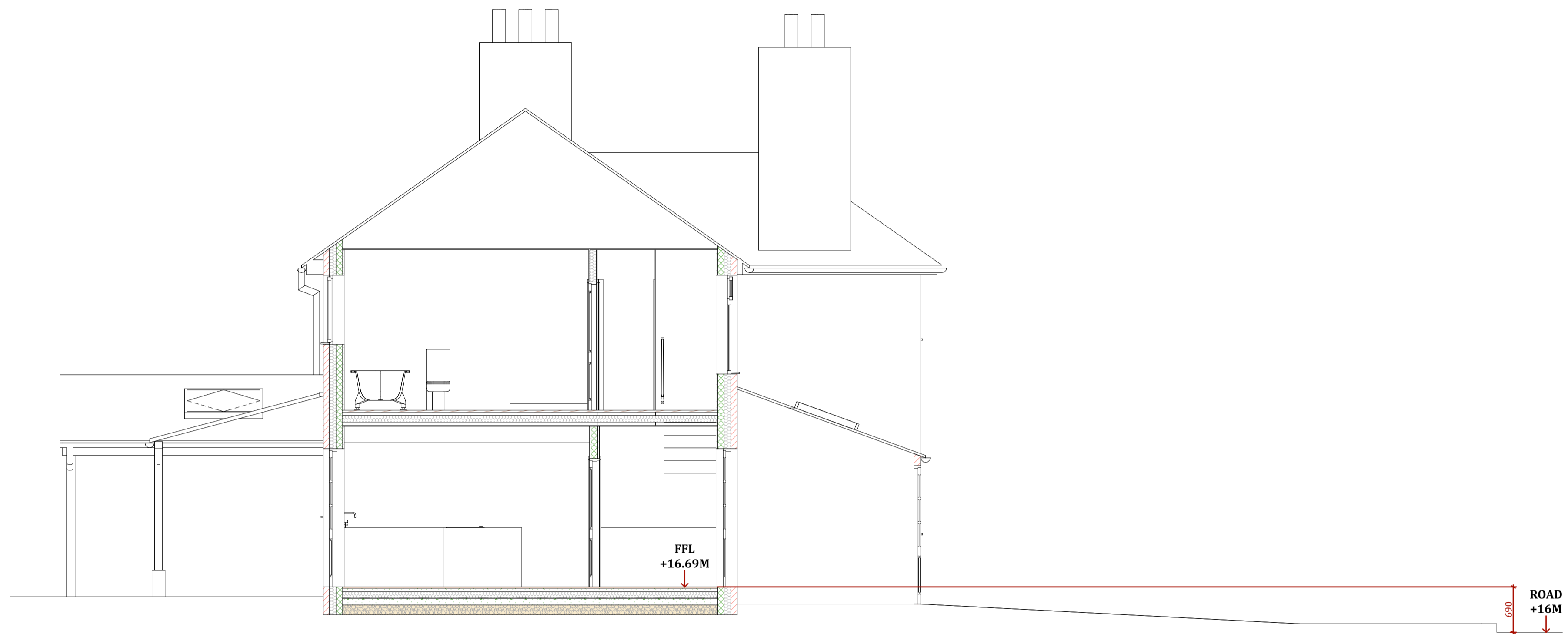
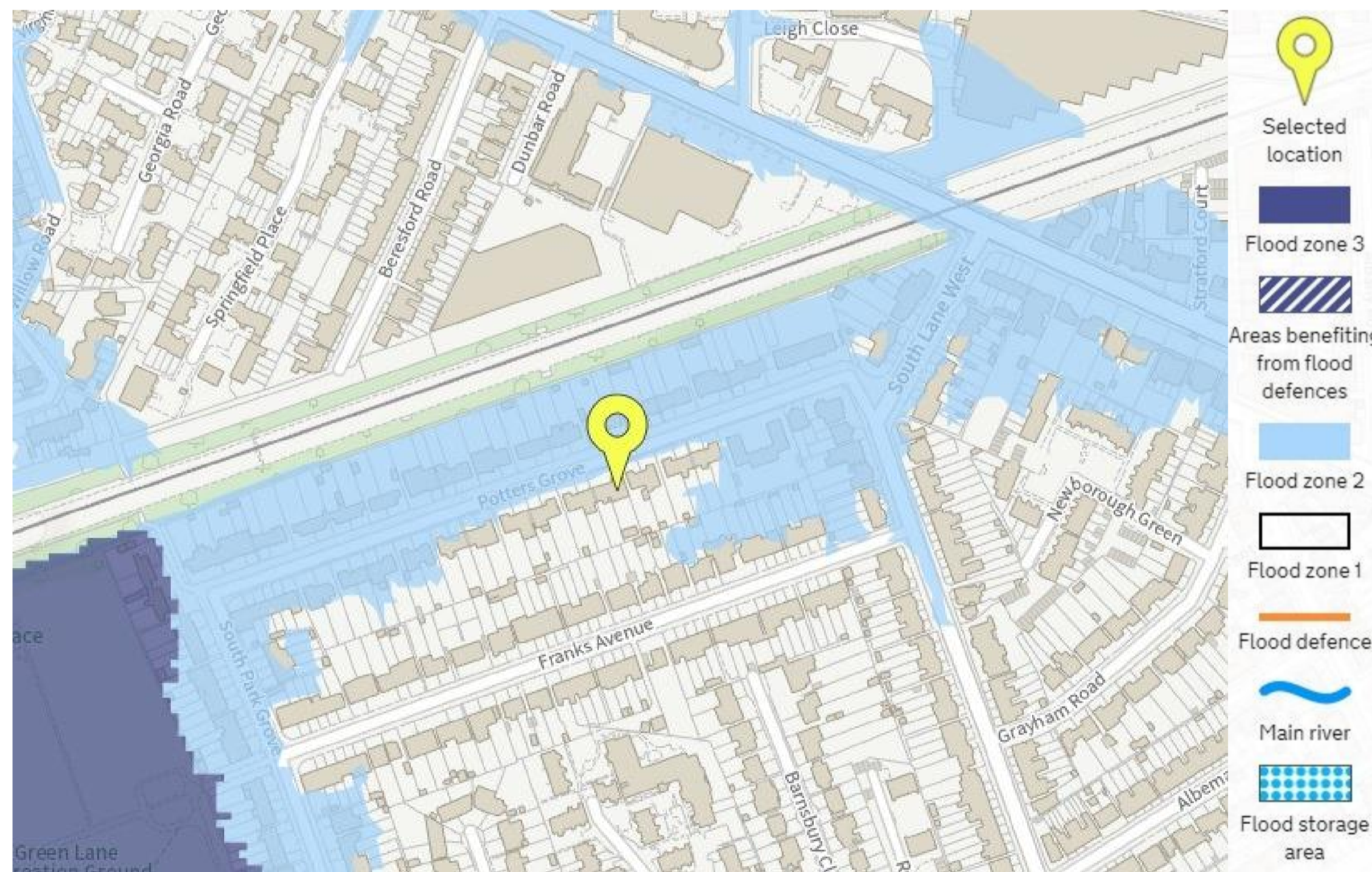


