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Maplescombe Farmhouse DA4 0JY

APPROVAL OF DETAILS:
20 / 03032 / HOUSE &
20 / 03033 / LBCALT

JUNE 2021 - V1

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CONDITION 2 - MATERIALS

Notwithstanding the details within the approved plans, no development shall begin on the construction of the side extension, hereby permitted, until further details and samples of alternative materials to be used in the external surfaces are submitted to and approved in writing by the Local Planning Authority. The details shall include samples of the materials to be used in the external wall surfaces and roofing (including coping). The development shall be carried out in accordance with the approved details.

MATERIAL: STEEL - CLADDING



LOCATION

Extension:
Roof and Walls

EUROCLAD - VIEO - CLADDING

Pattern: Standing Seam Roof and Wall System
Material: Steel
Width: - 'Concertina' - 2 types - 200 mm & 454mm wide

Colour: Merlin Grey - RAL 180 40 05
Brand Name: EUROCLAD

CONDITION 3 - JOINERY (CONNECTION)

Prior to the commencement of works section drawings showing the joinery between the side extension, hereby permitted, and the existing dwelling shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

MATERIAL: STRUCTURAL GLAZING

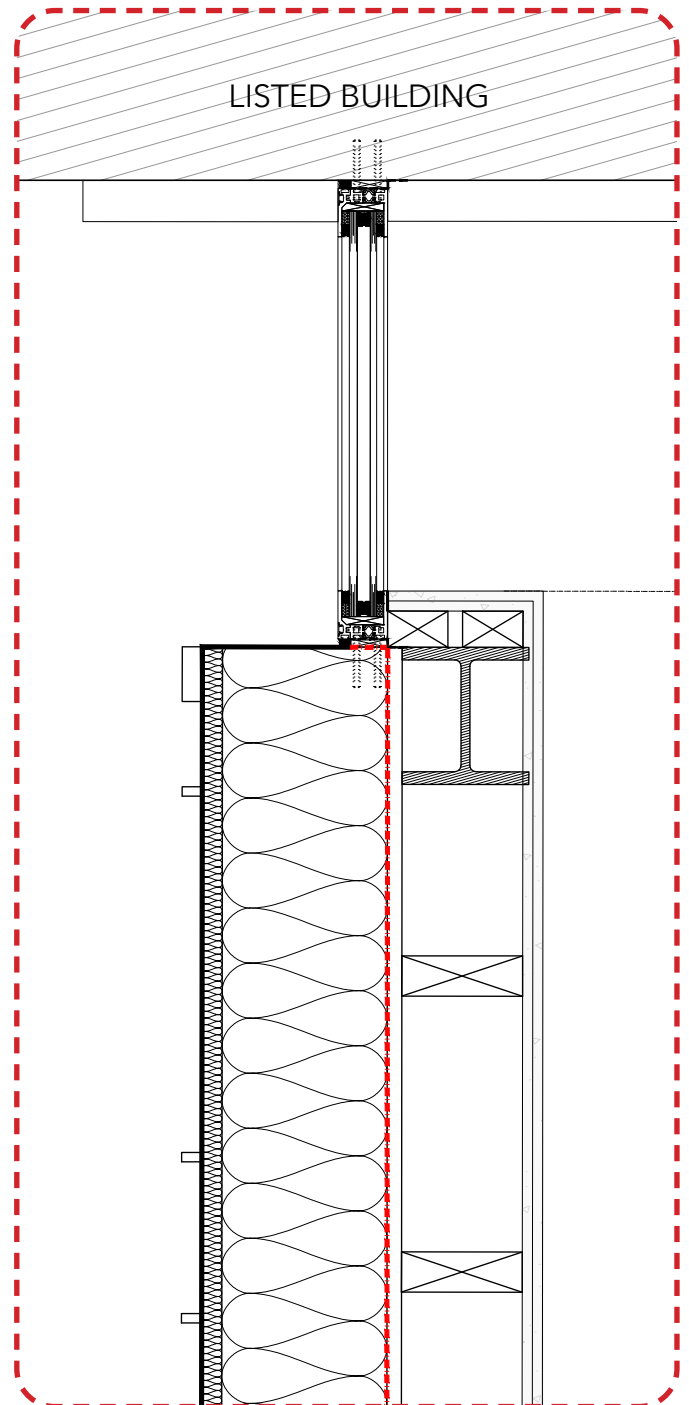
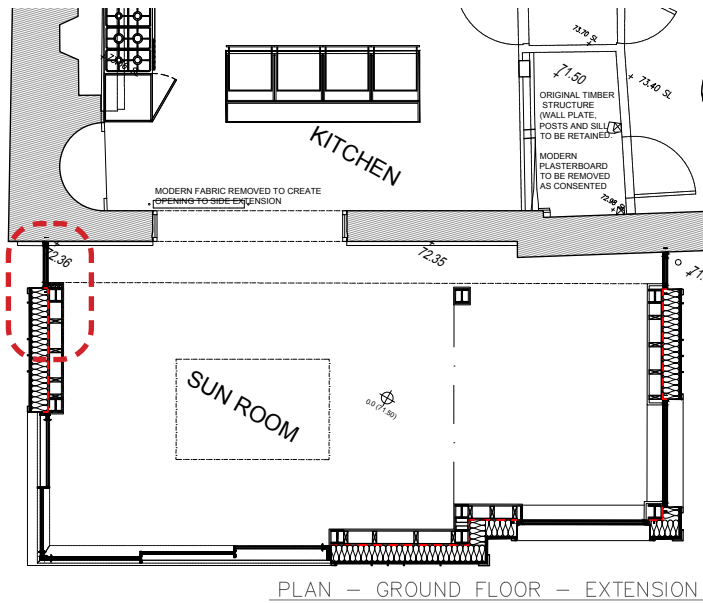


