



## **Do I really need to upgrade my insulation?**

When 50% or more of the roof is being refurbished, Part L of the Building Regulations (Conservation of Fuel and Power) requires that the thermal efficiency of the roof be brought up to current standard if it doesn't meet the minimum standard. In order to comply with the Building Regulations, your roof insulation should meet the minimum standard – if not it **MUST** be upgraded.

### **Why might I need to upgrade my insulation?**

If the existing insulation of your roof does not meet the minimum thickness – about 140-150mm deep then in order to meet the requirements of the Building Regulations you will need to upgrade your insulation to about 270mm. If the existing insulation in your roof is 150mm thick, then there is no need to upgrade.

### **What happens if I don't want to upgrade my insulation?**

You will not receive a Building Regulations Compliance Certificate. When you come to sell your property this will be picked up on by your purchaser's solicitors and it will affect the sale.

Compliance with the Building Regulations is the law. If you ask one of our members carry out roof refurbishment work on your property and they register the work via CompetentRoofer, they will assess your roof to check if the insulation meets the requirements of the Building Regulations. If it does not they will inform you that your insulation must be upgraded when they carry out the roof work.

Should you want our member to continue to carry out and register the work via CompetentRoofer but choose not to upgrade your insulation, then we will be unable to issue a Building Regulations Compliance Certificate and will issue a Building Regulations Certificate of Failure instead; the insurance-backed guarantee will still be available but will contain exclusions relating to the Building Regulations.

Also, under the terms of our authorisation from Government, CompetentRoofer must inform Local Authority Building Control of this non-compliance.

### **What if I change my mind later on?**

If, at a later date, you wish to make the roof refurbishment work compliant with the Building Regulations you will then need to apply for a regularisation certificate from the LABC, or hire a CompetentRoofer Contractor to make your insulation compliant and apply for a Building Regulations Compliance Certificate on your behalf.

**[www.competentroofer.co.uk](http://www.competentroofer.co.uk)**

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