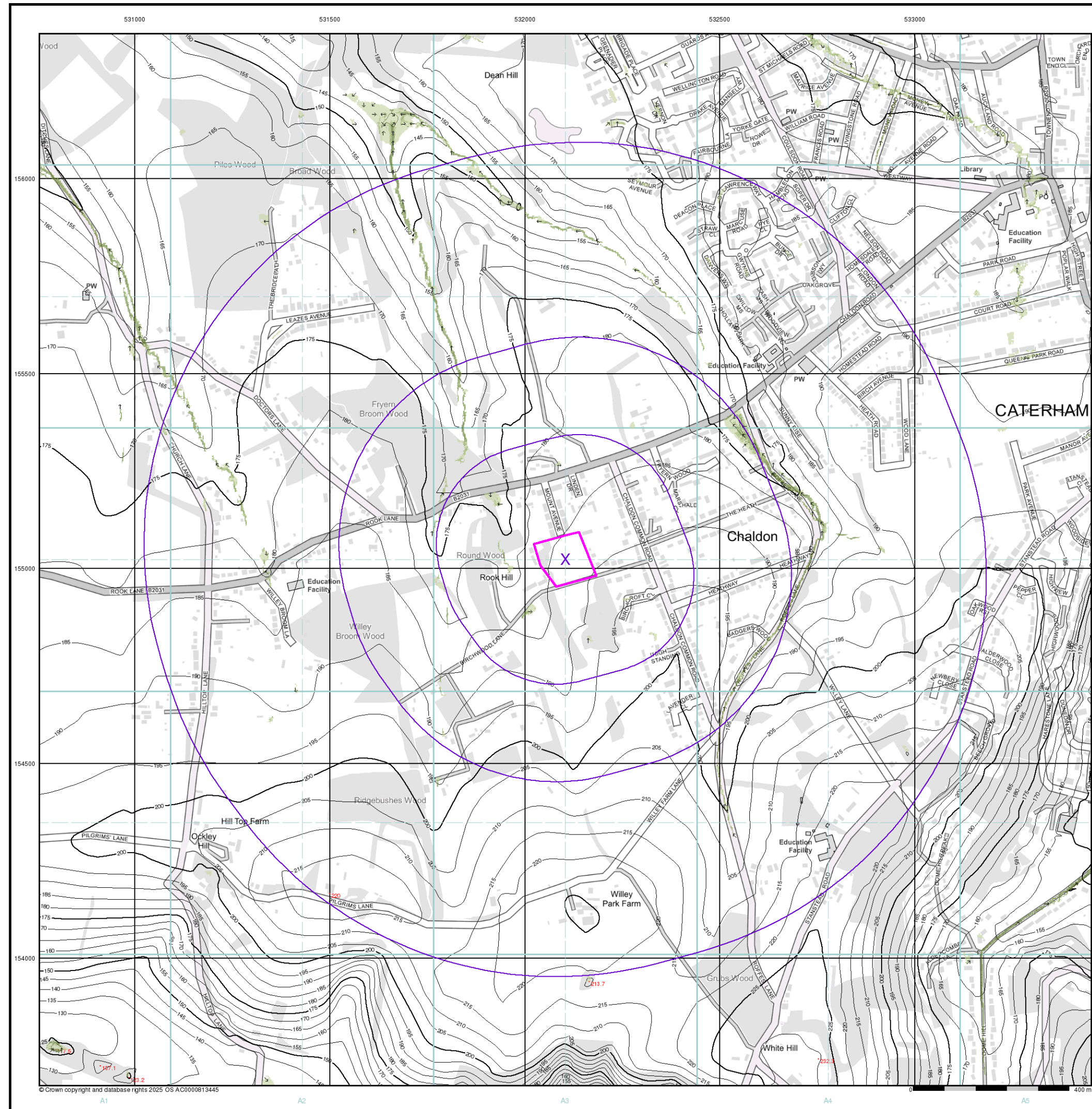




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EANRW Surface Water 30 Year Return Velocity and Flow Direction Map (1:10,000)

General

Specified Site Specified Buffer(s) Bearing Reference Point

Surface Water Velocity and Direction

0.00 - 0.25m/s
0.25 - 0.50m/s
0.50 - 1.00m/s
1.00 - 2.00m/s
> 2.00m/s

Flow Direction at maximum velocity

Contours (height in metres)

Standard Contour
Master Contour
Spot Height *167.8

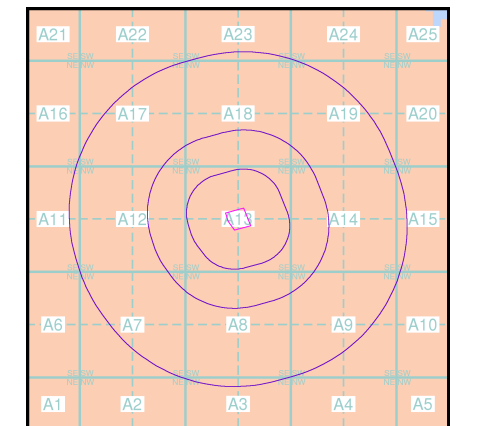
MLW Mean Low Water
MHW Mean High Water

Suitability

See the suitability map below

National to county
County to town
Town to street
Street to parcels of land
Property

