

# Platt Street Materials

## Introduction

This document provides an over view of the materials that will be used during the construction of the proposed house on Platt Street. Further consultation and samples will be provided as part of the ongoing process.

## Garage / Garden Store

The existing stable block will be converted into a double garage and garden store retaining a significant amount of the original building material. The eastern, southern and western walls will be retained “as is” along with a large proportion of the roof. The Northern wall will be rebuilt to contain the new wooden garage doors, the existing stable door and window on the right hand side of the wall will be retained so as to maintain the current look.

## Garage / Garden Store Materials

As this is an existing structure this section provides an overview of the current materials with explanatory notes where required.

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|----------------------------------|---|
| 1. Roof – Slate                  | Existing roof slates will be reused, where there is a shortfall matching slates will be obtained.                                   |
| 2. Walls – Block and Render      | New walls will be in block and rendered to match the original three walls.  |
| 3. Quoins – As per stable block  | Existing quoins will be reused as these match the existing building.  |
| 4. Doors – Painted Wooden        | Existing “Stable Door” retained at front right. Garage doors will be Painted Wooden. Garage doors to be painted to match the house. |
| 5. Windows – As per stable block | Existing wooden windows in the Western wall and Northern wall (right only).   |
| 6. Paint Colour – As per house   | Wooden components that require painting will be painted in the same colour as the house.  |

## House

Unlike the converted Stable Block, the house will be “New Build” and will use materials that are in keeping with the local conservation area. The extant planning application was for a house that was to be coursed natural Grit Stone to the front and render to the other three walls. It is deemed more in keeping with the Conservation Area to use Natural Gritstone for all house walls.

## House Materials

This section provides an overview of the planned materials for the house along with explanatory notes where required.

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|--------------------------------|---|
| 1. Roof – Slate (Blue / Black) | First quality slate from a reputable supplier will be used to ensure the roof is of an even colour and does not fade or become patchy over time. The Cembrit Contessa range of slates meets the required technical standards and samples are readily available. |
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| 2. Walls – Natural Gritstone           | <p>Walls will be built using Natural Gritstone sourced from Birchover Stone Ltd. This quarry has been quarrying stone in the Peak District for over 100 years.</p> <p>Wallstone will be sawn beds, random lengths, 100 mm bed x 140 mm course, pitched face.</p> <p>A sample of this stone has been obtained and will be presented at the appropriate time.</p> |
| 3. Heads and Cills – Natural Gritstone | <p>Heads and cills will be sourced from the Birchover Stone Ltd in matching Gritstone.</p>  |
| 4. Quoins – Natural Gritstone          | <p>Quoins will be sourced from the Birchover Stone Ltd in matching Gritstone (290 x 100 x 290).</p>   |
| 5. Doors – Painted Wooden              | <p>Back and Front doors will be painted in an appropriate agreed colour and will meet standards for security etc.</p>   |
| 6. Windows – Painted Wooden            | <p>All windows will be double glazed and in an appropriate agreed colour and will meet standards for security etc.</p> <p>The size and shape of the windows of the windows have been based on the “Conservation Casement Elegance” from JELD-WEN. The windows will be either JELD-WEN casement or an appropriate equivalent that meets the same criteria.</p>   |

There are a number of conservation colours that would be suitable for a new build house in this area. The current favoured colour is a dark green.

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