

AVOID THESE COSTLY STEEL ERRORS IN YOUR HOME BUILD



Contact us on



01952 840613



enquiries@balufab.com



www.balufab.com



Balufab

Units 21/22 Ollerton Business Park, TF9 2EJ



PLANNING A STRUCTURAL CHANGE TO YOUR HOME

▶ Don't let steel beams become stress beams:

Whether you're removing a wall to open up space, installing bi-fold doors, converting a loft, or extending your home - chances are, you'll need structural steel

▶ But here's the truth :

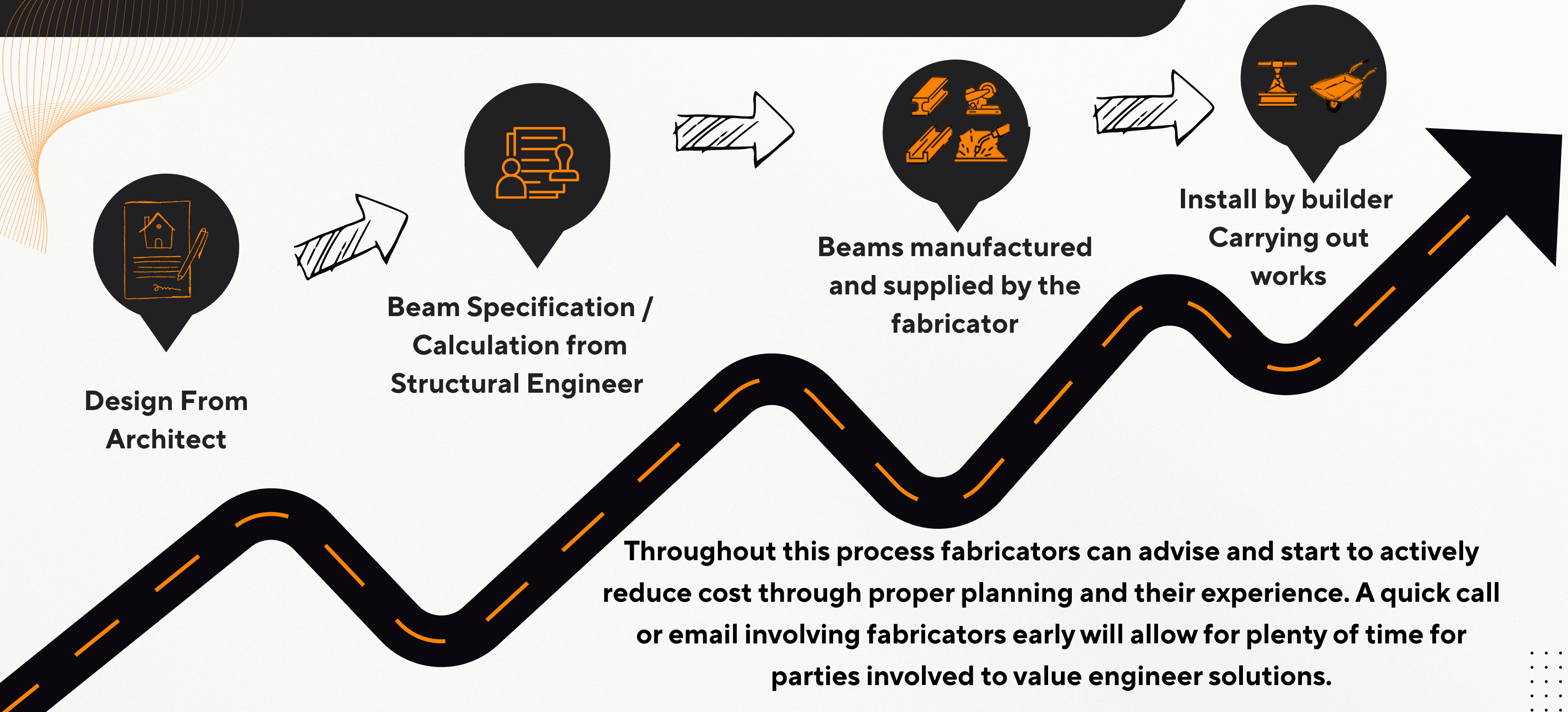
Most homeowners don't realise how many hidden costs, delays, and pitfalls are involved with steelwork.

