

Aug/Sep 2014

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Housebuilder & Developer

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Experts at the X-LAM Alliance look at the key benefits of cross laminated timber (CLT) construction and what this actually means in practice...

Page 70

Bellway helps realise the potential of Barking Riverside with City East

and

How brownfield sites can help solve the housing crisis

As well as more of the latest news and features...

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Contents august/september 2014

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HEADLINES

- 4 **Bellway helps realise the potential of Barking Riverside with City East**
- 8 **How brownfield sites can help solve the housing crisis**

ALSO IN THIS ISSUE...

Industry news	4 - 23
Events	9
Editor's Focus	22
Doors, Windows & Conservatories	
Supplement	27 - 38

PRODUCTS

Appointments & News	24 - 26
Air Conditioning & Ventilation.....	26
Bathrooms, Showers & Wetrooms ...	39 - 40
Bricks, Blocks & Cement.....	40
Building Products.....	40 - 41
Ceilings, Walls & Partitions.....	41
Cladding & Facades.....	41
Eco & Green Products.....	41 - 42
Finance & Insurance.....	42 - 45
Fires & Fireplaces.....	45 - 46
Floors & Floor Coverings.....	46 - 47
Glass & Glazing.....	47
Groundworks, Sewage Treatment & Ground Reinforcement (RHP).....	47
Heating & Renewable Energy.....	48 - 54
Insulation (inc. Thermal & Acoustic).....	54
Kitchens & Appliances.....	54 - 59
Landscaping & External Finishes.....	59 - 60
Plant, Tools & Equipment.....	60
Pools & Spas.....	60
Rainwater & Greywater Products.....	60
Roofing.....	60 - 63
Safety & Security.....	64
Smart Home Technology.....	64
Smoke & Fire Protection.....	64
Social Housing.....	64 - 68
Stairs, Balustrades & Balconies.....	68
Sustainable Building Materials.....	69 - 72
Timber & Joinery.....	73
Classified & Directory.....	74



Front cover image is a CGI of Banyan Wharf © Hawkins\Brown Architects and courtesy of X-LAM Alliance. For more information go to page 70



43

Protect yourself and your employees on-site

Gary Trotter, general manager at security solutions company Hadrian Technology, offers advice on how housebuilders and developers can cut back on annual losses caused by fraud, abuse, misconduct, vandalism, theft and waste on-site



49

The renewables market – the latest state of play in the UK

Adrian Wright – CEO of renewable energy specialist Happy Energy looks at the key solutions supplied through renewables, the opportunities they present and the practicalities and benefits of building renewables into the fabric of any development



57

What makes a 'wow' kitchen?

Graham Hopper, UK sales director of Leicht introduces current trends in kitchen design



62

Natural slate – quality reigns supreme

Stuart Base, head of marketing at SIG Roofing, explains why natural slate remains in a league of its own in comparison to other roof coverings



65

A greener approach to social schemes

Stuart Hicks, marketing manager at liquid waterproofing membrane specialist, Kemper System, discusses the importance of waterproofing for green roof installations and outlines a recent public/private sector scheme that incorporates green roofs on both elements of the development

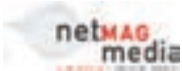


70

CLT – the optimum medium rise solution

Greg Cooper, engineering manager for the X-LAM Alliance highlights the benefits of using cross laminated timber as a core structural component for residential applications

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Bellway helps realise the potential of Barking Riverside with City East

When the Chancellor of the Exchequer George Osborne and Mayor of London Boris Johnson announced the creation of 20 new housing zones to be created in London they missed the opportunity to use Barking Riverside as an exemplar of brand new housing construction in the capital.

Barking Riverside is one of the largest residential regeneration schemes in the UK with almost 11,000 homes set to be delivered over the next 12 years. It is also a perfect example of a successful housing partnership.

To create the new City East community the London Borough of Barking and Dagenham, Greater London Authority and Bellway Homes combined their expertise to form Barking Riverside Limited.

Barking Riverside is a brownfield site located in the industrial heart of East London and was once also the home of the decommissioned Barking Power Station. The long-term vision for Barking Riverside is the regeneration of the 433-acre site and 2 kms of Thames river frontage into a series of sustainable residential communities.

In the Chancellor's March budget, the government committed to extending the Barking to Gospel Oak rail link to Barking Riverside, which will help unlock the development's potential and support the delivery of the planned 10,800 homes.

However, work on this essential London-based development started back in 2007 following the receipt of planning permission. Extensive land remediation, site clearance and flood risk planning, which resulted in changes in land

levels, took place even before the first homes where built.

Speaking about the development, Bellway Homes Essex Managing Director Richard Burrows explained: "Bellway has been involved with Barking for over 20 years. City East is the most recent phase of the development and has been immensely successful. It might be a cliché but the homes at City East have really been snapped up and the feed-back from residents following their occupation has been extremely positive.

"We understood that when creating a community from scratch as much of the infrastructure as possible should be in place at the beginning, as this will attract purchasers and other investors to the area. The school and community centre were both open before the first homeowners took occupancy, so residents could send their children to the local school and become a part of something more than a simply a housing development.

"Bellway Homes is incredibly proud of what it has achieved so far at City East, but we still have a long way to go. Hopefully the Chancellor's commitment to extend the rail link to Barking Riverside will motivate other people and organisations to see the potential that Bellway has championed for years at Barking."

A sustainable community

From scheme inception to build, the partnership, and Bellway in particular, wanted to create a sustainable community. The homes, therefore, all have high levels of insulation to reduce energy consumption and a majority of the properties feature an area of 'living roof' planted with species native to the area.

Wildlife is being encouraged to flourish through the provision of habitats, including bird and bat boxes. Many of the homes are designed around a courtyard setting, with community gardens. There are even orchards surrounded by rain gardens and most of the apartments have private balconies, which make excellent use of space and natural light. There are also a number of water features, including flood mitigating balancing ponds.

Encouraging safe outdoor play is something Bellway promotes at City East, with playgrounds providing children with the opportunity to take part in outdoor games while providing a safe environment for young people and their parents to meet friends.



Sustainable transport is at the heart of the new neighbourhoods with the expansion of the East London Transit; a high quality 24-hour bus service that provides a fast and direct link between Ilford, Barking Riverside and Dagenham Dock. Barking Station provides commuters with a choice of routes, with London Underground services on the District and Hammersmith & City line, London rail links towards Gospel Oak and c2c services to Fenchurch Street and Shoeburyness.

More than bricks and mortar

Recognising that a new home is more than bricks and mortar, Bellway has encouraged residents to become involved with the work of the Barking Riverside Community Interest Company (CIC). The CIC has established community liaison groups, enabling residents to have a say in what happens in their area and to be active in decision making. The CIC also manages and maintains public areas, open spaces, play equipment, street cleaning, waste management and maintaining areas of landscaping.

To further support the new community the Rivergate Centre, which opened in September 2011, includes a nursery, the George Carey Church of England primary school, a place of worship, healthcare facilities, social enterprise units and a community café, ensuring that residents at City East have access to essential services from day one.

Award-winning community

City East at Barking Riverside is now an award winning community of contemporary one-, two- and three-bedroom apartments and three and four-bedroom homes.

It was recognised with two prestigious housing awards in 2013. The development's first phase, Buzzards Mouth Court, won the 2013 Housing Design Award and was also awarded the Graham Pye Award for 'homes with plans that work best for families'. City East also triumphed at the Sunday Times British Homes Awards, winning 'best development'.

The next phase of homes at City East is due to be launched later this year. The collection of two-bedroom apartments and four-bedroom family homes will be available for sale, with guide prices from £184,995.

Barking is now one of the top 10 locations in London for first-time buyers and, according to a report from leading real estate services firm CBRE, offers the best value for money in London. In addition the area is forecast to benefit from an annual property price growth of 2.6 per cent. The report also highlighted the importance of the regeneration of Barking Riverside to the popularity of the area.

If the government and the Mayor of London want to create the thousands of affordable inner city homes so urgently needed perhaps they could learn from, and support the continued growth of the new Barking Riverside communities.

Editor's letter



David Mote,
news editor of
Housebuilder &
Developer

Once again statistics show that the housing sector is growing and this should please the government, which appears to be supporting increased new homes construction across the country. We all hope the new Housing and Planning Minister can help the housebuilding momentum now being created while supporting the new planning and land initiatives aimed at unlocking development land.

This will help consumer confidence, create new construction jobs and underpin the country's strengthening economy. It is also interesting to see that the creation of new homes is a cross party desire. This should mean that the increased construction of new, quality homes should be continued whatever the result of next year's general election. It is nice to have the housing sector finally recognised as the one of the UK's good guy industries and long may it remain so.



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How brownfield sites can help solve the housing crisis



Paul Clarke, partner from Bidwells' planning team

The recent Mansion House Speech given by the Chancellor of the Exchequer, and the subsequent written Statement to Parliament by the Secretary of State for Communities and Local Government indicates government support for housing development on brownfield land. But what action needs to be taken to ensure this happens? Paul Clarke, partner from Bidwells' planning team highlights some of the initiatives now being introduced to solve the current housing crisis.

This year's Mansion House Speech and Statement to Parliament follow the recent International Monetary Fund report, which urged the UK government to relax the planning rules that constrain both brownfield and greenfield development.

As a result, in addition to highlighting the need for finance to assist in the remediation and infrastructure on these particular sites, the Chancellor and Minister have also made reference to the use of Local Development Orders to assist sites coming forward through the planning process.

Clearly, anything that accelerates the delivery of housing is very welcome and brownfield land, if supported in its development, could provide a real 'win win' scenario for everybody.

Infrastructure

Brownfield sites are often located within or close to existing settlements and are connected to established infrastructure and transport links. They

are, therefore, in sustainable locations and would allow homes to be quickly delivered in areas where housing is much needed.

So why are these brownfield sites being held back? Some brownfield sites already have the benefit of planning permission. However, they also have the burden of being grossly overvalued since 2007. The fundamental issue is not about the availability of the land but whether it is now economically viable for development.

Remediation

By definition, brownfield sites may require complex remediation and can attract other issues, including archaeology, that have to be satisfied before development can take place. Decontamination can also be a legal minefield involving unpredictable, long-term liabilities for developers. While this type of work is partly tax deductible, the tax situation is also complex, and means that it is difficult for developers to evaluate whether a potential site is going to be profitable to develop.

Brownfield sites in towns and cities can be affected by flooding issues. This is because ex industrial and now brownfield land is historically located next to rivers and river crossings or ports and quayside areas. Resolving potential flooding issues can add time and cost to any project.

However, it is important to highlight that brownfield sites can contribute significantly to delivering not just housing but a wide range of other social and commercial uses. The key to unlocking this potential is to provide appropriate financial assistance to support remediation and delivery.

Funding

The Chancellor's Mansion House speech indicated that there would be £500 million allocated to support brownfield development. This has been followed by other funding announcements including: £5 million to launch the first wave of

Local Development Orders; £400 million towards 20 new housing zones on brownfield land in London; a further £200 million for a further 10 housing zones outside London; and a £150 million loan fund to encourage the regeneration of deprived social housing estates.

The delivery of brownfield sites, however, should be seen within the context of a wider range of initiatives designed to deliver both housing and economic growth.

The housing sector needs initiatives that support the development of both brownfield and greenfield sites, and these will include urban extensions and garden cities, all aimed at achieving an annual housing target of 250,000 units.

Other measures

Both the Chancellor and the Mayor of London have also announced that 50,000 new homes would be created across 20 new housing zones in London. These will be supported by £400 million of funding, to be loaned by Central Government and the Greater London Authority, for infrastructure and site remedial work.

It is hoped that this will assist housing finance issues and help the provision of low cost home ownership. The Housing Zones Prospectus has invited bids from London Boroughs to the £400 million programme, with a deadline of 30 September 2014 for submissions. However, further investment may be needed to 'unlock' the development potential of the proposed London housing zones.

However, it should also be remembered that although there were a number of positive proposals within the Chancellor's Mansion House speech, aimed to help relieve the nation's housing shortage the Bank of England Governor's Mansion House speech suggested an increase in Bank Rate "could happen sooner than markets expect". Clearly, there are going to be interesting times ahead.

ROBUST DETAILS

Lord Tebbit calls for Robust Details concept to be expanded into other areas of regulation

Speaking at Robust Details' tenth anniversary event at the House of Lords, Lord Tebbit called on the government to be: "As open minded, and radical as those who were there 10 years ago which allowed the creation of Robust Details."

Lord Tebbit went on to praise the introduction of the Robust Details scheme for sound insulation standards in new homes, which he described as being, "an inspired example on all sides of how the business of government in regulating could be made user-friendly".



Celebrating its tenth anniversary, Robust Details was originally formed to simplify building regulations by providing an alternative to pre-completion sound testing. The resulting scheme, which has now been used in 725,000 new-build houses and apartments since being introduced, has given homebuilders a reliable and effective route to compliance over the last 10 years.

Lord Tebbit also praised the work of the civil service and called on the Robust Details concept to be expanded into other areas of regulation.

Speaking after the event Robust Details CEO, Dave Baker, said: "We are very grateful to Lord Tebbit for hosting Robust Details 10 Year Anniversary event. It is a real pleasure to have someone of his vast experience speaking so highly about Robust Details.

"The past 10 years have shown how popular the Robust Details scheme has been with the housebuilding industry, and we welcome Lord Tebbit's call for the concept to be expanded into other areas of regulation."

HOUSING PLANS

Homes and Communities Agency sets out housing plans

The Homes and Communities Agency (HCA) plans to complete more than 9,500 market sale homes as part of its targets for 2014/15.

More than 5,500 of these will be delivered through the government's Get Britain Building programme, devised for schemes that have stalled due to a lack of finance. In 2013/14, the

HCA delivered 6,818 market homes, with 2,839 under Get Britain Building.

These targets are part of the HCA's Corporate Plan covering 2014 to 2018. The HCA says that it will continue to increase private sector housing starts 'through market interventions'.

The agency anticipates the sale of around 29,000 homes through Help to Buy over the 2014/15 period. It also intends to release HCA land to provide more than 6,000 new homes, although it did not confirm if this was aimed at supporting the government's Help to Build programme.

HCA's chief executive Andy Rose said: "We continue to adapt our approach to reflect the programmes government is asking us to deliver, ensuring an efficient transition from one delivery period to the next.

"However, while our approach may be changing, the outcomes we are seeking remain the same; to meet local priorities and create successful communities with homes and jobs."

Tesco set to build 4,000 homes

Tesco's hunger for land was well known, as the supermarket giant appeared to buy up any plot of land that came onto the market. Their perceived policy was to buy the land, get the planning, build the store, and if they did not get planning sell off the land at a later date. On larger sites Tesco has also built homes above or next to the store.

Now, with the housing market on an upward turn, it is reported that the company plans to build 4,000 new homes on land it originally bought for supermarket development.

The Guardian reported that Tesco is considering building some homes through its development wing Spenhill, while selling other sites to developers.

The Guardian also reported that Tesco apparently has a 'land bank' of 310 sites, which do not have a store built on them. It would appear that the firm has enough land for 15,000 homes in total. The Guardian added that one Tesco site, now earmarked for 700 homes, is in Welwyn Garden City, Hertfordshire, close to the company's operational headquarters.

EVENTS

National Housing Federation's Annual Conference and Social Housing Exhibition
17 - 19 September, Birmingham
<http://annual.housing.org.uk>

Thw Sunday Times British Homes Awards
19 September, London
<http://britishhomesawards.co.uk>

100% Design
17 - 20 September, London
www.100percentdesign.co.uk

LANDSCAPE Show
23 - 24 September, London
www.landscapeshow.co.uk

Homebuilding & Renovating and Home Improvement Show
26 - 28 September, London
www.improveyourhomeshow.co.uk

Timber Expo
7 - 8 October, Birmingham
www.timber-expo.co.uk

Resilience14
26 - 27 November, London
www.resilience14.com

Ecobuild
3 - 5 March 2015, London
www.ecobuild.co.uk

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Mark Clare,
Barratt
Developments
PLC

Mark Clare will address the industry at this year's Housing Market Intelligence (HMI) conference, which will also see the launch of the annual HMI report.

The Barratt CEO will give his thoughts on the new homes sector and discuss Barratt's plans in the light of the government's introduction of initiatives to increase housing supply.

On the same theme, communities secretary Eric Pickles, having kept his job in the cabinet reshuffle, will also speak at the conference, giving the government's view of the state of the market and its plans, should it win the 2015 election.

The conference will be focusing on how the industry can meet the supply challenge and will include a delivery discussion panel including Places for People CEO David Cowans, Mike Jones, chair of the LGA planning and housing committee, and Steve Midgley, MD of Fairgrove Homes.

Also speaking at the conference will be LSE Professor Paul Cheshire, co-author of a new and important study of urban policy, Head of Residential at Legal and General James Lidgate, and Analyst Anthony Codling at Jefferies who will take a city view of the industry.

HBF speakers Stewart Baseley, Andrew Whitaker and John Stewart will also give their views on the market, planning and the economic outlook.

The conference, which will be chaired by NHBC CEO Mike Quinton, will take place on 8 October at Milton Court at London's Barbican.

COMMENT

Yet another Housing Minister – what a surprise!



Patrick Mooney of Mooney Thompson
Consulting comments

Another year, another reshuffle, another new Housing Minister! No surprises there (they tend to last no more than about 11 months) but what does the appointment of Brandon Lewis MP hold in store for tenants of social housing?

More of the same I would guess judging by his early comments and actions in the job. Begging or hectoring developers and housing associations to "stretch their pounds" by building more homes for less grant appears to be the extent of his manifesto.

It will be welcome news if his actions result in new house starts climbing up to or exceeding the annual target of 250,000 to 300,000 homes a year as we need to start meeting the pent up demand from a growing population. But don't we need something more substantial in policy terms from our Housing Minister?