Disclaimer:
Do not scale from this drawing.
All particulars and dimensions must be checked on site prior to commencement and not scaled from the drawings.
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Proposed Section A-A



Flood Map

51 Potters Grove, New Malden, Kingston upon Thames, KT3 5DF - Flood Zone 2

The sectional drawing above indicates the difference between the road level to the internal ground floor level (690mm). The road is 16m above sea level taken from the closest ordnance survey datum point with the curb and the front drive gently sloped up to the dwelling.

The level of the proposed ground floor is to match the existing floor level. A concrete slab is shown laid with a continuous polythene DPM preventing water ingress into the structure; above will be rigid insulation and screed laid level. There is no basement construction works proposed. Furthermore, all electrical elements including sockets will be installed a minimum of 450mm above ground floor level. Channel drainage systems will be introduced adjacent to the external habitable wall to prevent water ingress.

The flood map shows the location of 51 Potters Grove relative to the floor risk zones. By viewing the map it clearly shows that Potters Grove falls within flood zone 2; however, the zone only enters to the north of No. 51 with the remaining site being outside flood zone 2.

As the flood zone 2 only influences the site at the initial section of the drive and the plot inclines up to the dwelling the redevelopment stays clear from a potential flood risk.

Project:
Two Storey Side Extension & Internal Renovation:
51 Potters Grove
New Malden
Kingston upon Thames
KT3 5DF

Client:
Samantha & Philip Culling:
51 Potters Grove
New Malden
Kingston upon Thames
KT3 5DF

Flood Risk Assessment (21/01278/H01)

Scale (A1): 1:50

Drawing: 24 - 015

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