

Statement of Architectural Detail pursuant to Condition 5 on Reserved Matters approval Ref. Y/49/21/RES

23rd March 2022

Condition 5 (Ref. Y/49/21/RES) reads as the following:

No development in any phase shall be carried out unless and until a schedule of materials and finishes to be used for that phase for external walls and roofs of the proposed buildings has been submitted to and approved by the Local Planning Authority. No development in any phase shall be carried out unless and until a 'statement of detail' for that phase has been submitted to and approved setting out details of proposed windows and doors, the materials and 'statement of details' so approved shall be used in the construction of the buildings.

The architectural details were considered and designed using the Arun Design Guide SPD, with particular attention to sections L.01 Materials & Details, S.01 New Homes & J.05 Roofs, Openings & Articulation.

DRAWINGS (submitted pursuant to the Condition)

Refer to the following plan to PLN-3-1108 Materials Plan – to see proposed external wall and roof materials

Brick head and cill details

DW-SD07-016 Solider Course Details
DW-SD07-017 Brick Stretcher Course Details
DW-SD07-018 Recon Stone Cill Details
DW-SD07-019 Stretcher Cill Detail

Quoining and brick details (eaves and string course)

ARCH-4065 Flint Detail

Weatherboarding

DB-SD02-028 Hardie Plank Fire Barrier Locations Window Section
DB-SD02-037 Hardie Plank Fire Barrier Locations Gable Elevation
DB-SD02-030 Hardie Plank Fire Barrier Locations External Corner Plan

Bay Window and Porch Details

DB-SD07-002_C Splay Bay Jamb Detail Sply Bay
DB-SD07-009_A Typical Bay Head Detail 1 of 2
DB-SD07-010_A Typical Bay Head Detail 2 of 2
DB-SD07-001_F Full Height Rear Bay Window
ARCH-4067 Lean to Porch

Rainwater Goods

Black UPVC rainwater goods

Windows

Window designs as per the approved elevations, material to be White uPVC with the exception of those fronting Yapton Conservation Area which will be White Painted Timber.

Doors

Doors will be supplied by IG Doors and will be a GRP construction, built to Par Q of the building regulations compliance.

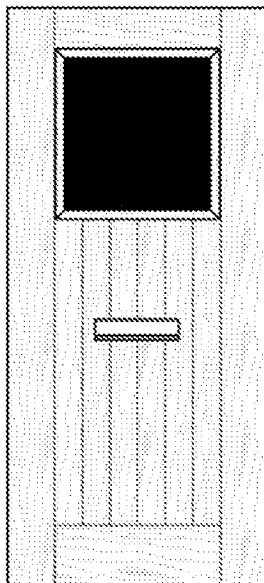
The character areas below will have the following door types:

Canal Green; Type 4

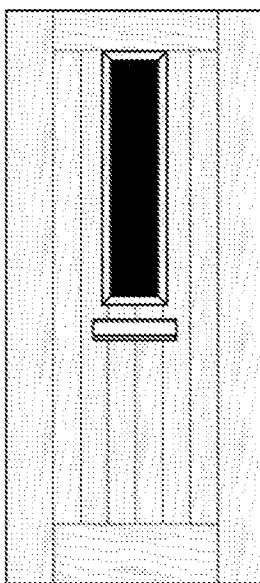
Drove Field; Type 1, Type 3 and Type 4

Drove Park; Type 3

Type 4 Code NG1P



Type 3 Code NG1W



Type 1 Code NG1L

