

117 Albert Street, NW1 7NB

Consideration of requirement for a Basement Impact Study

Read with Architects layout and section proposals

Contents

Streets at Risk of Surface water flooding

Adjacent

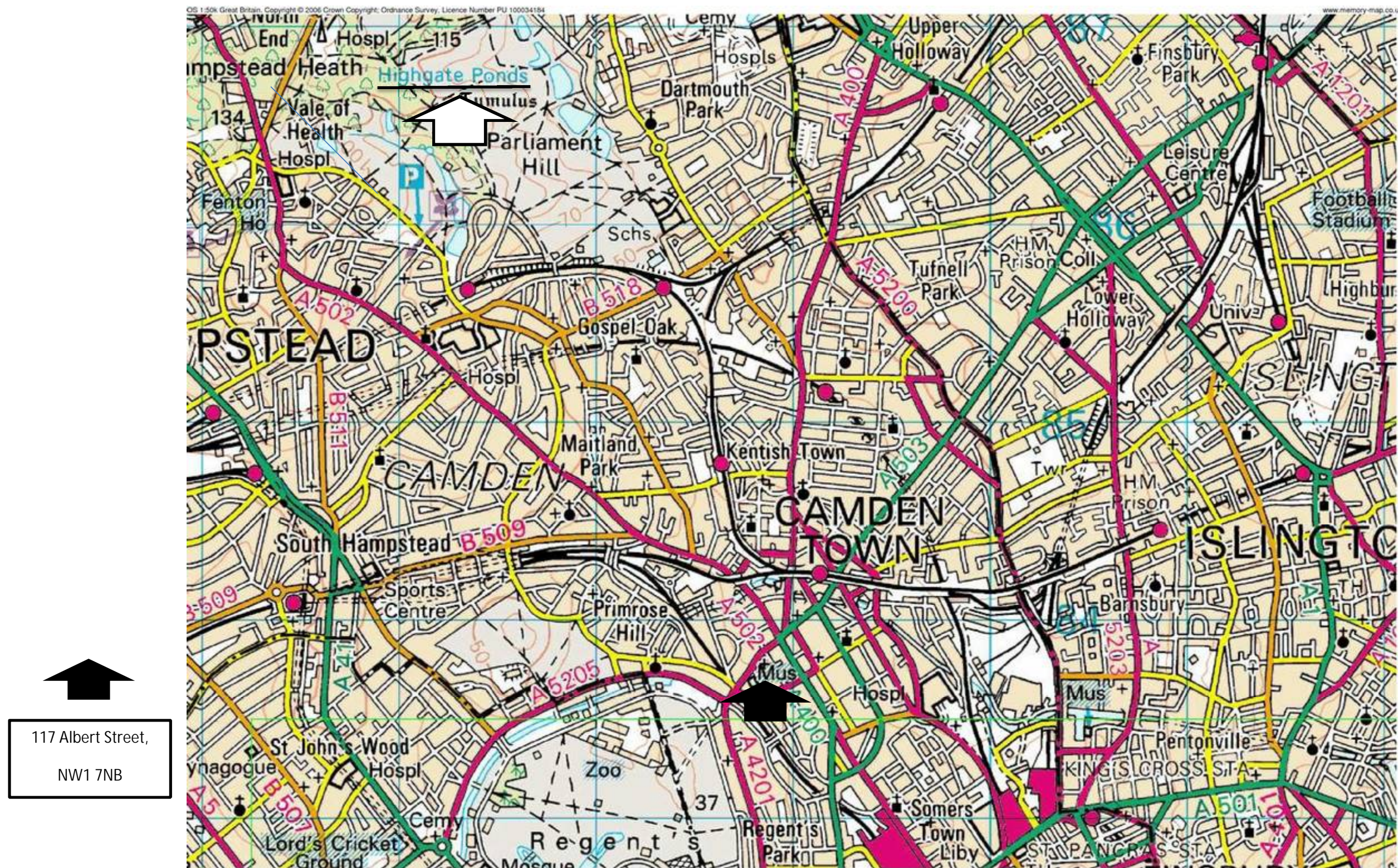
OS map showing location of Hampstead Ponds

