

Cavity walls:

- Internal plaster/render 1:6:1 (cement:sand:lime).
- 100mm thick internal walls of 7N solid conc. blocks.
- 50mm thick 'Celotex' cavity insulation fixed to internal wall with stainless steel wall ties.
- 100mm cavity.
- 100mm external brick wall with thin joints.
- Handmade clay bricks are not to be used to external face

Doors and windows

Doors: Raising the threshold as high as possible, while complying with level access requirements should be implemented.
Sealed PVC external framed doors should be used.

Internal doors to be solid timber (not hollow core) with easily "lift off" hinges that allow internal doors to be easily removed and stored in dry areas prior to a flood, should be used. Where the frequency of predicted flooding is low or where there is no warning (e.g. overland or sewer flooding) it may be necessary to replace the doors after the flood.

Windows/patio doors: PVC window/door sills to be adequately sealed. Double glazing conforming to the relevant standards would be used with external glass pane of 8mm thick laminated glass.

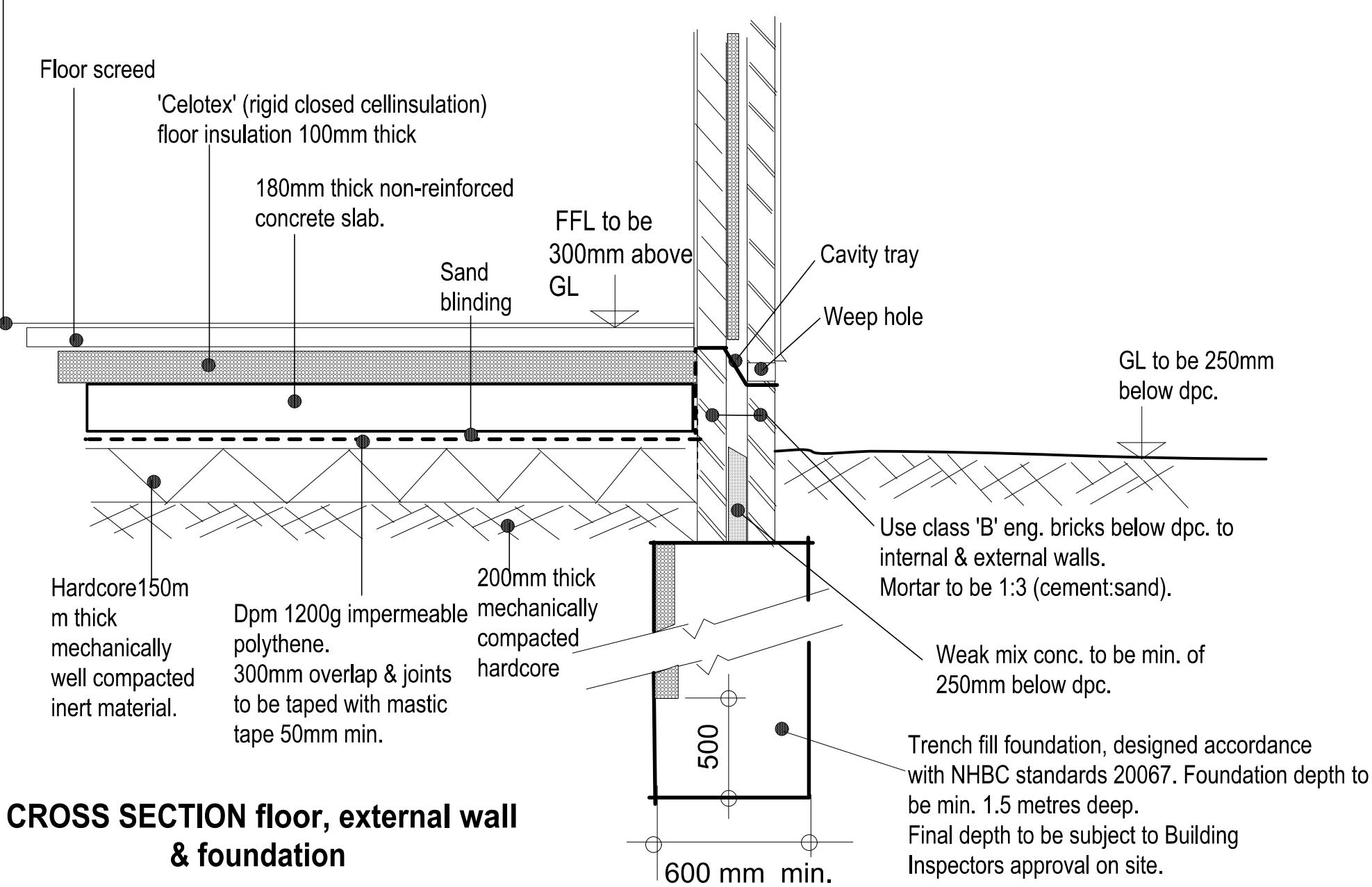
Threshold and floor levels

High doorstep level to be used to provide an added barrier to floodwater. Approved document M of the Building Regulations (England and Wales) states that reasonable provision shall be made for people to gain access to and use the building and its facilities.

General notes:

- Finish floor level to be min 300mm above ground level
- Non- return valves on sewers to prevent back flow.
- All plumbing insulation to be closed-cell type. Where possible, all service entries should be sealed (eg. with expanding foam or similar closed cell material)
- Wiring & power outlets raised 600mm above lower ground floor level.
- Sealed PVC external framed doors to be installed & to be double glazed to meet relevant latest BS.
- Water, electricity and gas meters should be located above predicted flood level (600mm)
- Boiler units and ancillary devices should be installed above predicted flood level (600mm)
- Wiring for telephone, TV, Internet and other services should be protected by suitable insulation in the distribution ducts to prevent damage.

Floor finish to be of ceramic tiles



**6 Raisins Hill
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