LOCATION

Between Grade II Listed Building and
New extension.

CORTIZO - INVISIO - STRUCTURAL GLAZING

Material: Structural Glass with thermally broken fixing details.
Frame Colour:RAL 7016
Frame: 63mm



APPLICATION

CONNECTION:

Between Grade II Listed Building and Consented Extension

Structural Glazing is ideal for applications where minimal support from surrounding structure is required.

Glazing is to be secured to listed building using masonry fixings.

Please refer to Drawings P111 and P112

CONDITION 4 - FENESTRATION

Prior to the commencement of works section drawings showing proposed fenestration of the side extension, hereby permitted, shall be submitted to and approved in writing by the Local Planning Authority. The details shall include reveal and cill details. The development shall be carried out in accordance with the approved details.

FENESTRATION: STRUCTURAL GLAZING



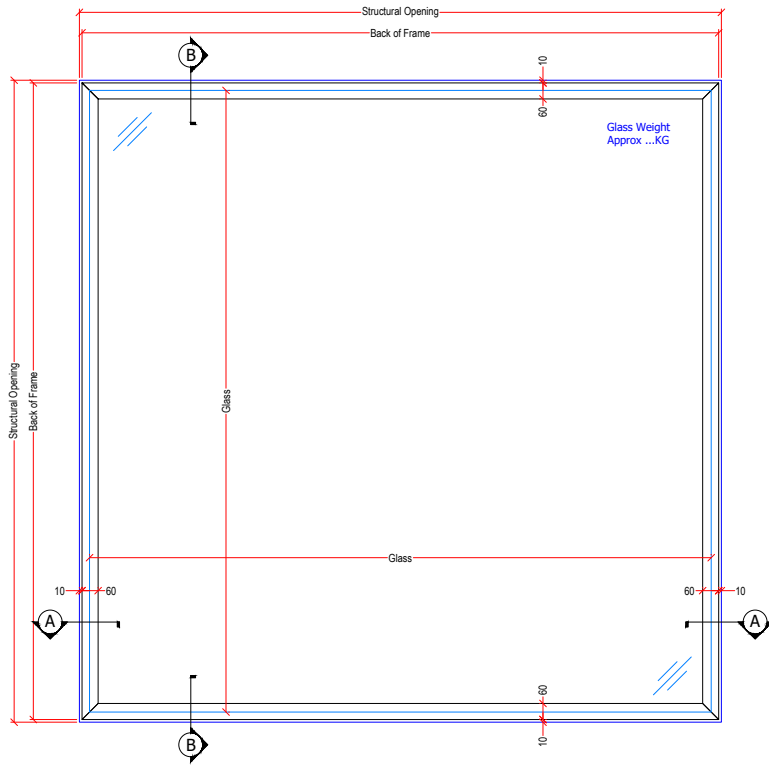
LOCATION

New Extension:
Fixed Structural Glazing

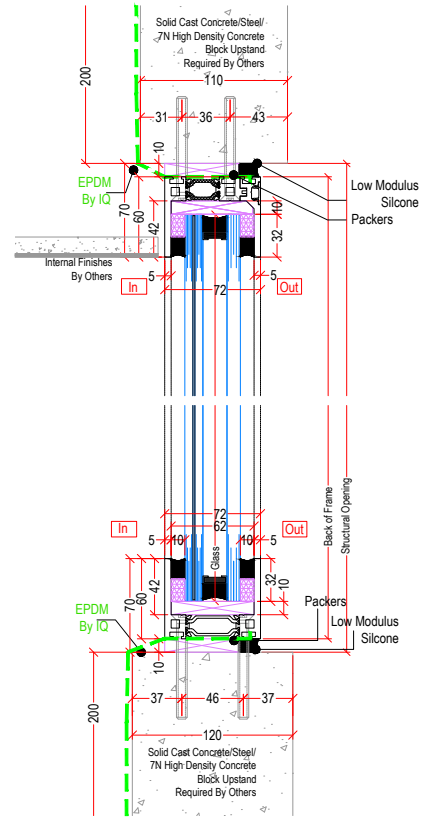
CORTIZO - INVISIO - STRUCTURAL GLAZING

Material: Structural Glass with thermally broken fixing details.
Frame Colour:RAL 7016
Frame: 63mm