Page 2

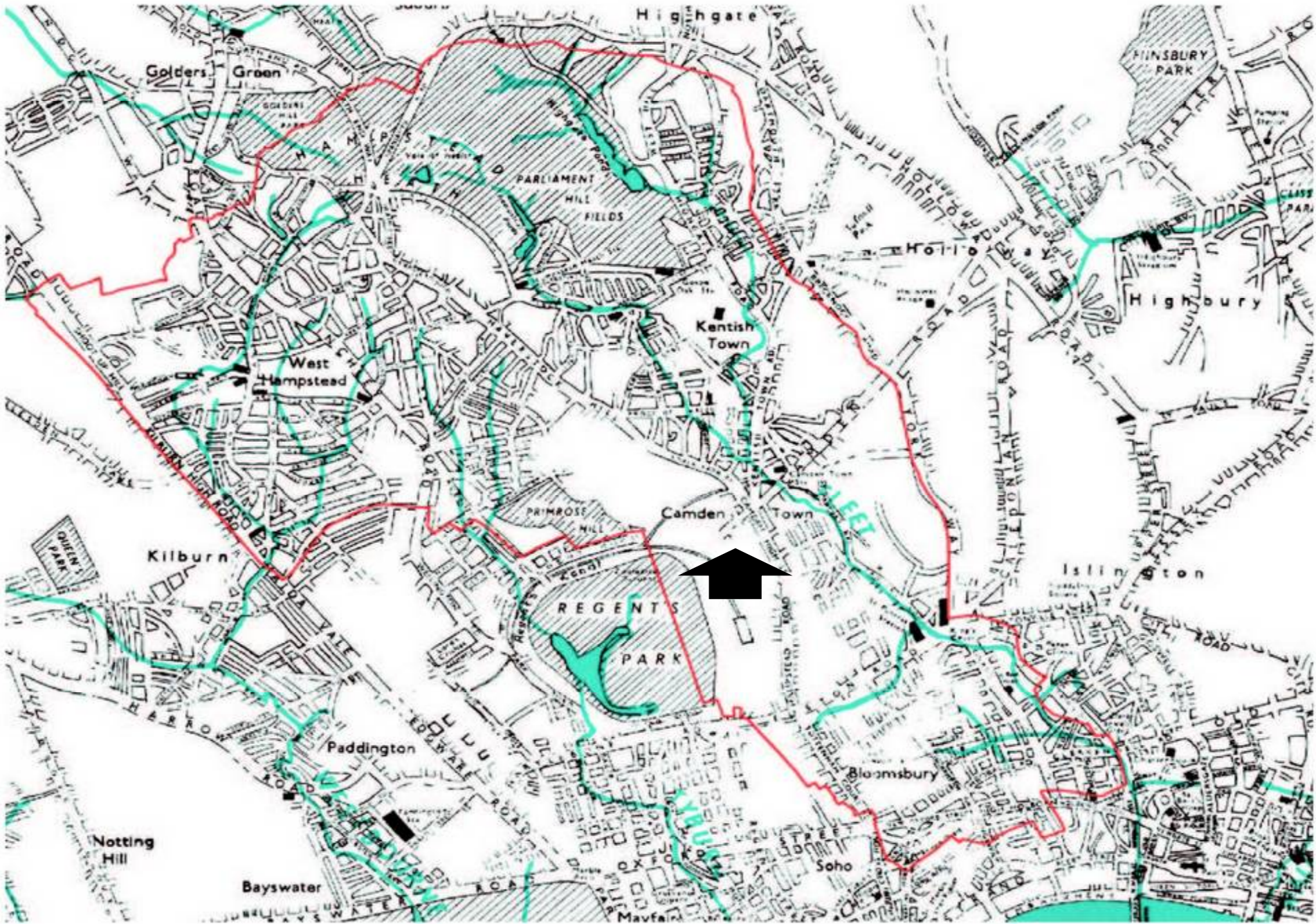
Streets at risk of surface water flooding

