



SYSTEM	PROTEUS PRO-FELT® ULTIMA PLUS PROTEUS PRO-THERM PIR
PROJECT TYPE	REFURBISHMENT
INDUSTRY	COMMERCIAL
APPLICATION	FLAT ROOF WARM ROOF
SIZE	222 M ²

PROJECT OVERVIEW

Proteus Waterproofing were approached for the refurbishment of the flat roof areas on the toilet block and office at Flaxley Road, due to established relationships with the surveyor. A previous survey identified multiple issues with the existing deck on the lower roof, which had suffered years of water ingress and required full removal. The client operated under tight budget constraints, requiring close collaboration to deliver a compliant new roof system that met current Building Regulations.

KEY CHALLENGES

Access restrictions and existing conditions

Limited site access and the need to remove failed existing waterproofing and inconsistent previous repairs were addressed through careful planning and phased works.

Drainage, falls and ponding

The lower roof required a new deck on firings to create positive falls and eliminate ponding. The upper roof used a

recovery board to level the surface prior to membrane application.

Surface defects

Full removal of the compromised lower roof deck revealed the extent of underlying issues, allowing a complete replacement to building regulation standards within the available budget.

CONCLUSION

The Flaxley Road project demonstrates the successful application of the [Proteus Pro-Felt® Ultima Plus](#) system in a commercial warm roof refurbishment. The system, when installed in accordance with the [BBA Certificate 22/6147](#), offers effective weathertightness, resisting the passage of moisture into the building. It provides resistance to wind uplift when correctly specified, accepts limited foot traffic and minor structural movements without damage, and delivers a service life in excess of 30 years under normal conditions. The installation supports compliance with relevant Building Regulations, including requirements for resistance to moisture (e.g. C2(b) in England and Wales) and materials and workmanship.