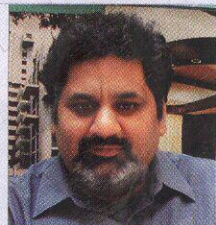


HOME | SOLUTIONS

Damp

Doctor



**VIDUR
BHARDWAJ**
Managing Partner,
Design and
Development

Seal the deal to make your home water tight by following some basic rules

Rain brings joy—and damp. The real culprit however is the pre-monsoon period where a home owner must take precautions. It is absolutely mandatory to ensure that all the drains and pipes in the house are cleaned, and cracks sealed before the monsoon. Windows, doors, and their frames should be water tight and sealed, correct slopes maintained, all vertical and horizontal surfaces water proofed and proper rainwater pipes installed.

The main sources of water seepage are terraces, toilets, kitchen, and the capillary action of walls, shafts and construction joints. One has to ensure that the entire terrace is appropriately sloped towards the 'Khurras' or rain water outlets. The terrace slopes should ideally be between 1:100 to 1:150. If catering to a 50 sq m of terrace, the rain water pipes must be 100 mm (150 mm for a 120 sq m). The 'Khurras' should be water proofed to avoid leakage. These pipes should have minimum bends and must be connected to the storm water drain. Joints of the finishing materials (stone and tile flooring) need to be properly placed to avoid any seepage. The skirting around the perimeter also helps protect the water proofing. Sometimes instead of skirting, a cement concrete 'gola' can

be provided to seal the gap between horizontal floor finish and parapet wall.

For toilets and kitchens (sunken area) a proper slope of 1:60 is essential to ensure proper draining outlets and appropriate water proofing. Despite this, if there is seepage, there is a second line of defence in a host of water proofing products:

1. APP Membrane (Atactic Poly propylene membrane): For externals like the water proofing of terraces. Once applied, it needs to be protected by cement screed and plaster.
2. Acrylic (Polymer) Coatings: This cold, cement based water proofing offers little elasticity. Not recommended for terraces, as the surface is subject to high temperature differences, it can be used inside water tanks and basements as these coatings are food grade.

3. Bitumen: To prevent bitumen from becoming brittle and webbed, impregnate with materials like tarfelt.

The latest addition to water proofing products are EPDM (Ethylene propylene diene Membrane and TPO (Thermo Plastic Membrane). EPDM are rubber based with high elasticity and are UV stable. They are popular due to their superior qualities and availability in larger sizes which minimises joints. These simple guidelines ensure you enjoy the rain. ☔