Abbey Road	1975	Jeffreys Street	2002
Aberdare Gardens	1975	Kelly Street	1975 and 2002
Achilles Road	2002	Kentish Town Road	1975
Adamson Road	2002	Kidderpore Gardens	1975
Agamemnon Road	2002	Kilburn High Road	1975
Ajax Road	2002	Kilburn Priory	1975
Aldred Road	2002	Kingdon Road	2002
Arkwright Road	1975 and 2002	Kingsgate Road	1975
Arkwright Road	1975 and 2002	Lady Margaret Road	2002
Avenue Road	2002	Lambolie Road	1975
Belsize Lane	1975 and 2002	Lancaster Drive	2002
Belsize Park Gardens	1975	Lancaster Grove	1975 and 2002
Belsize Road	1975 and 2002	Langland Gardens	1975
Boundary Road	1975	Lowfield Road	1975
Broadhurst Gardens	1975	Lyncroft Gardens	2002
Broomsleigh Street	1975	Lyndurst Gardens	1975
Bulbarrow, Abbey Road Estate	1975	Mansfield Road	1975
Canfield Gardens	1975 and 2002	Maygrove Road	1975
Cannon Hill	1975 and 2002	Menelik Road	2002
Caversham Road	2002	Messina Avenue	1975
Chalcot Gardens	1975	Mill Lane	1975 and 2002
Chesterford Gardens	2002	Nassington Road	2002
Cotleigh Road	1975	Oak Village	1975
Dennington Park Road	1975 and 2002	Oman Road	2002
Edis Street	1975	Pandora Road	1975 and 2002
Egbert Street	1975	Park End	1975
Fairfax Road	2002	Parkhill Road	1975 and 2002
Fairhazel Gardens	1975 and 2002	Parliament Hill	2002
Fellows Road	1975	Platt's Lane	1975 and 2002
Ferncroft Avenue	1975	Primrose Hill Road	1975 and 2002
Finchley Road	2002	Prince of Wales Road	2002
Fleet Road	2002	Princess Road	1975
Fordwych Road	1975	Priory Road	2002
Frognaal Gardens	1975	Priory Terrace	1975
Gaisford Street	2002	South End Road	2002
Glenhurst Avenue	2002	South Hill Park	2002
Gloucester Avenue	1975	South Hill Park Gardens	2002
Goldhurst Terrace	1975 and 2002	Sumatra Road	1975 and 2002
Gospel Oak Estate	1975	Swains Lan	1975
Greencroft Gardens	1975 and 2002	Tanza Road	2002
Hampstead Lane N6	1975	Templewood Avenue	2002
Harben Road	2002	Templewood Gardens	2002
Harley Road	1975	Wending, Haverstock Road	2002
Hawley Road	1975	West End Lane	2002
Heath Street	1975	Westbere Road	2002
Hemstal Road	1975	Willow Road	1975 and 2002
Highgate Road	1975	Winchester Road	1975
Hillfield Road	1975 and 2002	Windmill Hill	1975
Holmdale Road	1975 and 2002	Woodchurch Road	2002
Ingestre Road	2002	Woodsome Road	1975
Inglewood Road	2002	York Rise	1975

Source: Floods in Camden, Report of the Floods Scrutiny Panel, London Borough of Camden 2003, Appendix 4, Flooded Roads in Camden 1975 and 2002.