Since Eric Pickles closed down the Audit Commission's inspection team and the Homes & Communities Agency (HCA) was directed to only focus on financial and governance issues, tenants of both the private rented and social housing sectors have been cast adrift and left to face the consequence of cuts in welfare payments and their services, as landlords look to reduce operating costs.

Apart from wagging a metaphorical finger at several associations who had failed to complete all of the annual services on their properties' gas boilers, the HCA pays no attention to its own consumer standards and whether associations are complying with them or not.

The HCA no longer publishes tables of key performance indicators – so we can't deliver our job as armchair auditors which Mr Pickles gave us all – and it rarely responds to complaints. It recently advertised for two new places on its regulation committee and guess what? It has appointed two leading lights from the world of corporate finance and risk. Another opportunity missed to get in touch with what tenants are concerned about.

Surpluses

Meanwhile associations which develop in London are clocking up record breaking surpluses (as a result of higher sales values, lower interest costs and high "affordable" rents), without much of the windfall being invested in services for tenants.

So what of the new Housing Minister? Well Mr Lewis' recent appointment has resulted in the welcome bringing together of planning and housing responsibilities into a single minister's portfolio.

His initial comments all appear to have been about new housing, new developments and new starts. Oh and he clearly wants to continue the financial squeeze on housing associations, to get them building more homes but with less direct subsidy. Except he disguises this by saying he wants them to be more imaginative and adventurous. But woe betide any housing association which miscalculates its risks and comes a cropper.

However, it's one step forward and one step backwards, as responsibility for homelessness has remained with Kris Hopkins, the former Housing Minister and newly relegated junior minister in the Communities and Local Government department. Where is the joined up thinking here? If there is any logic in that set of changes it has defied me and many others!

So who have we got this time around? Well Mr Lewis was elected as MP for Great Yarmouth (in Norfolk) in 2010. A barrister by trade, he was previously a councilor at Brentwood in Essex, serving for five years as the council's leader.

Perhaps it's a coincidence that his boss Eric Pickles has been MP for Brentwood since 1992, but I suspect it's not. Mr Pickles and Ian Duncan Smith both survived the cabinet reshuffle, retaining their portfolios at CLG and the Department for Work and Pensions. What this surely tells us is that we can expect a continuation of the coalition's housing policies (of cutting welfare benefits and raising rents), for at least the next nine months until the general election in May 2015.

Continued overleaf..

Sadly this probably means that social housing tenants do not have much to look forward to in the way of new government policies, as a way of protecting them from cuts in customer services. As “free marketeers” with an ambivalence towards regulation and what they regard as “red tape”, Messrs Pickles and Smith have virtually ignored conditions and services in rented housing – both in the private sector and the social or affordable sector.

Travellers

According to his Wikipedia entry, during the new housing minister's time as leader of Brentwood Council he co-hosted the Eric and Brandon Show with Eric Pickles on Phoenix FM, a local radio station in Brentwood. Under Mr Lewis' leadership, the council refused to identify land for additional traveller sites when required to by the then Labour government, citing green-belt classification. Mr Lewis claimed that the council was being “victimised” at the time by the CLG, then under the leadership of John Prescott.

Now in a twist of irony we see that alongside housing and planning, Mr Lewis also has responsibility for gypsies and travellers. You couldn't make this sort of thing up, could you?

As Mr Lewis' constituency is a marginal or swing seat, the odds would appear to be on yet another change in ministerial responsibility for housing after the general election. If this ensures the scrapping of the bedroom tax, many hundreds of thousands of tenants will be overjoyed.

Meanwhile in separate but possibly linked developments, we have recently seen the rise of a further division in the provision of housing. Coinciding with the release of Shelter's research study telling us about two million working young adults who are still living at home with their parents, the Guardian newspaper revealed the existence of “poor doors” which allow London's rich and poor residents to enter their blocks of flats without coming into contact with each other.

Mayor of London Boris Johnson has ruled out

a ban on “poor doors”, which give social housing tenants separate entrances in new housing developments, but said he would discourage their use whenever possible.

The Guardian first reported on the segregation in newbuild blocks that have affordable homes as well as apartments sold at much higher open-market prices. Separate entrances means that housing associations offering the cheaper, affordable homes can avoid the high service charges paid for plush communal areas, but reports about the split entrances have underlined concerns about London's increasingly polarised property market.

All London developments of 150 or more homes must be approved by the mayor, who has said that he was not keen on separate entrances and had taken steps to prevent them in some developments. “I don't like them and they are something that I try to get out of the planning application if I can.”

Clipped wings

The homeless charity Shelter has introduced us to a new term, the “clipped wings” generation. This refers to the almost two million working young adults who are still living with their parents because they cannot afford to move out.

A quarter of 20- to 34-year-olds who have a job are part of the “clipped wings” generation, unable to fly the nest, housing charity Shelter warned. House prices are rising faster for first-time buyers than people already on the housing ladder, making it even harder for them to leave their family home.

Campbell Robb, chief executive of Shelter, said: “The ‘clipped wings generation’ are finding themselves with no choice but to remain living with mum and dad well into adulthood, as they struggle to find a home of their own. Rather than pumping more money into schemes like Help to Buy, we need bolder action that will meet the demand for affordable homes and not inflate prices further.

“From helping small local builders find the

finance they need, to investing in a new generation of part rent, part buy homes, the solutions to our housing shortage are there for the taking. Politicians of all parties must now put stable homes for the next generation at the top of the agenda.”

But for anyone hoping to buy their first home, houses are becoming less affordable. And as a consequence home ownership is falling. The proportion of 25-year-olds buying their own home has halved in 20 years, according to the Institute for Fiscal Studies. This is putting more pressure on the rented market, making it more difficult to find a suitable property and pushing rents up.

Revealing that the average age of mothers in England and Wales had risen to 30 for the first time, the Office for National Statistics cited housing as a possible factor. It also published figures showing a sharp rise in the number of households of more than six people, and an increase in house-sharing. Its analysis of the 2011 census data showed a rise in both multi-generational households – no doubt caused by the young adults with clipped wings living in their childhood bedrooms – and in young working adults sharing accommodation.

The latest English housing survey showed that in 2012-13, the number of households in the private rented sector had overtaken the number in social housing for the first time. And those renting were least happy with that choice: just over half of private renters agreed that it was a good way of occupying a home, compared with 82 per cent of social renters and 93 per cent of owner-occupiers.

Renting can be a financially sensible and happy choice for many, but the current government's housing policies have made it a second-class option. And this is where Mr Lewis, as the new Housing Minister should be focusing at least some of his efforts, in making renting a safe and sensible option, which people are happy to accept and make a success of. Instead, he will probably continue with his cajoling of housing associations to build more new homes for a lot less grant.

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Diversity needed in London's housebuilding industry, says FMB...

Ref: 69204

Approval given for nine affordable homes in Christchurch...

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Economist Michael Dall responds to ONS Construction Output figures for June and Q2 2014...

Ref: 99819

New Oxford to London line sees house prices rising full steam ahead in Kidlington...

Ref: 89986

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100% Design showcases exciting design features by Daniel Liebskind, vPPR Architects and NBBJ...

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Online census has its drawbacks but may help tackle housing crisis...

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New financial support will lead to new affordable homes in Ashford...

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Enq. 103

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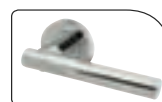


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Reader Enquiry
105

National Statistics show increase in housing output

The NHBC has reported that private sector registrations were the sole driver of UK housing growth in Q2 2014 with registrations rising 9 per cent to 27,527 during the quarter against Q2 2013.

During Q2, South East England saw the largest rise in registrations. These climbed 48 per cent to 6,434 compared to Q2 2013. The East Midlands also experienced a strong rise of 38 per cent to 3,708 registrations.

In June, total registrations across the UK lifted 14 per cent to 11,726 against the same month last year.

Also, according to the Office for National Statistics (ONS), new housing output increased 17.9 per cent in June compared to the same time last year and that new housing development had

recently been the main provider of growth in all new construction work.

The ONS data, covering Great Britain, also showed a 1.9 per cent rise in new housing output in June compared to May, with a 3.5 per cent increase in Q2 2014 against Q1 2014.

The ONS said that the quarter-on-quarter rise was due to 'three individual months of positive

growth', which brought the level of new housing to its highest point since Q4 2007. Output across the construction industry increased 4.8 per cent year-on-year. In contrast, no growth was registered in Q2 2014 against the previous quarter. But month-on-month (June compared to May), overall output rose 1.2 per cent.

These statistics supported the Construction Products Association's (CPA) Summer Forecasts, which said that private housing starts are set to increase by 18 per cent this year to 134,170 units.

The CPA believe that over the next two years the construction industry will grow approximately 10 per cent and contribute almost £11 billion to the UK economy. The private housing sector is expected to grow 10 per cent in 2015 followed by 5 per cent growth every year to 2018.

New Housing and Planning Minister visits proposed site of the Ebbsfleet Garden City



Brandon Lewis MP, new Housing and Planning Minister

The pre-election cabinet reshuffle saw familiar faces moved on and new faces brought forward. One new face, to the housing sector at least, is Brandon Lewis MP. Former Planning Minister Nick Boles has been handed the construction brief within the government's Department for Business, Innovation and Skills.

Appointed as Minister of State for Housing and Planning at the Department for Communities and Local Government, Lewis was previously Parliamentary Under Secretary of State at the Department for Communities and Local Government.

It is not just Lewis that has been promoted. For the first time in five years a fully-fledged Minister of State will now hold the combined housing and planning portfolios. The promotion of both Lewis and his combined portfolio hopefully reflects the government's desire to increase housing development numbers.

As part of his new portfolio Lewis is also the Minister for the development of Ebbsfleet and one of his first actions was to visit the site of the proposed Kent-based garden city.

Dartford and Gravesham Borough Councils jointly hosted the visit and representatives from Land Securities, Ward Homes and London Paramount Entertainment Resort developers LRCH joined the Minister. Following a briefing on the over-arching key points covering the patch work of sites that will form the new garden city the Minister was driven around each land parcel to better understand their specific issues and opportunities.

Within a week of the on-site briefing exercise the chairman of the Ebbsfleet Garden City Urban Development Corporation was confirmed to be Michael Cassidy CBE. As the Chairman of the City of London Property Investment Board and with extensive experience in a range of roles across the business and industry sectors, the government expects Michael Cassidy to steer the development corporation, providing the focus and direction needed to deliver the county's first garden city in over 100 years.

As the chairman designate of the Ebbsfleet Development Corporation, Michael Cassidy said: "The development at Ebbsfleet is an exciting prospect, finally bringing to life an area where progress has been slow for many years and delivering the high quality homes and jobs that local people need."

"I look forward to working with local communities to create a place where people choose to live and lay down their roots."

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Ref: 49686

Hackney begins consultation on the proposal to return housing management to the Council...

Ref: 97067

Largest housing association grant-funded project in Scotland's history unveiled...

Ref: 49013

COMMENT

“More than just a seasonal slowdown” – Hometrack



Richard Donnell,
director of
research,
Hometrack

According to Hometrack's monthly housing survey the housing market in July saw the slowest growth in house prices for 18 months with house prices across England and Wales rising 0.1 per cent during the month, a dip on June's 0.3 per cent which was a decline on May's 0.5 per cent.

Hometrack said that the cooling market was not just a reflection of the slower summer period but an indicator of other forces at work, including a noticeably more subdued London market over the past three months. In July Hometrack research identified that only 12 per cent of London postcodes registered price increases, with 11 per cent of the capital's markets recording lower prices.

Hometrack's director of research, Richard Donnell, explained:

“The overall market slowdown during the previous two months was also partly due to tougher lending rules following the Mortgage Market Review and the impact of various warnings of a possible house price bubble.

“House price growth across the rest of the country [outside London], where price rises have been far less pronounced in recent years, could well be sustained into the autumn.”

PLANNING REFORM

Government consults on further planning reform

As part of the effort to simplify and speed up the planning process the government has launched a consultation exercise, which closes on 26 September, designed to bring further reform to the planning system. The consultation invites views on how best to measure the time it takes from submitting an application to getting it determined.

To help speed up the delivery of new homes, the government has also proposed a new development right to convert light industrial, storage and distribution buildings to residential use, provided they were in that use at the time of this year's Budget. It also intends to extend the cur-

rent permitted development right to convert offices into homes to 2019.

Other proposed changes to neighbourhood planning include the introduction of a statutory time limit of 10 weeks for local planning authorities to determine applications for neighbourhood areas.

The government will also consult on measures to improve the use of planning conditions. This will include a 'deemed discharge' of certain planning conditions where a planning authority fails to make a decision in a given time. This provision is part of the Infrastructure Bill but the consultation will help establish the detail.

Helping to unlock development land

Under new plans announced by the government councils that bring forward brownfield land for development could benefit from a share of £5 million to get work started on the new homes. There are up to 100 bids available, with councils set to receive a maximum of £50,000 this year and next.

Housing and Planning Minister Brandon Lewis explained that previously developed land could help pave the way for planning permissions on up to 200,000 new homes across the country and invited councils to bid for the government's Local Development Order Incentive Fund (LDOs). LDOs can be used to establish the amount and type of housing that can be delivered on sites and potentially help unlock them.

Local Development Orders are a flexible way to grant planning permission, as they can be used to set out the amount and type of housing that can be built on sites. However, the Department for Communities and Local Government explained that as with any other planning applications, the views of local people and the housing requirements of their communities must be considered.

To qualify for the funding, councils will need to consult on a local development order on the land they identify – making it easier and quicker for developers to get work started.

The Minister explained: “By investing billions in our affordable housing programme, and launching schemes like Help to Buy, we've got Britain building, with housebuilding levels at their highest since 2007.

“But with enough brownfield land available for up to 200,000 homes we can do more. Today's fund will get local development orders in place on brownfield land across the country, paving the way for more to come forward in the future.”

In addition to the LDO fund, the government recently launched a £3 million Site Delivery Fund to unlock development on housing sites that have been agreed but are suffering delays.

The government believes the fund, which is available to councils across the country, could help speed up the delivery of 'as many as 25,000 new homes' on up to 85 sites by clearing the planning issues that can prevent housebuilders from starting on-site. Obstacles include the completion of financial agreements and the signing-off of planning conditions.

APPRENTICESHIPS

Cross-party commission to study construction apprenticeship opportunities

The cross-party think tank, Demos, has launched a commission on apprenticeships to find ways of increasing the number of high quality apprentice programmes across the UK, with a focus on construction. Demos Research Director Duncan O'Leary and Head of External Communications Sophie Duder will supervise the project.

Demos explained the background to the exercise: "Construction is a key sector in the British jobs market, accounting for 2.1 million jobs and 7.2 per cent of total employment in the UK. Though the sector was disproportionately affected by the recession, it has been projected to grow, on average, by 2.2 per cent each year until 2018.

"Over the longer-term there are significant opportunities for growth in the construction sector in emerging markets, and through digital and green technologies. Taking these opportunities will require the sector to renew and enhance its skills base."

Acting as secretariat for the commission, which will feature the construction industry as a 'major case study' Demos cited a Chartered Institute of Building survey revealing that 90 per cent of respondents agreed that apprenticeships were 'key' to addressing skills gaps in the construction sector.

The commission will draft a final report towards the end of the year, making recommendations to local and national policymakers, employers, training providers and others. The call for evidence closes on 12 September.

For more details, visit www.demos.co.uk/projects/apprenticeships

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£5 million fund will unlock 100 brownfield sites for new homes...

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Help to Buy sales hit monthly high

Government figures report that 4,357 sales were made under the Help to Buy equity loan scheme in June, the highest monthly total since the scheme launched in April last year.

In total, 27,167 homes have been purchased under the equity loan initiative. The figures, covering April 2013 to 30 June 2014, also show that first time buyers made up 85 per cent of the sales at 23,167 transactions.

The average price of an equity loan home was £207,967 against a median equity loan of £41,413.

Housing and planning minister Brandon Lewis said that for the first time, sales data had been included in the figures, split by postcode to reveal

how the scheme was benefiting areas across the country.

The Home Builders Federation Executive Chairman Stewart Baseley commented:

“Help to Buy is allowing people across the county to buy new build homes and if people can buy, builders can build. Indicators suggest increases in housebuilding activity in the region of 25

per cent and the past year has seen the steepest increase in new housing starts for around 40 years.

“To ensure increases are sustainable, central and local government need to ensure the planning system responds accordingly and can meet demand in the long-term.”

BUNGALOWS

Planning Minister “absolutely right” to promote bungalows as part of the solution to the housing crisis, says CLA

The CLA, the membership organisation for owners of land, property and businesses in rural England and Wales, has this month backed Housing and Planning Minister Brandon Lewis’ calls to prioritise the building of bungalows for older people, freeing up larger family homes.

The organisation said for a number of years it has highlighted the lack of housing available in rural areas for older generations, leaving many with no choice but to relocate to towns.

CLA President Henry Robinson said: “A lack of housebuilding in the countryside has meant

that for decades older people in villages have been left unable to downsize. Reluctant to move into urban areas where they would lose their support networks, they are choosing to remain in large family houses which are costly to run.

“By 2021, 54 per cent of households will be aged over 65 yet the current housing supply is failing to meet the needs of an aging population. Mr Lewis is absolutely right to promote the building of bungalows which will allow older people to stay in the countryside while simultaneously freeing up family properties, and lessening the housing shortage.

“The government must not allow housing density targets designed for urban areas to limit the provision of bungalow housing in rural locations.”

The organisation said it backed Mr Lewis’s call for traditional, “quintessentially British” design in the provision of bungalows.

Mr Robinson said: “Good design is crucial in all new developments and bungalows are no exception. We are happy to share with the Minister our examples of well designed bungalows of traditional appearance.”

