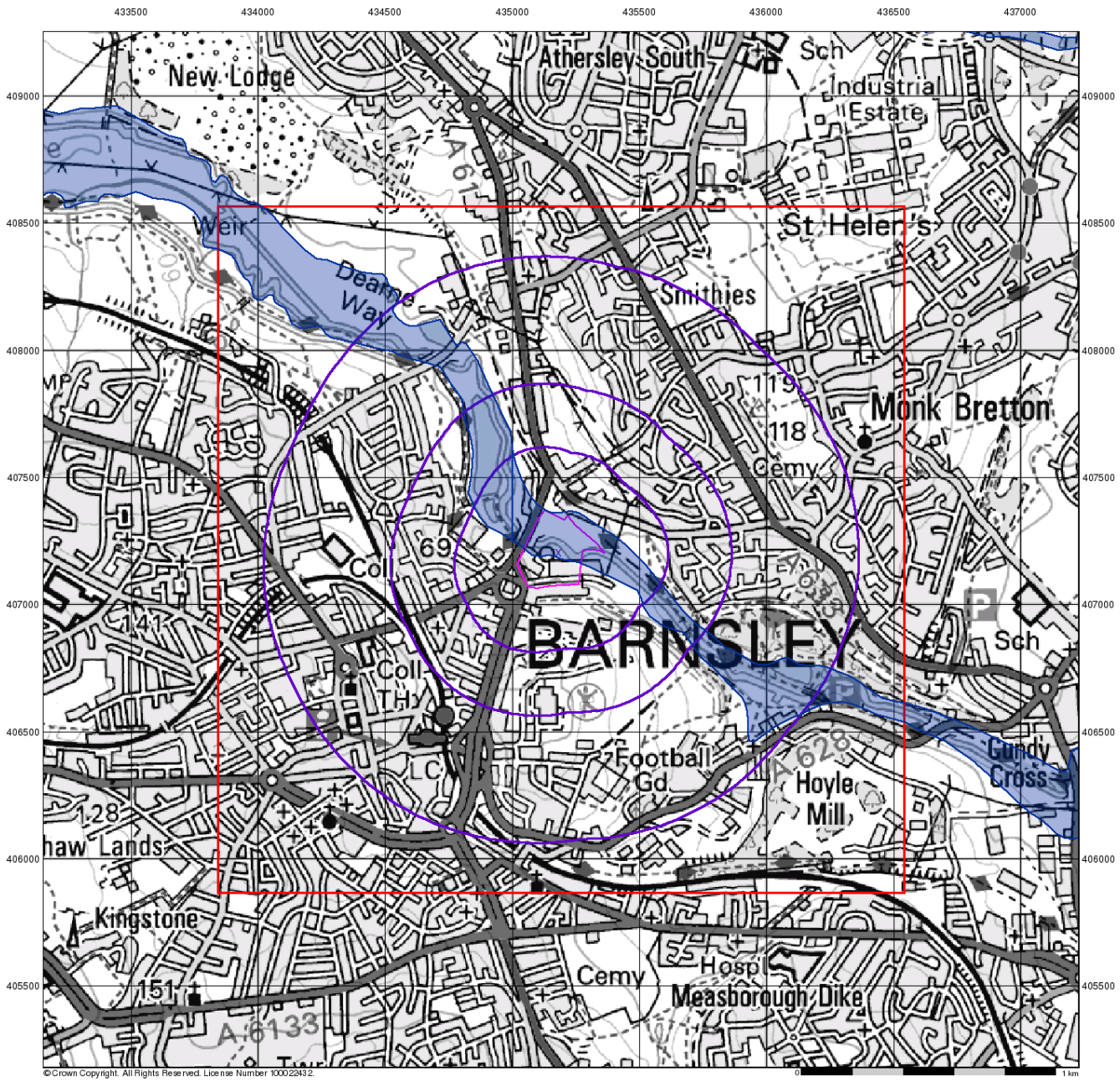
Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

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Envirocheck® Flood

BGS Flood Data (1:50,000)