OS map showing location of Hampstead Ponds

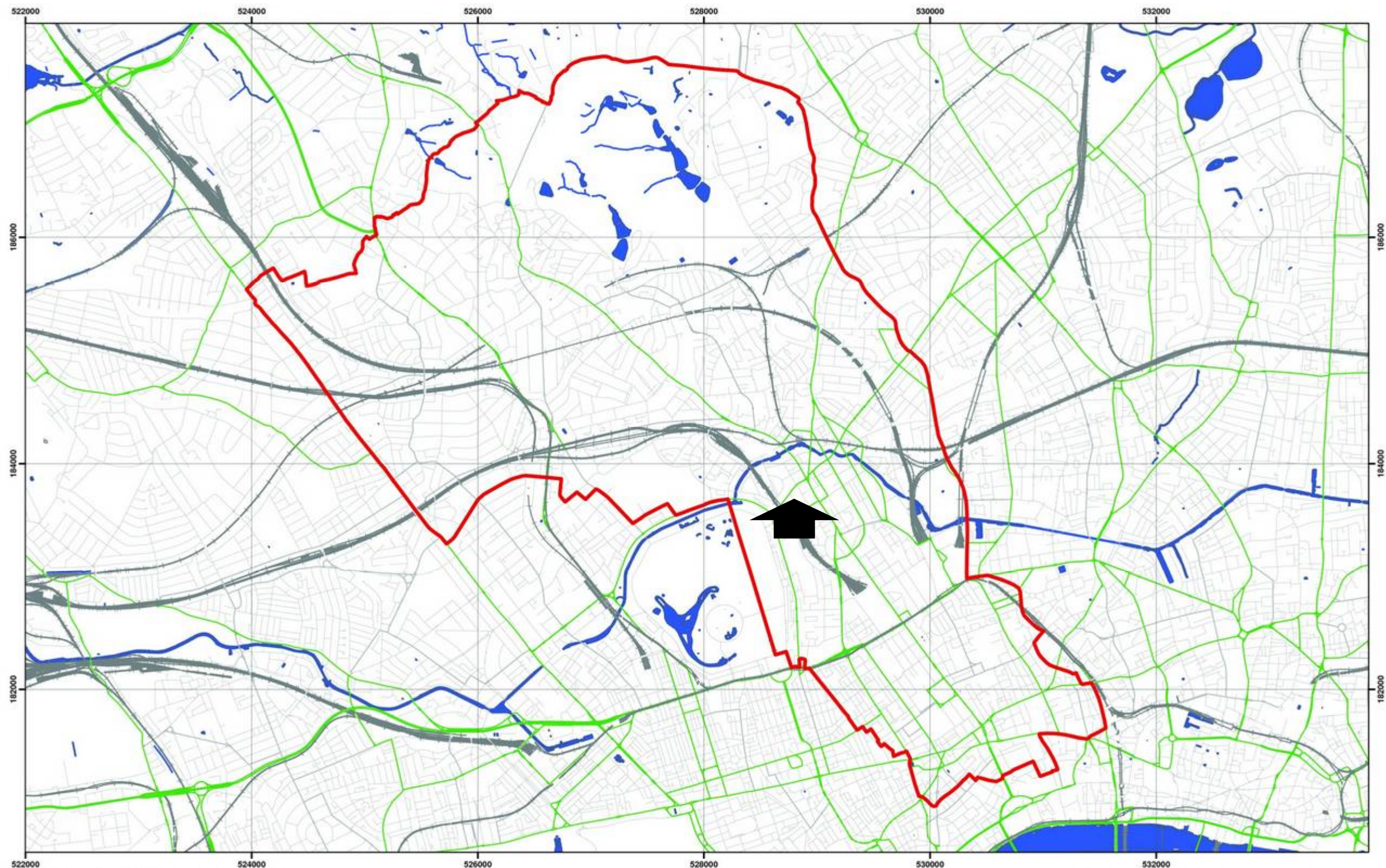


Source – Barton, Lost Rivers of London

Camden Geological, Hydrogeological and Hydrological Study
Watercourses

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FIGURE 11



Data Source: London Borough of Camden, 2010