EANRW Suitability Map - Slice A



Order Details

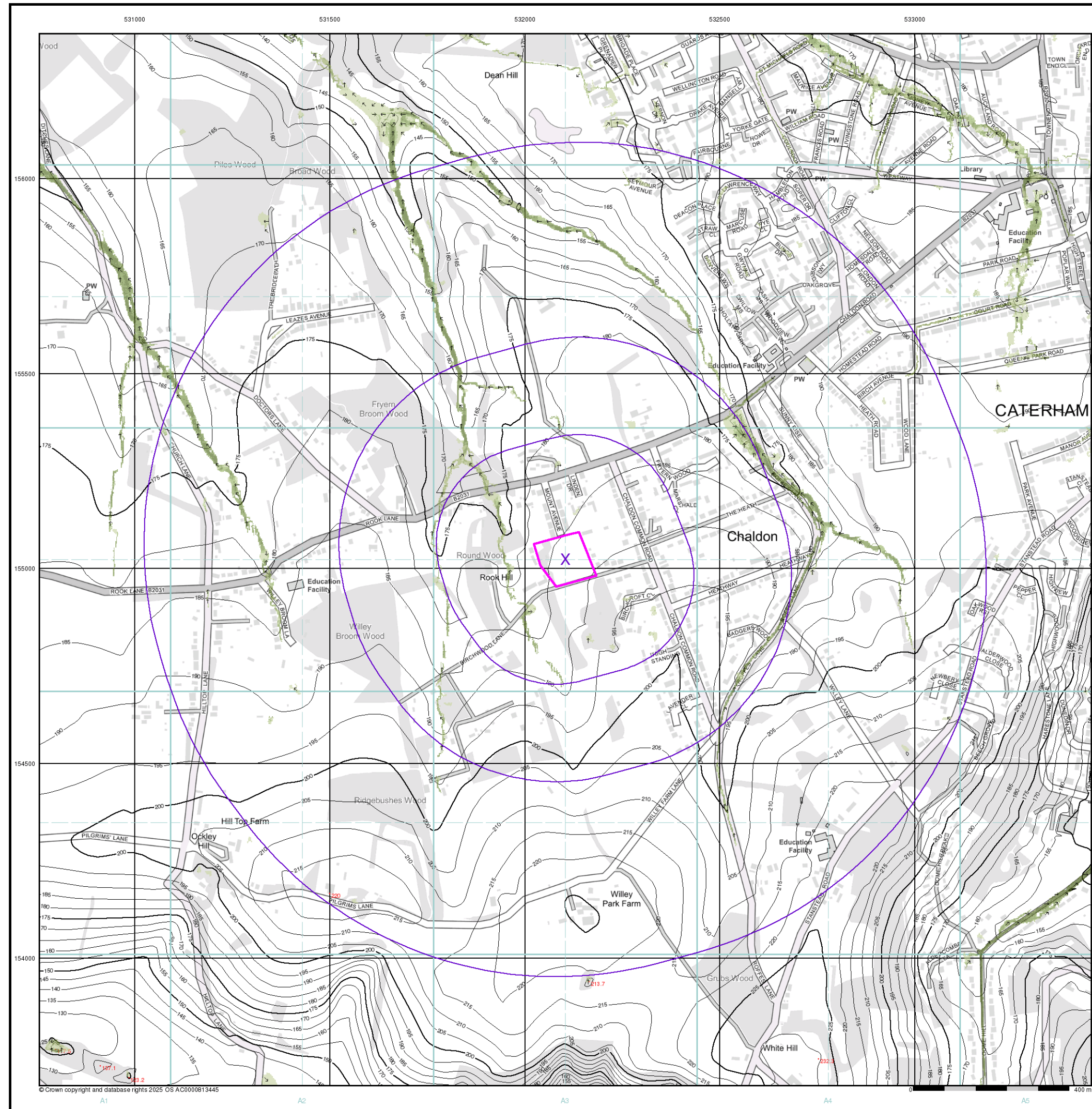
Order Number: 379760357_1_1
Customer Ref: Land at Mount Avenue
National Grid Reference: 532100, 155020
Slice: A
Site Area (Ha): 1.44
Search Buffer (m): 1000

Site Details

Land at Mount Avenue, Chaldon, Caterham, CR3 5BB

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EANRW Surface Water 100 Year Return Velocity and Flow Direction Map (1:10,000)

General

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

Surface Water Velocity and Direction

- 0.00 - 0.25m/s
- 0.25 - 0.50m/s
- 0.50 - 1.00m/s
- 1.00 - 2.00m/s
- > 2.00m/s

Flow Direction at maximum velocity

Contours (height in metres)

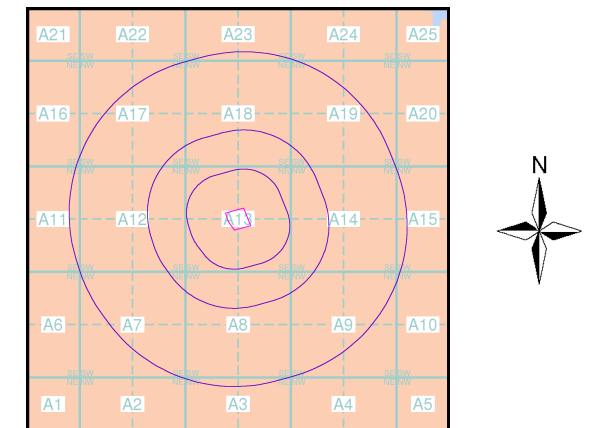
- Standard Contour
- Master Contour
- Spot Height