General

Specified Site | Specified Buffer(s) | Bearing Reference Point | Slice | Map ID

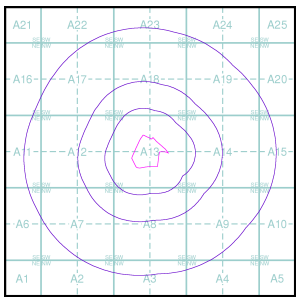
BGS Geological Indicators of Flooding

Coastal

Inland

Bodies of Water

BGS Flood Data Map - Slice A



Order Details

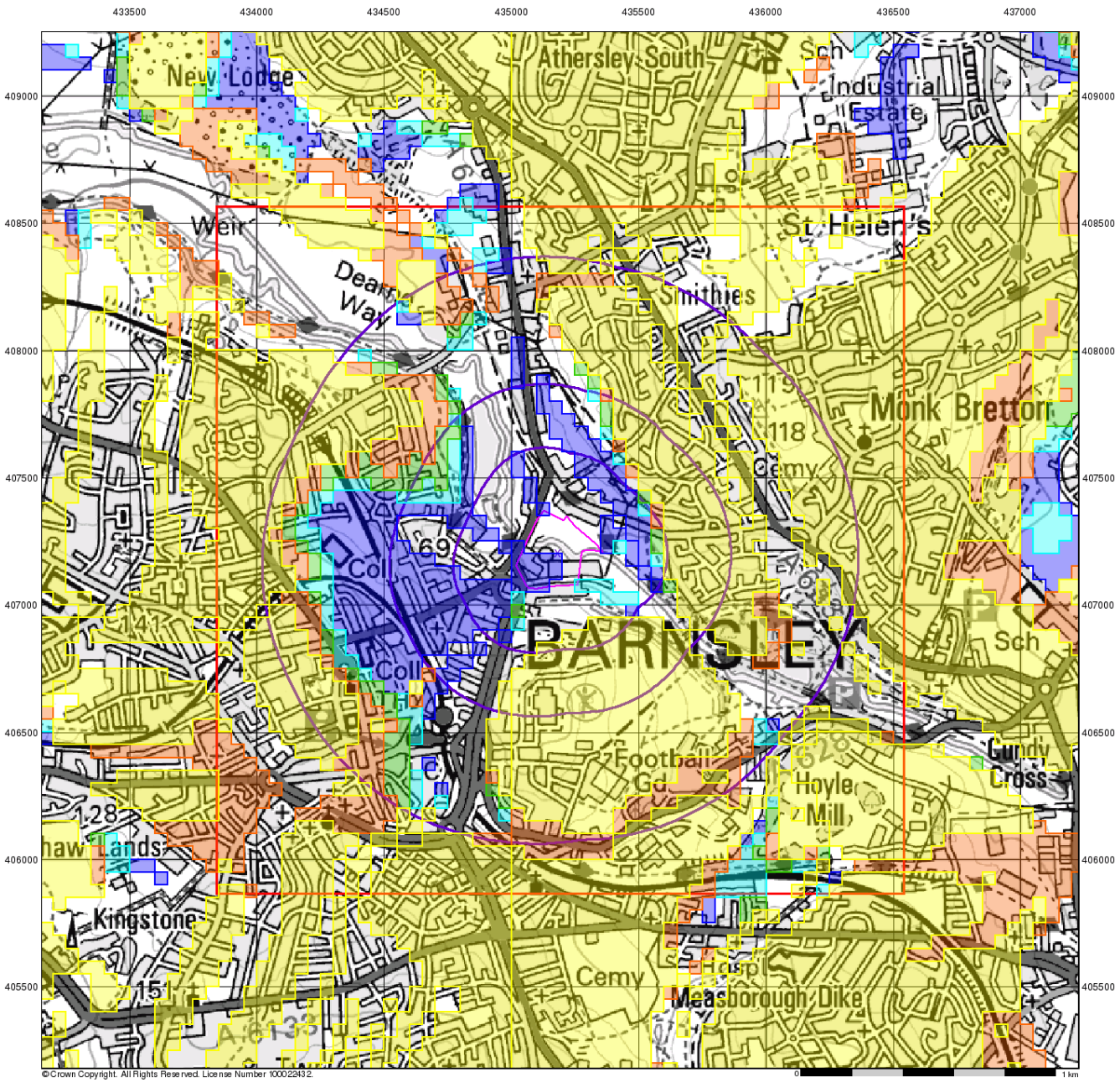
Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

Old Mill Lane, BARNSLEY, South Yorkshire

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Envirocheck® Flood

BGS Flood Data (1:50,000)

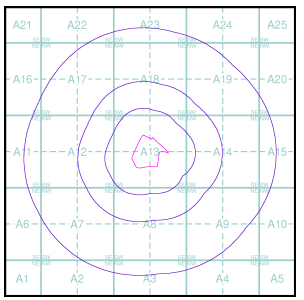
General

Specified Site | Specified Buffer(s) | Bearing Reference Point | Slice | Map ID

BGS Groundwater Flooding Susceptibility

- High Susceptibility
- Moderately High Susceptibility
- Moderate Susceptibility
- Low Susceptibility
- Negligible Susceptibility