Scale at A3: 1:30,000

Coordinate System:
British National Grid
GCS_OSGB_1936

Legend

- London Borough of Camden
- Surface water
- Railway Lines
- A Roads

117 Albert Street

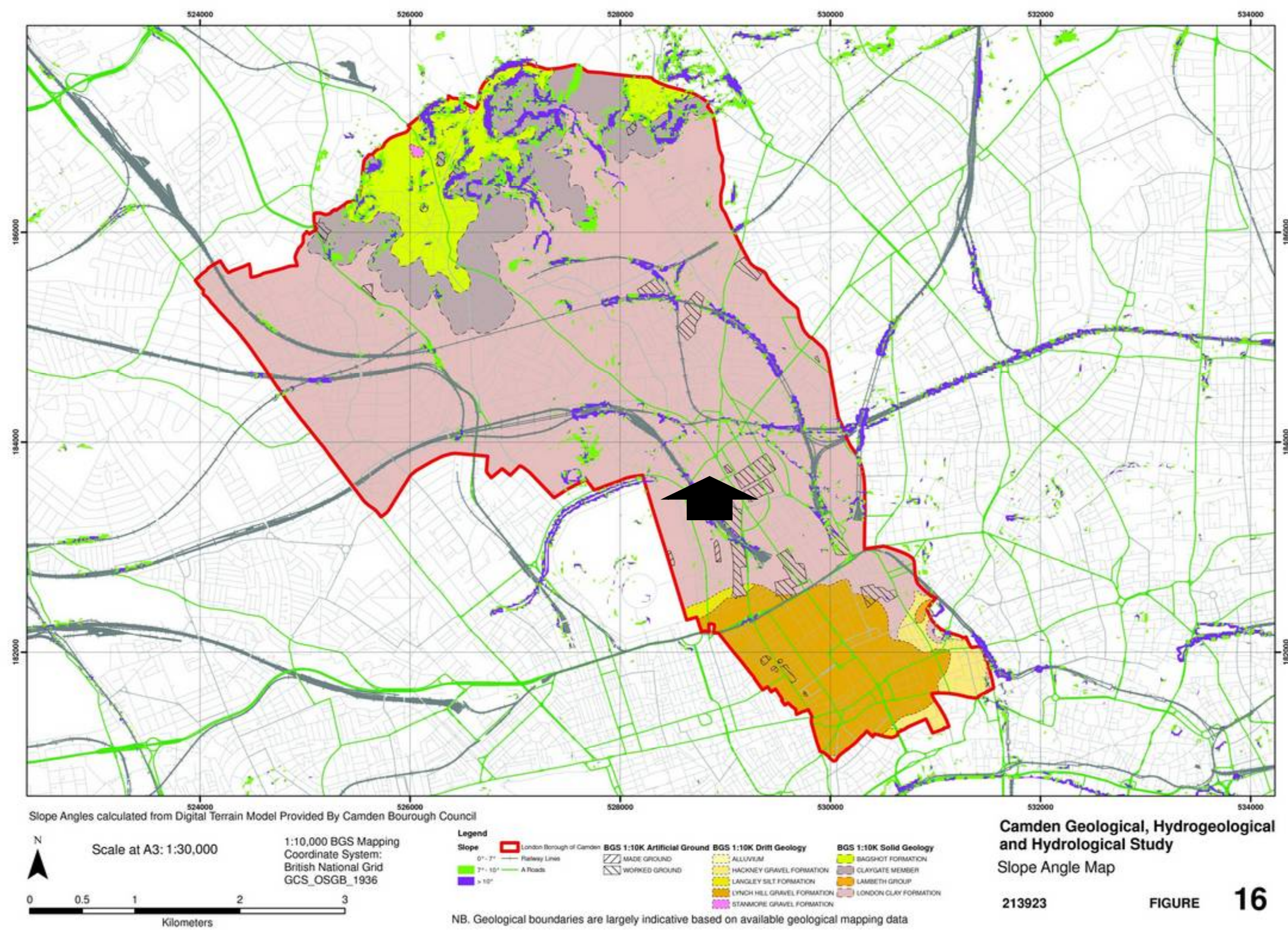
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Camden Surface Water Features