Suitability

See the suitability map below

- National to county
- County to town
- Town to street
- Street to parcels of land
- Property

EANRW Suitability Map - Slice A



Order Details

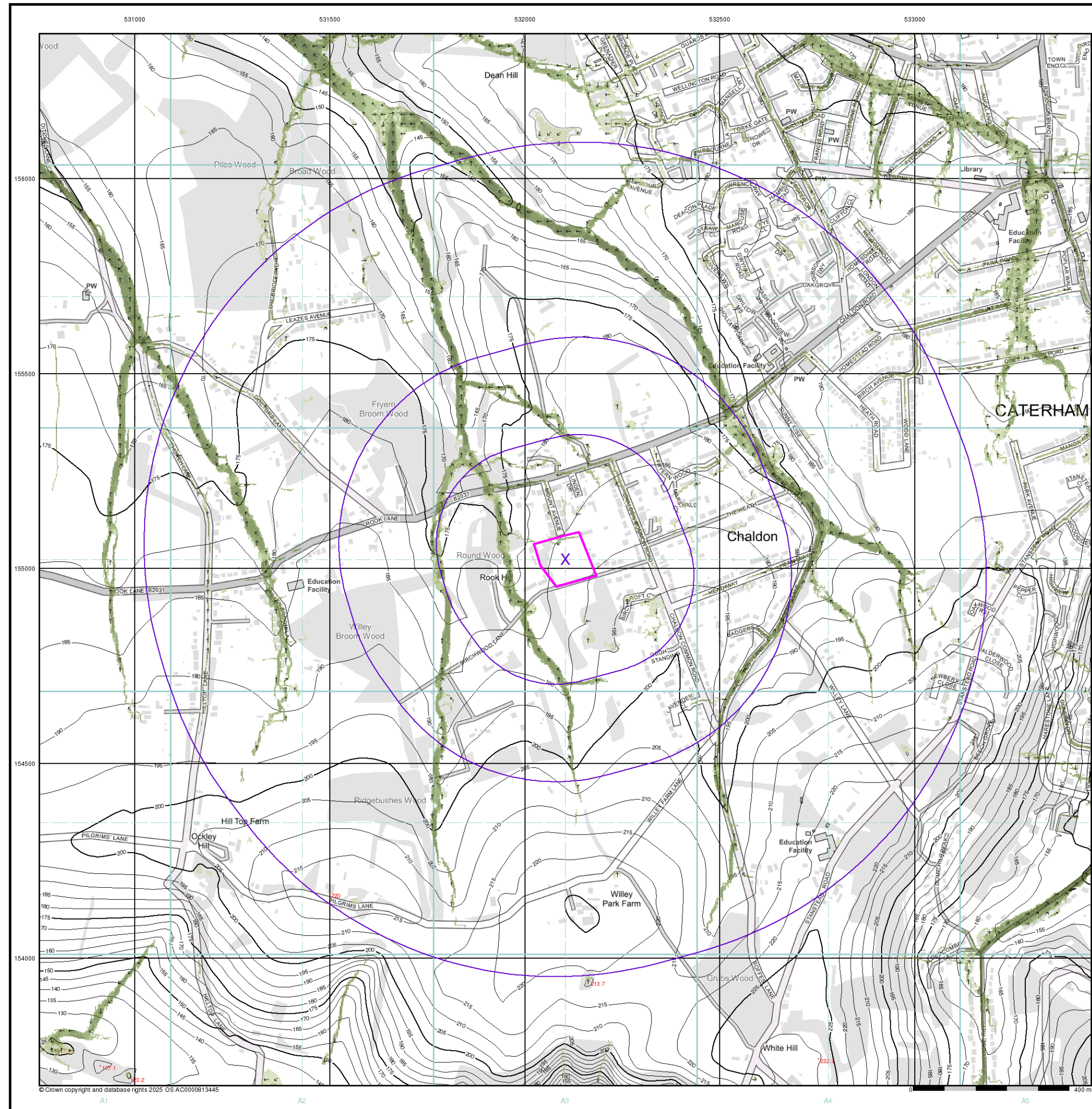
Order Number: 379760357_1_1
Customer Ref: Land at Mount Avenue
National Grid Reference: 532100, 155020
Slice: A
Site Area (Ha): 1.44
Search Buffer (m): 1000

Site Details

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EA/NRW Surface Water 1000 Year Return Velocity and Flow Direction Map (1:10,000)

General

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

Surface Water Velocity and Direction

- 0.00 - 0.25m/s
- 0.25 - 0.50m/s
- 0.50 - 1.00m/s
- 1.00 - 2.00m/s
- > 2.00m/s

Flow Direction at maximum velocity

Contours (height in metres)