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Planning approved for major new housing development in Tower Hamlets...

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Construction sector set to grow 10 per cent in two years...

Ref: 86756

BPF comments on Labour housing speech – ‘the choice of housing’...

Ref: 23586

London Boroughs must actively plan for more housing in town centres, says new report...

Ref: 12574

Unlocking private investment will get councils building...

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Private sector keeps UK housing growth steady, reports NHBC...

Ref: 67536

United House starts work on £6.6 million contract to deliver mixed tenure homes in Hounslow...

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BAM to build £33 million
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Arquitectonica unveils tallest
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announced as National
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Ad man turned developer
teams with Chiltern Firehouse
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ENERGY SAVING TRUST

Cold, draughty, mouldy, damp: What UK public think about their homes

New research tapping into the public's energy saving attitudes, motivations and behaviours has been revealed by the Energy Saving Trust in the first of a series of public opinion trackers known as the UK Pulse.

The findings from the Ipsos MORI survey of over 2,000 UK respondents show nearly half of householders (44 per cent) claim to live in homes with draught problems, 38 per cent in homes with condensation problems and 29 per cent in homes with mould. All three issues were even higher among renters.

However, homeowners with these problems are the most likely to be taking action with nearly a quarter of homeowners (24 per cent) living in draughty homes planning to install energy efficiency upgrades in the next year, compared with 12 per cent of homeowners overall.

Home renewables, such as solar panels, were considered to be the 'ideal' energy efficiency improvement if money and hassle were no object, with most respondents putting this ahead of wall and loft insulation and draught excluders, despite often living in homes with draught problems.

In addition, nearly half (47 per cent) of householders would like to know the suitability of their home for renewable energy measures. With the Energy Saving Trust's online tools, such as the Home Energy Check, the homeowner can identify what energy saving improvements they could make and whether their property is suitable for generating energy based on their property type and budget.

David Weatherall, energy efficiency expert,

Energy Saving Trust, says: "We need to move away from big messages for broad audiences to information that is tailored to people's individual motivations, their lifestyle and their home. We can no longer get away with a 'one size fits all' energy efficiency message for UK consumers.

"People's motivations for changing behaviour, or choosing how and where to invest money in energy efficiency, are diverse across genders, age groups and UK regions, as well as being heavily influenced by the type of property people own or rent."

Other findings highlighted the UK public's attitudes towards technologies and domestic appliances:

- Majority of home buyers and renters were enthused by renewable energy features, with 59 per cent more likely to rent or buy a property with a renewable energy system such as a solar panel or heat pump
- Nearly half (40 per cent) of those whose energy use feels out of control blame too many appliances in their home
- Over half of all tumble dryer users in houses (54 per cent) use their tumble dryer at least once a week during the summer
- There is an appetite for bigger TVs with over half (54 per cent) buying TVs in the past year which are 39 inches or over
- However, 78 per cent of householders using their tumble dryer in summer, and buying TVs in the past year which are 39 inches or over claim to be concerned about energy bills.

Following these findings from the first UK Pulse, the Energy Saving Trust is calling for a "radical shift" in how industry sells the benefits of energy efficiency for the home.

Weatherall adds, "From our Home Analytics data of the entire UK housing stock, we know that householders and landlords have installed the measures that offer the quickest wins and biggest energy saving paybacks: millions of cavity walls have been insulated in recent years and virtually no totally uninsulated lofts remain.

"This is good news. But as our homes improve the opportunities change. In the next stage of the evolution of our homes we need householders to engage with their energy use in a new,

deeper way that focuses on the importance on comfort and control, as well as the cost benefits of energy efficiency.

"The UK Pulse has shown the importance of comfort, such as the condition of the home, to homeowners in acting as motivation for energy saving improvements in the home, while also uncovering other energy saving motivations and attitudes from the UK public."

Through the UK Pulse research the Energy Saving Trust has identified several new opportunities for encouraging energy efficiency in the home:

- Promoting comprehensive insulation solutions for all homes: this will inevitably entail higher costs than the lower-hassle actions that have been achieved so far
- Encouraging rapid uptake of new energy saving technologies as they emerge, for example LED lighting
- Continuing to bring home renewable energy into the mainstream so householders with suitable homes understand the benefits of the installation
- Transforming householders' ability to monitor and understand their energy use – thereby reducing their energy waste.

Information about the Energy Saving Trust's Home Energy Check, an interactive online tool that lets homeowners find out about which energy-saving and renewable generating systems suit their homes, can be found here:

<http://www.energysavingtrust.org.uk/Organisations/Green-Deal/Home-Energy-Check-online-tool>

Information about the Energy Saving Trust's Home Analytics service that provides essential data and analysis on the UK housing stock to help target energy efficiency activity can be found here:

<http://www.energysavingtrust.org.uk/Organisations/Green-Deal/Identifying-your-market-home-analytics>

For more information on the UK Pulse or the Energy Saving Trust's business services contact business@est.org.uk

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Award-winning ECO build outperforms expectations...

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Ref: 54410

Proposal submitted to return housing management to the Council...

Ref: 79869

Housing action for Haringey families...

Ref: 53948

Editor's Focus

1. British Ceramic Tile

British Ceramic Tile has launched Aspire, a new brand aimed at targeting national and regional house builders. Aspire is designed and manufactured in Britain and brings together the company's diverse product portfolio into one offering, providing house builders with its most comprehensive collection of tiles to date. Grouped into key lifestyle packages to simplify the specification process, customers can now select from one of four lifestyle packages as well as British Ceramic Tile's designer collections. Pictured is Elan dark grey field 248 x 398mm and Elan grey floor 333 x 333mm. **Enq. 109**

2. Finepanel

Innovative Finepanels are a stylish new modular wall panelling system. Whole panels rather than parts, they are pre-primed and ready to fit. Finepanels fix and link together invisibly. Durable, easy-to-install and moisture resistant they are a convenient and cost-effective way to add character to a new house or return period charm to an older property. Finepanels can be fitted above either new or existing skirtings quickly, easily and economically. Available in six heights and seven styles there's one to suit every interior. Dado height panels are available from stock at a 10 per cent discount. **Enq. 110**

3. Canopies UK

Canopies has supplied more than 30,000 canopies throughout the UK to housing associations, contractors, house builders and local authorities. Whether the project is for planned refurbishment or a new build site, it has the product to suit. All of its GRP door canopies are maintenance free with no painting required, putting an end to costly maintenance programmes. Every Canopies UK product also conforms to BS6399-3 and European Standard EN1991-1-3:2003. Its canopies can be delivered directly to site and come complete with full fixing kits, making them simple to install. **Enq. 111**

4. Designer Contracts

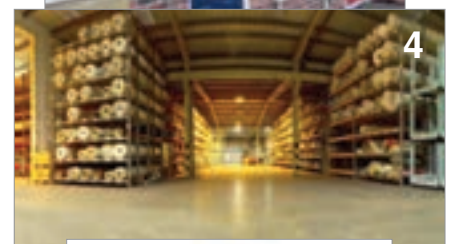
As consumer confidence improves and the house building sector looks more buoyant, one of the UK's largest flooring contractors, Designer Contracts is celebrating a number of significant achievements. Launched in the autumn of 2013, the company's carpet recycling scheme has already saved over 100 tonnes from landfill and earned Designer Contracts a place in the finals of the Housebuilder Product Awards in the category 'Best Site Product', as well as nominated for 'Take Back Partner of the Year' and shortlisted as a recycling champion by Carpet Recycling UK. **Enq. 112**

5. Premier School of Building

Premier School of Building is a UK correspondence school specialising in offering distance learning courses to the construction industry for most managerial positions, i.e. architectural, surveying, estimating and facilities and project management. PSB clients are private developers, building contractors civil engineering contractors, local authorities and most types of building consultants. In total PSB offers 20 single subject short courses, 10 bespoke combined diploma courses and also has a co-delivery agreement with the University of Chester for three Professional Diplomas. **Enq. 113**

6. Energeno

Energeno is proud to launch the Optismart range of products at Solar Energy UK 2014 (14 - 16 October) at the NEC. Optismart products enable solar PV owners to maximise the usage of their home generated electricity without complicated home automation systems. Heating water and running home appliances such as washing machines and dishwashers for free is now simple (and modular) with the Optismart range. You can store home grown electricity for use in the evening and even follow your electricity online. Come and visit us at the NEC (stand P65). **Enq. 114**



First wave of projects for £1 billion programme to help unlock 200,000 homes

Eric Pickles announced the first wave of projects to benefit from a £1 billion scheme that will unlock or accelerate the provision of over 200,000 new homes across the country.

The Communities Secretary published a shortlist of 36 large-scale housing projects in line to receive a share of £850 million of funding to get work going on-site and housebuilding started.

Mr Pickles said these projects were critical in getting Britain building, maintaining momentum that has already led to the highest levels of housebuilding since 2007.

The £850 million of funding for shortlisted projects forms part of the government's £1 billion, five-year large sites infrastructure programme, and will be used to build the infrastructure needed to provide schemes of at least 1,500 homes. The money will go towards the building of road improvement, schools and parks to support the extra homes being planned.

Housing is a key part of the government's long term economic plan. The 36 projects will go through a final rigorous due diligence process before receiving the funding.

Sites include the continued development of the Greenwich Peninsula in South East London, which will help provide nearly 10,000 new homes, while funding is also expected to go to Ebbsfleet Garden City, to help provide 3,500 homes.

Eric Pickles said: "This government's long-term economic plan is getting Britain building again. Residential construction is now at its highest level since 2007 and continuing to rise, and 216,000 new homes were given planning permission last year.

"We are supporting locally-led development, and this £1 billion programme will help unlock or accelerate over 200,000 new homes across the country. This is part of our wider package of

housing programmes to support home ownership, increase investment in the private rented sector and further increase house building."

The funding will be available between 2015 and 2020 and will be in the form of a long-term loan, with interest – ensuring a fair rate of return for taxpayers.

As well as the £1 billion loan funding, the large sites infrastructure programme also includes £12.5 million capacity funding and expert planning and technical support for councils dealing with large-scale sites, as well as brokerage support from central government to unblock obstacles to development.

Chief Secretary to the Treasury, Danny Alexander, said: "I am delighted that we have been able to put this extra £850 million into building more homes for families across the country. This forms part of the government's record investment in housing, which has already helped to get 450,000 new homes built over this Parliament, and brought housebuilding back to its highest level for six years."

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ISG Wins £6.7 Million Hertfordshire Care Home...

Ref: 20059

Aldermore comments on DCLG house building figures...

Ref: 54321

Architects showcase striking designs for Heathrow City...

Ref: 77648

Welcome to Mulberry Park – a new destination in the City of Bath...

Ref: 67891

National winners named for outstanding house-building health and safety...

Ref: 50766

Government shuts down Islington's Article 4 loophole holding up development...

Ref: 98765

100% Design announces Foam Dome pavilion by vPPR Architects for the Kitchens and Bathrooms hub...

Ref: 12654

Sir Peter Hall's new book recommends Garden Cities as a resolution to Britain's housing crisis...

Ref: 13579

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Brick Awards 2014 shortlist revealed



The Brick Development Association (BDA) has announced the shortlist for the 2014 Brick Awards, one of the top design and construction awards in the country. There are 17 awards split into three categories: housing, building and landscape, and technical and craft. Last year, Barratt

Developments won the Volume House Builder Award for three projects. Now in its 38th year, anticipation is growing for the Brick Awards, which will be presented at London's 5 star hotel, Marriott Grosvenor Square on 12 November. Tickets and/or tables can be purchased online via the BDA's website, where the shortlist can also be viewed.

020 7323 7030 www.brick.org.uk

Enq. 115

ATAG Heating sponsors charity race



The 13th St Wilfrid's Hospice 'Nab' Challenge, sponsored by boiler distributors ATAG Heating UK, is to be held on Saturday 6 September and the Inn-Shore Cruising Club, organisers of this popular and unique event, will be aiming to add to the magnificent amount

of £162,000 already raised for this worthy charity. As always, the organisers will be aiming to inspire and encourage as many competitors as possible to take part in this year's challenge and raise as much money as possible for the Hospice. At the forefront of developing the latest heating technology for a more sustainable future, ATAG Heating UK is proud to be supporting this important charity event.

Enq. 116

Riverside residences select Sapphire



Beautiful glass and stainless steel balcony balustrades, manufactured and installed by **Sapphire Balustrades**, are maximising amazing views over the River Thames from apartments in the capital's new Greenwich Wharf development. The

balustrades, custom-designed using Sapphire's Aluma aluminium section balusters (upright posts) with glass infill panels, are installed to balconies in a range of mixed tenure properties, from affordable apartments to luxury penthouses at the top of the seven-storey blocks. The design of the development uses the balcony shape to maximise the angular, sharp appearance.

Enq. 117

Timloc teams up with Hull College



An East Yorkshire building products manufacturer has teamed up with a local college to hold a training event on cavity tray installation. **Timloc** invited students from Hull College, who are undertaking their NVQ Level 3 in Brickwork, to its site in Goole. Here, the company's

technical director, Phil Harvey, demonstrated best practice on the installation of cavity trays. The idea behind the event was to raise awareness of Timloc's products and the benefits of using cavity trays correctly in a build, as well as educating the builders of the future.

01405 765567 www.timloc.co.uk

Enq. 118

Taylor Wimpey choose GAP



UK housebuilder Taylor Wimpey has chosen **GAP** as a supplier of PVC-U building products. The deal will see GAP's extensive distribution network supply Taylor Wimpey sites throughout England, Scotland and Wales with a wide range of Homeline PVC-U building products including fascias, soffits and ancillaries. Nick Dyke, divisional supply chain manager from Taylor Wimpey, said: "Having toured GAP's manufacturing and distribution facilities we were extremely impressed by what we saw. GAP is a company that invests in its products, its service and people, and we are looking forward to working with them over the coming years. In particular, their BBA approved recycled fascia and soffit range called Core will help Taylor Wimpey towards our own environmental goals." Simon Brayshaw, GAP's chief executive, commented on the deal: "Signing a supply agreement for PVC-U fascias and soffits with one of the UK's largest housebuilders is a significant achievement for GAP. We feel by having a customer focussed approach and a strong environmental friendly product offering, we can offer customers large and small an advantage in the market. We look forward to a successful working relationship with Taylor Wimpey in the coming years."

0845 313 10 12 www.gap.uk.com

Enq. 119

TTA adds member services with new HQ



The Tile Association is boosting the services it is able to offer to its members with the opening this month of a prestigious new HQ building in Stone, Staffordshire. Located in the heartland of the potteries, near where most of the ceramics industry is based, the new 4,000 sq ft facility is easily accessible to the majority of TTA member companies. TTA chairman Ian Kershaw, who has an office in the building, says: "This is a great new resource for our members, where we are combining the running of the secretariat in the same building as a suite of products and services which we believe will be of use to our members. In the future we will develop a full tile training and testing area for use by members, as well as a technical library, including tiling standards and associated information. For the first time this enables us to open up our HQ building for trade events, technical seminars, conferences and other activities for members. I think this shows once again how the TTA is moving up a gear in 2014 and thinking creatively about new member services, adding increased value to TTA membership." Upcoming innovations from the TTA include a new website and it is also expected that the TTA Awards 2015 will be launched in the next month.

info@tiles.org.uk www.tiles.org.uk

Enq. 120

Aico appoints Neal Hooper



Aico, a market leader in domestic Fire and Carbon Monoxide protection products, is pleased to announce the appointment of Neal Hooper as the company's new Commercial Director. Neal has worked in the electrical industry for 20 years in sales and marketing roles, and as a Commercial Director encompassing finance, operations and commerce for companies. Keen to embrace a new

challenge, Neal was introduced to Aico through a senior figure in the electrical industry and liked the company's ethos. Neal's role will encompass developing further market share, launching a range of innovative new products, and keeping abreast of changes in legislation that are likely to drive sales of smoke and CO alarms.

Enq. 121

Ancon confirms CE compliance



From 1st July 2014, the CE Marking of structural steelwork to BS EN 1090 became a legal requirement. Now, any fabricated structural component delivered to site without a CE mark is in breach of the EU Construction

Products Regulation. Ancon is proud to have offered the industry a fully CE-compliant range since July 2013. The CE Marking of Ancon's extensive product portfolio demonstrates an established understanding of Eurocode design methodology and a long-term commitment to robust manufacturing controls. Ancon encourages the industry to understand the risks, demand the CE Mark and accept no excuses.

0114 275 5224 www.ancon.co.uk

Enq. 122

Vending solutions from Big Phil



Get your food, drink and materials in one place thanks to **Big Phil**. Developed in conjunction with tradesmen, Big Phil is a fantastic new brand that delivers man-sized 'made-for-trade' snacks and energy-boosting drinks to keep you fuelled up during the busy working day. Available exclusively through trade outlets nationwide you can fuel up as you collect your materials for the day's job. Keen to support good causes, Big Phil has joined forces with Help for Heroes to raise money for injured servicemen and women, donating a minimum of 1p from the sale price of each Big Phil product.

alrightmate@bigphil.com www.bigphil.com

Enq. 123

Specflue opens new northern depot



Specflue, a leading UK supplier of renewable heat products and flue systems, has opened its new northern depot in Gilcar Way, Castleford, West Yorkshire. Managing Director Jeremy Fry and his wife Jan who is also Purchasing Director for the multi-million pound

turnover business, visited the depot to join in the celebrations as the doors opened for business and welcomed its first customers. The depot is just off junction 31 of the M62 and, as well as creating 12 new jobs for local people, provides 20,000 square feet of warehouse space, a trade counter and ample customer parking. Jeremy commented: "This is just the start of Specflue's presence in the north."

