

**Re: Ms Polly Osborn
85 St Leonards Road SW14 7BL**

Environment Agency Standing Advice Development and Flood Risk -
England.

The floor levels within the proposed development will be set no lower than the existing levels, and flood proofing of the proposed development will be incorporated where appropriate.

I confirm that the proposed new solid concrete floor level will be set at the same level as the existing ground floor level within the house, this is required because the new floor will form part of the same living space. Flood proofing will take the form of a Damp Proof Membrane (DPM) under the screed of the new concrete slab itself, the dpm will connect with the new dpc. The new dpc will be set minimum 150mm above any external ground level. There is no cellar, or any intention to construct any basement or cellar below ground level.

External walls, outer leaf brick with partially filled cavity and inner leaf of block work finished with cement/screed render. Internal walls to be block work with cement/screed render and ceramic tiles to kitchen.

Fittings and building services, solid timber doors to be used to interior, Conservatory, will use PVC type doors. The new extension will have solid timber casement windows.

Drainage. Non-return valves will be used to wet areas. They are designed for installation with gravity sewers or drains.