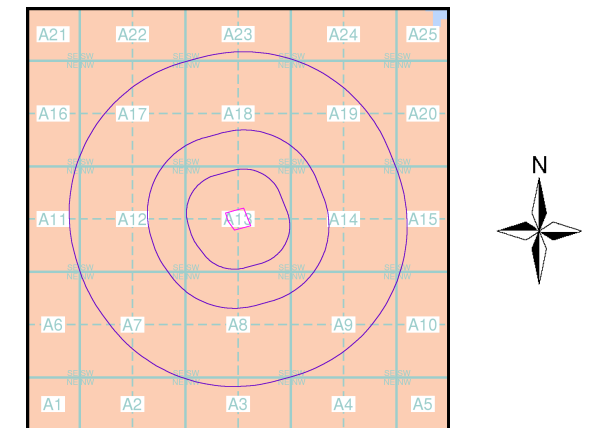
- Standard Contour
- Master Contour
- Spot Height

Suitability

See the suitability map below

- National to county
- County to town
- Town to street
- Street to parcels of land
- Property

EA/NRW Suitability Map - Slice A



Order Details

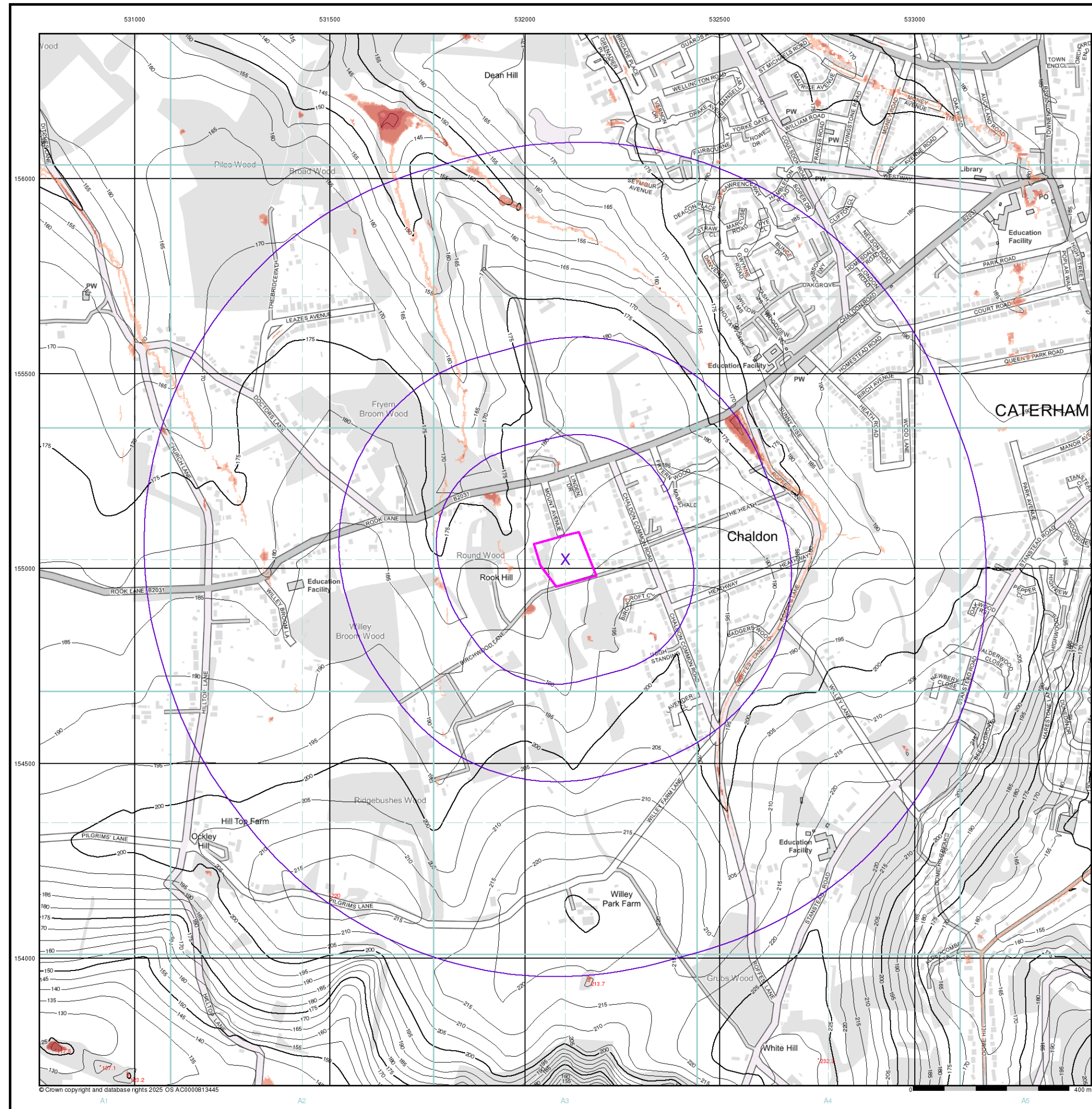
Order Number: 379760357_1_1
Customer Ref: Land at Mount Avenue
National Grid Reference: 532100, 155020
Slice: A
Site Area (Ha): 1.44
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Site Details

