



Kirklands of Cluny Steading

Proposed conversion – Virtual model images – Dec 2023





Aerial view of steading
with new steel shell insert



Kirklands of Cluny steading – Conversion – Design Proposal

The existing steading has been used for storage of the applicants' personal effects over the past decade, after minor repair and maintenance was undertaken approximately 10 years ago.

The steading now requires a more substantial overhaul as it has various issues that need attention including slate decay, structural timber decay and rot, corrosion to the original cast iron gutters and downpipes, general rot and decay in the windows and doors. This has rendered the building neither weathertight, nor secure.

The applicant seeks to offset some of the overhaul costs by providing him with more useable space, forming a modest annex space for guests or family, and additional storage space to be provided by installing a covered steel shell roof to the internal courtyard of the steading, that would be completely independently free standing from the steading, with its own lightweight structural and asymmetrical foundations.

The roof would be clad in Greencoat Fossil free standing seam steel sheet, that together with the lightweight steel frame and steel gutters would be completely removable later if desired and easily recycled.

The steel shell is designed to be very much secondary to the main steading granite and slate building, having a lower apex and being set back from the ends of the building and with a very sleek minimal aesthetic, enabling the original architecture of the steading to be easily differentiated from the modern alterations.



View of steading standing in front of Manse, looking north.





View of Manse and Steading at Driveway Entrance.





View of Steading from existing Road access beside steading.





View of Steading from internal driveway looking north.





View of Steading from Northern Corner looking South.





View of Steading from Northern Corner from the garden looking South.





View of Steading from the back garden looking southeast and showing context of existing Manse and rear extension.





View of Steading from the back garden looking east and showing context of existing Manse and rear extension and manse plant room.





View of Steading from the manse back garden showing new patio area and Bi fold doors.





View of Steading from the manse back garden showing new patio area and Bi fold doors – from further back.





View of Steading Patio and new Bi fold Doors





Aerial view of steading proposal with context of Manse, existing manse extension, plant room and patios.

