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Standard Building Regs Notes are to be provided by Conway Architectural Design prior to a building regs application being submitted.

To cheeks and gable of dormer fix terracotta horizontal tiles on 50x25 battens, on Kingspan Nilvent breathable membrane, on 9mm OSB. 75mm Kingspan Kooltherm K7 insulation between 150x50mm timber dormer studs. Lined internally with 52.5mm Kingspan Kooltherm K118 insulated plasterboard with 3mm skim coat. To give a U-Value of 0.18w/m²k.

Where dormer wall is within 1 metre of boundary then Supalux board is to be used instead of 9mm OSB. To give 60mins fire resistance.

New steel ridge beam designed by structural engineer.
Ridge beam is to be pushed as high as possible, ideally into the same zone as the existing timber ridge board, which will be removed as part of the work, replaced by the steel ridge beam. This will give the maximum possible headroom within the roof space.
Structural engineer to determine if ridge beam can span a shorter distance if support steelwork is designed/installed at mid span of house.

New steel ridge beam to front pitched dormer roof designed by structural engineer.
Ridge beam is to be bolted/welded to new ridge beam of main roof, to allow for the new pitched dormer roof height to be at it's maximum possible.

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