



Use and Limitations of Floodplain Maps

- Flood maps are the result of field mapping, aerial photography, river surveys and data of various types relevant to the development of the map area. Subsequent developments or changes within the floodplain or channel (natural or constructed) will affect flood levels and render site-specific map information obsolete.
- Floodplain maps are administrative tools which depict minimum flood elevations and floodplain boundaries. Flooding may occur outside of the designated floodplain boundary.
- Floodplain maps do not provide information on site-specific flood hazards such as, land erosion or high water velocity, sudden shifts in the channel of the watercourse, or debris flow in the area.
- Other sources of water, roads, railways or other barriers can restrict water flow and affect local flood levels. As well, obstructions such as bridges, culverts, flooding in surrounding areas, channel deposits, groundwater, or other phenomena can cause flood levels to exceed those indicated on the map. Land adjacent to a floodplain may be subject to flooding from tributary watercourses.
- Floodplain maps do not indicate or locate legal survey boundaries. A site survey is required to reconcile property location, ground elevations, and designated flood level information.
- The accuracy of the location of a floodplain boundary as shown on this map is limited by the base topography. It is generally assumed to be plus or minus one-half the increment of the ground contours.
- Professional assistance and detailed engineering analyses are required to address any of the above considerations.

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NOTES		FLOODPLAIN DATA		LEGEND		KEY MAP		REVISIONS		ORTHOPHOTO MAPPING		Province of British Columbia Ministry of Environment Water Management Branch		FILE No.
Produced by: British Columbia Water Management Branch, Special Projects Section, Floodplain Mapping Program.		a) The Designated Flood has a statistical frequency of occurrence of once every 200 years.		DESIGNATED FLOODPLAIN LIMIT		No		DESCRIPTION		DATE OF PHOTOGRAPHY JUNE 1982				46-0000-S-1
Survey: River survey done by Planning and Survey Section, Water Management Branch, Project No. 7650C 18-1, March, 1979.		b) Flood levels were computed using a standard step method modelling technique, assuming open water flow conditions.		FLOOD LEVEL 200 Year Frequency 20 Year Frequency (freeboard included)		1		DATE		FLOODPLAIN STUDIES TECHNICIAN ENGINEER		SCALE 1:5000		NEGATIVE No. 280133
Mapping: Base mapping done by Map Production Division, Surveys and Resource Mapping Branch, Project No. 82-071-10, June, 1984.		c) Floodplain limits assume the absence of all dykes.				2				ISSUE OF MAPPING DATE NOV., 1985		Scale in metres 100 200 300 400 500		DRAWING No. 85-14-3
a) Contour interval - 1 metre and greater; spot elevations shown to 0.1 metres, with accuracy to ± 0.3 metres, except where noted.		d) Floodplain limits and flood levels include allowance for freeboard.				3				Recommended Section Head		Approved Deputy Minister		SHEET 3 of 3
b) Grid origin referred to U.T.M. Projection Zone 9.		e) Position of floodplain limits not established on the ground by legal survey.												
		f) Floodplain limits are not delineated for side streams and tributaries.												
		g) Required setback of buildings from the natural boundaries of lakes and watercourses to allow for the passage of floodwaters and possible bank erosion are not shown. This information is available either through local municipalities or the Ministry of Environment.												
		h) Flood control requirements for the Buck Creek-Henry Creek Fan (Cross-hatched areas) are available from the Ministry of Environment.												