



Developers Guide

Differentiate your development in
an already crowded marketplace.

omnie.co.uk

For developers and
large volume installers.

2018 EDITION

OMNIE.

Differentiate your development in an already crowded marketplace.

OMNIE underfloor heating provides the perfect indoor environment which is an affordable, viable and cost effective solution. Providing your customers with the ability to customise the appearance and comfort of their entire living space, from freedom of internal layout to temperature, air cleanliness and humidity.

By specifying UFH in your projects, you can set your developments apart from those of the national housebuilders as well as providing buyers with what they want. UFH is the natural choice for all self-builders and high end properties.



Surveys carried out suggest that underfloor heating ranks in the top five wish lists of prospective buyers.



UFH will set you apart, save you build time and improve your margins.

Fast to lay, easy to fit

Our range of dry constructions allow for a quick install with no waiting for screeds to dry.

Unique multi-directional panel system, speeding up installation.

Save costs & time

Our systems provide dual functions in the construction process - Torfloor product provides both a structural floor deck and underfloor heating in one, whilst FoilBoard offers insulation and UFH.

Larger living space

Living space is increased by 15%. With radiators, furniture cannot be placed in front of a wall-mounted heater without reducing its effectiveness.

Single fix

UFH is a single fix whereas radiators require 1st fix pipework, 2nd fix radiators & boiler + 3rd fix when radiators must be removed for painting wall + sometimes even 4th fix to put them back, and all phases have to be separately scheduled and co-ordinated, resulting in extra time on site and possible delays in getting trades back between fixes.

Reduction in snagging

Most UFH components are in the floor and this reduces snagging.

Designed for retro-fit

Retrofit systems are available to accommodate a wide range of constructions even if the floor is already specified and even installed.



LayFast

Range of systems with multi-directional pipe channels, making installation fast and easy.



DrySystem

Dry systems mean no wet trades or waiting for screeds to dry.



UltraLow

Range of systems with low build up profiles.



TileOver

Specialist TileOver technology that allows tile floor finishes in timber constructions.

Product focus: TorFloor

TorFloor is the complete flooring system with structural floor and underfloor heating in one. TorFloor panels are a TRADA certified for floor decks.



Completely dry system with pre-bonded foil emitters and ball routed pipe channels



Multi-directional panels for easy and quick installation



Suitable for all floor finishes including tiles using our TileOver technology



OVER
130,000
PANELS
SOLD





Tried, tested & trusted systems already in UK projects.

Quality Assurance & Reliability

All our products and systems are rigorously tested at the Building Services Research and Information Association (BSRIA) for performance and at Timber Research And Development Association (TRADA) for structural strength. Our products are backed with comprehensive insurance-backed warranties and guarantees.

Aftercare, product support & back up

Our highly skilled and experienced technical team will be on hand to offer both full technical back-up but also help specify and design the system from scratch. This means we can be absolutely sure that any system we design will function first-time and to the highest standards, and always meet the performance requirement of the project. Employed engineers are also on hand to provide both on-site training and assistance as required.

Compliance

Dry construction ground floors improve the SAP rating of a new build.

Where you have separating floors between dwellings or just want to improve the sound deadening performance of your builds, we can provide acoustic solutions.

Health & Safety

Health & Safety - reduced risks with no hot works on site. UFH has no joints or fittings within the floor, whereas radiators have soldered or compression joints



CASE STUDY:

OMNIE puts its knowledge to the test with underfloor heating for 12 home development.

Custom made UFH panels with LayFast technology

OMNIE recently supplied the underfloor heating to a high quality Meadow View Park estate in Cowes on the Isle of Wight. The development consisted of 12 open market timber framed houses- 3 x 4-Bed detached, 6 x 3-Bed detached & 3 x 2-Bed terrace homes. The developer wanted to set the properties apart from major house builders by offering a more sustainable heating solution that potential buyers would expect as well as higher quality fixtures and fittings to complement the market position.

Our local OMNIE expert covering the IoW, worked closely with the developer to tailor our systems to work with the individual project requirements. Underfloor heating was considered a key driver from the start, with the developer having experienced first hand feedback of the benefits of UFH such as an easier install and higher market price.

