

Discharge of Planning conditions

Ref:2019/91083

345 Bradley Road Huddersfield

3. No development on the superstructure of the dwelling shall take place until a sample facing materials and roofing tile have been left on site for the inspection and approval in writing by the Local Planning Authority, and the development shall thereafter be undertaken in accordance with the approved details.

Facing Materials

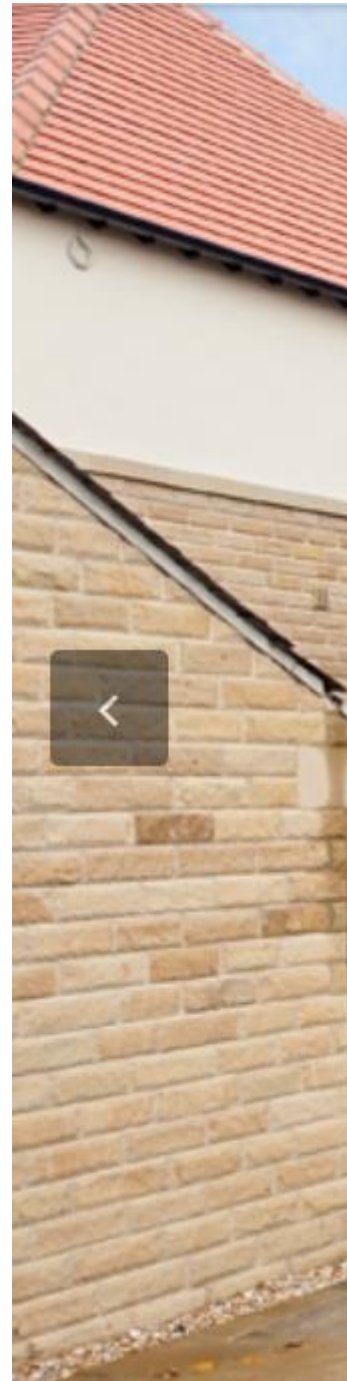
Proposed Walling Stone:

Sourced from Hillhouse Edge Quarry Sandstone walling Stone

Coursed natural Stone 140mm high

To be used up to ground floor window head with string course.

(Image of On-Site Sample)



(Image of Hillhouse Edge Quarry Sandstone walling Stone used on many properties on the road)

Proposed Roofing Tile

Forticrete SL8 Slate Grey

The SL8® roof tile has the visual characteristics of natural slate with benefits that no other interlocking tile can match.

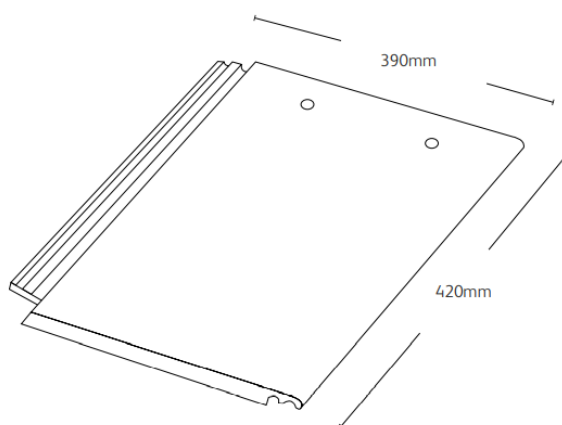
- **A thin leading edge for impressive aesthetics.**
- **A wider format for a more traditional slate appearance.**



Site Sample

Tile specifications

We've only gone and turned ten into eight.



SL8 ROOF TILES

OVERALL LENGTH	420mm
HANGING LENGTH FROM NIB	396mm
OVERALL WIDTH	390mm
COVER WIDTH	362mm
MASS	5.4kg
PITCH	17.5° – 75°
NAIL SIZE	45mm x 3.35mm
MINIMUM HEADLAP	75mm
BATTEN SPACING	345mm
TILES PER M ²	8.01
BATTERNS PER M ²	2.90lm
MASS PER M ²	43.24kg
MAXIMUM HEADLAP	100mm
BATTEN SPACING	320mm
TILES PER M ²	8.63
BATTERNS PER M ²	3.13lm
MASS PER M ²	46.62kg

4. Notwithstanding the submitted details and condition 3 above, the render shown on the approved plan shall be natural stone coloured; a sample colour shall be submitted to and approved in writing by the LPA prior to commencement on the superstructure of the dwelling. Thereafter the development shall thereafter be undertaken in accordance with the approved details.

Proposed Render

Weber Saint-Gobain

Weberpral M colour 041 Cream



Cream

The above colour is the best match to the existing render.



On site Sample M colour 041 Cream

Specification:

www.uk.weber/files/gb/2019-02/weberpral%20M%20BBA%20Certificate%2017-5464%20Product%20Sheet%201.pdf

7. The dwelling shall not be occupied until details of the siting, design and materials to be used in the construction of walls or fences for boundaries, screens or retaining walls have been submitted to and approved in writing by the Local Planning Authority and approved walls/fences erected. Thereafter the approved walls/fences shall be retained in accordance with the approved details.

Boundary Screens

Currently the site boundary is screened via a 1.8m and 2m high feather edge fence existing, also they are ever green trees (Approx 12 feet high) to both sides of the rear boundary.

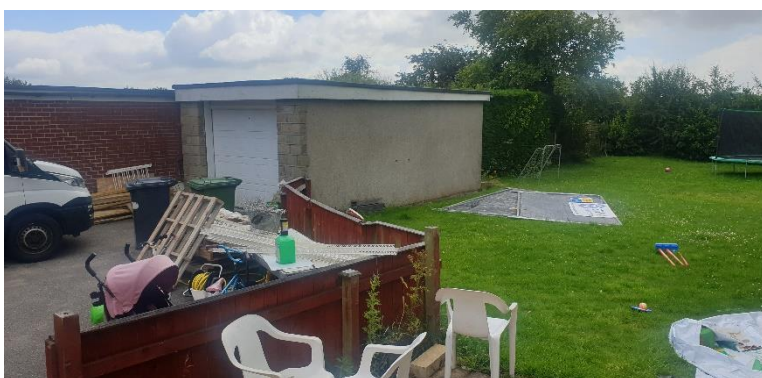
Where the garage is to be removed it will be replaced with a 2m high feather edge fence to match existing.

On the drive way they will be a 2m high feather edge fenced reduced to 1.8m in line with neighbour's brick extension which is on the boundary and existing fence.

They are very little boundary works, all is as existing,

Proposed fence

Vertical Feather Edge Flat Top Fence Panels - Pressure Treated



Existing garden

