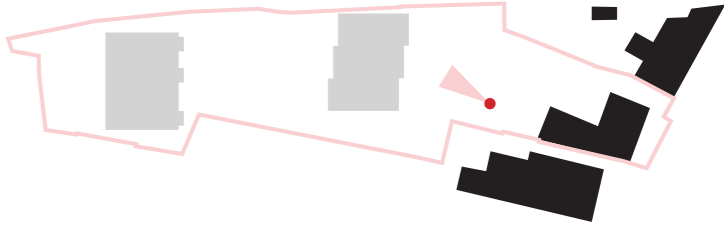


# 4.0 THE SCHEME

## MATERIALITY



### MATERIALITY & DETAILING

A high-quality red brick and tile palette has been chosen for this scheme to echo surrounding context and the character of the Conservation Area. The brick will respond positively to the adjacent residential developments and reflect the once industrial nature of the site. The proposal is to use two varying palettes (within the brick and tile) to highlight key features and arrival moments of the scheme whilst grounding the building with a tiled podium.

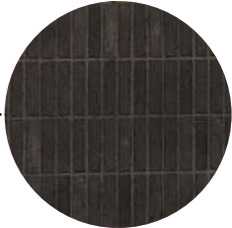
The materials used in the proposed development will be specified to minimise impact on the environment and on building users over the full life cycle of the building. In particular, materials will be reviewed using the BRE 'Green Guide to Specification', aiming to maximise the proportion of high rated materials and make the majority of materials high rated in the overall construction. Insulating materials with low Global Warming Potential [GWP] will be specified. Non toxic materials will be used wherever possible including the specification of low VOC content products.

Brick has been specified due to the local environment and material context but also due to its lifespan as a sustainable building material and the comfort in knowing in multiple decades the building will still be a robust and high quality piece of architecture, similar to many of the adjacent locally listed developments.

The mortar will be specified to closely match the colour of the brick tones and will be flush pointed with a brush finish to enhance the crisp contemporary reinterpretation.

The expressed brick framing introduced in both the gable and flank elevations seeks to break down the massing whilst reflecting the detailing found within buildings of importance within the conservation appraisal.

We see the specification of high quality materials as essential to ensuring the end product is of a high design value.



1 Proposed Materiality on Front Elevation Visual

1