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FIGURE **12**



Areas of greatest potential for slope instability

The assessment of the potential for slope instability

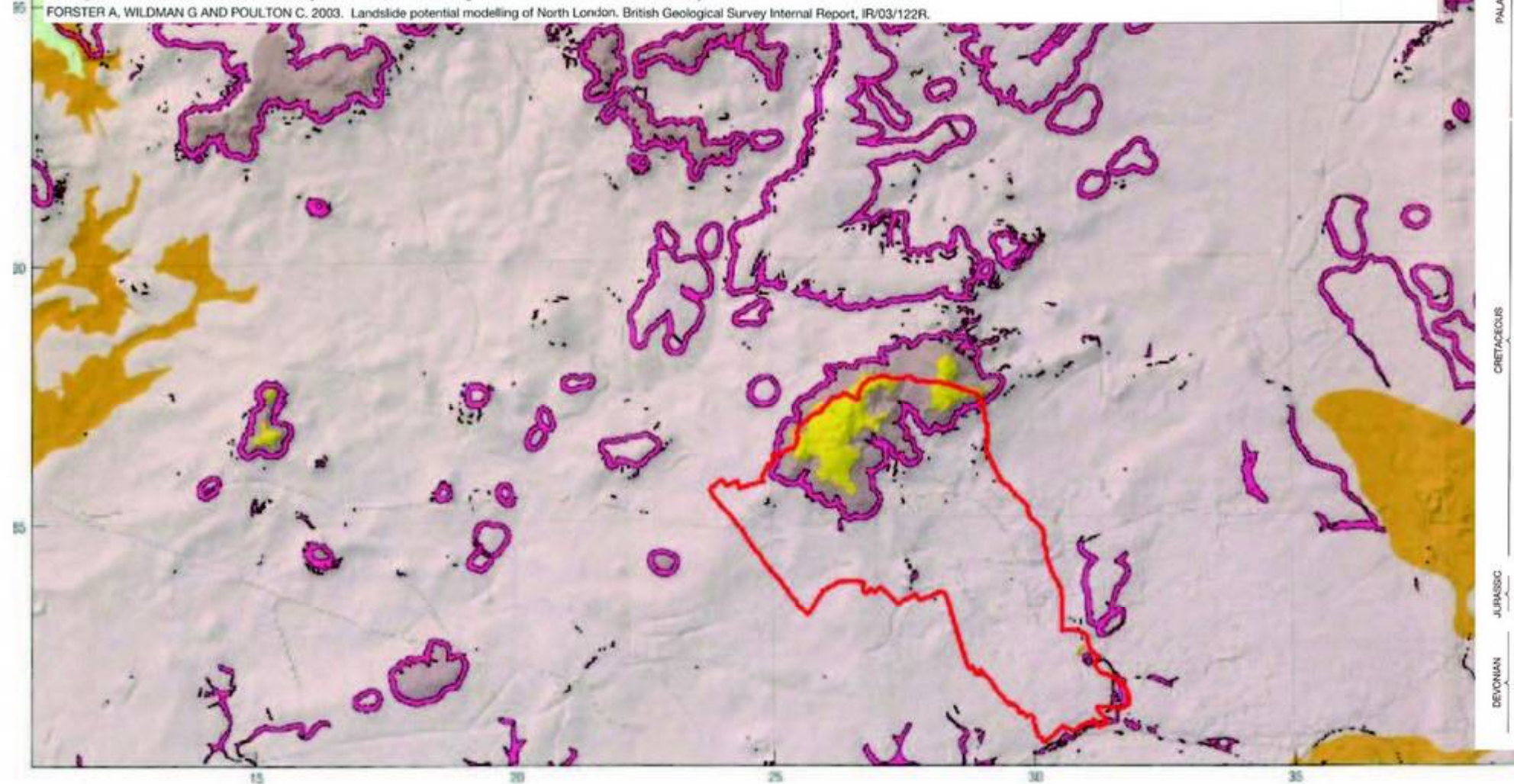
Due to a long history of intensive landuse and urban development it has only been possible to recognise and map, with confidence, a few areas of past landslide activity. However, beyond the north London district, areas of similar bedrock geology and topography contain significant areas of mapped landslides. Therefore, a slope instability assessment has been made to act as a guide to where areas of significant landslide potential are present, but obscured, and where further information regarding their stability are needed before development or major changes in landuse are made (Forster et al. 2003).