BGS Flood Data Map - Slice A



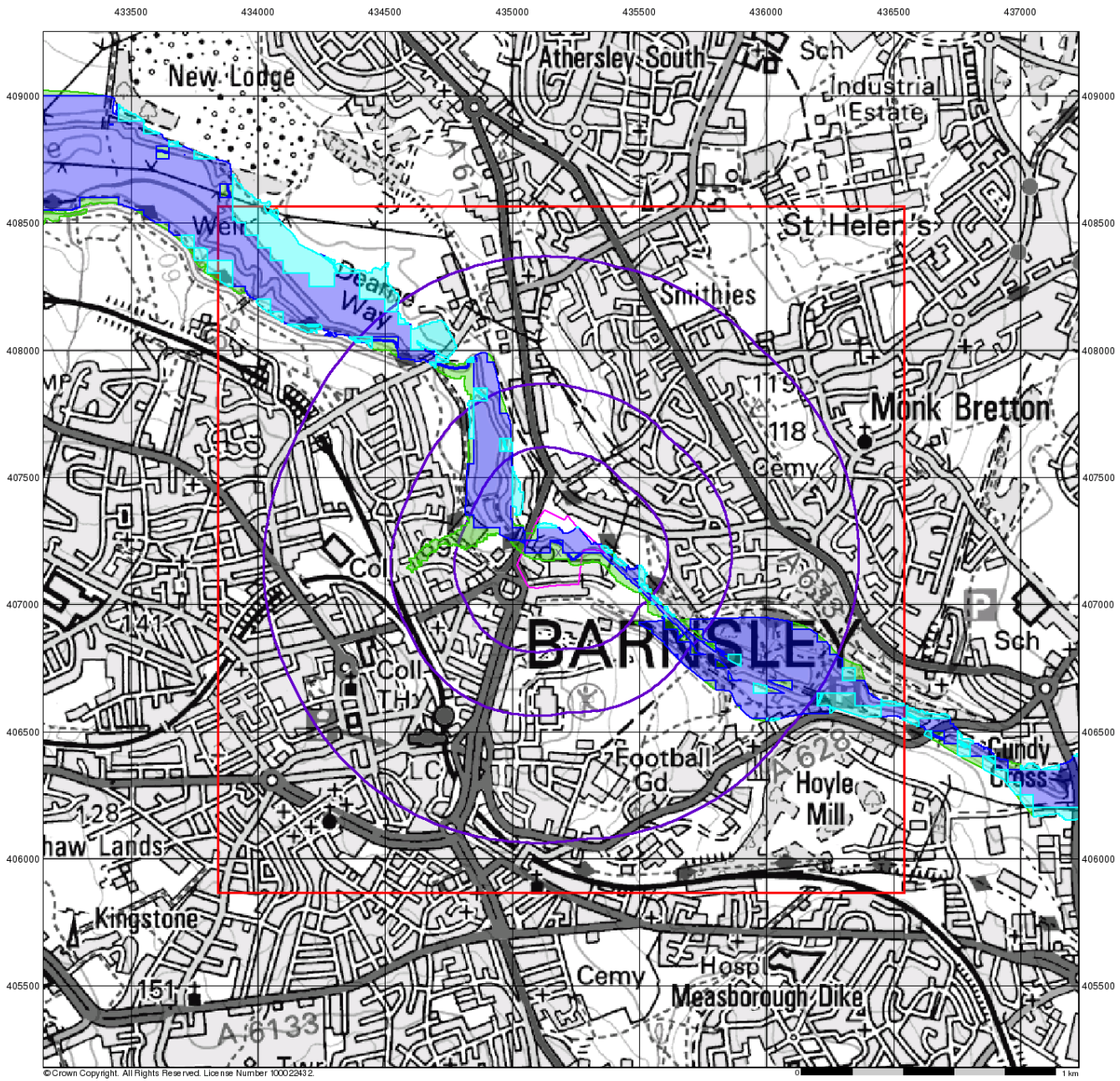
Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

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Envirocheck® Flood

EA NaFRA Data (1:50,000)

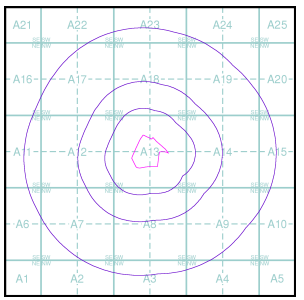
General

Specified Site | Specified Buffer(s) | Bearing Reference Point | Slice | Map ID

National Flood Risk Assessment (NaFRA)

- Significant Risk
- Moderate Risk
- Low Risk
- No Result

EA NaFRA Data Map - Slice A



Order Details

Order Number:	35726945_1_1
Customer Ref:	11171504-IF1
National Grid Reference:	435180, 407200
Slice:	A
Site Area (Ha):	6.12
Search Buffer (m):	1000

Site Details

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Appendix C Proposed Masterplan