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EA/NRW Surface Water 30 Year Return Hazard Rating Map (1:10,000)

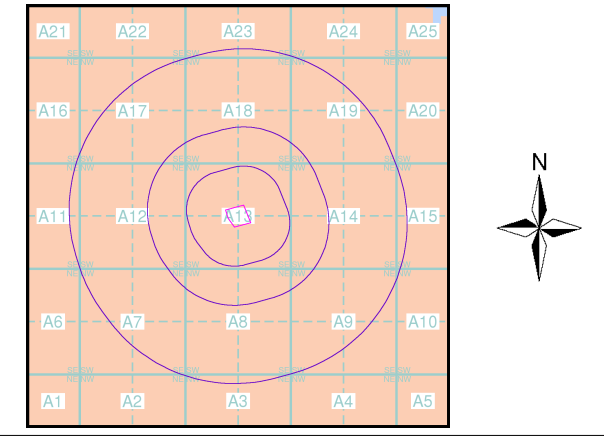
General
Specified Site Specified Buffer(s) Bearing Reference Point

Surface Water Hazard Rating
Low (0.5 – 0.75)
Moderate (0.75 – 1.25)
Significant (1.25 – 2.0)
Extreme (>2.0)

Contours (height in metres)
Standard Contour
Master Contour
Spot Height *167.8
MLW Mean Low Water
MHW Mean High Water

Suitability
See the suitability map below
National to county
County to town
Town to street
Street to parcels of land
Property

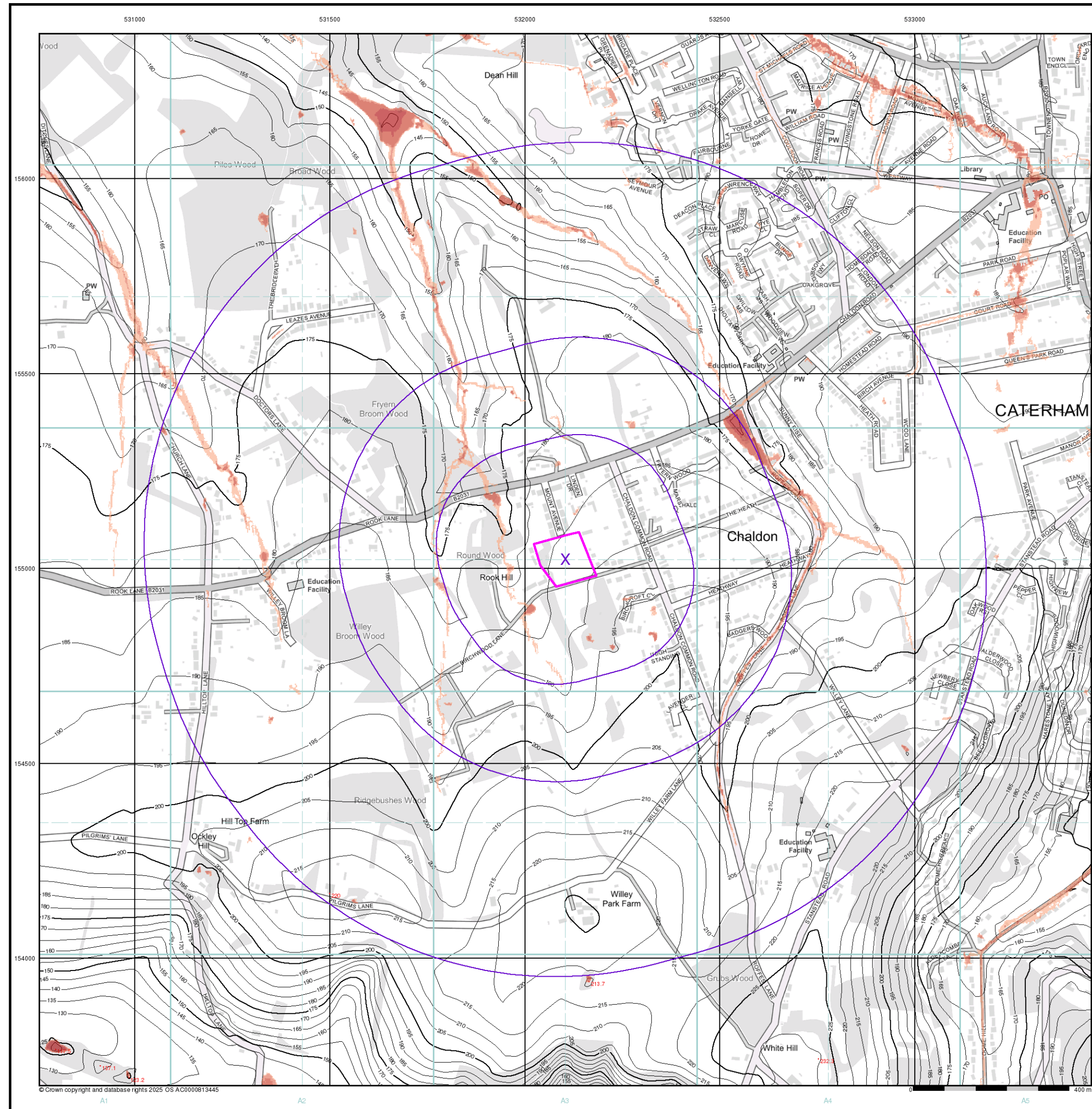
EA/NRW Suitability Map - Slice A



Order Details
Order Number: 379760357_1_1
Customer Ref: Land at Mount Avenue
National Grid Reference: 532100, 155020
Slice: A
Site Area (Ha): 1.44
Search Buffer (m): 1000