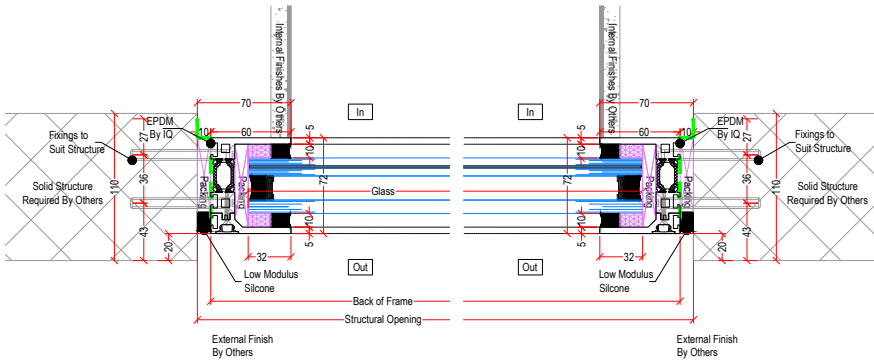
EXAMPLE 01



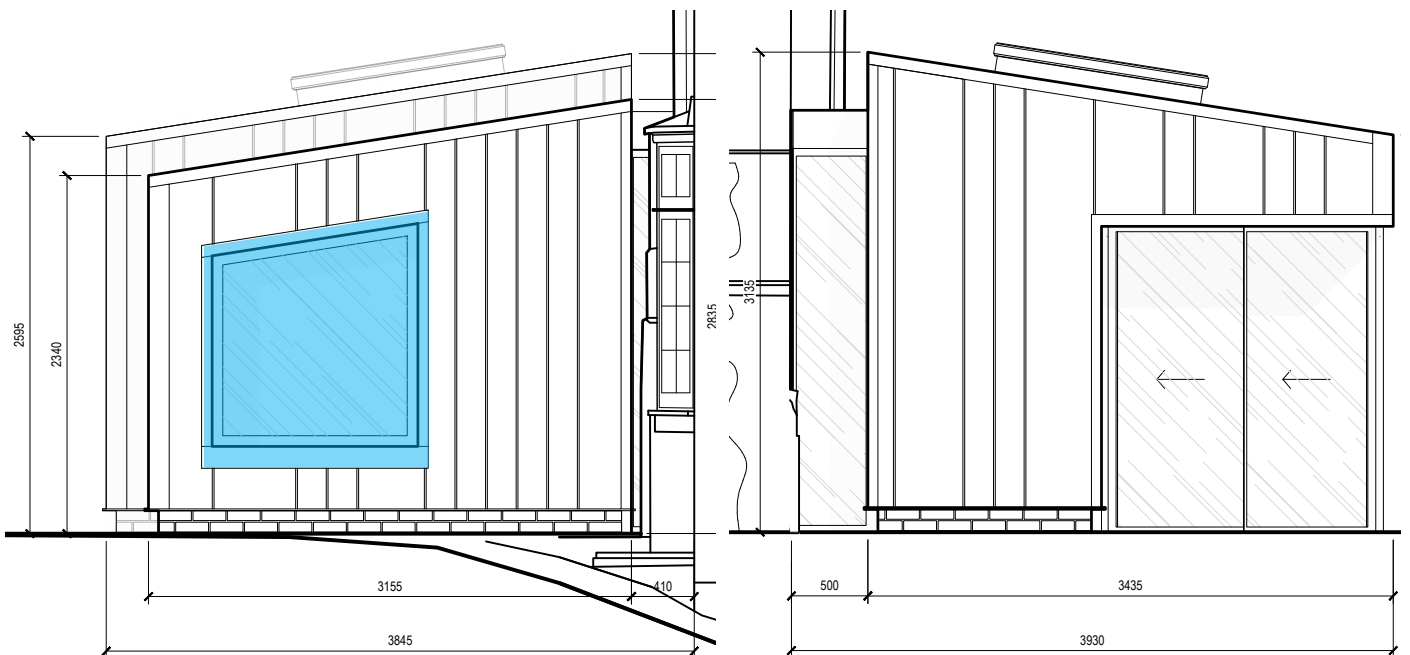
Example 01 - External Elevation



Section Detail B-B



Section Detail A-A



LOCATION

New extension:
2 Windows (Structural Glazing)

Please refer to drawings P211, P212 and P214

FENESTRATION: SLIDING DOORS



LOCATION

New Extension:
Sliding Corner Window

CORTIZO - INFINIGLIDE - SLIDING

Material: Aluminium with thermally broken fixing details.
Frame Colour:RAL 7016
Frame: 44mm
Sightlines: 20mm

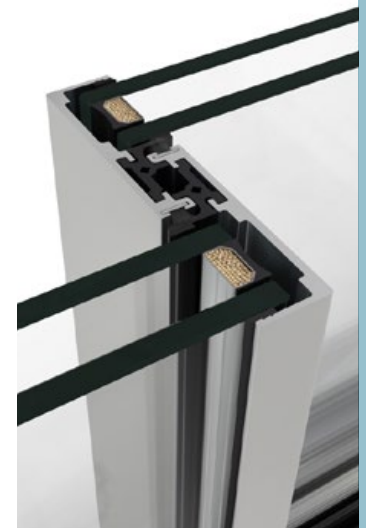


PLUSGLIDE VISION



Concealed Centre
Lock Option

Thermally broken sliding door, with the slimmest sightlines available. The system is designed to be suitable for small and large apertures enabling the maximum use of glass. The product is designed to be built into the structure to minimise the amount of frame visible, and additionally can offer a pocket frame option allowing a panel to be slid into the wall cavity thereby providing the maximum clear opening possible.