The assessment used a deterministic approach that looks at the presence at a site of landslide causative factors, such as slope angle, lithology and groundwater conditions that increase the susceptibility of a site to landslide activity. The causative factors were weighted according to their relative importance in promoting landslides and combined in a Geographical Information System to produce a computer-generated map of the relative susceptibility to landslide activity across the area. It does not necessarily mean that landslides have happened in the past or will do so in the future but if conditions change through natural or artificial means and a causative factor increases, then slope instability may be triggered.

This assessment gave a measure of the potential landslide activity divided into five classes ranging from zero to very high. For clarity the two highest classes, HIGH and VERY HIGH have been combined on this map to give a single rating to indicate the presence of a significant potential. More detailed information about particular locations may be obtained through the BGS Enquiry Service enquiries@bgs.ac.uk. Telephone 0115 936 3143.

The shaded relief image is derived from NEXTMap™ Digital Elevation Model (DEM) data gridded at 10 m intervals. Illumination is from the north-west and vertical exaggeration is x10. Artificial artefacts such as buildings have been removed from this dataset using smoothing algorithms. The geology of the district can be related to the topography as revealed by the image. The hill tops capped by the Claygate Member and Bagshot Formation are clearly identifiable. The watersheds dividing the Thames, Lea and Colne river valleys are visible, as are the large reservoirs on the floor of the Lea valley.

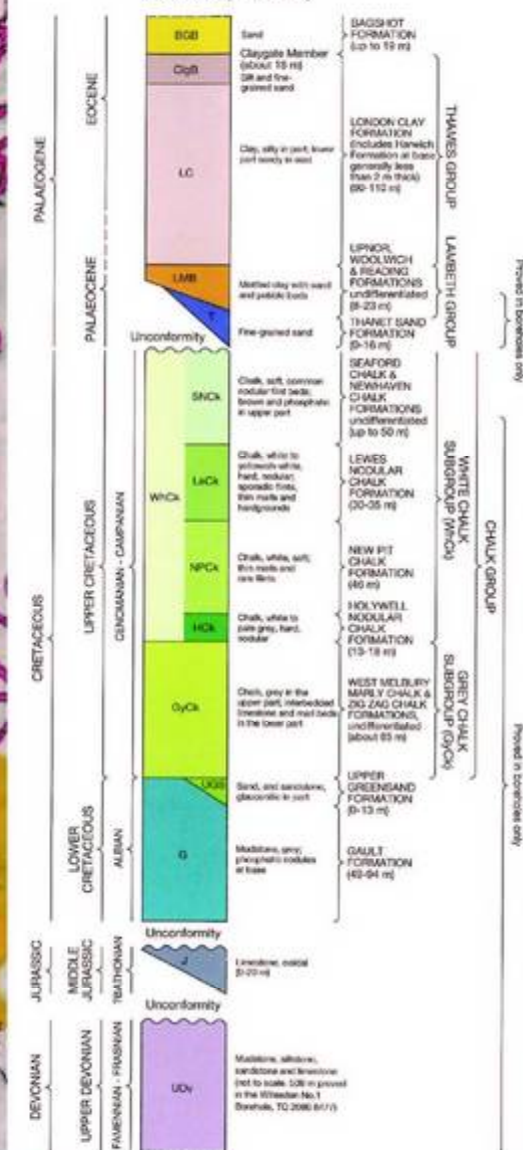
FORSTER A, WILDMAN G AND POULTON C. 2003. Landslide potential modelling of North London. British Geological Survey Internal Report, IR/03/122R.



Areas of significant landslide potential

GENERALIZED VERTICAL SECTION

Scale 1:2500 (1 cm to 25 m)



Source - British Geological Society, 1:50,000 Series
England and Wales Sheet 256 - North London

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Areas of landslide potential

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FIGURE 17



Source - London Borough of Camden, January 2010. *Camden Core Strategy Proposed Submission*.

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FIGURE 18