



ROOF ASSEMBLY

The roof is constructed from carefully selected and tested kiln dried class 1 timber in continuous length components. Unlimited design options are available allowing a pitch range of between 5 and 40 degrees to suit every situation.

Aztech's roof system can be glazed in toughened safety glass to EN12150 and BS EN 12600 in a range of tints and finishes or specialist high performance solar control glazing. The properties of these can be fully demonstrated during your design consultation.

Opening roof vents, both mechanical and automated, are available which give good levels of ventilation and air transference, and can be of benefit for general maintenance purposes. Due to a unique cleating glazing system, the roof panels cannot slip or creep from their original position as any expansion or contraction is accommodated within the glazing pocket housed within the ridge section.

The roof will be sealed to your home with a specialist low modulus sealant. Lead flashing will then be turned into raked brick joints, repointed and dressed down over the roof profile.

Orangery and conservatory guttering, unlike that on most houses, has to run parallel and has no negative fall. A specialist guttering system is installed together with a minimum of two downpipes to give maximum transference of the collected rainwater to the drainage system.

All external elements of the roof are colour coded and designed to be maintenance free with polyester powder coated aluminium cappings over a dry glazed gasket system. Decorative ridge crestings and finials are similarly made from cast aluminium sections, again to be maintenance free.



VERTICAL GLAZING

Aztech's sealed units contain low e glass in accordance with government recommendations, with the option of Pilkington K glass if required, and are toughened to EN 12150 and BS EN 12600. Units are manufactured to the latest standards to optimise acoustics and thermal insulation using the most advanced hot melt pressurised sealing techniques to BS5713. This ensures long and trouble free reliability.

We can also offer argon gas filled options, warm edge spacer bar technology together with specialist solar control glazing as mentioned previously. Decorative features such as astragal bars or lead designs can be added if desired.

Casement windows can be fitted with adjustable stainless steel friction hinges or traditional butt hinges. An optional floating mullion system allows both sides of the casement window to open, truly bringing the outside in. Aztech's advanced locking system conforms to BSI PAS 011 and is recognised to exceed the standards required by the Association of British Insurers. All opening windows can be secured in a trickle vent position allowing for ventilation without compromising security.

Vertical sliding sash windows, if chosen for your conservatory or orangery, can be operated with either balanced vertical springs or the more traditional sash cords and weights and include locking fitch catches.

All windows, whatever the style are draught proofed with a concealed co-extruded rolled Q Lon gasket system on the frame section giving maximum glass area. Opening windows have the latest high security multipoint shootbolt locking system. However, also available if required, are the more traditional cockspur handles and casement stays. All bedrooms and inner rooms must have at least one fire egress hinge to comply with the latest building and fire regulations.

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DOORS

Whatever style of door you choose, be it bi-folding, double casement, single or sliding patio, it can be fitted with the modern multipoint locking system as listed in the Association of British Insurers guidelines. This comprises of two hooking shoot bolts, one security latch, rolling compression cams and a five lever deadlock. The hinges can be formed from high tensile steel or also available are various traditional hinges, including the Parliament which enables your doors to open to 180 degrees. There are options of either standard or low thresholds, together with furniture colour of choice.



BUILDING REGULATIONS AND FENSA

Building regulations introduced in 2002 require that all window and door installations have to meet improved insulation and safety standards. A certificate must be issued by a building control officer or recognised body for every window and door installation, however large or small.

Aztech are a FENSA registered company under registration number 30403. Whilst it is not obligatory for consumers to employ a FENSA registered company, it is strongly recommended by the National Window Advisory Service as it means they have absolute peace of mind that all the current building regulations and consumer safeguards have been strictly adhered to and fully complied with.

We thus have to ensure that our products comply with the building regulations as identified by the project concerned.

- Document K elements 1-5 – Protection from falling, collision and impact
- Document N elements 1-4 – Safety in relation to impact, opening and glazing
- Document A elements 1-3 – Safety in relation to structure
- Document F – Means of ventilation
- Document B – Means of warning and escape
- Document J – Combustion appliances and fuel storage systems
- Document M – Access to and use of buildings
- Document L elements 1-2 – Conservation of fuel and power in buildings and other dwellings

All FENSA registered installers have to pass a strict qualifying procedure, which identifies that they will keep fully conversant with and commit to full compliance of all new regulations, and that they are willing to offer insurance-backed guarantees and deposit protection insurances.

As a FENSA registered company we have to provide reports on all of our window and door installations. These are periodically inspected either during the installation process or after completion by a qualified building control inspector.

Following completion and full payment you will be issued with a compliance certificate by FENSA confirming that all current building regulations relating to your window and door



products have been observed and satisfied. This document now has to be transferred by the owner during any property exchange. The alternatives are to break the law, or to complete onerous and costly retrospective inspection procedures, which will slow down the sale process and could result in expensive alterations if the products or installation are non-compliant.

GUARANTEES

Upon ordering your products you will be given a Deposit Insurance Certificate. On completion, you will be issued with two ten year guarantees, which are both fully transferable should you sell your property.

The Aztech guarantee will be issued on receipt of final payment and the second guarantee will be sent to you from The Consumer Protection Association. (Aztech's membership number is 1508) They underwrite the company guarantee and, of course, for them to do this they have to be absolutely confident in Aztech's financial stability, our product and quality of installation.

For more information visit www.the CPA.co.uk