MAX GLASS WEIGHT

320kg / Panel

MAX GLAZING WIDTH

30mm

AIR PERMEABILITY

CLASS 4

WIND RESISTANCE

CLASS C5

EXCELLENT ENERGY EFFICIENCY

U-values from 1.3 W/m²K*

MAX PANEL SIZE

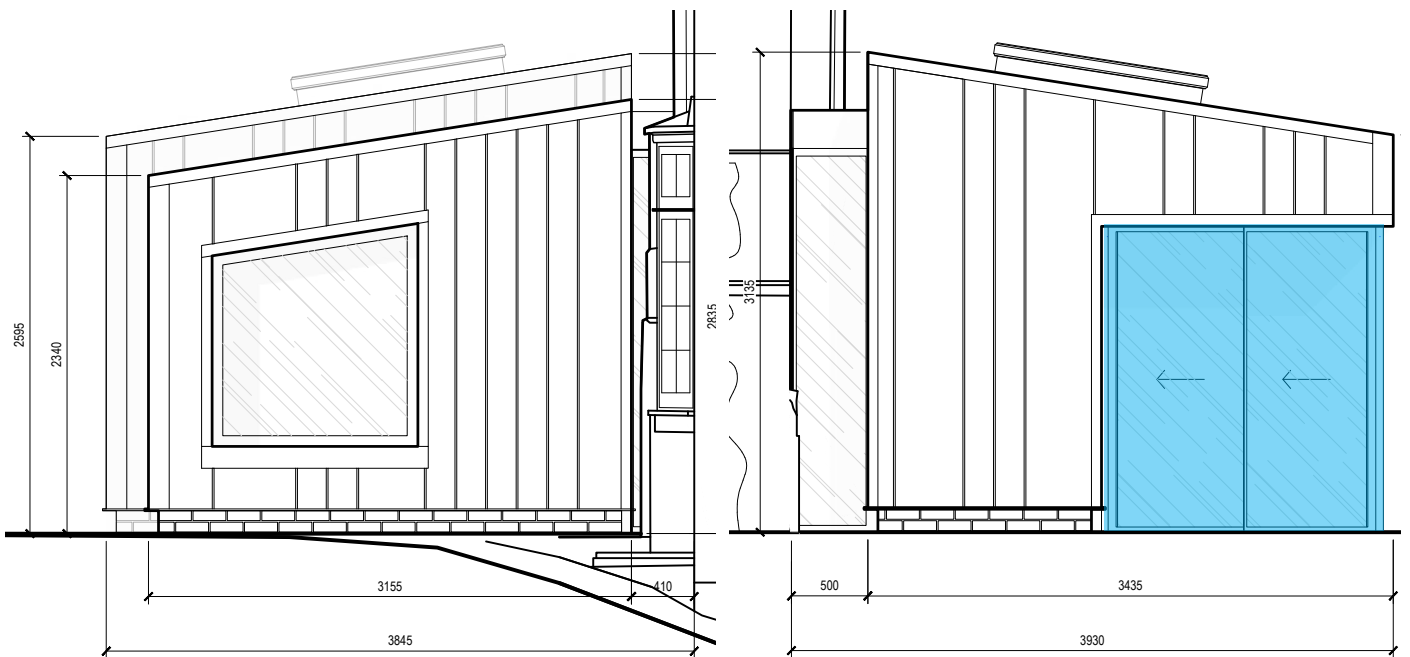
2.5m (w) x 3.0 m (h)

