Eden Island
VILLAGE MANAGEMENT ASSOCIATION

LEVELS

Commercial area floor levels: +4.4m CD

Marina parcels floor levels: +3.5m to +3.7m CD

Boardwalk commercial area: +3.1m CD

Boardwalk marina and basin parcels: +2.8m CD

Eastern villa parcels floor levels: +5.5mCD

TIDE LEVEL TO CHART DATUM

HAT	+2.1 m
MHWS	+1.6 m
MSL	+1.1 m
MLWS	+0.5 m
LAT	+0.2 m
CD	+0.0 m

In terms of water depth for boat access and mooring:

- The jetties float and will go up and down with the tides.
- The seabed depth in Basins with moorings will all be -1.8m CD, i.e. at the Lowest Astronomical Tide the water depth will be 0.2 + 1.8 = 2.0 metres. This is the minimum water depth in the basin. The water depth will be correspondingly deeper at all other tides up to a maximum of 3.9 metres at HAT.

In terms of freeboard of the floor levels above the water:

- Marina parcels: Freeboard to ground floor level will vary from 1.4 metres at HAT to 3.3 metres at LAT.
- At HAT: Basin Marina parcel floor level to water level = 1.4 m and water depth = 3.9 m.
- At LAT: Basin Marina parcel floor level to water level = 3.3 m and water depth = 2.0 m.

EXPLANATION OF TERMS

ACD	Above Chart Datum
HAT	Highest Astronomical Tide
MHWS	Mean High Water Springs
MSL	Mean Sea Level
MLWS	Mean Low Water Springs

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LAT	Lowest Astronomical Tide
CD	Chart Datum

CHART

A nautical chart can be likened to a "map of the sea" - its purpose is to provide mariners with a useful "roadmap" so that they can identify their position relative to land and other fixed objects in the sea – lighthouses, islands, wrecks etc. The information on a chart enables a mariner to determine the course he wishes to sail while avoiding all hazards which could be harmful to his vessel. A nautical chart will also provide information regarding the depth of water at any location including references to ACD, HAT, MHWS, MSL, MLWS, LAT and CD.

CHART DATUM

This refers to the LOWEST DEPTH of water which has ever been recorded at a particular location on a chart - REGARDLESS of the actual height of the tide at any time. In other words a mariner will always be safe navigating his vessel if the draft of the vessel (depth beneath the keel) is less than the depth given as CHART DATUM. (On British admiralty charts the terms Chart Datum and LAT are shown on charts as being the same).

ACD

ABOVE CHART DATUM refers to the height of a tide at a particular location at a specific time ABOVE THE CHART DATUM LEVEL.

If the ACD depth is given as 2 meters it means that there is 2 meters of water ABOVE chart datum. So if chart datum is 5 meters the ACD figure in this case would be 7 meters.

HAT & LAT

HAT refers to the HIGHEST sea level that can be predicted to occur under average meteorological conditions and any combination of astronomical tides and LAT the LOWEST sea level that can be predicted.

MHWS & MLWS

The earth revolves around the sun taking 24 hours to complete one rotation and the gravitational pull of the sun and planets results in two high and two low tides every 24 hours. Now, when the gravitational pull of the sun and the moon act together on the waters of a particular location on the planet at Full and New Moon the resultant tides will be greater and lower (depending on the location on the earth) than the average 24 hour high and low tide. These twice monthly extremes of tide are referred to as Spring and Neap tides. Spring tides are the higher of the two and Neap the lower of the two. Now MHWS refers to the average of the HIGHER high Spring tides and MLWS to the average of the lower of the low Spring tides.