

Building Regulation Changes to Document L & Document F

Effective as of 15th June 2022

What is Document L & Document F?

Document L - Conservation of fuel and power.

This regulation covers the standard and guide expected to raise energy performances of a building, limiting heat loss and excessive solar gains.

In English:

It sets a standard for materials (in our case, windows/doors) a lower U-Value to ensure heat sourced within the house does not escape or enter through natural heat.

Document F - Ventilation requirements to maintain indoor air quality.

This regulation covers a guidance to building ventilations, which prevents condensation in buildings.

In English:

Ensures components/parts (in our case, windows/doors) have good enough ventilation to prevent moisture building up inside rooms.

Why is it changing?

The Government have announced a of net-zero target by 2050.

As the built environment (construction) produces 40% of all greenhouse gas emissions generated in the UK, a 3rd of that figure produced by homes. The changes are being introduce to significantly reduce domestic carbon emissions by 75%.

In English:

Greenhouse gas emissions are gas that is released into the earth's atmosphere (factories, cars/vans, fires and buildings).

Most gasses released are absorbed on earth, creating a greenhouse effect of the planet getting warmer (hence its name).

The government are setting tighter regulations on anything that releases these gasses.

Replacement Windows/Doors in existing Dwellings (Homes)

CURRENT REGULATION	NEW REGULATION
Windows overall U value of 1.6 or WER Band "C" or better.	Windows overall U value of 1.4 or WER Band "B" or better.
Doors overall U value of 1.8 or DSER Band "E" or better.	Doors overall U value of 1.4 or DSER Band "C" where a glazed area is +60%, other doors DSER Band "B" or better.

New Windows/Doors in New Build Dwellings (Homes)

CURRENT REGULATION	NEW REGULATION
Windows overall U value of 1.4	Windows & Doors with a greater than 60% glazed area an overall U value of 1.2 / limiting value 1.6
Doors overall U value of 1.4	Doors -60% glazed area an overall U value of 1.0 / limiting value of 1.6



Replacing Windows

When building work is being carried out on an existing dwelling that affects the ventilation (such as replacing windows or doors), the ventilation of the dwelling should meet the standard detailed in Document F.

Note: Even ventilation through draughty windows/doors should be considered part of the ventilation system. Reducing this draught might reduce the indoor air quality of the dwelling.

Existing Windows with Background Ventilators

If the existing windows have background ventilators (trickle vents), the replacement window should include a background ventilator and should;

- Not be smaller than the background vent in the current window.
- Be controllable either automatically or by the occupant.

If the existing background ventilator was unknown, work off the size guide on the next slide...



Existing Windows without Background Ventilators

Replacing windows is likely to increase the airtightness of the dwelling. If ventilation is not provided, the building may reduce beneficial ventilation in the building. In this instance, it is necessary to ensure that the ventilation is no worse than it was before.

This can be done the following way(s);

- A. Incorporating background vents on the replacement windows equivalent to the rooms requirement.
 - a. Habitable Rooms (Bedrooms) - Min 8000mm₂ vent
 - b. Kitchen - Min 8000mm₂ vent
 - c. Bathrooms - Min 4000m₂ vent

- B. If a dwelling has continuous mechanical extract ventilation (extractor vents/fans), install background vents in any replacement windows which are not wet rooms with a min area of a 4000mm₂ vent.

Note: Windows with night latch positions are not adequate for background vents.

Replacement Windows/Doors to an Existing Dwelling (House)

CURRENT REGULATION	NEW REGULATION
4000mm ² per habitable room (Bedroom)	8000m ² per habitable room (Bedroom)

New Windows/Door to New Build Dwelling (House)

There are many ways where the developer can address and achieve ventilation requirements, which don't always have to be ventilators. It is therefore down to the developer to ensure they provide the window/door manufacturer/supplier with the exact requirements should they choose to use trickle vents.

How will we comply?

Being made aware of the change coming into place for some time now, us and our suppliers have been working to ensure the products meet, and in many cases exceed the new requirements.

PRODUCT / BRAND	COMPLIANCE
Aluminium (SMART & Reynaers)	<p>Will be met via the WER Rating Bands A-B and certification. Limited changes to the makeup of doors to meet this requirement without having to upgrade to triple glazing.</p> <p>Confirmation of order relating to existing or new build dwellings required as well as room locations for adequate ventilation.</p>
Foam-Filled Composite Doors (Door-Stop, Virtuoso, Residor)	All foam filled composite doors already comply within the new guidelines, no changes required.
Timber Core Composite Doors (Solidor, Door-Stop Solid)	<p>Timber core doors are not included in the new regulations as they are classed as a timber door due to their timber hardwood core slabs.</p> <p>Changes to their regulations are due to come into place June 2023. Suppliers are currently working on a new design of slab to comply with this.</p>
Aluminium Entrance Doors (Spitfire)	Due to the low U value of Spitfire doors, they already comply with the new regulations so no changes are required.
uPVC (Durflex & Deceuninck)	<p>As uPVC is already highly energy efficient, they already comply with the new regulations so no changes are required.</p> <p>Confirmation of room location will be required for adequate ventilation.</p>

HOW TO ENSURE YOU ARE COMPLIANT?

To ensure the product we are supplying you is compliant, please ensure you inform us of the following;

- Dwelling type (New Build or Existing) or desired U value to product.
- Product location (for ventilation requirements) or desired ventilator to product.

If you are still unsure, speak to your local authority council / building or planning department for further information.

Government Links to Approved Documents

[Document L](#)

[Document F](#)