Enq. 124

UK Worker of the Year 2014



With the entries for UK Worker of the Year 2014 closing on 5th September 2014, now is your last chance to enter. UK Worker of the Year is a competition run by workwear company **Dickies**, to recognise and reward hard workers in

the UK. This year's judging will take place at Suzuki GB headquarters in Milton Keynes, with the six contacted finalists set to face a judging panel on 26th September. This year's winner will have the choice of a Suzuki S-Cross car, V-Strom 1000 motorcycle or an ATV Quad bike. All six finalists will be invited to the British Superbike finale at Brands Hatch on 18th October, where the winner will be announced.

01761 419419 www.ukworkeroftheyear.com

Enq. 125

Vortice celebrates its 60th anniversary



2014 sees the 60th anniversary of **Vortice Elettrosociali**, a leading European ventilation systems manufacturer. Since its inception, Vortice has always attributed great importance to aesthetics, maintaining constant collaborations with famous

architects and designers and winning numerous design awards over the years. Today, Vortice is a market leader in the ventilation industry with an extensive range of products designed to ensure air quality and climate comfort: from relatively simple extractor fans to air conditioning units, air purifiers, dehumidifiers, infrared lamps, right up to highly complex heat recovery systems and air handling systems.

01283 492949 www.vortice.ltd.uk

Enq. 126

New EU sealant products regulation



It is now mandatory for all sealants covered in the European standard EN 15651 to be CE marked according to their application and properties. This legislation means that it will be illegal to manufacture sealants and sell within the EU without the relevant CE marking. To comply with these new regulations, Sika Everbuild has been working

hard to add the required CE panel onto all appropriate packaging and labels as defined by the standard. In addition to this, Declaration of Performance certificates for all affected products will be available to view on the relevant product pages of the Everbuild website from 1st July 2014.

0113 240 3456 www.everbuild.co.uk

Enq. 127

Bluesky offer on OS MasterMap



Bluesky has launched its new online map shop with a 40 per cent saving on Ordnance Survey MasterMap Topography Layer. The Map Shop (www.blueskymapshop.com) makes it easier to access and purchase the highest resolution, most up to date aerial photography for the whole of

the UK as well as the newly launched National Tree Map, detailed 3D height data and other Ordnance Survey map layers. Visitors can search by place name, postcode or OS coordinate and upload in a variety of file formats.

01530 518 518 www.bluesky-world.com

Enq. 128

Introducing the new energiSava 250 from EnviroVent

As we aim for a zero carbon future, energy efficiency is top of the list when it comes to new build projects. Thanks to triple glazing, draught proofing, cavity, loft and wall insulation, new homes are built to be as 'air tight' as possible. As a result of this, installing a good ventilation system is crucial, not just for the health of the occupants but to safeguard the property from condensation and mould.

Heat recovery systems are seen as an energy efficient alternative compared to other traditional methods of ventilation. What's more, heat recovery technology has come a long way over the last decade; today MVHR systems have sophisticated features and are seen by many as an extremely practical way to ventilate a home and save energy. Good installation is the key to good performance. It is of paramount importance that heat recovery systems are installed correctly as even the most energy efficient appliance will fail to perform if it has been poorly fitted.

EnviroVent's latest innovation, the energiSava 250, has been developed as an easy, 'one man' installation process, ideal for smaller houses and apartments where space is limited. With right or left hand side reversibility and vertical or horizontal mounting options, this powerful little unit can be installed on the ceiling, wall or floor. The energiSava 250 can even fit within



the space of a standard kitchen cupboard. In addition to this, another intelligent feature is the easy push button commissioning pad which enables the fitter to correctly set the required air-flow rate quickly and effectively.

Achieving up to 91 per cent thermal efficiency, the energiSava 250 is powered by a low energy EC motor and is Energy Savings Trust Best Practice Performance Compliant. To ensure that on warmer days cooler air is delivered into the property, an automatic and integral summer bypass version is available. Manufactured in the UK, the unit is part of EnviroVent's award winning Lifetime Range* and comes with a five year warranty.

For further information visit www.envirovent.com

Enq. 129

Ancon updates Wall Tie Selector app



Structural fixings specialist, **Ancon**, has updated its popular Cavity Wall Tie Product Selector app to feature its extended range of award-winning basalt-fibre TeploTies. Freely available to download for both Apple and Android mobile devices, the innovative app makes choosing the most appropriate wall tie

for any cavity wall construction quick and easy, whether at home, on-site or in the office. Launched last year, the app has recently been updated to feature Ancon's longer lengths of TeploTie, now available to suit cavity widths up to 450mm. In 2012, the TeploTie was voted 'Best Innovation in Insulation' at the prestigious Build It Awards.

0114 2755224 www.ancon.co.uk

Enq. 130

Synseal wins ECMOD award



Synseal has won the ECMOD Direct Commerce Award 2014 for best B2B business/brand worth £50 million+. The ECMOD (Every Channel Mastered Optimised and Delivered) awards have been established for over 15 years and attract entries from some of Britain's most dynamic and innovative B2B and B2C companies. These annual awards recognise the hard work, flair and commitment of multichannel businesses. Synseal topped some high quality competition to secure this award accolade and its successful submission was sponsored by Nottingham-based ERP software systems providers Columbus, who provide specialist IT support services to the company.

01623 443200 www.synseal.com

Enq. 131

Aico appoints three new managers



Aico has appointed three new regional specification managers (RSMs) as part of its growth strategy. Two new RSM posts have been created by Aico in response to customer demand. These are the South East covered by Guy Merrick and the East of England covered by Tim Martins. The remaining RSM appointment is Barry Mather who has taken over the North of England from the long standing Mike Tarrant, who has retired after

13 years working for Aico. The newly created RSM posts allow for greater coverage in these areas which had previously been incorporated into wider geographical regions.

Enq. 132

New CPD guides from Mitsubishi



Mitsubishi Electric has released two new CPD-certified guides covering the London Plan and Part L of the Building Regulations. The independent industry information guides are designed to enhance the knowledge of customers and provide a view of the key issues facing the heating industry. The London Plan CPD guide explains the objectives, the impact, approaches to heating and energy generation and the potential of heat pumps for the plan. The Part L of the Building Regulations guide runs through the background of Part L, how compliance is shown & the obligation to install low carbon technologies.

01707 282880 www.mitsubishielectric.co.uk

Enq. 133

Doors, Windows & Conservatories Supplement

HbD

This annual supplement showcases the latest products and innovations from the last year



Exercising the dog while I catch the game...
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Dogs love fresh air. So do you - but not when the match is about to start. But throw open your Origin Bi-fold Doors, and it's easy to combine the two.

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Email: hello@origin-global.com

Visit: www.origin-global.com



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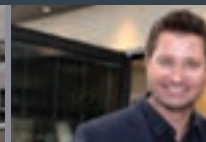
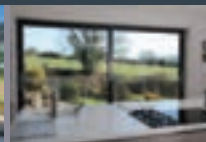
Creating the perfect open dining space is just part of what you can expect from Express. Being leading architectural aluminium manufacturers and installers allows us to offer individual solutions to suit an individual's requirements, combining our door systems with glass facades, windows, shaped frames and roofing systems.

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'For me, Express do the best products at the best price, so I used them on every single Home Show project and then ended up using them on my own house. Genuinely I have never gone anywhere else for bi-fold doors, over the past four years I have always used Express.'



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Redhill,

Romford.

Architect and television presenter, George Clarke

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302


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Reynaers at Home offers one of the most thermally efficient aluminium window and door systems on the market

Durability and sustainability are two big trends in architecture, and aluminium is one of the most versatile building materials available. It has many benefits, including a high recycled content; long lifespan; low maintenance and high thermal efficiency with new thermal break technology.

Head of Reynaers at Home Hugh Moss says: "According to the latest Reynaers at Home survey, 57 per cent of British architects think that the most popular industry trend today in residential housing is energy efficiency.

"Not only does Reynaers at Home make efforts to reduce its own energy consumption and to reduce its emissions of greenhouse gases; it also contributes to limiting the energy consumption of new and existing homes through the development of energy-efficient windows and doors."

With its CS 104 window and door system,



Reynaers at Home achieves optimum insulation values for aluminium that meets the stringent requirements for Passive House standards.

The high insulation levels of CS 104, down to an Uf value of 0.88 W/m²K, are achieved by the use of a patented insulation technology. Along with a set of specifically developed gaskets, the highest levels of insulation, wind and water

tightness are assured. After insulation, air tightness is the most important factor determining the energy efficiency of a window or door.

Hugh Moss adds: "The low Uf value gives a staggering Uw value as low as 0.77W/m²K, meaning this product sets the benchmark and is one of the most thermally efficient aluminium window and door systems on the market today."

In addition to high insulation values, CS 104 offers extremely high performance when it comes to wind resistance. There are up to five levels of wind load resistance (from one to five) and three deflection classes (A to C), which measure a window or door's structural strength. The higher the number, the better the performance and the CS 104's is the best in class, with the system achieving up to level five for wind load resistance and C for deflection. This makes CS 104 ideal for even the toughest conditions, such as those experienced in coastal areas.

The increased built-in depth of the profiles – the vent is 104mm deep and the frame depth 95mm – contributes furthermore to their strength and stability. This gives architects the design benefits of large, expansive surfaces of triple glazing resulting in innovative, energy-efficient and yet sustainable designs.

Reynaers at Home is a brand dedicated to offering the best architectural glazing products and service to the discerning householder.

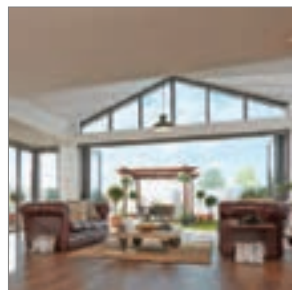
Enq. 303

For more information call **Reynaers at Home** on **0121 421 9707** email **homeuk@reynaers.com** or visit **www.reynaersathome.co.uk**



Altitude Aluminium is an accredited partner for both Reynaers and Schüco Systems. If you have a project that involves curtain walling, aluminium windows and doors or would like information on its products and services, get in touch today or visit its website. Altitude Aluminium offer a complete package for bespoke properties and grand design builds for anything from traditional to modern appearance. Altitude Aluminium has the experience to advise on design elements and is happy to work alongside architects, homeowners or project managers to ensure that your project is delivered on time and is right first time.

Enq. 333



A new range of aluminium windows has been launched by **Origin**. The Origin Window has been designed and engineered following demand from trade partners seeking a window to match the aesthetic and quality of Origin's bi-folding door system. The Origin Window is a perfect match for any modern build and an ideal replacement for windows in period properties. The aluminium frames offer the right combination of strength and weight, allowing for narrow sightlines, while providing superior thermal performance and improved acoustic dampening. The Origin Window is available from the website.

Enq. 301



1st Folding Sliding Doors Ltd offers the supply and/or installation of specialist concertina style and sliding doors. The company has many years' experience and offers a personal service, handling the project from concept to completion. The in-house fitting team ensures the installation is carried out with the minimum disturbance. 1st Folding Sliding Doors can do a free site survey to offer advice and will follow up with a no obligation quotation. Folding sliding doors provide improved access because the design allows the ultimate in free-running, lightweight operation.

Enq. 324



Designed and manufactured by **Howarth** specifically for the UK market is the new upgraded, slim profile, ultra low u-value Storvik double and triple glazed range.

It was developed after extensive research into the latest in timber, glazing and weather seal technology to produce a window design that has driven performance beyond current standards.

You can view and download the latest brochure on Howarth's website, and find out more information on all of the products in the company's extensive range.

Enq. 326



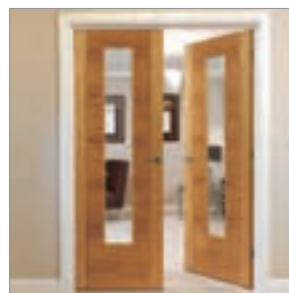
Devonshire House is a regeneration of the Sue Ryder Foundations charity headquarters in Suffolk. Semi-detached bungalows, plus a detached bungalow have been connected to the Old Rectory via a new hardwood conservatory, created and installed by **Quayside Conservatories** of Beccles. Quayside has been creating hardwood conservatories for the trade and general public for over 20 years. A team of craftsmen, working from premises on the banks of the river Waveney, ensure that the products they create and install are of the highest quality. Its latest news is that it has decided to invest in a new window line.

Enq. 334



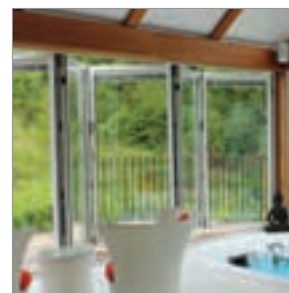
Urban Front design and make hardwood contemporary front passive house, internal feature and garage doors with steel reinforced cores, high security locks, security keys, and pivot or 3D hinges. All of its doors are made in the UK and exported all over the world. Urban Front's six timbers are European Oak, American Black Walnut, Iroko, Western Red Cedar, Fumed Oak and Wenge, but also available as a painted finish in any RAL colour. All of its doors are finished with stainless steel fittings. Urban Front can achieve bespoke oversized doors up to 1.5m x 3m. To find out more contact Urban Front or visit the website.

Enq. 307



New for 2014 and exclusive to **JB Kind**, the eye catching Mistral door design has been developed with the housing market in mind. Without compromising on quality, JB Kind has sourced a new construction technique that gives the Oak Mistral an incredible price advantage. Based on the fashion for flush groove designs, the Mistral's distinctive pattern gives a three panelled effect. Available in Walnut, Oak and White primed, these exceptional doors represent incredible quality and value. FD30 fire doors, glazed designs, metric sizes and bespoke options are all available.

Enq. 308



After seeing a growth of 60 per cent every year since 2010, **Made For Trade** has opened a new factory to house its bi-fold doors division. The company attributes the success of its sales of aluminium bi-folding doors to having the right product at the best price, teamed with excellent customer support and quick turnaround times. Using the market leading SMARTs Visofold 1000 profile, Made For Trade can offer the lowest prices due to the lean and efficient set-up of the business and low profit margins. As well as these savings for customers, there is also an extra 10 per cent off for new customers, allowing further money to be saved.

Enq. 309



A fresh new look in garage doors

Garage door manufacturer **Garador** has launched a new website and a full range of colourful brochures and support material. In recent years trends have changed and while design is still key, Garador say that aspects such as security, insulation and durability have grown in importance. Managing director Simon Hipgrave explains: "When we talk to our customers, security is often high on their list of priorities, so we developed a range of electric operators and hand transmitters with BiSecur technology, which features bi-directional FM radio signals that use the same 128 bit encryption employed by banks for online banking security. With a range of insulated sectional doors, we also cater to homeowners looking for a greener garage door solution and something that could save homeowners money on energy bills. We are continually investing in new production technology to deliver garage doors that are more reliable and more durable for homeowners. We also understand the choice today can be overwhelming, and that is why we have created new easy to understand brochures, You Tube videos, company website and a blog".

01935 443791 www.garador.co.uk

Enq. 304

George Woods' timber door canopies



George Woods UK manufactures a large range of door canopies, all hand made in timber from sustainable forestry. It always holds a large stock of its standard size canopies, which enables it to offer a next day delivery service. A bespoke design service is provided for both timber door canopies and barge boards, which can be crafted from your own design. Beautifully crafted porch canopies are available in soft wood and include an extensive range of barge boards (fascia boards), all of which are manufactured on-site by hand. Having a canopy prolongs the life of your front door, extends time between maintenance and adds value and appeal.

Enq. 305

K2 modular options are just the job



Paul of Paul Jackson Conservatories wanted to know what orangery solutions would allow him to present his customer with something innovative. Two new upgrade options had been recently introduced to the K2 (a division of **Synseal**) Capella orangery: an internal full-height plasterboard soffit; and the popular aluminium fascia and optional decorative pilasters which had been adapted from the best-selling Global Summer. The installed Capella measures 6m x 4m and features a brick dwarf wall designed to seamlessly match the Georgian style property. "Our customers were over the moon with the end result," said Paul.

01623 443200 www.synseal.com

Enq. 306



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Enq. 307

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www.madefortrade.co



*Offer open to new customers on first order. Not applicable to glazing and delivery charge.

Enq. 309

MACO appeals with interactive app

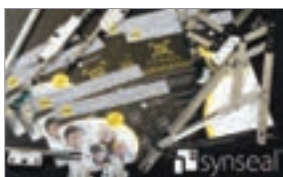


2014 FiT Show in Telford on 10-12th June 2014 gave MACO UK another perfect opportunity to showcase its extensive product offering for the UK door and window markets. iPads provided the perfect tool to demonstrate its fully interactive AR augmented reality app, a show reveal for MACO UK. The app is free to download from either the Apple store or the Google Play store and takes the user on a detailed journey of a MACO UK specific door lock. Using augmented 3D reality images the user can fully twist, turn and explore the lock inside and out, using MACO hotspots to read further information or explode the lock case.

01795 433900 www.macouk.net

Enq. 310

Synseal partner with Yale



Synseal are partnering with hardware suppliers Yale Door & Window Solutions to promote the Yale 10 year security guarantee. "The Yale Shootbolt and Encloser window locks are included in our expanding Synseal Hardware

product portfolio," said Mark Frain, Synseal's hardware product category manager. "We selected these window locks as they are manufactured to a high quality standard and carry the respected Yale brand which is so well-known with UK consumers." Paul Atkinson, sales director at Yale said: "Yale is delighted to be partnering with Synseal."