Structural steel isn't just "buy and fit." If it's not measured correctly, specified by an engineer, or fabricated by a certified supplier, things can go wrong fast — and that can mean:

- 🚫 Failed building inspections
- 💰 Expensive rework or delays
- 🚧 Poor access or delivery issues
- ⚠️ Safety risks

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ROAD MAP



10 COSTLY MISTAKES TO AVOID WITH STRUCTURAL STEEL

1. Not Contacting a Steel Fabricator Early Enough	Problem: Leaving it too late causes delays, rushed decisions, or limited options.	Solution: Speak to a certified steel fabricator before finalising drawings. They can advise on design, access, and connection options that save time and money.
2. Using Non-Certified Suppliers	Problem: Only BS EN 1090 certified fabricators can legally supply structural steel. Non-compliant suppliers can cause building inspection failures.	Solution: Ask for certification upfront and check their credentials.
3. Wrong Beam Specifications	Problem: Ordering a beam that's too short, light, or incorrectly shaped can stall the project or compromise safety.	Solution: Always follow engineer's specs to the letter. Double-check dimensions.
4. Underestimating Site Access Issues	Problem: Tight spaces, limited headroom, or restricted routes can make installation a nightmare.	Problem: Tight spaces, limited headroom, or restricted routes can make installation a nightmare.
5. Overlooking Crane or Lift Costs	Problem: Steel often needs lifting into place — and crane hire isn't cheap.	Solution: Include crane/lifting access in your early budget planning. Get advice from your steel supplier.

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6. Inaccurate Measurements	Problem: Even small errors can mean delays, re-fabrication, or extra costs.	Solution: Have measurements verified on-site by a builder or engineer. Don't rely on guesswork or rough plans.
7. Ignoring Lead Times	Problem: Fabrication can take 2–4 weeks or more — especially during busy seasons.	Solution: Place your order well in advance and ask your supplier for realistic timelines.
8. No Clear Installation Plan	Problem: If no one takes ownership of the install, things get messy.	Solution: Confirm who's installing the steel, what's required (tools, manpower), and the timeline. Communication is key.
9. Assuming All Steel is the Same	Problem: Poor-quality steel or sloppy welding can lead to long-term structural issues.	Solution: Choose a reputable fabricator who delivers quality workmanship — ask for photos, references, and certification.
10. Not Asking for Advice	Problem: Homeowners often assume the design is fixed.	Solution: Ask your steel fabricator if a different connection or splicing method would work better — it might save you time and money.



GET YOUR STRUCTURAL STEEL RIGHT THE FIRST TIME

Practical steps to avoid common pitfalls

- ▶ Contact fabricators early to get advice and realistic lead times. Planning ahead helps avoid unforeseen costs and delays.
- ▶ Have dimensions and specifications confirmed before ordering. This helps prevent mistakes that could lead to additional costs.
- ▶ Consider the logistics of steel delivery and installation. Factors like site access, space for a crane, or temporary supports
- ▶ Keep documentation of compliance on hand for building inspections. Ask for your fabricator's BS EN 1090 certification at the start

MEET BALUFAB – YOUR STRUCTURAL STEEL PARTNER FOR HOME TRANSFORMATIONS

At Balufab, we specialise in bespoke structural steel fabrication and architectural metalwork, tailored for both residential and commercial projects. From steel beams for home extensions to elegant staircases and balustrades – we're trusted by builders and homeowners across the region because we focus on:

- ✓ BS EN 1090 Certification – We're fully compliant, ensuring your project passes inspection
- ✓ Precision Fabrication – Every beam is built to specification with expert craftsmanship
- ✓ Reliable Installation Support – We work closely with your team for smooth delivery and install
- ✓ Straightforward Communication – No jargon. Just honest advice and clear timelines

💬 Need a quote or quick advice?

We're here to help. Whether you're still planning or ready to build, our team can guide you through the process and help avoid costly mistakes.

📞 Call us today: **01952 840613**

✉ Email: **enquiries@balufab.com**

🌐 Visit: **www.balufab.com/structural-steel**

