

FLOOD RISK ASSESSMENT FOR 66 WOODROW PLACE,
SPALDING, LINCOLNSHIRE, PE11 1BF.

AS CAN BE CLEARLY SEEN ON THE ENVIRONMENT AGENCY
MAP AT :

<http://maps.environmentagency.gov.uk/wiyby/wiybyController#x=523809&y=322719&lg=1,&scale=11>

THE PROPERTY LIES WITHIN AN AREA AT RISK FROM
FLOODING FROM RIVERS OR THE SEA/ LIMIT OF EXTREME
FLOODING. THE RECOMMENDATIONS BELOW WILL BE
FORWARDED TO THE OWNER AND BUILDER TO ENSURE
STEPS ARE TAKEN IN THE DESIGN OF THE CONSERVATORY
TO COUNTER THIS RISK.

FLOOD RISK ASSESSMENT RECOMMENDATIONS.

1. PERVIOUS BACKFILL AROUND FOOTINGS/ BASE.
2. ANY NEW SLABBING TO GUIDE WATER AWAY FROM BASE.
3. DPC TO BE NO WORSE THAN THE EXISTING PROPERTY.
4. FFL's TO MATCH (APPROX. AS PER DPC)
5. EXTRA FLASH FLOOD PROTECTION AT ENTRANCE DOORS
VIA SELF DAMP PROOFING UPVC THRESHOLDS, WITH WATER
RESISTANT SILICONE SEAL TO BRICKWORK, GIVING
APPROXIMATELY AN ADDITIONAL 80mm PROTECTION (50mm
ABOVE HOUSE / CONSERVATORY FFL's).
6. AS EXISTING SURFACE WATER SYSTEM IS TO BE UTILIZED,
A THOROUGH TEST OF ITS ABILITY TO DEAL WITH THE EXTRA
CAPACITY SHOULD BE UNDERTAKEN.
IF FOUND INADEQUATE, EITHER THE SYSTEM SHOULD BE
OVERHAULED OR ADDITIONAL CAPACITY SHOULD BE ADDED.