

Prefabricated Building Units



Acceptance certificate

Issue date: 08/02/21
Reference number: 3587
Issue: 01
System Owner: Ultraframe (UK) Ltd
Enterprise Works
Salthill Road
Clitheroe
Lancashire, BB7 1PE
System name: Ultrapanel Insulated Roof & Gable Wall Panel System
Generic form: Roof and gable wall cassette system

NHBC Services Ltd has reviewed the following information (the System Manual) related to the Prefabricated Building Units, supplied by the System Owner:

- Ultraframe Ultrapanel System Manual Rev J 3 February 2021
- BBA certificate 20/5811 Product Sheet 1
- Ultraframe Ultrapanel Standards Details and Installation Manual 01/02/21_v6

Relying on the information provided by the System Owner, NHBC Services Ltd considers that the Prefabricated Building Units can meet NHBC Standards.

Additional requirements must be met in order for a new home to qualify for Buildmark cover. Buildmark cover for new homes will only be issued to Builders or Developers in accordance with the latest version of the NHBC Rules (a copy of which can be found at www.nhbc.co.uk).

This acceptance certificate is valid until such time as it is no longer published or authorised by NHBC. Readers are advised to check the validity and latest issue number of this Certificate by either referring to our website at www.nhbc.co.uk/accepts or contacting NHBC directly.

Issued by:

A handwritten signature in black ink, appearing to read 'ASJ'.

Innovation Services Manager

NHBC Services Ltd

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Description, Scope and intended use

The Ultrapanel Insulated Roof System is a prefabricated, panelised roof and gable wall system used to form a room in roof construction on traditional masonry or timber frame residential housing with roof pitch limits of 37.5° to 50°, with a maximum height of 14m to top of ridge. The system is designed to receive a traditional masonry brick or block and render cladding to the external face of gables and traditional or lightweight roof tile finish.

The Ultrapanel system is formed from interlocking panels supported by prefabricated timber and steel composite beams (eaves, ridge, valley and intermediate) used to complete the roof structure. To form the roof and wall structures, cold-formed steel clips join adjacent panels together and steel tie bars anchored at the eaves span the roof structure to provide lateral stability.

Eaves, Ridge, Valley, and Intermediate purlin beams are formed from 0.9mm cold formed steel, 11mm OSB and rockwool insulation.

The pitched roof panels comprise of 175mm expanded polystyrene (EPS) insulation bonded to 6mm oil-tempered hardboard webs with 0.7mm cold-rolled steel rails. They can be supplied in differing thicknesses of 213mm or 285mm.

The external gable wall panels comprise of 75mm Kingspan TP10 PIR insulation bonded to 6mm oil-tempered hardboard webs with 0.7mm cold-rolled steel rails.

The party wall panels comprise of 75mm Rockwool insulation bonded to 6mm Siniat multipurpose panel board webs with 0.7mm cold-rolled steel rails.

The system can accommodate steps in the roofline between adjacent houses with lightweight façade finishes applied to the external face of the gable wall above the lower roof. Roof windows, GRP prefabricated chimneys, GRP prefabricated dormers and windows in the external gable wall can be included for use with the system

Adjacent roofs in semi-detached or terraced configurations are structurally independent and separated.

Extent of review for NHBC Warranty on NHBC Registered Sites

NHBC Services Ltd has undertaken a technical review of the System Manual as set out in line with the NHBC Accepts Technical Document for Prefabricated Building Units.

The NHBC Accepts Service is intended solely to provide confidence that the Prefabricated Building Unit meets NHBC Standards and is not intended as evidence of performance for any other purpose. Appraisal of the Units against building regulations is not carried out as part of this Service.

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Exclusions and Limitations

This Acceptance Certificate is made out solely to the System Owner. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the System Owner arising out of, or in connection with, this Acceptance Certificate.

Exclusions and limitations are set out in the System Manual. Additional considerations in the use of the Prefabricated Building Units include the following:

- The system is intended and has been assessed for use in England and Wales only.
- Detached, semi-detached or terrace gable roof configurations on residential dwellings only.
- The system is only for use on houses with an external masonry skin.
- Internal fire-resistant linings must comply with the accepted specification set out in the Ultraframe Ultrapanel System Manual Rev J 3 February 2021.