Site Details
Land at Mount Avenue, Chaldon, Caterham, CR3 5BB

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EA/NRW Surface Water 100 Year Return Hazard Rating Map (1:10,000)

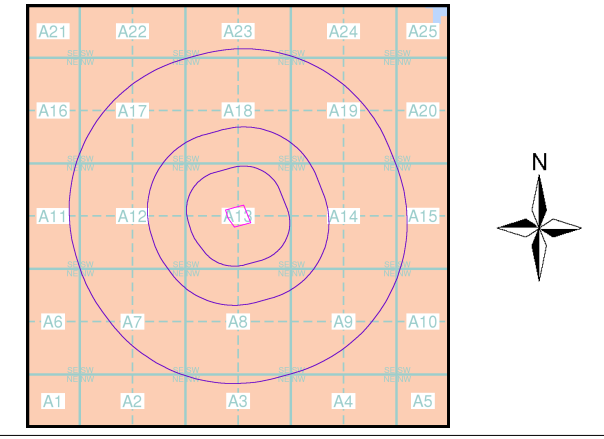
General
Specified Site Specified Buffer(s) Bearing Reference Point

Surface Water Hazard Rating
Low (0.5 – 0.75)
Moderate (0.75 – 1.25)
Significant (1.25 – 2.0)
Extreme (>2.0)

Contours (height in metres)
Standard Contour
Master Contour
Spot Height
MLW Mean Low Water
MHW Mean High Water
167.8

Suitability
See the suitability map below
National to county
County to town
Town to street
Street to parcels of land
Property

