NHBC Risk Guide

Render (Revised May 2020)

(Refer to NHBC Standards Chapter 6.11 Render and Technical Extra 22)

Site ref: ..... Site Manager: ..... Inspector: .....

Date: ..... Signature: ..... Signature: .....

General

Is the following information available on site (where required)?	Tick
A full set of drawings indicating areas to be rendered, and construction details, e.g. the position of movement joints and how interfaces are formed.	
Details of the substrate and background.	
Details of interfaces and abutments, such as joints and junctions.	
Mix proportions for site-made render (if required).	
The render manufacturer's technical information, including parts of the system design manual or installation guidance relevant to the specific site and construction type.	
Ancillaries that form part of a rendering system.	
Details of any supporting technical information or assessments e.g. third party certification.	

If information is applicable and unavailable request its provision

Please tick to confirm the location's exposure zone (exposure to wind driven rain) below:							
Sheltered		Moderate		Severe		Very Severe	
Rendered finish proposed to: All of building				Part of the building			

Note: The exposure zone will influence the render's thickness, required number of coats, and mix. See Standards Chapter Clause 6.11.6 for further information.

Does the design adequately consider the location's exposure zone?	Yes / No

Are any of the following areas to be rendered?							
Parapets		Retaining walls		Freestanding walls		Chimneys	
Pillars		Below DPC					

Note: Render to exposed masonry elements, such as parapets, freestanding walls, pillars, retaining walls or chimneys should be of a type appropriate for severe exposure.
See NHBC Standards clause 6.1.6 Exposure for further information.

Background

Please specify the type(s) of background requiring render on site including plot numbers

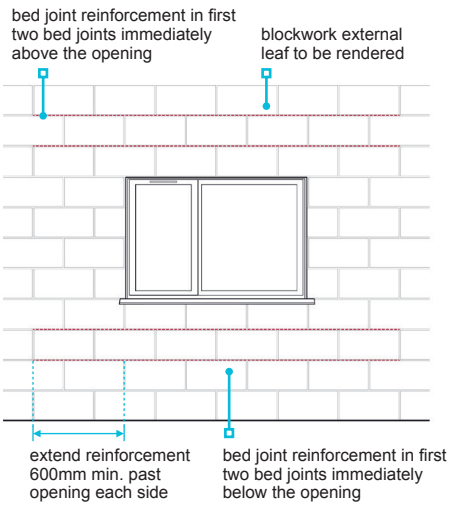
Type	Tick	Plots	Type	Tick	Plots
Masonry block backgrounds			Board backgrounds		
Clay brick backgrounds			Other		
Ribbed metal lath backgrounds					

Note: the background will influence the render's thickness, required number of coats, and mix. See Standards Chapter Clause 6.11.6 for further information.
Note: Different backgrounds have different preparation requirements. See Standards Chapter Clause 6.11.4 for further information on background preparation.

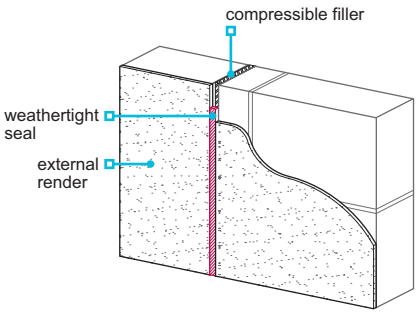
Does the design adequately consider the specific backgrounds to be rendered and their requirements (including background preparation)?	Yes / No
Does the design consider and detail how movement will be avoided or accounted for? Movement joints spaced in accordance with Table 3 (Standards Chapter Clause 6.11.5) is generally acceptable.	Yes / No

For masonry backgrounds, bed joint reinforcement should be provided in the first two courses of the external masonry leaf above and below any opening. Where possible, the reinforcement should project 600mm beyond the opening. See Standards Chapter Clause 6.11.5 for further information.

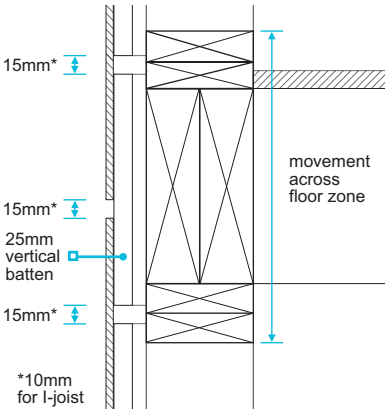
Bed joint reinforcement



Movement joints in masonry backgrounds



Movement joints to board backgrounds/timber frame structures



Where bricks or blocks are used how and where are they going to be stored on site?

Where brickwork or blockwork is completed and awaiting rendering, how will it be protected from rainfall?

