

**Conditions 4 & 5 for 2012/6637/P, Agincourt House**  
**Ian Hayton, Architype**

*4 A sample panel of the facing brickwork demonstrating the proposed colour, texture, face-bond and pointing shall be provided on site and approved in writing by the local planning authority before the relevant parts of the works are commenced and the development shall be carried out in accordance with the approval given. The approved panel shall be retained on site until the work has been completed.*

*Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.*

The sample panel is being provided on-site. The bricks proposed are the Mixed Abbey Grey Facings by Charnwood (Michelmersham). These are very similar to the Cotswold Buff by Colefords that were agreed during the pre-application advice and noted in the original planning application. We need to change bricks as we discovered that the Cotswold Buff were a sand coating on a dark red brick rather than a through colour brick. Any chipping to the bricks would lead to bright red scars across the walls. As damage is highly likely in the SEBD environment we decided to make the change and found the most similar brick we could find, which was also through colour. The bond remains stretcher bond for most of the building with minor exceptions where the wall is brick thick. These are noted on the drawings. Mortar Joints are to be flush jointed. The mortar to be used is Cemex Readymix Lime:Sand Mortar with the colour matching the colour of the bricks – likely to be Tudor Brown.

5 Detailed drawings, or samples of materials as appropriate, in respect of the following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

- a) Details including sections at 1:10 of all windows (including jambs, head and cill), ventilation grills, external doors and gates;
- b) Section through proposed gutter detail of pitched roof at 1:1;
- c) Manufacturer's specification details of all facing materials (to be submitted to the Local Planning Authority) and samples of those materials (to be provided on site).
- d) Plan, elevation and section drawings of all new windows at a scale of 1:10 with typical glazing bar details at 1:1.
- e) Elevation at 1:10 of proposed new gates (both pedestrian and vehicular) and new fencing to front boundary wall;

The relevant part of the works shall be carried out in accordance with the details thus approved and all approved samples shall be retained on site during the course of the works.

*Reason: To safeguard the appearance of the premises and the character of the immediate area in accordance with the requirements of policy CS14 of the London Borough of Camden Local Development Framework Core Strategy and policy DP24 and DP25 of the London Borough of Camden Local Development Framework Development Policies.*

The following information only refers to the Britplas Safevent windows. These are located throughout the new build elements and on the South, East and West of the existing building. The information about the direct replacement for the North (street) elevation's sash windows will follow after being provided by the specialist manufacturer.

a) These are shown on the attached 7140 AG C0170

b) Attached are drawings (7140 AG DD030 and 031 showing the gutters on the new pitched roofs. One is at 1:1 and the other is at 1:2. This is because it was simply too large.

c)

The safevent windows in the existing building have the following colours:

White window frames - RAL9003 (Signal White) to match with the original white windows.

Light/Mid Grey security mesh on opening windows – RAL 7042 (Traffic Grey A) to make it less visible and allow the white window frames to remain most prominent.

The safevent windows in the new building have the following colours:

Grey window frames – RAL 7043 (Traffic Grey B) to differentiate from the original building.

Green security mesh on opening windows – RAL 6018 (Yellow Green) to allow the grey window frames to still be read but provide an enlivening, coloured pattern across the building. RAL 6018 (Yellow Green) is similar in colour to the green highlights of the Robus ceramics tile/brick.

Green spandrel panels – RAL 6025 (Fern Green) is similar in colour to the darker colours in the Robus ceramics tile/brick and continues the coloured patterning creating bands of windows.

The colours of the new windows on the new building are illustrated on the attached coloured SK130927.

The brick specification is:

Mixed Abbey Grey Facings by Charnwood (Michelmersh)  
<http://www.mbhplc.co.uk/products/abbey-grey>. As noted for condition 4 these are different to the brick originally agreed with planning but the change was discovered to be necessary due to a problem with the original brick.

The mortar/joint/bond specification is:

Readymix Lime:Sand Mortar by CEMEX UK Operations Ltd. [www.cemex.co.uk](http://www.cemex.co.uk). Colour to closely match brick colour – Tudor Brown likely but subject to on-site testing. Joints are to be flush jointed. Bond is to be stretcher bond except in discrete, isolated areas where wall is a brick thick and Flemish bond or Scotch bond are used. These areas are shown on the elevations.

The zinc specification is:

RheinZink Standing Seam by Rheinzink – [www.rheinzink.co.uk](http://www.rheinzink.co.uk). Finish is to be the Blue Grey (slightly pre-patinated to a light grey), 0.7mm zinc thickness. The standing seams are to be a irregular spacing with a maximum of 500mm centres.

The glazed tile specification is:

Glazed ceramic tile with pewter glaze by Robus Ceramics ([www.robuseramics.co.uk](http://www.robuseramics.co.uk)). They are to be 130x215x20mm in dimension with cill tiles having additional ceramic glaze to their exposed edges. The glaze is a custom green glaze (sample EI97L02) for the project and can be seen on the attached photograph (P1090264).

The brick, zinc and glazed tile are shown together on the attached photograph (P1090264).

Samples will be available to view on-site as requested. If you would like samples or photographs of samples to be sent to your offices please contact me and I'll arrange this.

d) 1:10 elevation drawings for each window are provided – 7410-AG-C0131-153 and 7410-AG-C0156-164. The 1:10 plans and sections would have all been only slightly wider/thinner versions of the details so an additional copy of the 1:10 details (7140-AG-C0170) is included for reference.

There are no glazing bars in the new Britplas Safevent windows.

e) These are to follow in a subsequent issue to planning.