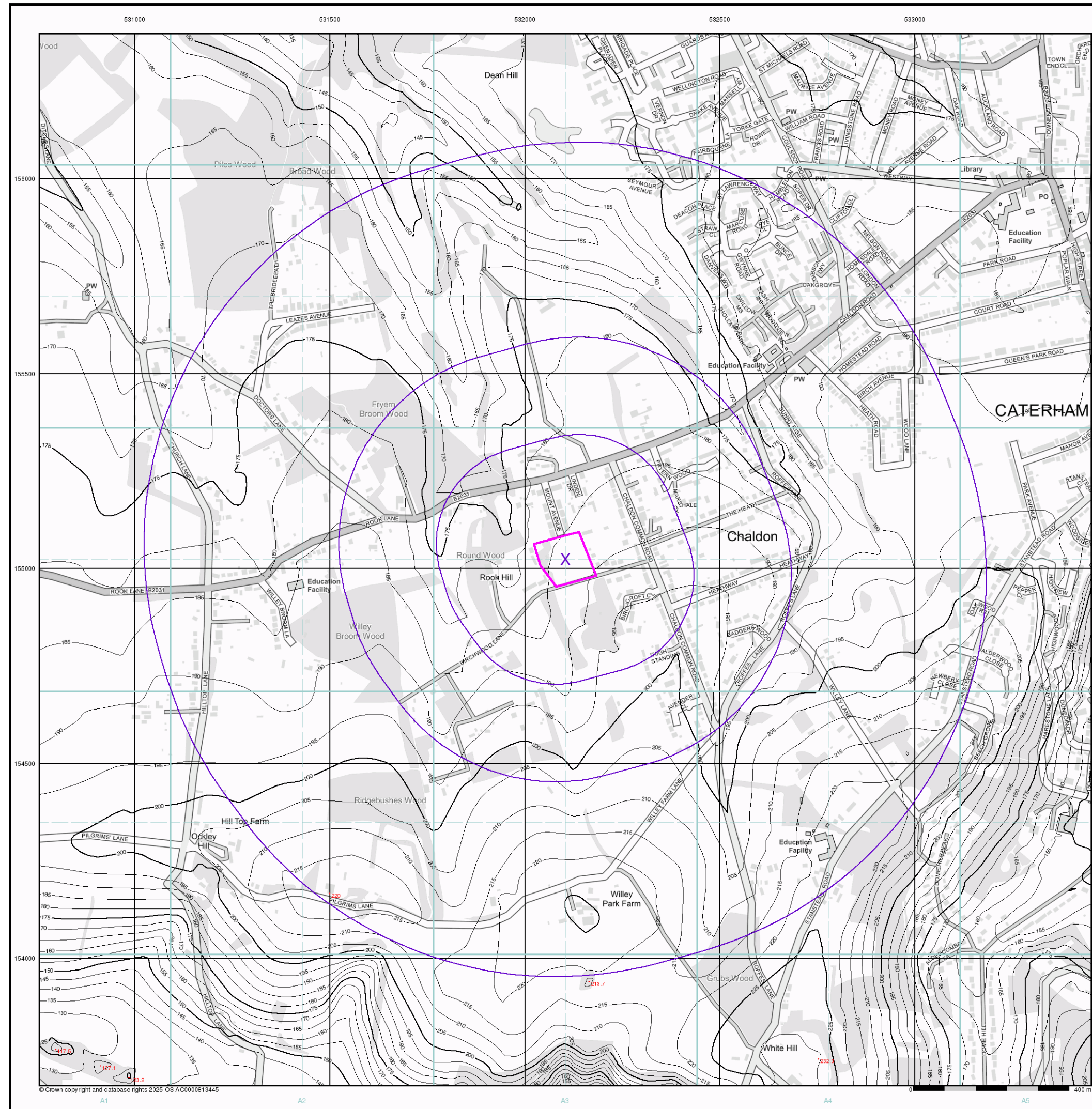
EA/NRW Suitability Map - Slice A



Order Details
Order Number: 379760357_1_1
Customer Ref: Land at Mount Avenue
National Grid Reference: 532100, 155020
Slice: A
Site Area (Ha): 1.44
Search Buffer (m): 1000

Site Details
Land at Mount Avenue, Chaldon, Caterham, CR3 5BB

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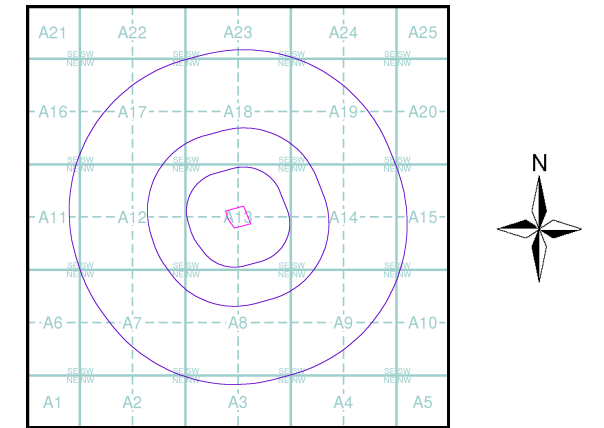
OS Water Network Lines Map (1:10,000)

- General**
- Specified Site
 - Specified Buffer(s)
 - Bearing Reference Point

- OS Water Network Data**
- | | |
|--------------|-------------------------|
| Canal | Drain |
| Reservoir | Other |
| Foreshore | Lake |
| Marsh | Transfer |
| Tidal River | Lock Or Flight Of Locks |
| Inland River | Sea |
| Junction | Source |
| Outlet | Other |
| Pseudo | |

- Contours (height in meters)**
- Standard Contour
- Master Contour
- Spot Height
- MLW Mean Low Water
- MHW Mean High Water