01623 443200 www.synseal.com

Enq. 312

Windows brand set to make its mark



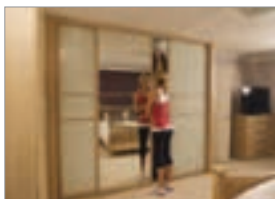
SIG Windows is one of the new brands to emerge from the major rebrand and restructure recently introduced by SIG UK Exteriors. Established to help

customers and end users easily identify and connect with its diverse portfolio of brands, products and services, SIG Windows is dedicated to the lucrative and growing market for windows, doors and conservatories. It incorporates Window Fitters Mate, one of the UK's leading independent suppliers of fabricated windows, doors and conservatories – and previously held under the SIG Roofing & Roofline umbrella of brands. Operations Manager Steve Jones said: "We are confident that we can add even greater value to our customer proposition."

01480 466777 www.sigwindows.co.uk

Enq. 314

Swan Systems Sliding Wardrobe Doors



The unique British Designed and Patented range of Swan Sliding Wardrobes are luxury products at affordable prices. Swan Systems Sliding Wardrobe Doors are available in 15 popular frame colours with 300 different door inserts and now with soft close. Swan Systems supply

house builders with doors, track and interiors as well as matching bedroom furniture. Create a set of sliding wardrobe doors unique for your project, very competitive prices. Stand out from your competition; offer something stylish your customers expect.

01329 843636 www.swansystems.co.uk

Enq. 316

New manual sliding door system

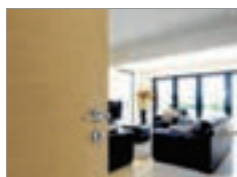


Schueco UK Ltd is further augmenting its range of glazed, panoramic sliding doors with the introduction of a manual version of its successful Schueco ASS 77 PD.HI system. With ultra-slim sight-lines and a perimeter frame that is entirely concealed within the wall, the new door provides virtually uninterrupted external views. The ASS 77 PD.HI can accommodate double- or triple-glazing which, in conjunction with the door's thermally insulated frames, delivers 'U' values as low as 1.1 W/m²K. The glazing is bonded to the door leaf to ensure structural integrity.

01908 282111 www.schueco.co.uk

Enq. 311

Take the hi-line with internal doors



Specifiers looking for real veneered doors that embody the natural beauty of wood, while at the same time providing a truly consistent grain and colour, should look to the new Hi-Line range from Vicaima. The Hi-Line range offers plenty of scope for design with fully finished doors

manufactured in a choice of Crown Line, with its pronounced grain pattern in Oak and Walnut FSC certified veneers, through to Straight Line (SL). As with all Vicaima doors a full range of performance and glazing specifications can be accommodated, including FD30 and FD60 fire rated, Secured by Design (SBD) and acoustic options.

01793 532333 www.vicaima.com

Enq. 313

HOPPE stays in touch



HOPPE UK can now offer a complete range of touchbars for panic and escape doors as part of its ARRONE family of hardware products. The ARRONE AR8800 range – designed and manufactured exclusively by HOPPE itself – offers specifiers a choice of options, all CE Marked and fire tested to European standards.

The new ARRONE AR8800 Touchbar range includes a Single Panic Bolt, a Panic Latch, a Reversible Panic Latch, a Combination Unit for Double Rebated Doors, and Outside Access Devices which can also be used in conjunction with the ARRONE series of digital locks. All of the relevant standards and certifications have been obtained.

01902 484 400 www.hoppe.co.uk

Enq. 315

VBH adds Glazpart Link-Vent to range



VBH has added the Glazpart Link-Vent to its selection of ventilators. Available in two sizes, 2500EQA and 5000EQA, the vent meets the requirements of Building Regulations Approved Document F1, and delivers similar performance to that of much larger vents, meaning more air throughput per mm. The

design of Link-Vent's internal opening flap allows the flap to be positioned to reduce draughts by directing air away from the occupants without reducing the air flow. Link-Vent is available in Screw fix or Clip fix variants. As well as the industry-standard white, brown, tan and black colours, it can also be supplied in five printed or foiled wood grain finishes and a host of colours.

01634 263300 www.vbhgb.com

Enq. 317



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Enq. 318



More entrance door for your money: Hörmann's ThermoPro Plus

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- 5-point security lock with safety strip on the hinge side
- Especially high thermal insulation:
U_D-value of up to 0.81 W/(m²·K)



www.hormann.co.uk

HÖRMANN
Garage and Industrial Doors



ref. HBD

Enq. 319



Kloeber is recognised as a market leading specialist in timber and aluminium folding sliding doors and bespoke glazing solutions in timber, aluminium, composite and uPVC. Offering a complete package of glazing solutions including folding sliding doors, sliding doors, windows, French and single doors, fixed frame glazing and roof lights, Kloeber is a one stop shop for the house-builder and home renovator. It offers a tailor-made service from inception to completing, including survey and fitting service if required. Visit one of Kloeber's extensive showrooms, call or visit the website to discuss your individual project.

Enq. 325



The **Glazing Vision** fixed Flushglaze rooflight is the only glass rooflight to achieve accreditation by the BBA. It has been independently tested for strength and stability, durability, condensation risk, light and solar transmittance, behaviour during a fire, water resistance and thermal performance. You can view Glazing Vision's range of precision engineered, fixed, hinged and sliding rooflights available to buy online. Flood your building with natural daylight, create ventilation, open up your roof for real wow factor or even install walk on glass with contemporary, independently tested designs starting at £599.

Enq. 320



Master hinge maker **Cooke Brothers** has introduced a new cover plated option to the 7700 series of 304 and 316 grade stainless steel, fully concealed bearing, high performance architectural hinges. The stainless steel cover plate has been specifically designed to enhance the overall aesthetical appearance of the doorset, while improving the hygienic impact of the hinge by acting as an effective barrier against the potential build up of dust and dirt. The highly specified 7700 range of fully concealed bearing hinges are CE marked, Certifire approved, tested to BS EN 1935, grade 14 and come with a 25 year guarantee.

Enq. 322



Made For Trade offer a market leading conservatory roof system at the lowest price, passing on substantial savings to the customer. This is achieved by the lean and efficient nature of the company. The company attributes its unprecedented success to having the right product at the best price, teamed with excellent customer support and quick turnaround times. A high demand due to this has led to rapid growth of Made For Trade, with the company expanding its factory space dramatically. With three new graduates joining the team to deal with growing demand, the company's expansion is expected to continue.

Enq. 323

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Enq. 320



Freefoam introduce new colours

Freefoam, a leading manufacturer of a wide range of innovative products for the building industry has announced the addition of two new colours to its foiled range, Anthracite Grey and Cream. Freefoam has introduced window trims and accessories in these matching shades. Manufactured to last using marketing leading Renolit Exofol MX foil, it features built in UV protection and reduced heat absorption, reducing temperature and expansion. Available in 40mm, 65mm and 90mm architrave, 15mm and 19mm quadrants and cloaking fillet, these new colour options will offer suppliers and installers the opportunity to capitalise on opportunities in a growing market. These additions to its range underlines Freefoam's position as the colour specialist. In addition to foiled products, it manufactures a leading range of co-extruded fascia, soffit and trims in 10 colours using its patented Colormax™ technology. Featuring built in colourfastness, colour variety, and reliable colour matching, all with a 10 year guarantee, the range offers choice to architects, specifiers, property developers and homeowners.

01604 591110

www.freefoam.com/trade/brochures-and-tech-info

Enq. 321

Cover Plate Hinges

Secure clip on covers

PHOENIX

master hinge makers
COOKE BROTHERS

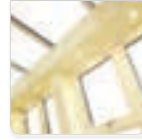
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Enq. 322

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Stylish and elegant



Polished posts



Internal view

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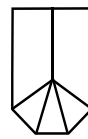
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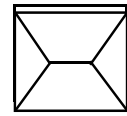
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2.8 x 2.9m Victorian
25mm Opal



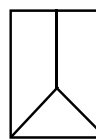
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£571
ex. VAT

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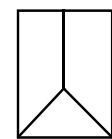
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Enq. 323



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1ST FOLDING SLIDING DOORS

Enq. 324



Selecta Systems Ready-2-Fit Range of Composite Doors is one of the most comprehensive ranges available on the market. Dubbed as 'affordable luxury composite doors', quality is certainly not compromised as they remain competitively priced within the market. Both The Richmond Collection and World of Choice brochures offer an unlimited palette of colours, modern slab and glass designs with quality hardware from Fab & Fix, ERA and Fullex to name a few, thus giving you greater opportunities to sell to your customer. Contact the Selecta Systems Ready-2-Fit team or visit the website for more information.

Enq. 332



If you are looking to replace old steel windows, Duration's Royale range of steel replacement windows provide a cost effective alternative to traditional steel windows. Made from slim line aluminium, it replicates the slimness of steel with the benefits of modern high-security locking, high specification double glazed units and the latest thermal break technology. It has a wide range of high quality furniture, finished in long lasting polyester powder coat colours and available generally in three to four weeks from order. All windows are at a much reduced cost compared to traditional steel windows.

Enq. 331



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- sliding doors
- shaped glazed screens
- french doors
- entrance doors
- single doors
- roof lights

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Enq. 325

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Enq. 326

New full height soffit option



A full height soffit is now available as an internal design option for Synseal's best-selling hybrid orangerie, Global Summer, in depths of 300mm and 450mm. The new full height soffit solution delivers the substantial 'built' feel that many homeowners are looking for and is available

on Edwardian-style orangeries and conservatories across a range of designed roof pitches varying from 15° to 35°. Installed on a raised line Global Summer with a standard roof pitch of 25°, the full height soffits will measure 300mm depth and 422mm height up to the rafters, or 450mm depth and 492mm height if the larger model is selected.

01623 443200 www.synseal.com

Enq. 327

Imago Lift & Slide fills gap in market



Imago Lift & Slide, the slimmest timber frame lift and slide door hardware system in the market, is now available from AGB. The trend for homes with open spaces that let in light, give great views and allow easy access is here to stay. Imago's super-slim design fills a real gap in the

market for companies wanting to offer customers maximum glass area and minimum frame width. The new Imago Lift & Slide timber door system means companies can manufacture a frame visible thickness of just 2cm. Imago is a concept with Italian style at its core.

01279 812958 www.chooseimago.co.uk

Enq. 328

Comar specified for new apartments



Comar Architectural Aluminium Systems; with its approved fabricator PAGE Group Peterborough Ltd completed a prestigious new build waterside residential development, Q Apartments, at Tanners Wharf, Bishop Stortford. Comar 5P.i open-

out and tilt and turn windows, with Comar 7P.i rebated doors were selected for the apartments with Comar 7P.i AFT commercial doors for the main entrances. For safety, the Comar 7P.i AFT commercial doors were fitted with anti-finger trap stiles. For the sleek modern facade, Comar 6 stick build/step cut curtain walling was specified.

0208 685 9685 www.comar-alu.co.uk

Enq. 329

1,500th door installation rewarded



Nationwide Windows and Gloucester City Homes (GCH) recently celebrated the 1,500th door installation for GCH's current improvement programme by rewarding recipient Mrs Roberts with a bunch of flowers and a box of

chocolates. Mrs Roberts was as pleased with her new door as she was with the gifts she received, commenting: "I was really impressed with the fitters Mark and David, who were extremely polite, very clean and generally a pleasure to have in my home. To receive flowers and chocolates as well as my new door was a lovely, unexpected treat."

01788 569 228 www.nationwidewindows.co.uk

Enq. 330



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Enq. 331



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email: ready2fit@selectasystems.com

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Hansgrohe expands its Select range



Hansgrohe introduces new additions to its Select range including the ShowerSelect thermostat with integrated shower support; ShowerSelect S concealed thermostats in a new round design; and new ShowerSelect manual mixers to complement the existing

thermostatic options and meet the widest range of installation needs. The innovative Select collection from Hansgrohe includes Raindance Select hand showers, overhead showers and showerpipes with ShowerSelect and ShowerTablet thermostatic bath/shower controls all with a simple push button 'select' operation. Intuitive and enjoyable to use for all ages, there are no complex electronics.

01372 465655 www.hansgrohe.co.uk

Enq. 134

Developer chooses RAK Ceramics



UK property developer Weston Homes Plc has selected RAK as its ceramic supply partner. Chosen for its quality, design choice and competitive price point, RAK's range will be specified at all new Weston Homes' developments. Current projects include Markyate, Napsbury and Hornchurch, where tiles from RAK's Lounge Collection have been installed throughout bathrooms and en-suites, on walls and floors. Weston Homes

CEO Bob Weston commented: "We reviewed around 350 international suppliers before we chose RAK as our supply partner."

01730 237850 www.rakceramics.co.uk

Enq. 135

Lakes Bathrooms launch mirrored enclosures



Lakes Bathrooms has launched an extensive new range of mirrored shower enclosures, doors and bath panels. The mirrored option is now available on 15 of the products across the company's Classic Collection and its 8mm Coastline Collection. Uniquely, the mirrored effect is available not only on complete panels, but also as an inset panel, which creates a whole new look for the bathroom. Lakes Bathrooms' mirrored products help to visually expand any room by reflecting light and creating the illusion of space. They also provide privacy for the shower user; while it lets light through, it effectively obscures the user. Introducing the new mirrored elements, sales and marketing director, Clive Organ, enthused: "Our new mirrored treatment is an optional effect that is widely available across our product ranges. With numerous practical benefits and contemporary style appeal, we expect this exciting new option to be in significant demand." The optional approach means that designers and consumers can configure to their own preferences, with choice of side panels, shower doors and bath screens. Prices for the mirrored doors, panels and screens from Lakes Bathrooms start at £246 plus VAT. For a brochure detailing all the mirrored products, or more information visit the company's website.

01684 853870 www.lakesbathrooms.co.uk/products

Enq. 136



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Enq. 137

New Expressions shower tray range



One of the UK's leading shower tray manufacturers, **MX Group's** 'Expressions' range has been designed to provide the maximum showering area, incorporating a discreet, hidden

waste system, yet the trays drain via a standard shower waste. The level waste design incorporates a standard waste outlet and allows easy access to clean, maintain and service without the need for an expensive gully waste system. The new range features an acrylic ABS finish, and weighs in at 40 per cent lighter than a high wall stone resin shower tray. Contact MX Group directly or visit the website to find out more.

01684 293311 www.mx-group.com

Enq. 138

Toolstation's biggest ever catalogue

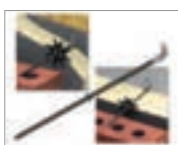


Toolstation's new catalogue 56 is the biggest ever, with 460 pages of great trade prices and special offers. These include the top selling MK 17th edition 10 way dual RCD consumer unit, featuring 10 MCBs and flexible busbar configuration at only £59.98; and a Milwaukee kit, with 12V combi drill, jobsite radio, 30 piece accessory set, charger and two high power 3.0Ah lithium batteries at only £199.97

while stocks last. New brands include Fern Howard quality lighting and Gorilla glues and adhesive tapes. Pick up the latest catalogue from one of Toolstation's 160+ sales counters across the UK, order on freephone 0808 100 7211, 'mobile friendly' 0330 333 3303, or at www.toolstation.com

Enq. 139

Ancon extends award-winning range



Masonry fixings specialist **Ancon** is continuing to lead the market in low thermal conductivity wall ties, with an extension to its award-winning TeploTie range that sees it now suitable for surface fixing to an in-situ masonry leaf or structural frame. The new Teplo-L-Tie comprises a pultruded basalt fibre body set in a resin matrix. This material, with its thermal conductivity of just 0.7W/mK, minimises heat loss across an insulated wall cavity which is an essential consideration in low energy construction. The launch of the new Teplo-L-Tie coincides with further developments in the standard TeploTie range which is now available for an even greater range of cavity widths up to 450mm.

The new Teplo-L-Tie comprises a pultruded basalt fibre body set in a resin matrix. This material, with its thermal conductivity of just 0.7W/mK, minimises heat loss across an insulated wall cavity which is an essential consideration in low energy construction. The launch of the new Teplo-L-Tie coincides with further developments in the standard TeploTie range which is now available for an even greater range of cavity widths up to 450mm.

0114 275 5224 www.ancon.co.uk

Enq. 140

New Snickers Workwear catalogue



The latest full colour brochure from **Snickers** is now available free to discerning professional tradesmen and women, in print or as a digital edition. It features the world's leading range of working clothes, one that works hard on site all year round for you, whatever the working environment or weather condition. Whatever trade you're in, there's something for you in the Snickers range – work trousers, work jackets, tool vests shirts, underwear, hi-vis, painters,

flame retardant, accessories and tool carriers. Snickers design the right kind of working clothes to keep you working comfortably in the cold and wet weather.

Enq. 141

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Enq. 142

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Enq. 143

The Queen's Speech: 5p for a plastic bag – but what price for sustainable housing?

Fan manufacturer Elta Fans has expressed concern over the potential watering down of the government's commitment to the building of sustainable housing following the Queen's Speech delivered on 4 June.

Most headlines this year focus on proposals to bring in charges to limit the use of plastic carrier bags. However, detailed changes to the coalition's proposed Infrastructure Bill show the government in a less eco-friendly light.

While many specialists view minimising the environmental impact of UK housing crucial to lowering carbon emissions and reducing growing energy bills, legislation within the bill is now likely to introduce 'allowable solutions'. This is despite such an amendment backtracking on the government's pledge to make all new homes 'zero-carbon' by 2016.

Alan Macklin, technical director of the Elta Group, says: "We recognise the importance of providing market conditions in which UK house builders can address the housing shortage in this country. However, we believe it should not be at the expense of a genuine commitment to a more sustainable approach to housing."

Within larger housing projects, the government is now arguing that it is not always technically viable for builders to mitigate all emissions on-site. Builders will be allowed to fit homes up to Level 4 of the new Code for Sustainable Homes rather than Level 5 – the accepted standard for zero-carbon homes.