Appendix C1 Proposal Site Layout



01 Proposed Site Plan
1:1000 @ A2

Key

- Landscaping
- Hardscaping – Paviers
- Hardscaping – Tarmacadam
- Buildings
- Outline of Superstore on Stilts
- Cafe Link Bridge & Terrace Area

BUILDING AREA SCHEDULE (GROSS EXT FLOOR AREAS)

SUPERSTORE			
At Basement Level	–	1292 SQM	13, 902 SQ FT
PFS			
Kiosk	–	73 SQM	785 SQ FT
Car Wash	–	91 SQM	979 SQ FT
RETAIL UNIT 2	–	274 SQM	2948 SQ FT
RETAIL UNIT 3	–	1961 SQM	21, 100 SQ FT

Rev	Description	Date	By	Chk

Status: Purpose for Issue
Planning ☐ Tender ☐ COMMENT
Construction ☐ As Built ☐

Client
PEEL DEVELOPMENTS (UK) LTD

Contract
PROPOSED DEVELOPMENT
OLD MILL LANE
BARNSLEY

Drawing
PROPOSED SITE PLAN
WITH BUILDING AREA SCHEDULE

bateandtaylor architects
www.bate-taylor.co.uk
macintosh house
4a cambridge street
manchester m1 5gg
tel: 0161 236 0999
fax: 0161 236 0404
mail@bate-taylor.co.uk

Drawing No. MH403-SK43 Revision /
Scales 1:1000@A2 Date MAY '11
Drawn PR Checked GB

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DO NOT scale from this drawing.

Appendix D Site Specific Flood Calculations

Appendix D1 Compensatory Flood Storage Calculations

DO NOT SCALE

PFS FORECOURT

C/WASH

ROAD UNDER CONSTRUCTION

STOCKPILE OF STONES

UNDER CONSTRUCTION

RIVER DEARNE

TRANSCO COMPOUND (NO ACCESS)

GAS TANK

PRD1-1

PRD1-2

PRD1-3

1317m2

207m2

720m2

355m2

187m2

13m2

30m2

44m2

207m2

514m2

414m2

372m2

641m2

837m2

49m2

29m2

EXISTING GROUND LEVELS BELOW 1IN100YSE+CC 44.850m PLAN AREA TOTAL 5570.0m2 (AREA UNAFFECTED BY DEVELOPMENT)	GAIN OF FLOOD STORAGE VOLUME AT OR BELOW 1IN100YSE+CC PLAN AREA GAINED 762.0m2 (UNIT 2 WOULD NEED TO BE CONSTRUCTED ON STILTS/LEGS TO ATTAIN REQUIRED AREA)	NOTE THAT THE ABOVE FIGURES ARE PLAN AREAS ONLY & IT IS THE ACTUAL CALCULATED VOLUME THAT COUNTS THIS WOULD REQUIRE A DETAILED 3D GROUND MODEL OF THE SITE TO BE CONSTRUCTED
LOSS OF FLOOD STORAGE VOLUME AT OR BELOW 1IN100YSE+CC PLAN AREA LOST 694.0m2 (EXCLUDES PFS SITE & ACCESS ROAD/BRIDGE) PFS REQUIRES FLOOD STORAGE COMPENSATION PLAN AREA OF 1317m3 ACCESS ROAD/BRIDGE REQUIRES FLOOD STORAGE COMPENSATION PLAN AREA OF 345m3	POSSIBLE AREAS TO PROVIDE ADDITIONAL FLOOD COMPENSATION PLAN AREA GAINED 1269.0m2	DEPENDING UPON THE CONSTRUCTION OF THE ACCESS ROAD/BRIDGE AN AREA OF 345m2 WHICH IS CURRENTLY SHOWN AS FLOOD LOSS COULD POTENTIALLY BE IGNORED IF THE BRIDGE WAS ON STILTS/LEGS AS MINIMAL FLOOD STORAGE AREA WOULD BE LOST FROM THE BRIDGE SUPPORTS/ABUTMENTS

REV	DATE	BY	DESCRIPTION	CHK	APP

DRAWING STATUS:

WSP
Three White Rose Office Park, Millshaw Park Lane,
Leeds, LS11 0DL
Tel: +44 (0)113 395 6200, Fax: +44 (0)113 395 6201
http://www.wspgroup.com

CLIENT:

PROJECT:

TITLE:

SCALE @ A0: 1:250	CHECKED:	APPROVED:
CAD FILE: 0000_CSK_001.DWG	DESIGN/DRAWN:	DATE:
PROJECT No:	DRAWING No:	REV:

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File name: W:\WATERMAN PROJECTS\PROPOSALS\PFS\1.BARNSLEY Hnds\TECH\0000_CSK_001.DWG, plotted on 13 September 2017 08:40:26, by Miller, Jonny