

ANDREW BUMPHREY ARCHITECTS

2/3 Silverless Street, Marlborough, Wiltshire SN8 1JQ Tel/Fax: 01672 512465

**Former Builders Yard – Plume of Feathers Lane, Marlborough.
Proposed New Garage/workshop**

Flood Risk Assessment - Details of Flood Resistance and Resilience Techniques to be employed in accordance with 'Preparing for Floods' (ODPM 2003)

1. Environment Agency Flood Map

This map shows this plot of land as within Flood Zone 2 i.e with a chance of flooding of up to 1:1000 in any year. Listed below are the steps to be taken to mitigate this low risk.

2. Floor level

The floor level of the garage will be a minimum of 50mm above general ground level and will slope towards the external doors by 50mm.

3. External Walls

The external walls will be of resilient masonry construction. There will be no cavity as the building is to be an unheated garage. The outer face will be treated with a breathable but water resisting silicone coating to inhibit water penetration plaster.

4. Internal Walls

These will be fairfaced concrete blockwork

5. Floors

New floors will be of solid construction with a concrete slab over a sealed damp proof membrane turned up and linked to damp proof courses in the walls.

6. Services

All electrical services will be kept to a minimum height of 450 mm above the floor level.

7. Paved areas

All paving will be permeable type.

Andrew Bumphrey RIBA
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