NOISE PROTECTION

Up to 41dB acoustic reduction

EXCEPTIONAL WATER TIGHTNESS

CLASS 7A



LOCATION

New extension:
Corner - Sliding Doors

Please refer to drawings P211, P212 and P214

FENESTRATION: SKYLIGHT

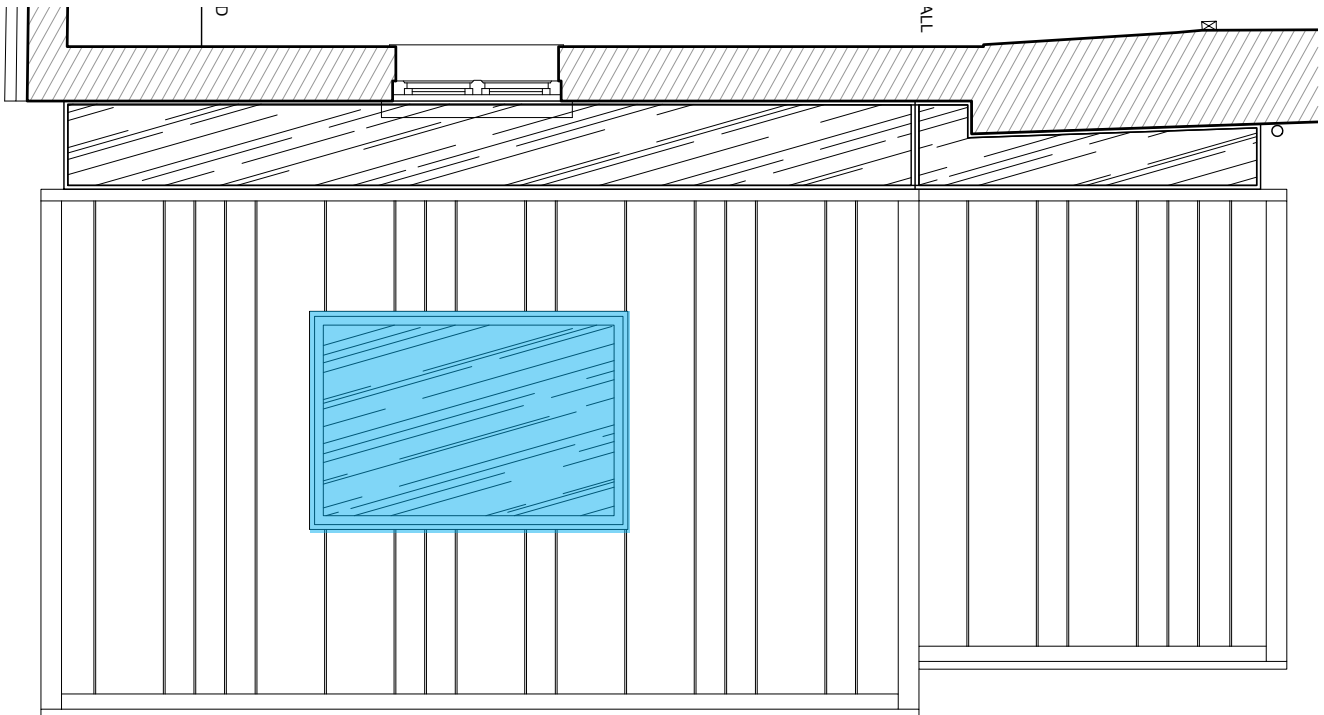


LOCATION

New Extension:
Over 'Sunroom'

ECOGARD - FIXED SKYLIGHT