The developer decided that UFH would be top of the list as standard for all properties, and considers UFH more attractive to prospective buyers for

High performance heating solution with boiler or heat pump heat source

reasons such as; making the rooms in the properties look larger, freeing up rooms for furniture and allowing for easier configurations by buyers, more desirable compared to run-of-the-mill specifications and the complimentary perspective of a higher quality fit out. Furthermore, the use of OMNIE Underfloor Heating in the development allows for a future proofing effect and home buyers can easily upgrade from gas boilers to heat pumps in the future with no loss of performance.

On the ground floor our tested Staples system was designed, specified and installed - this was an in-screed application to take advantage of the floor construction. The staple system was installed at 150mm centres to guarantee the correct performance of the system whether a gas boiler or heat pump is used.

Larger room spaces and higher specification with increased sales margin

On the first floor we designed a TorFloor panel which was specially manufactured to span 600mm joists. These panels incorporated our DrySystem and LayFast technology, reducing installation time and costs by incorporating a floor deck with no loss of heating performance.

In two of the twelve properties, buyers have opted for an Alpha-Innotec Air Source heat pump exclusively supplied and designed in the UK by OMNIE to take advantage of the increased efficiency.

OMNIE has extensive technical expertise and experience spanning over 20 years in the design, manufacture and supply of underfloor heating products and systems in the UK.

Flexibility, consistency & ease of supply

OMNIE understand the importance of developing and supporting business relationships.

Professionalism & peace of mind

Our experienced technical project managers will manage your project from start to finish, ensuring a complete service for the whole development from design, specification, manufacture and supply. We can tailor our fulfilment and delivery to match phase or plot by plot based programmes.

We can turnaround a quotation and specification quickly and our rapid manufacturing processes can make sure that your project will be on time and on budget. All our products are designed and manufactured by us in the UK, so we have complete control of the supply chain from beginning to end.

Get started

Call us today on 01392 36 36 05
Visit us online at www.omnie.co.uk/developers

Visit omnia.co.uk/quote and talk to your local OMNIE expert.



Our team of local underfloor heating experts will make sure you get the best performance for the best price.



CASE STUDY:

OMNIE keeps a low profile for heating system installation in luxury flat renovation.

Compact manifold – only 615 x 415 x 100 mm

A former office property has been converted into half a dozen high specification apartments in the sought-after Tooting district of South-West London. The apartments feature a low profile underfloor heating system from the OMNIE range, as part of a space-saving building services strategy. The focus of the development on Althorp Road, SW17 has been on a three storey commercial unit which the contractors have successfully reconfigured to form six similar sized flats that are expected to command purchase prices in the £750K price bracket.

While our design department provided detailed layout drawings for the project, along with other comprehensive technical guidance, all of the installation work was carried out by Locksbury Services Limited from Biggin Hill in Kent. Locksbury Services' engineers installed the 35mm deep OMNIE FoilBoard panels across the building's existing sub-floors. The lightweight boards, manufactured from extruded XPS which has a very high compressive strength perfect for floating floors, were easily cut to fit the bay windows and the rest of the rooms' layouts. 400 metres or more of 16mm diameter heating pipes were pressed into the unique multi-directional channel designs which simplified the on-site installation, eliminating the need of an assemble loop and straight panels, prior to being connected back to OMNIE manifolds which distribute the flow from the home's boiler. While the slightly more complex Flat 3 required a six-port manifold, the rest of the dwellings feature five-port versions supplying primary water at 55°C to the

High performance heating solution but optimising boiler performance

different zones. Together with the appropriate controllers and room thermostats from the OMNIE range, this arrangement offers occupants excellent comfort levels and controllability, while getting optimum performance from the Electromax boilers and helping to deliver energy efficiency.

The OMNIE range of underfloor heating systems can facilitate installations in almost any situation, including between existing timber floor joists, across concrete sub-floors, or even for retrofit situations where the overall depth has to be kept to an absolute minimum. All OMNIE products have also been tested independently at BSRIA for heat output performance to ensure they reach maximum efficiency.

System installed on all floors – only 2 days to install

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Arrived on site on time and was dead simple for the heating engineers to install





OMNIE IS A RIDGESPEAR BRAND

OMNIE_o

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For every floor.
For every home.

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