

The Olde Barn, Main Street, Flintham, NG23 5LA

Proposed Barn Conversion & Single Storey Extension into  
New Dwelling.

### Proposed Materials

1. Proposed windows: New windows to be timber framed – with a natural oak finish (see photo example below).



2. Proposed new front door to be timber, with natural oak finish (or similar).



### 3. Proposed fixed glazing

New South elevation fixed glazing to be powder coated aluminium – Colour to be Dark Grey [RAL : 7016]



### 4. Proposed Roof tile (Existing Barn)

Existing roof tiles are to be reused, with any replacement tiles to be sourced from reclaimed tiles from the Flintham Estate in order to closely match that of the existing (see example photo below).



### 5. Proposed Roof tiles (New extension)

New roof tiles to extension to be Rosemary Clay Classic, 94 Russet Mix (Sanded), Sanded / Granular, Clay (or similar).



<https://redland.co.uk/products/plain-tile-range/rosemary-clay-classic>

## 6. Proposed Rooflights

Conservation rooflight (supplied by Roof Maker or similar) frames and central glazing bars to be Black (RAL 9005)



## 7. Proposed Facing brickwork

New facing brick to be sourced using reclaimed brick stock from the Flintham Hall estate, to ensure new walls are to closely match that of the existing – see image below of a recent sample of wall built with reclaimed brick stock to nearby property.



## 8. Feature Timber shutters to existing barn

Existing timber barn doors to be refurbished and fixed to external face of barn to form feature shutters to North and South Elevation. (see photo of existing timber barn door to South Elevation.)



## 9. Guttering

Raise and Fall brackets to be used painted black with drive in spike to be used to support gutters to both existing barn and new extension.

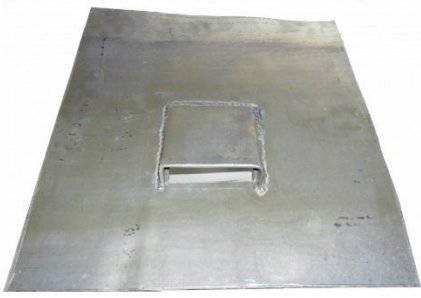


## 10. Oak Framework around doors and windows

New front entrance, rear door, Kitchen sliding door and fixed snug window to be finished with feature oak framework / posts .(see example image below).



11. X3 Bat access tiles



<https://www.nhbs.com/habibat-lead-access-tile>

12. 2 x House Sparrow



<https://www.nhbs.com/vivara-pro-woodstone-house-sparrow-nest-box>