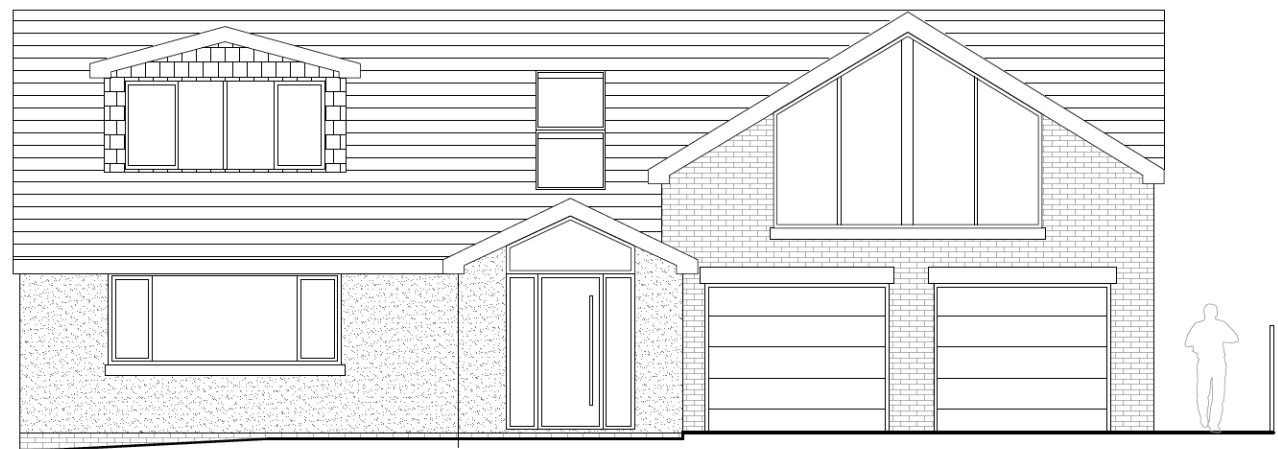




Proposals for Materials

23 Rowlands Road
Summerseat
Bury



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1.0 INTRODUCTION

This statement/document has been compiled to discharge the conditions for the extension works at 23 Rowlands Road.

Following the granted planning permission for the above property there is going to be a number of materials used. This document will highlight the material choices for the house.

2.0 BRICKWORK

All new bricks used on the property will match the existing



The mortar is to be a sand cement shade as per the picture above.

3.0 Roofing Tile

The roof's will be finished with clay flat profile tiles. The product chosen for this is as per the spec below:

Manufacturer: Sandtoft

Material: Clay

Size: 420x330mm

Colour Grey



4.0 Render

Render to the front and rear sections of the property to be off white roughcast finish K-Rend TC30. TC30 is 3mm grain size so provides a high level of texture in the range of silicone renders.

K-Render

Off White Colour



5.0 New Stone Cills and Heads

Windows set in brick/render to have new stone cills installed.



Cill to be a stooped dry cast stone - 65x160mm

6.0 Fascia's and Guttering

Anthracite grey guttering. Guttering profile to be used is Ogee as we believe this will aesthetically look nicer than a standard guttering profile. Fascia to be Pebble colour (RAL 7032 or similar).



7.0 Windows/Doors

Windows/Doors are to be in to be Pebble colour (RAL 7032 or similar) to match fascia colour. The window finish is to be a heritage UPVC.



8.0 Dormers

The dormers will be hand crafted using traditional methods and materials. Wooden framed internally. The sides of each dormer would be finished using the vertically hung dormer tiles. Tiles to be grey clay (Subject to availability) to match new roof finish.



9.0 Balustrade

The **GLASSLOC** frameless channel glass balustrade passes BS 6180 with a 1.5kN rating. The maximum glass height for this system is 1120mm and the maximum individual glass panel width is 1200mm. The system can be manufactured to different heights for an additional charge. This is suitable for use internally and externally and 1.5kN rating covers all domestic use applications and most commercial applications. For high wind areas please select 1.5kN rating. The channel would sit on top of the final floor finish which would prevent any damage to sub floor roof below. See picture attached.



10.0 Garage Door

We would use sectional up and over doors which would be electric. Powder coated finish in to be Pebble colour (RAL 7032 or similar) to match windows and doors. See picture attached for door we would look to use.

