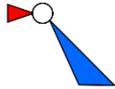


1905 CA1

bncdoc.id	AM5
bncdoc.year	1992
bncdoc.title	Do It Yourself.
bncdoc.info	Do It Yourself. Sample containing about 30227 words from a periodical (domain: leisure)
Text availability	Worldwide rights cleared
Publication date	1985-1993
Text type	Written books and periodicals
David Lee's classification	W_instructional

<1905/c>	be appalling, and the builder has got to work with this. If you make a hash of any of the work, he may worry that his reputation could be jeopardized, and could charge extra for putting things right. And are you sure that you can get your bit done in time for him to continue? ‘We can’t really do much, then?’ You can still do a lot, but you’ll need a different approach. You will have to be the builder, technically speaking. That means that you will have to find and hire different tradesmen for the bits and pieces you can’t do yourself. This way the work can proceed at your own rate, and without the problems already mentioned. Such undertaking does bring certain responsibilities. You mustn’t forget to send off the notice to commence work, along with the inspection fee and the subsequent inspection notices, at the correct stages. You will be held responsible for ensuring that all work adheres to regulations. This is not as frightful as it may sound: with self-build projects the council inspectors are usually very helpful, although you shouldn’t badger him/her relentlessly for advice, and employing reputable tradesmen should eliminate any problems with outside labour. ‘How much can we actually do?’ Quite a lot; but two main areas that should be left to a builder will be all structural work to the roof, such as forming the dormer windows, and alterations to the rafters; and supplying and fixing the additional staircase, which must be correctly fitted and properly secured. It may need to be tailor-made, and therefore it’s best left to the experts. You can do much of the remaining internal work yourself, not only saving a lot of money on labour charges, but a considerable sum in VAT at the current rate of 17.5%. Work that you can do yourself includes converting or changing all the first-floor doors to half-hour fire protection doors. The door stops will also need changing to ½in thick, and they must be glued and screwed into position. The existing ceiling joists must also be fire-protected with an overlay of glass fibre insulation, and new joists installed. Consult the building inspector on this, or include this with the structural work. Stud partition walls with a glass fibre infill, door linings, floor decking, ceiling timbers for flat ceilings, and boards (not forgetting the electrics before the plasterboard) are all within the scope of the competent amateur. Built-in furniture is also worth consideration at an early stage, as there will be a strict limit on what can be brought up through a loft hatch or new stairway. There are
 <p>Key: Footprint ConEn1 Footprint ConEn2 Footprint ConEn3</p>	<p>plenty of books</p> <p>in most libraries explaining building construction and the Buildings Regulations in simple terms, but do ensure that they are not out of date. The current Building Regs are the 1985 edition: books published in 1986 or later should be reasonably accurate. Extending the heating system, which may require a new boiler for the larger loft conversion, and moving water tanks, electrical work and plastering is best left to qualified professionals. If you’re extending the plumbing and drainage to incorporate a second bathroom, you may have to notify the water authority in order to comply with all the water regulations. ‘Is there anything else?’ Just one thing:</p>

don't forget that once work is underway, you should increase your building and contents insurances. Done in a sympathetic way, a loft conversion can blend in almost anywhere. This dormer was added to a period property by Priory Loft Conversions Top: Installed in a corner or against a wall, the Squarestair Spiral from Loft Centre Products makes the most of available space Above: top-hung GHL Velux roof windows combined with vertical elements and pleated blinds Right: Laminated pine type GGL Velux window turns through 180 for easy cleaning Above: Your attic may be the perfect place to convert to a bedroom with en-suite bathroom. Space-saving fitted furniture is Fayance, with Jupiter suite, from Grahams Left: Sleep under the stars with this easy to install Orion roof window from Ubbink Above: An unusual loft conversion with a made-to-measure Andersen window installed in a gable and wall Below: Need inspiration or advice on working on your loft? Loft Shop branches have room sets, stairs, windows, etc on view **SPOTLIGHT ON WINDOWS & STAIRS** If you're thinking of converting your loft for use as a habitable room, you'll need to add windows for light and ventilation, and a stairway as a permanent means of access. Roof windows are easy to install, as all the work can be done from inside the loft, without the need for scaffolding or ladders. Most roof windows have ventilators built into their frame so the room can be ventilated even when the windows are shut, and they're also double-glazed. Accessories sold with the windows usually include remote controls, and roller and Venetian blinds in an assortment of colours, as well as blackout blinds (to completely exclude light), and exterior blinds (to reduce solar heat gain). Depending on your roof type, and whether your windows need to provide a means of escape to comply with the Buildings Regulations, there are three basic types. The models illustrated are from the Colt Roto range, available through branches of The Loft Shop. Provided there is space you