



# Technical information & installation advice

## Drop-in type loft access doors

### Product 1168

- This loft access door is designed to fit between standard trussed rafters spaced accurately at 600mm centres and constructed in 38mm (1.5") thick timbers. If the roof trusses are not spaced at these centres or if thicker timbers are used then it will be necessary to form a suitable structural opening with a clear opening width of 562mm
- Trimmers should be positioned between the ceiling joists. These are required to fix the ends of the frame and support the plaster board. They should be spaced with a clear opening length of 665mm
- The roof timbers must be correctly spaced, straight and free from twist or distortion. If they are not the frame may be difficult to fit and the door may bind in the frame
- Fit the loft access door after the ceiling has been plasterboarded and skimmed but before the ceiling is decorated
- If the trimmed opening has been made slightly too large packers must be provided at the screw fixing points otherwise the action of tightening the screws will distort the frame
- Use ten fixing screws to secure the frame, three through each side and two through each end
- Never try to force the frame into an opening which is too small
- Do not overtighten the fixing screws as this could distort the frame
- Please note that drop-in loft access doors of this type are not suitable for use with a telescopic loft ladder
- To ensure an airtight seal; apply decorators flexible caulking around the architrave frame where it meets the ceiling

## Hinged loft access doors and ladders

### Product 1169

- This loft access door is designed to fit between standard trussed rafters spaced accurately at 600mm centres and constructed in 38mm (1.5") thick timbers. If the roof trusses are not spaced at these centres or if thicker timbers are used then it will be necessary to form a suitable structural opening with a clear opening width of 562mm
- Trimmers should be positioned between the ceiling joists. These are required to fix the ends of the frame and support the plasterboard. They should be spaced with a clear opening length of 662mm
- The roof timbers must be correctly spaced, straight and free from twist or distortion. If they are not the frame may be difficult to fit and the door may bind in the frame
- Fit the loft access door after the ceiling has been plasterboarded and skimmed but before the ceiling is decorated
- If the trimmed opening has been made slightly too large packers must be provided at the screw fixing points otherwise the action of tightening the screws will distort the frame.
- Never try to force the frame into an opening which is too small
- Use ten fixing screws to secure the frame, three through each side and two through each end
- Do not overtighten the fixing screws as this could distort the frame
- To ensure an airtight seal; apply decorators flexible caulking around the architrave frame where it meets the ceiling

- If a telescopic loft ladder is to be used the ladder fixing mounts must be secured to the floor of the loft, ceiling joist or trimmer and not directly to the loft access door frame. It is important to ensure that there is adequate clearance within the loft space for the loft ladder to pivot and operate. It is recommended that a minimum of 1050mm clearance is provided horizontally and vertically at the end where the ladder is mounted

## Fire rated loft access doors

### Product 1160

- The loft access doors are designed to fit between 38mm thick ceiling joists which are spaced at 600mm centres and lined with 9.5mm plasterboard giving a clear joist opening width of 542mm. If the ceiling joists are not spaced at these centres then it will be necessary to form a suitable structural opening with a clear opening width of 542mm
- Trimmers should be positioned between the ceiling joists. These are required to fix the ends of the frame and support the plasterboard. They should be spaced with a clear opening length of 745mm (1160) and 630mm (1161)
- The roof timbers must be correctly spaced, straight and free from twist or distortion. If they are not the frame may be difficult to fit and the door may bind in the frame
- In order to ensure satisfactory fire performance a strip of plasterboard 50mm tall x 9.5mm thick must be fitted around all four sides of the frame. This should be positioned between the frame upstand and the side of the ceiling joist or trimmer
- Fit the loft access door after the ceiling has been plasterboarded and skimmed but before the ceiling is decorated
- If the trimmed opening has been made slightly too large or if ceiling joists of less than 38mm thickness are being used additional packers must be provided to ensure a good fit into the ceiling aperture. These packers must be continuous along the side of the frame and not just localised at the screw fixing points
- Never try to force the frame into an opening which is too small
- Use ten fixing screws to secure the frame, three through each side and two through each end
- Do not overtighten the fixing screws as this could distort the frame
- To ensure an airtight seal; apply decorators flexible caulking around the architrave frame where it meets the ceiling
- If a telescopic loft ladder is to be used the ladder fixing mounts must be secured to the floor of the loft, ceiling joist or timber and not directly to the loft access door frame. It is important to ensure that there is adequate clearance within the loft space for the loft ladder to pivot and operate. It is recommended that a minimum of 1050mm clearance is provided horizontally and vertically at the end where the ladder is mounted



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## Air leakage testing and performance results

Timloc have completed a major test program with the BRE to demonstrate the air leakage capability of its core loft access door products. To ensure customer satisfaction we tested a sample range of competitors equivalent products to offer a like-for-like comparison.

Following the BRE testing program Timloc was the only company to pass with a product which demonstrated a zero - 0.00m<sup>3</sup>/(h.m<sup>2</sup>) air leakage at 50Pa. Its 1169 loft access door exceeded requirements set in the Building Regulation Part L1A & L2A, while fully complying with BS5250:2002 the Code of Practice for control of condensation in buildings.

The objective of the testing was to measure the air leakage through a range of loft access doors.

There have been some recent changes to the Building Regulations designed to improve the energy efficiency of buildings. These changes have introduced new requirements to the air tightness of certain building types. For example, Part L1A & L2A states that a reasonable limit for the design air permeability of buildings is 10m<sup>3</sup>/(h.m<sup>2</sup>) at +50Pa. Hence loft access hatch specifiers might need to know the leakage rate of loft hatches at a pressure of +50Pa. (Timloc 1169 achieved 0.00m<sup>3</sup>/(h.m<sup>2</sup>) at +50Pa demonstrating full compliance.) There have also been some recent changes to BS5250:2011, the Code of Practice for control of condensation in buildings. Amendment 16119, issued on 23rd December 2005 introduced a clause giving recommendations for air tightness of ceilings. This new clause, 8.4.1.2, gives some rules for producing a well sealed ceiling which includes a requirement for loft hatches as follows:

The air leakage rate through an access loft hatch, including its frame, when tested to BS EN 1314101:2004 4.3 is less than 1m<sup>3</sup>/h at a pressure difference 2Pa. It can be assumed that "push-up" wooden hatch covers in a frame, constructed in-situ, with continuous compressible seals, will meet this criterion provided the weight of the door is at least 5.5kg. Hatch covers should either be heavy enough to compress the seal or be clamped, with a closed cell compressible seal, or "O-ring" between it and the frame. Drop-down hatch covers are more difficult to seal; it is recommended that proprietary units with a supplied hatch cover in a frame are used. Manufacturers can provide third party evidence that the leakage criterion is met'. (Timloc's 1168 drop in / push up plastic loft access door has two catches to ensure full seal compression).