OS Water Network Map - Slice A

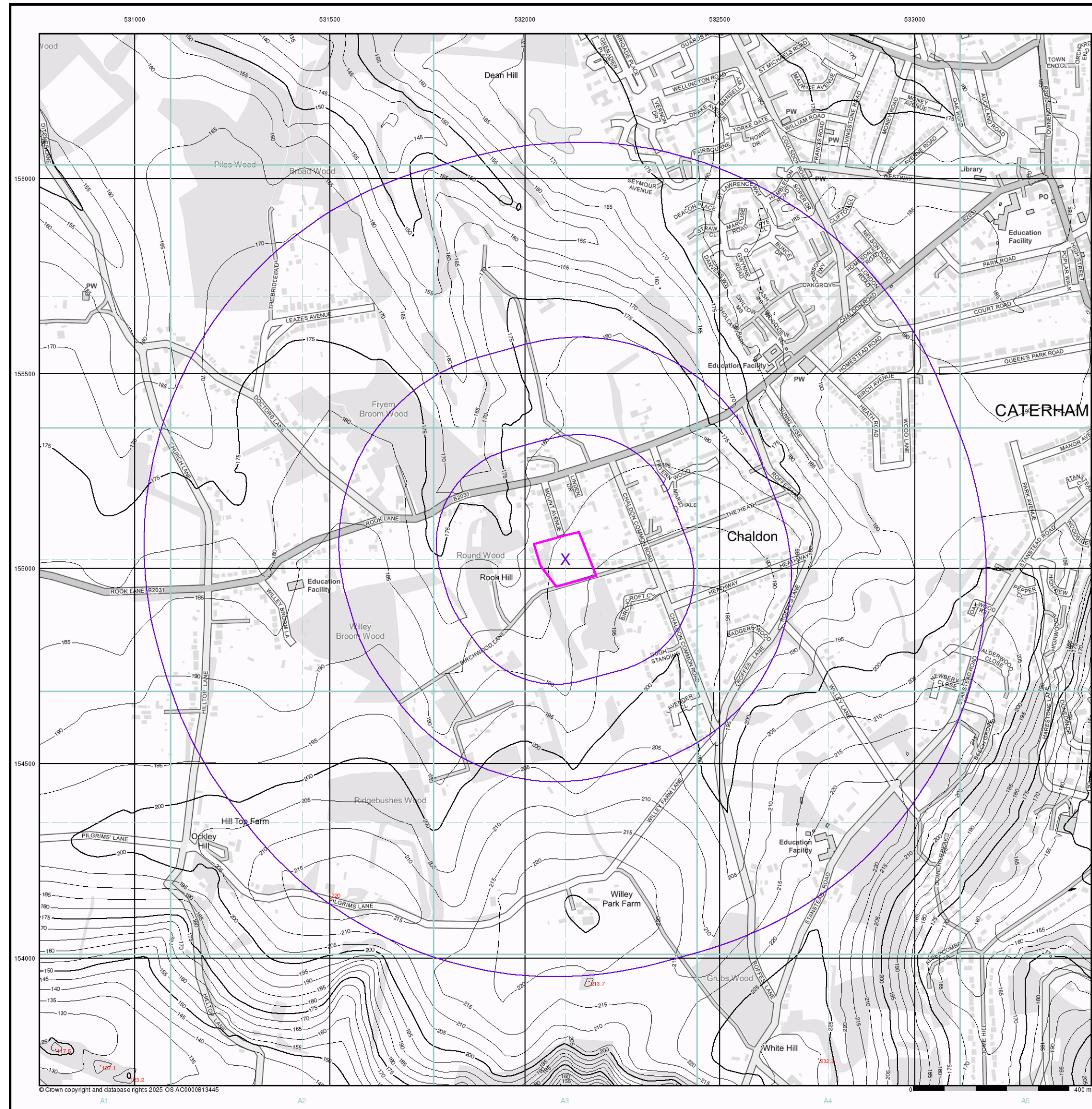


- Order Details**
- Order Number: 379760357_1_1
- Customer Ref: Land at Mount Avenue
- National Grid Reference: 532100, 155020
- Slice: A
- Site Area (Ha): 1.44
- Search Buffer (m): 1000

- Site Details**
- Land at Mount Avenue, Chaldon, Caterham, CR3 5BB

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EA/NRW Historic Flood Map (1:10,000)

General

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

Historic Flood Events Data

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

Contours (height in metres)

Standard Contour 105 100 95

Master Contour

Spot Height 167.8

MLW Mean Low Water

MHW Mean High Water

EA/NRW Historic Flood Map - Slice A

Order Details

Order Number:	379760357_1_1
Customer Ref:	Land at Mount Avenue
National Grid Reference:	532100, 155020
Slice:	A
Site Area (Ha):	1.44
Search Buffer (m):	1000

Site Details

Land at Mount Avenue, Chaldon, Caterham, CR3 5BB

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Tel: 0844 844 9952

Fax: 0844 844 9951

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Appendix F: Thames Water Pre-Planning Enquiry Response



Scott Webster

Andrew Waring Associates
The Old Brewery House, Portersbridge St,
Romsey, Hampshire
SO51 8DJ



24 June 2025

Pre-planning enquiry: Confirmation of sufficient capacity

Site Address: Mount Avenue, Chaldon, Caterham, Surrey, CR3 5BB

Dear Scott,

Thank you for providing information on your development Mount Avenue, Chaldon, Caterham, Surrey, CR3 5BB consisting of a greenfield site (1.42ha) to be developed with 25 new houses and 4 new flats. Drainage proposal is for Foul Water to discharge via gravity at a rate of 1.34 l/s into existing Thames Water Foul Water Sewer MH TQ32550000

We have completed the assessment of the foul water flows based on the information submitted in your application with the purpose of assessing sewerage capacity within the existing Thames Water sewer network.

Foul Water

If your proposals progress in line with the details you've provided, we're pleased to confirm that there will be sufficient sewerage capacity in the adjacent foul water sewer network to serve your development.

This confirmation is valid for 12 months or for the life of any planning approval that this information is used to support, to a maximum of three years.

You'll need to keep us informed of any changes to your design – for example, an increase in the number or density of homes. Such changes could mean there is no longer sufficient capacity.

Surface Water

In accordance with the Building Act 2000 Clause H3.3, positive connection of surface water to a public sewer will only be consented when it can be demonstrated that the hierarchy of disposal methods have been examined and proven to be impracticable. Before we can consider your surface water needs, you'll need written approval from the lead local flood authority that you have followed the sequential approach to the disposal of surface water and considered all practical means.

When developing a site, policy SI 13 of the London Plan states "Development proposals should aim to achieve greenfield run-off rates and ensure that surface water run-off is managed as close to its source as possible. There should also be a preference for green over grey features, in line with the following drainage hierarchy:"

The disposal hierarchy being:

- 1) rainwater use as a resource (for example rainwater harvesting, blue roofs for irrigation)
- 2) rainwater infiltration to ground at or close to source
- 3) rainwater attenuation in green infrastructure features for gradual release (for example green roofs, rain gardens)
- 4) rainwater discharge direct to a watercourse (unless not appropriate)
- 5) controlled rainwater discharge to a surface water sewer or drain
- 6) controlled rainwater discharge to a combined sewer.

Where connection to the public sewerage network is required to manage surface water flows, we will accept these flows at a discharge rate in line with CIRIA's best practice guide on SuDS or that stated within the sites planning approval.

If you require a SW capacity check, please submit another application following the above SW hierarchy guidance.

Please see our [FAQ's leaflet](#) for additional information.

What happens next?

Please make sure you submit your connection application, giving us at least 21 days' notice of the date you wish to make your new connections.

If you have any further questions, please contact us.

Yours sincerely,

Abdul Afzal

Adoptions & Pre-Planning Engineer
Developer Services