Elta Fans remain committed to the sustainability of the environment. Specialising in the design and manufacture of ventilation equipment, Elta Fans engineers are working on a residential



range of fans that combine minimum energy consumption, maximum efficiency and minimal environmental impact. In the BRE (Building Research Establishment) tests, the MORI dMEV unit, one of several new products, outperformed everything on the market. Alan Macklin continues: "Ventilation systems have a vital role to play in ensuring effective indoor air quality. But, performance is also about operating costs and energy efficiency as we seek a more sustainable approach to the built environment."

For more information on Elta Fans, visit www.eltafans.co.uk or call 01384 275800

Enq. 144

Snickers work gloves – on the dot



Famed for its innovation in working clothes for nearly 40 years, **Snickers** has won yet another international product design award. The Red Dot Design Award is considered to be one of the world's most prestigious product accolades, renowned as a symbol of innovation and quality. Three styles from Snickers' new work gloves range have been awarded Red

Dots – the Specialised Tool, Specialised Impact and Power Grip gloves received the awards for excellence in functionality and design. Buying Snickers work gloves is unique because you can buy them individually if you need to – which helps when one eventually wears out. You can also mix and match them to suit the way you work.

Enq. 145

Bespoke solution for coastal house



The Pavilion at Coldingham Bay in the Scottish Borders is making waves as a modern, sustainable property that seamlessly fits into the surrounding landscape. **Hunter Douglas** has created a solid wood linear open ceiling for The Pavilion in Western Red Cedar, chosen for both

its aesthetic qualities and longevity. The wood has been fire treated and is suitable for internal and external applications. Internally the wood is interspaced with a black non-woven felt to provide some acoustic absorption. Externally Hunter Douglas employed a powder coated black metal infill for durability and to prevent damage from wildlife.

01604 766251 www.hunterdouglas.co.uk

Enq. 146

NEWS BYTES

Visit www.hbdonline.co.uk and enter the reference number for more information

DWP Housing Partnership – going green...

Ref: 24680

Planning permission granted for Archway Tower re-clad...

Ref: 33333

Mobilane launches live picture to meet demands for interior living walls...

Ref: 44444

Armstrong Ceilings goes greener still...

Ref: 55555

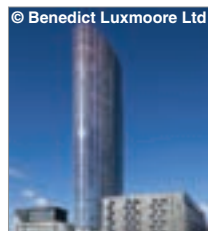
Swish Building Products reduces carbon footprint for fifth consecutive year...

Ref: 66666

Knauf metal sections simplify installing ceilings and partitions...

Ref: 77777

Kawneer helps Halo reach heights



A mixture of modular and traditional curtain walling from leading architectural aluminium systems supplier **Kawneer** features on one of the tallest residential buildings in London. Kawneer's AA*201 unitised or modular/off-site curtain walling has been used on the fourth to 43rd storeys of the award-winning landmark Stratford Halo tower at 150 High Street, Stratford,

while the traditional stick-system AA*110 mullion-drained curtain walling with 65mm sightlines features on the ground to third levels. Kawneer worked closely with the architect and main contractor.

01928 502500 www.kawneer.co.uk

Enq. 147



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Enq. 148

Bee & bug biome storms to success



Nature specialist **Wildlife World** has been awarded the European Consumers Choice Award 2014 for its Bee & Bug Biome product due to its easy-to-use design and insect friendly qualities. The Bee & Bug Biome provides a habitat for solitary bees, ladybirds and other beneficial lacewing insects and was scored an impressive 9.1 by the independent users that

form the European Consumer Awards judging panel. In a strong commitment to ensure the highest environmental standards are achieved, all wood used in manufacturing is FSC approved, and all paints, stains and sealants are water based to eliminate chemical exposure to the wildlife. Recycled materials replaced plastics and metals.

Enq. 149

Evolution structural warranties



Can Evolution help with your structural warranties? **Evolution Insurance Solutions Ltd** is one of the UK's leading brokers in the 10-year structural warranty market. If you are undertaking a development project in the near

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Enq. 150



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Enq. 151

Protect yourself and your employees on-site

Gary Trotter, general manager at security solutions company Hadrian Technology, offers advice on how housebuilders and developers can cut back on annual losses caused by fraud, abuse, misconduct, vandalism, theft and waste on-site

CCTV systems can be used to help construction companies, large and small, prevent financial losses and increase on-site efficiency by using correctly designed security systems and cameras.

If there's an accident or problem on-site, site managers will often have the job of trawling through CCTV footage, which takes up valuable time and is no longer necessary with the technology available. Worse, if the footage has been supplied by a neighbouring system, it won't always include accurate enough pictures for evidence – that's if it has captured what is needed at all.

With the introduction of IP video analytics, CCTV cameras can be set to focus on a particular area of a site, warehouse, office or any other area in which accidents can occur. These CCTV systems can also be programmed to include no-go zones so fields of vision are password protected, which eliminates concerns of privacy in an area.



“Companies lose thousands each year – in some cases millions – to compensation claims which could be defended if CCTV had been installed and used effectively”



Installers also have the ability to set up cameras so movement sensors flag up unusual activity in an area. Repetitive actions are pre-programmed, e.g. a crane in motion or a fork lift on a specific route will be ignored as part of the daily routine, while falling material would trigger an alert. Alternatively, cameras can incorporate motion tracking and lock onto a particular object like a delivery lorry or intruder.

Specialist CCTV installers can help building companies understand the different CCTV systems out there and advise them on the wide range of cameras, set-ups and features which might work for them. The correct CCTV system will make a site more efficient, and to find the right set-up the design needs to be thought through carefully and discussed with a team of professionals before plans and costs are drawn up. ‘Work smart, not hard’ applies to CCTV and there are clever tools which mean CCTV can be used in many different ways. It doesn't have to be difficult

and can help save thousands in the long run.

With a rise in ‘claim culture’ in the UK, and the ever-growing number of personal injury claim specialists being advertised, pursuing a compensation claim is becoming more popular following accidents. Companies lose thousands each year – in some cases millions – to compensation claims which could be defended if CCTV had been installed and used effectively.

The quality and complexity of new CCTV systems mean businesses can prevent huge losses if they opt for the right set up. The quality of footage varies, but there are now CCTV cameras that offer a picture that is clearer than Sky HD, and more powerful still, football stadiums use cameras which can zoom in on a crowd of people and identify individual faces and expressions. There is a system for everyone no matter what budget or purpose.

Finding an installer that designs bespoke, quality systems, mean companies can also link

Continued overleaf...

problem areas to a remote monitoring device so that a site manager can keep an eye on the progress, or activity in a certain area, wherever he happens to be. This is particularly useful on larger projects. The remote monitoring device (mobile phone, laptop or tablet) can bring up footage from specific dates and times like a centralised system so any progress issues or accidents can be dealt with swiftly and correctly. This technology means false claims, which are often hard for businesses to disprove and subsequently result in large pay-outs to claimants, can be defended with clear evidence.

Other issues building sites might face, along with accident claims, are accusations of abuse and misconduct. Such accusations can often lead to wrongful dismissal or victims not being taken seriously. The presence of CCTV in the workplace means that such cases are less likely to happen, and if they do, the victim has evidence to prove their claim, protecting both the employer and employee in the process.

Advanced CCTV systems can vary in cost, but installing the right system and teaching staff how to operate it efficiently and effectively means, more often than not, the system pays for itself with the savings made due to fewer insurance payouts, court cases and job losses.

Installers who provide trial systems mean housebuilders or developers can 'try before they



buy' and see how quickly and easily a CCTV system can be designed and installed on a specific site. Many installers provide a maintenance service, which means that any problems will be repaired before they impact on the systems put in place. Trial systems also give companies the chance to test the quality of CCTV out there,

how it works and how useful it can be when managing loss prevention.

The use of CCTV serves as a visible reminder to everyone on a building site that there are heightened security measures in an area and is also a timely reminder for people to be prudent about their own security precautions.

Enq. 152

Looking for funding?

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Enq. 153



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Enq. 154

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Enq. 156

Gerflor invests in UK expansion

Global vinyl flooring manufacturer, Gerflor, with over 2,500 employees world-wide, a €581 million turnover and a presence in more than 100 countries, is expanding its UK operation by investing in people, products, services and a long-term business strategy to drive all areas of its business forward and meet growing demand for designed, flooring solutions in the UK.

Founded nearly eight decades ago and headquartered in Villeurbanne, Cedex, France, Gerflor is a recognised force in the flooring industry and is dedicated to the development of sustainable flooring innovations for housing, contract, sports, transport and residential markets. With R&D laboratories in France and Germany, the group is renowned for pioneering new technologies and world-class vinyl and linoleum brands, which are manufactured using environmentally-friendly raw materials and processes at its ISO certified production sites.

In stepping up its UK operation, Gerflor will hold 30 per cent more stock across all its key ranges to better service customers. This represents one of the largest stocks held by a non-UK vinyl flooring manufacturer and includes dedicated new products for housing.

However, critical to Gerflor's expansion plans is the creation of new UK jobs. "Our most valuable resource is our people who are an essential asset," said John Hardaker, sales and marketing manager, Gerflor Limited. "We have therefore added new positions to kick-start new initiatives and support customers including housebuilders."

Gerflor's housing team has therefore been strengthened by two dedicated managers to specialise in private and public sector housing. It is also investing in new flooring innovations for the differing requirements of the housing sector.

For example, Gerflor has updated its leading ≥36/R10 slip resistant, residential vinyl flooring brands: Agrippa, a 19db acoustic flooring, and Griptex, a Gerflor Fibre Technology (GFT) backed, loose-lay flooring, which fast-tracks installation. New ready-to-install Textline is also a GFT range that showcases the latest decorative trends in combination with advanced installation and performance technology. One of the most comprehensive residential product portfolios for housing, Gerflor's complete offering includes luxury vinyl tile and plank floorings, revolutionary click and lock system floorings, self-adhesive products and other sheet vinyl flooring innovations.



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Enq. 157

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Fireplace and stove insulation solution



At the 2014 Hearth and Home exhibition visitors were given the opportunity to see the new PROMAFOUR® system launched by Promat UK's High Performance Insulation division. The company used the exhibition to unveil this solution for

cassette and inset-type fireplaces. The PROMAFOUR system includes various components such as the calcium silicate and cement-based insulation boards, plus joint filler, glue, fixing studs and primer. These components can be combined to create casings against brick or timber walls, and even around free-standing stoves, making it ideal for both new-build and refurbishment projects.

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Enq. 160

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Enq. 162



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Enq. 163

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Enq. 164

The renewables market – the latest state of play in the UK

Adrian Wright – CEO of renewable energy specialist Happy Energy looks at the key solutions supplied through renewables, the opportunities they present and the practicalities and benefits of building renewables into the fabric of any development

“So when it comes to renewables what should you be looking at and what are the environmental and financial incentives of doing so?”

But with this growth in the market has also come some confusion as different government-led initiatives – the Green Deal, Energy Company Obligation (ECO), Renewable Heat Incentive (RHI) to name but a few – have been publicised, some to greater degrees than others, leaving those wanting to look more closely at renewables sometimes scratching their head over what initiative offers and covers what.

So when it comes to renewables what should you be looking at and what are the environmental and financial incentives of doing so? The key measures for housebuilders and developers to really consider currently include:

Biomass boilers

Particularly beneficial for those areas not serviced by mains gas, which have traditionally had to rely on LPG or oil, a biomass boiler system should be looked at when planning new developments. Burning either wood chips or wood pellets, biomass boilers are extremely efficient with low or zero carbon emissions if the CO₂ absorbed by the tree is taken into account.

When correctly designed, biomass boilers can run for several months before the fuel store needs replenishing or the ash cleaning out.

Supported through the Renewable Heat Incentive (RHI), biomass is an excellent solution for community or larger scale heating systems – which can be classified when as few as two homes are heated right through to large scale developments which would come under the non-domestic biomass category.

Given the level of energy used by larger scale community heating systems which will be housed in their own containerised unit on the development, the RHI tariffs surrounding non-domestic biomass provide excellent returns and are paid over 20 years. Cutting fuel bills – particularly for off mains gas developments – it makes developments much more energy efficient and cheaper

Continued on page 51...

With the UK legally committed to meeting 15 per cent of its energy usage by 2020 from renewables as part of the wider EU commitment of sourcing 20 per cent of all energy from renewable measures and the government's Code for Sustainable Homes which in 2006 set a target for all new homes to be Zero Carbon by 2016, the renewables sector has an increasingly important role to play within the UK's built environment.

Globally, the built environment accounts for 40-50 per cent of natural resources use, 20 per cent of water use, 30-40 per cent of energy use and around a third of CO₂ emissions.

As an island, our over reliance as a nation on fossil fuels over the past 300 years has meant that – compared to many of our Northern European neighbours – we closed ourselves off to the possibilities that energy efficiency and renewable energy offered us and as a result have lagged behind our neighbours.

Despite a shaky start with the government looking to artificially pump prime the renewables market with its over generous Feed in Tariffs (FiT) for Solar PV, which created the Solar Gold rush, flooding the market with thousands of companies which sprung up seemingly overnight looking to jump on the financial benefits the FiT levels offered, renewable technologies are developing and solutions for the domestic market are increasing.

And while the targets still exist, there seems to

“Renewable incentives have been created for wider measures such as biomass boilers and ground source heat pumps for community heating projects”

be a broader and longer term look at the benefits that renewables offer us here in the UK.

To increase uptake, renewable incentives have been created for wider measures such as biomass boilers and ground source heat pumps for community heating projects to actively encourage developers and housebuilders – largely through community heating projects on new developments – to build renewables firmly into their plans and projects.



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Enq. 165

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Enq. 166

“Some companies are now starting to offer free biomass boiler systems where everything including maintenance is provided free of charge over the 20 year lifetime, all that is required is the purchase of the wood pellets, with the company that supplied the free biomass boiler receiving the RHI tariff”

to run for the property owners.

For those wanting to pay for and install a non-domestic biomass boiler system, an initial investment of £150,000 can offer a 20-year return of upwards of £500,000 for a 200Kw boiler.

With a community heating system run by biomass, individual properties can be fitted with digital heat metres and pre-payment heat metres, which can be connected up to social pay points.

Tapping into the benefits of biomass without facing the capital expenditure

For those not wanting to purchase the biomass boiler system outright but who are keen to benefit from having one installed, some companies are now starting to offer free biomass boiler systems where everything including maintenance is provided free of charge over the 20 year lifetime, all that is required is the purchase of the wood pellets, with the company that supplied the free biomass boiler receiving the RHI tariff.

Ground source heat pumps

Suitable for single properties or multiple developments, ground source heat pump systems harness natural heat from the ground by pumping water through it. The heat pump then increases the temperature, and the heat is used to provide home heating or hot water.

The pump needs electricity to run, but the idea is that it uses less electrical energy than the heat it produces.

The heat pump performs the same role as a boiler does in a central heating system, but it uses



ambient heat from the ground rather than burning fuel to generate heat.

Community ground source heat pumps are particularly suited to new build developments, given the trenches that need to be dug into the ground to house the subterranean piping which needs to be laid to service each property. Ground source heat pumps are also eligible for the RHI funding.

Renewable energy is playing an increasingly important role in the UK's built environment – select the right range and you will not only enjoy the environmental benefits but tap into the financial incentives that the market can offer.

Enq. 167

Johnson & Starley Aquair HIU's



Perth and Kinross District Council has a district heating scheme serving the Lickley, Milne and Market Court tower blocks. It was recognised that the existing water-to-air heating interface units contained within each flat were approaching the end of their useful lifespan. After discussions with **Johnson & Starley**, it was decided that the company's Aquair 10KW water-to-air heating interface units (HIUs) were the ideal replacement choice for the district heating scheme. Aquair HIU's are water-to-air heat exchange units, available in

10, 16 and 20KW versions and require an 80°C hot water supply.

Enq. 168

The best investment on the market



Natural Energy Company, **Euroheat**, has calculated that homeowners investing £35,000 in a domestic RHI biomass installation could see them potentially clock-up a return on investment of £57,645 over a seven year period plus an expected on-going reduction in fuel savings, and a boiler that will last two

decades. While some homeowners are keen to 'go green', many more will be convinced by the investment potential of biomass – these figures pack a powerful punch and for the right property, are an opportunity too good to ignore.

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Enq. 169

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Enq. 170



Evinox launch app for billing customers

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Enq. 171



The perfect boiler pipework cover up

Easy to fit pre-formed and pre-finished boiler casings from **Encasement** have been chosen to conceal unattractive boiler pipework in a development of 30 new shared ownership apartments by Axiom Housing Association in Peterborough. Encasement's boiler casings were chosen to not only provide an aesthetic and durable solution to the installation, but also enable a consistent high quality finish to be achieved in every apartment. Manufactured from pre-formed plywood to match the boilers' exact dimensions of 430mm wide by 200mm deep and 495mm overall height, each boiler pipework casing is pre-finished in a white Formica® laminate making them resistant to damage and easy to wipe clean. As the casings are free standing and held in place with a mastic sealant, they are easy to remove and re-fit without damaging them, giving easy access for routine maintenance and safety inspections.

Enq. 172

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Enq. 173



New website aids specification of renewable heat products

Thermal Integration, whose products are marketed and distributed by **Specflue**, has unveiled a new website. www.heatweb.co.uk brings together and shares Thermal Integration's 20 years' experience in the continual development and improvement of its product range. The website offers a number of free, customer-friendly online tools which aim to help specifiers and installers working in the renewable heating market. Within the products section, 'Product Selector' uses a filtering tool to identify the most appropriate appliances to meet heating and hot water demands. In addition, the technical area of the site houses both a 'Design Tool', which enables sizing of cylinders and expansion vessels as well as providing calculators to work out heat loss and water loads, and 'System Designer', which can provide estimates of potential RHI payments and help in the preparation of quotations and system designs. Thermal Integration is a recognised industry expert in the design and manufacture of pre-plumbed hot water and central heating cylinders, thermal stores and heat interface units to suit almost any domestic or commercial application.

