

Legend

- Planning application redline boundary
- Proposed plot finished floor level (FFL)
- Proposed ground level
- Proposed gradient
- Proposed road contour levels (0.1m increments)
- Proposed embankment
- Root Protection Areas
- Proposed retaining wall (0.0m - 0.5m)
- Proposed retaining wall (0.5m to 1.0m)
- Proposed retaining wall (1.0m to 1.5m)
- Proposed retaining wall (1.5m to 2.0m)
- Proposed retaining wall (2.0m to 2.5m)
- Proposed retaining wall (2.5m to 3.0m)
- Proposed gravel board retaining (0.15m to 0.3m)

Drawing References

This drawing is based on the following information provided by others:

- Site wide Topographic Survey by Brunel Surveyors Ltd. (Drawing Ref 18215-Hogwood Farm 2D 06.12.17).
- P4 / P5 Topographical Survey by Brunel Surveyors Ltd. (Drawing ref 26274-200-01-Parcels&4-Sheet1-3)
- Site Layout by Omega Architects (Drawing Ref. 3243-A-1005-PLA-SITE LAYOUT, dated 10.06.24)
- Hard Landscaping Plan by CSA (Drawing Ref. 6689_129_P4-5 Landscape Masterplan_Draft, dated 04.06.24)

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Rev	Date	Description	Dim / Check / App'd
P02	10/06/2024	Retaining wall updated in vicinity of 938-940. Sewer extents shown south of plot 100-1008. Updated site layout & referenced.	AK / KM / KM
P01	07/06/2024	First Issue	AK / KM / KM
S2 - Suitable for Information			



Client	CALA Homes Thames Ltd
Job	Hogwood Farm Parcels 4 and 5
Title	Levels Strategy (Sheet 1 of 2)
Classification	FL_60_20
Scale @ A1:	1:500
Project - Originator - Volume/System - Level/Location - Type - Discipline - Number	C86557-JNP-XX-XX-SK-C-7110
Revision	P02

Levels Strategy Notes

- The proposals shown on this drawing are indicative only and subject to detailed design. As such, levels may be subject to a change of $\pm 0.5m$ in height.
- The levels strategy is largely based on providing sufficient cover to the proposed and existing sewers within Parcel 4 & 5. Garden levels are typically based on a maximum gradient of 1:20 and an assumed 3m deep level patio area at the rear of buildings.
- Retaining wall and levels strategy based on site layout supplied and may not reflect the final layout, which may include level plateaus in gardens, e.g. sheds, binstores, cyclestores, etc.
- Plot finished floor levels are subject to applicable Part M criteria, as yet unknown.

