

DC/2204242: Listed Building Consent: Application for approval of details reserved by condition 23.10.2023: Annex

Condition 3: Plaster removal: partial discharge (dining room)

Approval is requested for removal of a single vertical panel of modern plasterboard with gypsum plaster in the dining room. The location of the panel is marked on the attached plan and is shown in Photo 1.

The lower part of the panel is progressively deteriorating because of damp (see Photos 2 and 3). The purpose of the removal is to investigate the cause and carry out repairs to the fabric below as necessary (to be approved separately under Condition 4: Repairs to underlying fabric).

It is proposed that when the remedial work is completed, the panel will be replaced with Savolit board, to which lime plaster will be applied, which will be painted with breathable clay paint.



Photo 1: plasterboard panel to be removed (to right of wall light, below horizontal bar).



Photo 2: panel showing deterioration in lower part.



Photo 3: close-up of panel deterioration.

Condition 7: Render finish

Approval is requested for the following finish to the new lime render (both for the south elevation that has already been rendered and on the north and east elevations that are to be rendered in summer 2024):

- One coat Graphenstone Ambient Primer Premium.
- Two coats Graphenstone GCS Exterior Premium in colours to match the previous finish as follows (see Photo 4):
 - White (Glacier, White Linen or Porcelaine) on the main part of the wall.
 - Black (Ebony) on the plinth, as is traditional locally.

In previous discussions, Mr Pinner originally indicated a preference for limewash as the lime render finish. During his site visit on 31 August 2023, we and our builder (The Green Man Building Company) explained that the Graphenstone products above are suitable for both the new lime render on the old (east) part of the house and the existing cement render on the 20C (west) part of the house. Mr Pinner indicated that he would consider an application to use these products so that the finish of both parts of the house would be consistent.

Specifications for both Graphenstone products are attached. Graphenstone are a local company in Harleston and their paints are breathable, plastic-free and air purifying. Further details are available at www.graphenstone.co.uk and we would be happy to obtain any further information required from Graphenstone.



Photo 4: south elevation showing previous finish.

Attachments

- Plan showing location of plaster panel in dining room (see Condition 3).
- Specifications of Graphenstone Ambient Primer Premium and GCS Exterior Premium paints (see Condition 7).