Continues on reverse

Render

Mix and Application

What type of render is being used:	Factory-made		Site-made	

Details of system or mix:

Note: Typically, site-made render is likely to require a two-coat application. However, the mix proportions for site-made render should be checked against the specification. Typically, factory-made render is likely to require a one-coat application (excluding lath-backgrounds). However, factory-made render should be installed as per manufacturer's recommendations.

Note: Site-made render should be allowed to cure before applying the next coat (typically 3-4 days). Factory-made render should follow manufacturer's recommendations. See NHBC Standards Chapter Clause 6.11.6 for further information.

How many coats and what thickness are specified?

What curing times will be allowed for?

Will any admixtures/bonding agents be used?	Yes / No

If yes, how have you confirmed their suitability?

Weather conditions need to be considered, what precautions will be taken if render is applied in:

Wet conditions

Cold conditions

Hot conditions

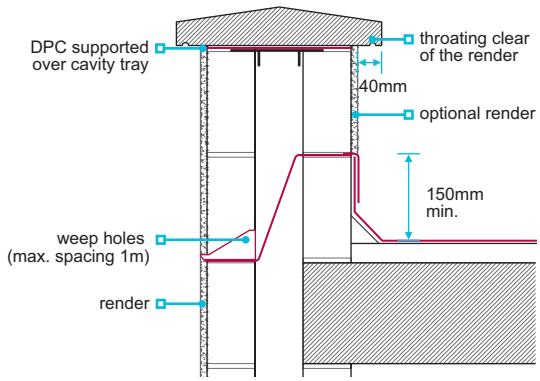
See NHBC Standards Chapter Clause 6.11.3 for guidance.

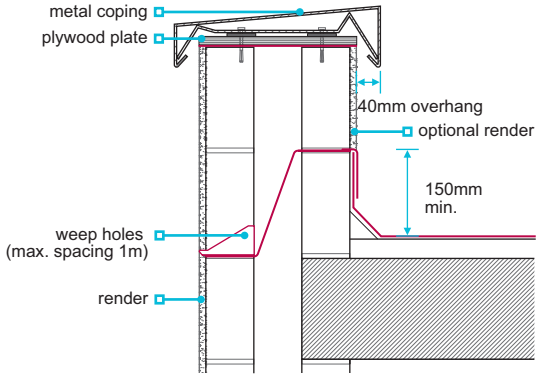
Detailing – see Standards Chapter Clause 6.11.7 for further information

What material will be used for stop beads and render stops?

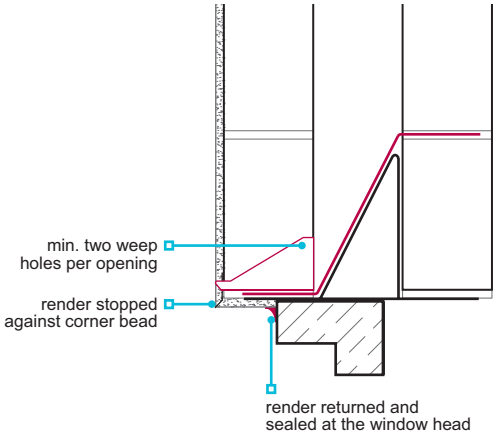
Note: Stop beads and render stops should be austenitic stainless steel or PVC. Long runs of steel beads and stops should be avoided due to their expansion potential. Corner beads should have an appropriate projection to prevent thin tapering of the render which reduces its overall thickness. Beads should be: adhesive-fixed using a material appropriate for external use and in accordance with the manufacturer's recommendations, or; mechanically fixed using suitably durable fixings.

Copings, cappings or sills



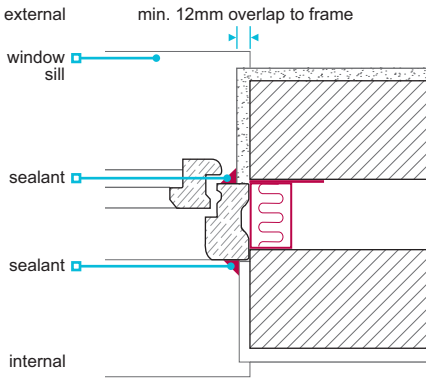


Weepholes



Note: weepholes are not required where render is not returned at the window head.

Detailing at openings



Other considerations

- Insulated render (see NHBC Standards chapter 6.9),
- Render below DPC (see NHBC Standards chapter 6.11.7),
- Sulphate attack,
- Decorative finishes and appearance,
- Rendering onto board backgrounds (see Standards Chapter Clause 6.11.8)
- Settlement to timber frame.

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