Material: Aluminium with thermally broken fixing details.
Frame Colour:RAL 7016
Size: 1000 x 2000mm



PLAN — FIRST FLOOR — EXTENSION

Scale 1: 50



LOCATION

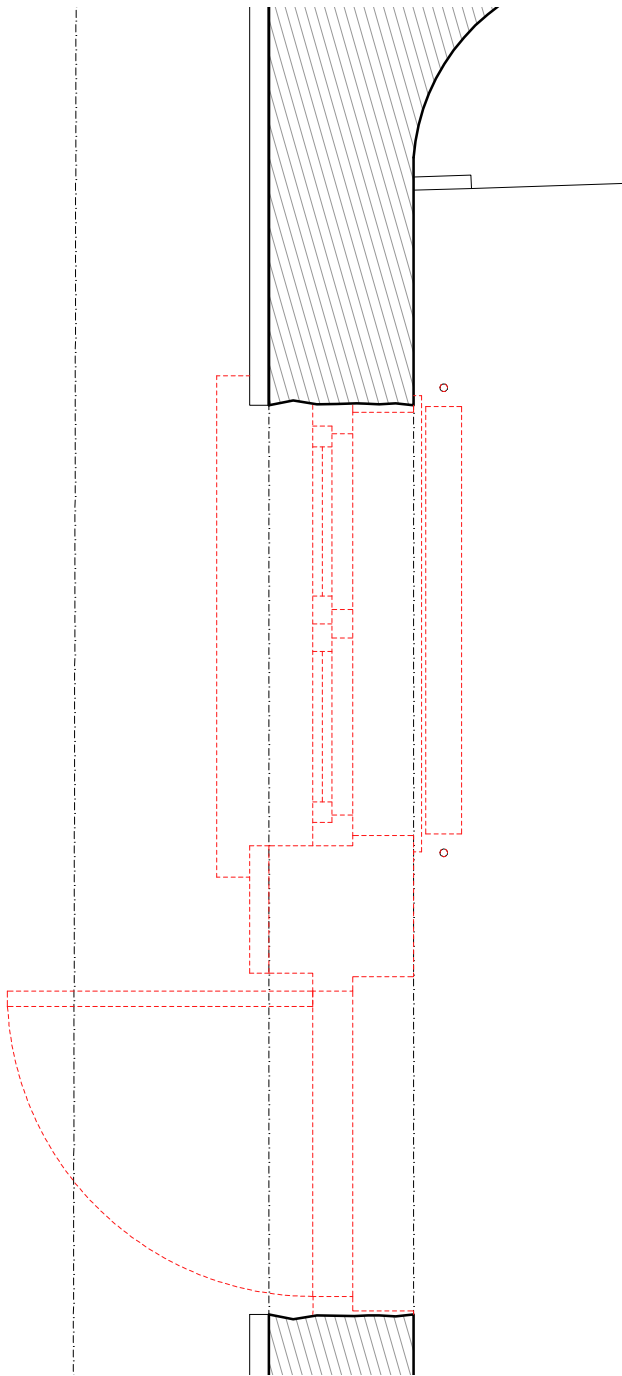
New extension:
Roof

Please refer to drawings P211, P212 and P214

CONDITION 5 - OPENING (TREATMENT)