Enq. 174



Warmup unveils new website

Warmup, the world's best-selling underfloor heating brand, have today launched a new design for its website in the UK at www.warmup.co.uk which offers first class cross device user experience. The new design accompanies other changes such as upgraded content including blogs, video, an underfloor heating running cost calculator, example system purchase cost and a product selector. Andrew Stimpson, the Warmup CEO said: "Being able to create the best possible user experience was in the heart of the new website design. The thousands of (homeowners) who communicate directly with us each week through our (33) separate websites around the world will especially benefit from the new tools and content. The fact that we offer hydronic (i.e. water based) and electric systems gives homeowners the unique advantage of sourcing everything from one branded supplier with full technical and research based operational data for each system. A website of this scale and depth of research sets us apart from the competition and further enhances the service and experience we offer to all homeowners around the world through our 20,000 retail and wholesale clients in 56 countries."

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Enq. 175

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Enq. 176

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Enq. 177

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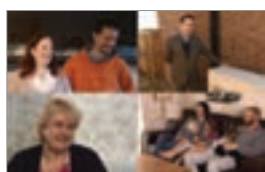
With any new build, how to heat it efficiently and effectively is a designer's high priority, and **Grant UK** recently provided a winning solution in a fantastic new residence in Grimsby. A large PV array was installed in the garden to provide sufficient power to

the property and also take advantage of the government FIT's (Feed in Tariff) incentive. For the heating and hot water a Grant AERONA ASHE 21.5kW heat pump was chosen. This supplied a large buffer tank which in turn fed the underfloor heating and the hot water cylinder and was all controlled by a Grant Energy Management System.

01380 736 920 www.grantuk.com

Enq. 178

Heat pump testimonial videos



Mitsubishi Electric has launched a series of testimonial videos which help convey the benefits of Ecodan renewable heating in the words of the people using it on a day-to-day basis. The four videos – part of an on-going series – feature the views and experience of a

self-builder couple from Gloucestershire; social housing tenants from the Isle of Wight; the developer of new, executive homes and one of the homeowners, from Hertfordshire. Graham Temple, marketing manager for the company's heating systems said: "We hope these testimonials will help people understand why they should look at Ecodan."

01707 282880 www.mitsubishielectric.co.uk

Enq. 180

Small is beautiful with the Paxfocus



Well suited to the smaller room, where a stylish focal point is still important, Paxfocus from the Focus range of fires, available in the UK through **Diligence International**, is a wall-mounted fire that offers a simple yet striking design. Capable of providing 4.5KW of heat output, Paxfocus brings with it a compact design, reliability and adaptability. At its widest point the fire measures 950mm, but – from the fixing wall – it

projects just 680mm into the room. This subtle and unobtrusive fire is equipped with a built-in heat exchanger that passes ambient air from the room, through channels, emerging as warm air. An adjustable plate allows the fireplace to be off-set from the wall.

Enq. 179

Warming the inside from the outside



Savotherm external wall insulation, from **Skanda Acoustics**, has recently been installed on a previously uninsulated home in Bristol. This quick and easy-to-install system has transformed a cold terraced house into a warm and welcoming environment, radically reducing energy costs and providing a fresh and aesthetically pleasing exterior finish. Savotherm purpose-made, laminated insulation boards form the basis of the

proprietary External Wall Insulation (EWI) system. Manufactured in one square metre sizes, the boards are available in a variety of thicknesses from 50 to 150mm, offering an improved thermal efficiency for nine inch brick walls from 2.08W/m²K up to 0.24W/m²K.

Enq. 181

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- Pineland is a privately owned, family company that has been established for over 20 years. We believe in listening to our clients, and our hand drawn plans, reflect our customers desires and opinions. The final design combines well planned functionality, with elegance and beauty, and our clients are often surprised how all this can be achieved at such a reasonable cost.

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Or call our offices: CLEOBURY MORTIMER, SHROPSHIRE: 01299 271143
NORTHWICH, CHESHIRE: 01606 41292

Enq. 182

Regupol E48 passes muster



CMS Danskin's Regupol E48 acoustic under-screed material has been successfully installed at an exciting Hawk Homes development in Wrexham. Corunna Court includes 32 apartments sensitively developed from the Grade II listed army barracks

that used to house the Royal Welsh Fusiliers. Although the Fusiliers have long since moved on, Regupol E48 would be more than a match for any number of marching feet. Designed to reduce impact noise from high loads, Regupol E48 has a maximum load-bearing capacity of 30kN/m² (3,000kg/m²). The development won the Best Apartment Project prize at the LABC North Wales Building Excellence Awards.

01925 577711 www.cmsdanskin.co.uk

Enq. 183

Abode launch Oriel sink



Beautifully designed and produced in advanced acrylic material in three new popular kitchen colours (Black Granite, Frost White Granite and Sable Granite) Abode's Oriel has smooth, organic lines which frame the deep bowl area on this

family of inset sinks which will suit most kitchens. Manufactured in 1.0 and 1.5 bowl models with reversible drainer configurations with tapholes scored on the underside for ease of drilling, Oriel comes complete with standard basket strainer wastes and plumbing pipework included. The sinks come with a 10 year warranty from date of purchase, are manufactured to ISO9001 standards and are all CE marked.

01226 283434 www.abode.eu

Enq. 184

NEW QUOOKER INTRODUCES THE NORDIC DESIGN SERIES

Fusion and Twintaps



HISTORY

When engineer Henri Peteri was working on the development of instant soup for an international food company thirty-five years ago, he realised that soup would never be 'instant' without boiling water on tap. From that moment on he was captivated by this idea. He left the company he was working for and – working out of the cellar in his own home – started developing an appliance that would dispense boiling water instantly.

THE WORLD'S FIRST

The Quooker is the world's first 100°C boiling-water tap and holds global patents. The Nordic series marks a significant development in the history of the company and is only available through kitchen retail showrooms and is not available via any online dealers.

CONSUMER DEMAND

Extensive multi-platform marketing is creating significant consumer demand and Quooker's impactful advertising campaigns engage with consumers across television, print and online media. The UK has over 55,000 Quooker users some of whom you will see on Television in shows such as Masterchef and Saturday Kitchen to name but a few. That's why all boiling water taps are not the same. Be a part of it!

KITCHEN SHOWROOM LINE ONLY

The new Nordic series has been launched as a kitchen showroom line only. It's not available online demonstrating Quooker's commitment to its kitchen dealer network.

Contact us to find out more on the Nordic Design Series.

0808 102 0660
www.quooker.co.uk

Reader
Enquiry
185

Quooker®
THE BOILING-WATER TAP

aspire

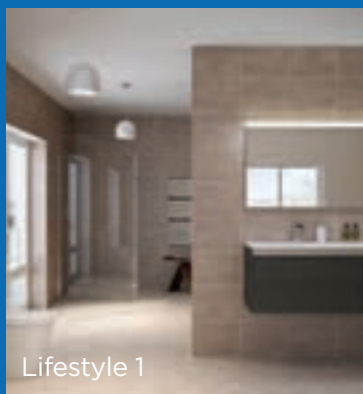
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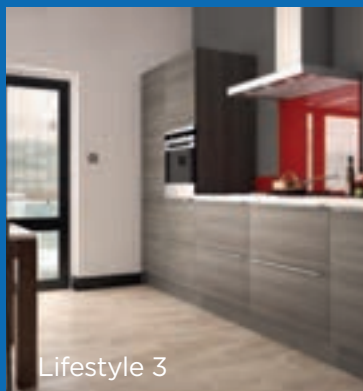
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Lifestyle 2



Lifestyle 3



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What makes a 'wow' kitchen?

Graham Hopper, UK sales director of Leicht introduces current trends in kitchen design



All homes have a heart and almost always the kitchen is that heart. Designing an exceptional kitchen that will sell the home takes time, skill and attention to detail. But getting it right means the house or apartment immediately becomes highly desirable.

Blending rather than dominating is one of the most important aspects of kitchen design so the kitchen becomes integrated into the fabric of the whole home. Kitchen furniture has evolved so that it is more akin to a living room than a traditional kitchen with kitchen cabinetry often used as multimedia cupboards or living room furniture in an open plan design. Given the sophistication and elegance of many of the

materials and finishes now available in kitchens this 'living room' look can be achieved easily in a modern day kitchen.

Kitchen designs now have the ability to completely disguise or screen their functional elements while not in use, leaving only an image of striking furniture and ambiance as opposed to functional bulk. By blending with the whole space, kitchens, dining and living areas have the correct ambiance for the required task in hand, which results in greater enjoyment of the home.

In open plan kitchens, which are more or less the norm nowadays, each area has its own identity and the key is to flow seamlessly from one zone to another. For example, dining areas used

to be dwarfed by the kitchen but now these are included in the kitchen design to ensure they are a central part of the home.

Seating areas are becoming more of an integral part of the kitchen with built-in seating a feature. This produces a striking dining/kitchen table that doubles as a food preparation worksurface.

In terms of colours and textures these are relative to the area where they are. Colour is a welcome addition to the kitchen but in today's life of neutral and more timeless kitchens, colour is often best used as a subtle accent rather than overpowering the whole kitchen. The choice of colour in the kitchen, like in clothes fashion, changes with the season so it can often be expensive.

Continued overleaf..



sive and disruptive to choose a whole kitchen in one colour that might go out of fashion in three or four years. Bold retro colours are coming back and are best used as a highlight.

Dark timbers, greys and browns are also fashionable now. This reflects in the ability to coordinate this with the living room. Two tone colours with reasonably strong contrast, stained timber and subtle use of strong colour will be popular.

In terms of kitchen finishes, the trend for 2014 is for more rough-sawn or structured woodgrain laminate rather than a flatter texture, with high gloss becoming less popular in contrast to matt laminates or lacquers.

Another innovative design is to ensure that extraction is as invisible as possible. Telescopic hoods, downdraft or ceiling extractors are becoming the norm as they provide unobtrusive, quiet ventilation without obstructing the line of a sleek kitchen.

“Colour is a welcome addition to the kitchen but in today’s life of neutral and more timeless kitchens, colour is often best used as a subtle accent rather than overpowering the whole kitchen”

Keeping storage efficient, simple yet highly effective is a must. Making the most of every available space in the kitchen is what every kitchen designer strives for and there are many new storage systems on the market that provide clever extra functional storage without compromising on style.

Cookware centres – where whole cupboards are integrated with power, lighting, wire baskets and specialist storage, plinth drawers – the 100-

200mm kick space below the units can be used as a drawer or the units can be extra high using that space as cupboard storage, without altering the worktop height and additional depth to worktops – are just some of the clever solutions to maximise storage in small spaces.

Changing the depth and height of cabinetry can make the kitchen storage bigger or free up more space in a small kitchen. With so many options in sizes now available you’re no longer constrained by one single size. Pocket doors which slide back into the unit, either as a bi-fold option or a whole option, allow easy access to units but without imposing on floor space.

Good lighting is critical in a kitchen. Toned lighting works well with dimmer switches, especially for dining areas and different types of lighting for different functions – food preparation and cooking requires brighter, direct lighting to ensure there are no shadows while the more relaxed areas can be dimmer.

Enq. 187

Beko American-style fridge freezers



Beko has introduced a new collection of premium American-style fridge freezers, designed with cutting-edge technology to help make family life even easier. Headlining the stunning new range from the UK's best-selling refrigeration brand is the Beko

EcoSmart non-plumbed water and ice model ASN541 rated A+ for energy efficiency. Headlining the stunning new range from the UK's best-selling refrigeration brand is the Beko EcoSmart non-plumbed water and ice model ASN541 rated A+ for energy efficiency. RRP ranges from £679 to £999.

0845 600 4904 www.beko.co.uk

Enq. 188

Franke adds Galileo to Pro Value range



Franke's best-selling Pro-Value collection has been strengthened with the addition of the versatile and keenly-priced new Galileo inset sinks in silk finish stainless steel. The two precision-made reversible monobloc models offer affordable smart practicality for any kitchen workspace, and Galileo's sleek lines

are accentuated by the modish three-strip linear drainer pattern, with front and rear raised ledges providing useful space. Galileo provides access to Franke's renowned quality and design at highly competitive price points, with the single bowl sink priced at only £119 and the 1.5 bowl model offering excellent value for money at £159.

0161 436 6280 www.franke.co.uk

Enq. 189

Welcome to the 1891 collection



The 1891 kitchen collection from Ellis Furniture is available in 23 contemporary colourways, and in two fashionable door designs. The Littendale Shaker design is available in Natural Oak or rich American Walnut. Mondrian uses the same Shaker design and is available in 21 paint colours.

Shown here is the Mondrian range in a mix of Heather (island) and Soft Moss, creating a subtle yet impactful contrast. The Chrome Monmouth Cup Handle complements the classic shaker styling while bringing a modern twist to the kitchen. The RRP for the kitchen including worktops but excluding WOLF appliances is £20,000.

01484 514 212 www.ellisfurniture.co.uk

Enq. 190

Wonderful woodgrain with KBB



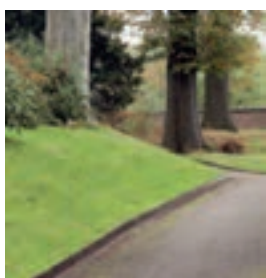
The new Bellissimo Pisa handle-less matt woodgrain range offers an incredibly authentic rustic timber finish with the grain fashionably horizontal. It is available exclusively from KBB Replacement Doors. There are five woodgrain colours: white, bleached stone, beige, light walnut

and grey drift. With 65 sizes plus panels and accessories, including a 300mm x 300mm convex curve, the new range offers the flexibility to create bespoke kitchens in any situation.

028 90483676 www.kitchenbedroomdoors.com

Enq. 191

Brilliant edging products for every project



EverEdge Classic	EverEdge ProEdge	EverEdge Titan	EverEdge Garden Rings	EverEdge Planters
<p>The permanent way to maintain neat edges for lawns, paths, flower and vegetable beds</p> <ul style="list-style-type: none"> Flexible 1 metre lengths Maintenance-free Will not rust Just mow over for perfect edges 	<p>The efficient option in flexible steel edging for larger projects</p> <ul style="list-style-type: none"> 2.5 metre length for quicker installation Fewer joints for unobtrusive, cleaner edges Deeper, wider spikes for extra stability Heavy duty 2.5 mm thick galvanised mild steel will not rust 	<p>When a deeper and more robust edge is required we recommend the Titan system</p> <ul style="list-style-type: none"> 2.5 metre lengths 2.5 mm to 6.0 mm thicknesses Made to order in various depths 	<p>The rings are assembled by securing two simple coach bolts at each overlap to achieve a neat and clean circle to go around trees and shrubs</p> <p>Supplied:</p> <ul style="list-style-type: none"> 600 mm 2 piece, 900 mm 3 piece, 75 mm & 125 mm depths Bespoke rings can be supplied upon request 	<p>These rugged planters can be made to order</p> <ul style="list-style-type: none"> Cor-Ten (as shown above) Weathered Steel Hot Dip Galvanised Powder Coated



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Enq. 192

Hammering home the quality



Power and precision are the hallmarks of quality that you'll find in every **Hultafors Tools'** hammer. In this new generation of tools you'll find ball hammers, carpenter's hammers, T-block hammers, electrician's hammers, dead blow hammers and even copper hammers. They're tools that can handle the toughest work, delivering the

best possible levels of performance and safety, whatever the job in hand. Ergonomically designed for ease of use and with a range of sizes and special grip technology, these hammers are perfectly crafted for you, with vibration damping features as well as reduced recoil and even an anti-sparking feature in one of the models.

Enq. 193

Yeoman Rainguard saves time



When a Leeds home owner added an extension to his 16 year old contemporary detached house, he decided to replace the whole house's failing PVC rainwater system with an XL Aluminium System from **Yeoman Rainguard**. It received measurements and drawings from the builder from which it was able to offer a bespoke system designed to reduce the number of joints resulting in a quicker and easier installation. 125 x 100mm gutter and 75 x 75mm square downpipes in XL Aluminium were fitted to

the sandstone fronted house. Finished in a textured black polyester coating, it gives a classic, stylish finish to the exterior.

0113 279 5854 www.rainguard.co.uk

Enq. 195

L-shaped windows for eco-building



FAKRO has supplied L-shaped roof windows to the Green Unit®, a modular, prefabricated, single storey Passivhaus design. FTP U5 non-vented, triple-glazed windows with a U-value of 0.97W/m²K were used with BDR tilt and turn openers in the

wall. Set in a green roof, windows with an easterly aspect have AMZ external awning blinds to offset solar gain. The Green Unit's Jonathan Finnerty commented: "Our carbon neutral requirement meant that procurement was considered in great depth. FAKRO worked with us to achieve what we required and gave us highly valuable advice".

01283 554755 www.fakro.co.uk

Enq. 194

Roofing products from Bostik



Bostik produces a range of high quality products for roofing, including the market leading Cementone Flexacryl range.

Cementone Flexacryl Quick Drying combines a high performance way to waterproof roofing with the benefits of a low odour, solvent-free formula that is one of the quickest drying of its kind. Suitable for wet or dry surfaces and brushed on in one coat, it is suitable for working on both new roofing and conducting

essential repairs to an existing roof. Resistant to light showers in as little as forty minutes, the product also contains fibres to bridge cracks or gaps during repair work.

