

Dundee City Council Roofing Remediation Programme 2022 – 2024

Frequently Asked Questions

This sheet relates to roof replacement works carried out for Dundee City Council by our inhouse contractor Construction Services between 2015 and 2019.

What are Dundee City Council doing?

It has been identified that roof replacement works carried out by Dundee City Council between 2015 – 2019 do not fully comply with British Standards 5534. Therefore, Dundee City Council intend to carry out works that will ensure that the roofs comply with British Standard 5534.

Why do Dundee City Council have to do this?

This additional work is to ensure that roofs installed by our Construction Services team between 2015 to 2019 meet best practice as set out in British Standard 5534 and to ensure consistency with all other roofs installed.

Is my roof at risk?

There is no direct evidence of safety issues with the roofs in question. The roofs have experienced high winds and extreme weather during this period however the method of installation does not provide for the full durability requirements of the relevant British Standard (BS5534) in the longer term.

Will I have to pay for these works?

There will be no charge to any tenants or owners for the works which will be undertaken.

Who will undertake the remedial works?

Dundee City Council will undertake the work to maintain the single point of responsibility and liability for the entire works carried out to each roof.

What will the works comprise of?

Scaffolding will be required and roof tiles will need to be removed, refixed and replaced as necessary at each roof in the programme.

When will my roof be done and how will I be notified?

The programme is estimated to take around 30 months to complete.

The Housing Asset Management Team will contact residents in advance of work starting. We will carry out the necessary works as quickly and with as little disruption as possible to residents.

Will remedial works be required to roofs pre 2015?

No. The roofs installed prior to 2015 fully complied with the British Standards and technical guidance in place at the time of those works.

What are the implications for my Buildings Insurance Policy?

This should have no effect on your buildings insurance as the building is fully wind and watertight at the moment.

Who can I speak to about this if I have further queries?

You can email the project team at hamu.projects@dundee.gov.uk or call 01382 433948 and ask to speak to the Project Officer.