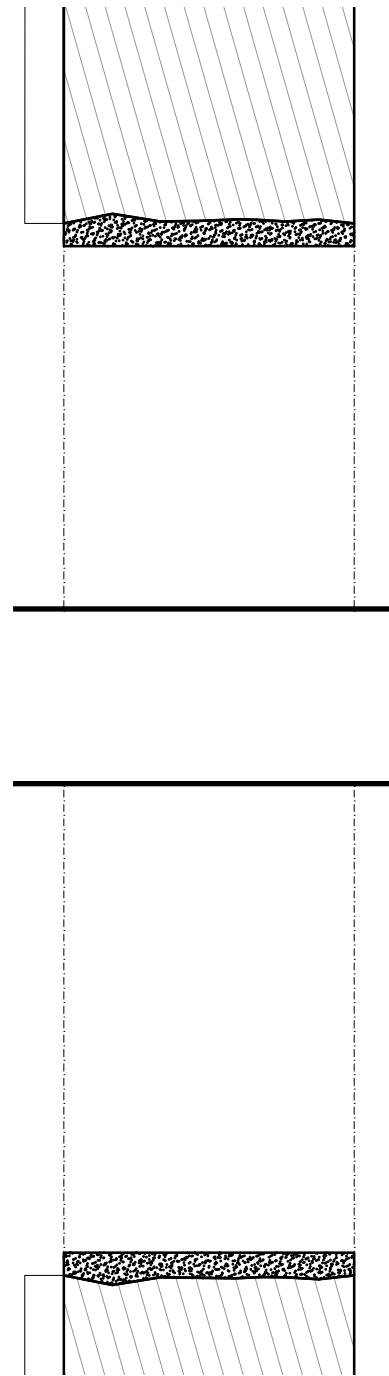
Prior to the commencement of works further details showing the proposed methods to make good the new opening and the new hearth shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

OPENING: TREATMENT



REMOVAL OF FABRIC

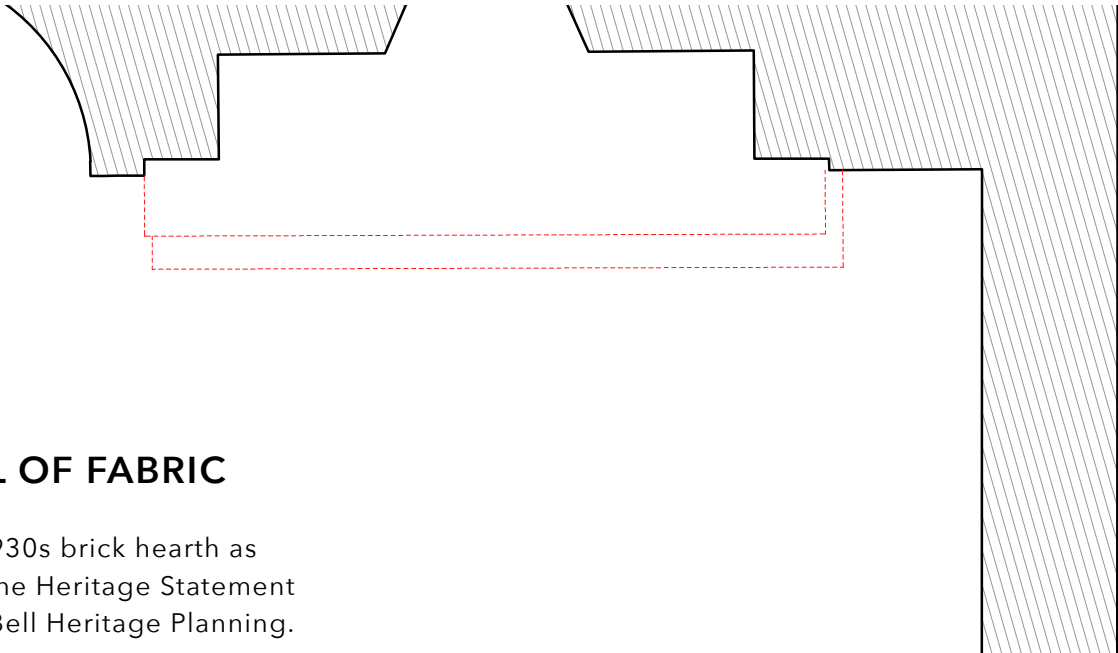
Opening to be created by carefully removing the 20th Century Fabric identified in the Heritage Statement prepared by Bell Heritage Planning.



