

# Pitched roofs to garages – holding down straps

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## Question

Are holding down straps required to pitched roofs on detached garages?

## Considerations

- BS 8103 'Structural design of low rise buildings' refers to the use of holding down straps where dead loads do not exceed wind uplift forces.
- Building regulations refer to holding down straps being needed dependent on pitch, type of roof covering and local experience of wind gusts.

## Answer

Holding down straps should be provided:

- In accordance with NHBC Clause 10.1.9 and 7.2.6
- Where the roof pitch is below 15° or the roof has a lightweight covering with a laid mass of less than 50 kg/m<sup>2</sup>.
- Where local experience suggests there is a risk from wind gusts.



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