FABRIC REPAIR

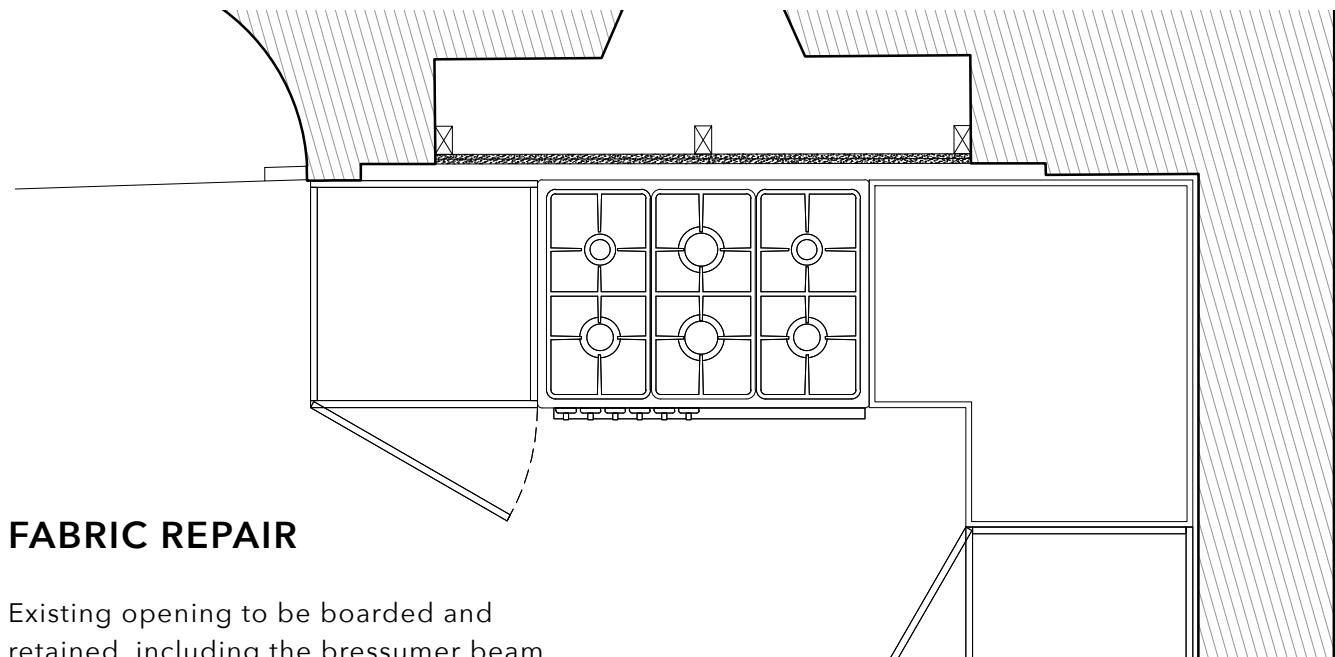
Opening to be infilled with Lime Mortar within 20th Century fabric. Where an irregular stone such as flint is used, small pieces of stone, tile or brick are pushed into the wet mortar to reduce the volume of mortar and shrinkage problems. This is known as galleting.

NEW HEARTH



REMOVAL OF FABRIC

Removal of 1930s brick hearth as identified in the Heritage Statement prepared by Bell Heritage Planning.



FABRIC REPAIR

Existing opening to be boarded and retained, including the bressumer beam above the fireplace.

Existing flue will be repaired and reused to house the extractor hood adopting the existing fabric for a modern use.

CONTACT DETAILS

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