Enq. 196

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Enq. 197

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For a brochure please call
01481 701333
www.spadelamare.com

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Enq. 198

Avant Homes specifies Protan



National housebuilder Avant Homes has selected PVC roofing membrane system manufacturer **Protan** as a preferred supplier for its new product range of four and five-bedroom houses. All of the flat roofs on the four and five-bedroom homes are covered using the Protan SE 1.2mm single

ply membrane, which is hot air welded at joints and mechanically fixed to the roof. Designed to cope with extreme weather conditions without detriment, the membrane achieves durability for up to 30 years. Protan SE membrane is one element of Protan's comprehensive range of single ply roofing solutions, covered at www.protan.co.uk

01925 658001 customercare@protan.co.uk

Enq. 199

The making of Abbotswood Park



Marley Eternit's Edgemere slates have been used to help create a distinctive village identity for a mixed use development adjacent to the Warner Bros studio in Leavesden, home to the 'Making of Harry Potter' tour. Steeped in industrial

and film making history, there were strict design parameters to ensure the site would be developed to create a clear sense of identity and mixture of homes. The different roof forms, heights and designs were a key part of creating this identity and Marley Eternit's Edgemere slates were chosen to give a contemporary, yet cost effective, roof covering that could be used to add character to different parts of the development.

01283 722588 www.marleyeternit.co.uk/edgemere

Enq. 200

Protect A1 'third-generation' roofing underlay



Protect's, a subsidiary of **Building Product Design**, leading 'third-generation' roofing underlay has been developed to overcome the disadvantages of the traditional Bitumen based Type 1F felts and second generation smooth plastic sheet materials. Protect A1 can be used for all pitched roof constructions (tiled and slated). It is a twin-ply construction of polypropylene non-woven spunbond layer and PP film giving it excellent nail tear and tensile strength properties. It has an absorbent undersurface which prevents condensation drip-off. The membrane is waterproof, UV and heat stable and can be used as a covering for up to three months before the permanent roof covering is laid. It's easy to cut, clean, light to handle and does not generate noise. The embossed dark grey upper surface reduces glare, takes chalk line marking and is unaffected by temperature changes. Director of sales Craig Fyall said: "Protect A1 is BM TRADA independently certified for all applications having a wind uplift performance of 2.5kPa at 343mm batten spacing enabling unrestricted use in all exposure conditions in the UK and Ireland. Our 'third generation' roofing underlay Protect A1 is available in three roll sizes 1.5m x 30m (45m²) and 1.0m x 45m (45m²) and for smaller jobs 1m x 15m (15m²)".

0161 905 5700 www.protectmembranes.com

Enq. 201

Panelised room-in-roof system



SIG UK Exteriors is pleased to announce the acquisition of RoofSpace Solutions Limited ('RoofSpace') to form SIG RoofSpace. RoofSpace is a market leading turnkey supplier of the award winning RoofSpace I-Roof, an offsite manufac-

tured panelised room-in-roof system focused on the UK new build residential housing market. The business provides a fully managed package including the design, supply and installation of the RoofSpace I-Roof to UK house builders looking to maximise floor footage by creating loft living space through a room-in-the-roof. Benefits of the system versus traditional construction include cost effectiveness, speed of construction and safety of construction.

Enq. 202

Klober Roll-Fix



Klober's Roll-Fix® Kit is a universal, rollable ventilating dry ridge and hip system, suitable for most concrete and clay ridges. Available in four colours, kits contain 5m of ridge / hip roll, fixing pack, seals, batten straps and hip trays, providing all that is needed for mainte-

nance-free, watertight fixing. Fitting can be done in wet weather and saves time pointing, avoids risk of mortar runs and guarantees freedom from mortar cracking and inconsistent workmanship. The self-adhesive butyl backing provides a permanently strong bond and is highly flexible, making it ideal for use with deeply profiled tiles.

01332 813050 www.klober.co.uk

Enq. 203

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BUILDING PRODUCTS

Enq. 204

Natural slate – quality reigns supreme

Stuart Base, head of marketing at SIG Roofing, explains why natural slate remains in a league of its own in comparison to other roof coverings

When it comes to gracing the roofs of new homes, there's a bewildering choice of roofing materials on offer. Whether it's concrete, clay or slate to name but a few, there's no shortage of roof coverings to choose from. However, in terms of aesthetics and exceptional durability, there's a product that remains in a league of its own and that's natural slate.

One of the world's oldest and most continuously used roofing materials, natural slate protects many of the world's historic buildings. Indeed, many reclaimed slates continue to be installed on re-roofing projects even after decades of previous use.

A well-laid slate roof will enhance any new home and give problem free protection for the lifetime of the building. The carbon footprint of natural slate also compares well with other roofing materials – particularly when the life expectancy of the finished roof is considered. Some studies estimate the embodied carbon (per m² of roof) is at only 16 per cent than that of the next best roofing material. This reduced environmental impact makes it an even more attractive choice for new builds.

Natural slate should be tested to BS EN 12326 Part I and meeting the highest relevant ratings, it will be unaffected by normal extremes of temperature and highly resistant to acids, alkalis and other chemicals. This means that it is resistant to acid rain and atmospheres that contain



For those housebuilders, developers and specifiers working in conservation areas where the slate selection must match existing roofing materials on surrounding buildings in the locality, only natural slate will do

sulphur dioxide, whereas man-made products commonly discolour due to weathering or the growth of lichens.

While man-made slate options provide a cost-effective and conveniently sized alternative, they fail to offer the authenticity and character that makes natural slate an unbeatable standout.

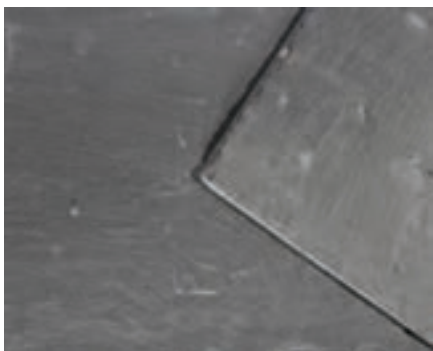
For those housebuilders, developers and specifiers working in conservation areas where the slate selection must match existing roofing materials on surrounding buildings in the locality, only natural slate will do. Respecting the traditional or local character where it is used, it also features variations in colour, size and texture. Fortunately, with more quarries available worldwide, suitable alternatives can now be found to match most British origin slates found on roofs throughout the country.

Natural slate remains at the pinnacle of roof coverings but premium products command

premium prices. As well as the product costs, labour tends to be more expensive too and as it needs to be sorted and worked with, it adds time on-site. Experienced slaters command a premium over tilers, as they know how to get the best out of every piece.

Worryingly, an increasing influx of cheap slate that appears appealing at first glance is tempting some specifiers and developers to cut corners but sadly, they have little appreciation of the risks. Cutting corners on labour you can get away with, but the roofs may not be beautiful. Cutting corners on product is riskier, as the roof may simply not be fit for purpose. If it seems too good to be true, then it probably is. The problems caused by using cheaper and inferior natural slate are endless.

Not only can inferior slate be riddled with inconsistencies and imperfections that result in high wastage, it translates into higher labour



An example of a good quality natural slate

“If it seems too good to be true, then it probably is. The problems caused by using cheaper and inferior natural slate are endless”

costs too. Its traceability is also a problem when something goes wrong, or if spares are needed to finish the job. And that's before the warranty is taken into account, assuming it has one, and whether it's even enforceable under UK law.

The actual rock itself may be high in carbonates (and will bleach), or high in reactive metals (and will run with rust). It may have high carbon content (delamination). At best, it will be a cheap selection that 30 years ago would have been land-filled at the factory – this will require more labour to get right, and of course roofers don't work for free.

It may not even be an actual metamorphic slate. Brazilian slates can be even cheaper than Spanish or Chinese – but they're still about 470 million years younger, and they sit outside the scope of BS EN12326, the standard for natural slate for roofing.

Most of the man-made alternatives to natural slate will show savings in material costs.



The reduced environmental impact of natural slate makes it an even more attractive choice for new builds, aside from its aesthetics and outstanding beauty

Produced in a factory environment where quality is easy to control, they remove the risk and reduce material costs, but at the expense of aesthetic appeal. Because of their factory consistency, any roofer can install them.

Cheaper slates mean more risk – which can kill a housebuilder's business. If you are simply

looking to make a saving, then other roofing materials will provide a better finish, and they will do your reputation more good than having problems further down the line with a cheap slate. Only ever invest in the best, for as Gucci once rightly said: “Quality is remembered long after the price is forgotten.”

Enq. 205



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It goes without saying that the roof over your head is one of the most important parts of your home, protecting you and your possessions from the elements. Whether you need a repair, a new roof, or are replacing an existing roof, using an NFRC member contractor to carry out the work will give you peace of mind, as well as a weatherproof roof.

www.nfrc.co.uk info@nfrc.co.uk 020 7638 7663

Image courtesy of Concept Roofing & Cladding Ltd



Enq. 206

Ion Science Tiger used in construction



California-based design-build group, pH Living™, is using an **Ion Science Tiger** hand held photoionisation (PID) detector to monitor volatile organic compounds (VOCs) during the construction of its bespoke residential and commercial properties for people with chemical sensitivities. This is in line with the new Healthy Home Standard developed by the International Institute for the Building Biology and Ecology (IBE). A robust hand held VOC detector, Tiger provides a dynamic detection range of 1 parts per billion (ppb) to 20,000 parts per million (ppm), offering the widest measurement range of any other VOC instrument on the market.

01763 208503 www.ionscience.com

Enq. 207

Aico recommended by award winning Plumis



Aico's market leading Ei164RC mains powered heat alarm has been recommended by British manufacturer Plumis for use with its award winning Automist home fire safety system. Automist is a more convenient alternative to traditional sprinkler systems, in that it uses watermist technology to put out fires, using just five per cent of the water consumed by a traditional sprinkler system. Once triggered, a dense fog quickly fills the room. An Aico heat alarm triggers the Automist system via a Relay Module. A heat alarm is ideal to use in this type of application as it is only triggered by high temperatures (58°C), rather than smoke, which means that Automist will not be accidentally triggered.

Enq. 209

New multi room audio system



Armour Home, a leading UK provider of premium products, solutions and services to the specialist hi-fi, home theatre and entertainment market, has announced the launch of its new digital multi room audio system. Systemline 7 (S7) is built into the fabric of the house and offers users access to the widest

available range of online music services on the market. It provides high quality audio in up to 24 independent zones, offering fully integrated access to a network of music services and built-in music file storage. This reliable system is easy to fit and requires minimal maintenance.

01279 501111 www.systemline.co.uk

Enq. 208

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Ref: 40625

Offsite construction is key to affordable housing shortage...

Ref: 57624

Social housing & sustainable building materials...

Ref: 91280

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Ref: 85119

Mayor delivers £195 million Decent Home repair & retrofit boost for affordable housing...

Ref: 82108

Affordable new homes launched in Shoreditch...

Ref: 62449

Sustainable building materials



John Boddy's supply timber frames for sustainable buildings in numbered, pre-bored sections ready for assembly from a plan or drawing. Complete the project with timber cladding. As well as being an attractive construction material, it is environmentally friendly and quick and cheap to install. By using their finger jointed machining

facility you can specify exact sizes up to 6.1m lengths, reducing cost, joinery time and waste. Joinery timber for window and door frames is also available, along with Glulam beams, scantlings, architraves, profiles, skirting and solid and engineered flooring. Available in PEFC and FSC certified timbers, with delivery nationwide.

01423 322370 www.johnboddytimber.co.uk

Enq. 211

Shiny new affordable homes



A. Proctor Group's Reflectashield TF 0.81 has been installed on a new timber frame development in Winterfield and Stepsile Estate, Kent. Reflectashield TF 0.81 is the highest performing reflective membrane in its class and is designed to enhance the thermal

performance of timber and steel frame structures. It complies with the vapour resistance requirements set out by BS 4016, TRADA and the NHBC. The existing legislation requires a breather membrane to have a vapour resistance not greater than 0.60 MNs/g. Reflectashield TF 0.81 has a vapour resistance of 0.44 MNs/g. The development will provide affordable housing with 34 flats, 18 houses and 4 bungalows.

01250 872 261 www.proctorgroup.com

Enq. 212

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Enq. 210

A greener approach to social schemes

Stuart Hicks, marketing manager at liquid waterproofing membrane specialist, Kemper System, discusses the importance of waterproofing for green roof installations and outlines a recent public/private sector scheme that incorporates green roofs on both elements of the development



The fact that the green roofs have been specified illustrates how far they have come in terms of entering mainstream specification. 'Eco' schemes are now being used to create a more harmonious built environment, with low maintenance planting and a robust, durable roof build up to maximise service life and encourage local bird and insect life.

A cold liquid-applied waterproofing membrane was critical to the roof build up. A wet-on-wet liquid membrane is the ideal base for a new build green roof because it can be applied quickly in a single process, saving time and labour. However, it's essential to identify a waterproofing membrane that is certified as root resistant, so that the planting used in the green roof will not compromise the integrity of the waterproofing.

Roof build up

The roofing contractor began the green roof installation by applying a compatible primer to the substrate to seal the concrete and provide the ideal key for the liquid waterproofing membrane to bond to. Once the primer had cured, the installation team applied the waterproofing system resin to the primed substrate, completing waterproofing of each section of the roof in a single process.

Continued overleaf...

The old London definitions of East End and West End have become blurred: as the city has sprawled eastwards, professionals have followed it. Canary Wharf is a prime example, with private sector new builds in high demand on the banks of the Thames and within easy reach of the financial district's glass towers.

However, there remains an urgent need to provide new homes for the established East End communities that not only answers the Decent Homes agenda but also sets a benchmark for sustainable social housing. Constructed by private developers for let and management by housing associations, such schemes are specified to private sector standards to ensure that they stand the test of time and provide desirable homes where people will want to live and take pride in their neighbourhood.

Among these developments is the Parkside Quarter, located on the Isle of Dogs on the outskirts of Canary Wharf. The scheme's 64 private apartments sit alongside a separate four-storey block for let to housing association tenants and a third four-storey block for shared ownership and many elements of the specification are the same; including the green roofs.

Green surroundings

Named after the acres of parkland that lie adjacent to it, the Parkside Quarter is in an enviable location only a few minutes' walk away from the bank of the Thames. The use of green roofs on

"There remains an urgent need to provide new homes for the established East End communities that not only answers the Decent Homes agenda but also sets a benchmark for sustainable social housing"

all three apartment buildings, therefore, connects the residential scheme to its location, creating synergy with its green surroundings.





The liquid resin was rolled onto the roof and a polyester reinforcement fleece was cut to size and shape on-site and laid onto the wet resin with a 5cm overlap to ensure complete coverage. The fleece was then rolled to remove any air bubbles and aid complete saturation before more resin was applied. The system then cured to form a tough and durable, seamless membrane with no laminations. It will remain permanently flexible to cope with building movement. For maximum longevity and durability, the specifiers opted for a BBA certified membrane with a service life

in excess of 25 years.

Once the waterproofing system had cured, 240mm deep insulation was installed directly on top of the waterproofed substrate to enhance the buildings' thermal performance in line with building regulation requirements. A 25ml deep attenuation layer was then installed, which enables rainwater to be stored to irrigate the green roof planting, while allowing any excess water to drain off the roof. Finally, the growing medium was installed along with plug plants to create the finished green roofs.

Specification expertise

Ensuring the correct specification is extremely important when it comes to green roofs and the waterproofing is arguably the most important as the primary function of the roof is to protect the building.

The waterproofing system used must be robust enough to last because any leaks in the membrane can be difficult to access or repair once the green roof is established, adding to the housing association's maintenance bill.

It must also offer proven root resistance to ensure that the waterproof protection cannot be damaged by planting. A correctly specified cold liquid applied waterproofing system can overcome the common failures of many roofing systems as there are no seams, laps or joints that can be compromised.

Careful selection of planting for green roofs is also critical and must factor in client preferences, aesthetics and local eco systems. However, the location and prevailing climatic conditions, which govern the amount of light, heat, shade and moisture the roof will receive, also need to be a major part of the planting specification process. Only then will the installation continue to enhance a building's appearance throughout the homes' lifecycle.

Enq. 213



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215

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FAKRO L-shaped windows for project



Bracewell Stirling, one of Scotland's major architectural service providers for social housing, specified FAKRO L-shaped combination windows for a 14 flat development in Lower Oakfield Pitlochry. The homes, for Caledonia Housing Association and Perth and Kinross Council, utilise the extended glazing area to maximise availability of natural light. FAKRO windows also provide a bigger overall glazing area by virtue of having their vent in the frame and operating handle in the base of the sash. Any standard FAKRO roof window can be used, in this case white FTU-V U3, polyurethane-coated pine with a tilt and turn opener in the wall.

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Enq. 216

Saniflo launches the Sanishower Flat



The new Sanishower Flat from Saniflo is a pumping solution for low-level shower trays of 80mm and over. It is capable of pumping a standard electric or gravity mixer shower and the two inlets mean a washbasin can be added too. It allows you to install a shower anywhere a water supply can reach, even when there is no gravity drainage available. This means the installation of showers in awkward areas has never been easier. It can pump wastewater up to 3m vertically and 20m horizontally. Sanishower Flat is a two part kit with the Sanishower pump plus gully and waste, which can be installed next to or underneath a shower tray with access for easy maintenance.

020 8842 0033 www.saniflo.co.uk

Enq. 217

Best value and client satisfaction



Housing providers could achieve better value and deliver greater client satisfaction, simply by adopting a 'one stop shop' approach to some adaptations. Latest figures reveal that the average adaptation costs over £5,000, but for less than half that,

the majority of those homes could be suitably adapted, and the adaptation maintained, through the approach offered by Clos-o-Mat. It is the only provider in the sector to offer in-house service and maintenance in addition to installation and commissioning of its equipment. And, as a result, it is finding more and more housing providers choosing its equipment for the long-term savings and peace of mind.

0161 969 1199 www.clos-o-mat.com

Enq. 218


Sapphire's solution sets new record




Sapphire Balustrades' new offsite balcony solution has enabled an entire residential project's pre-assembled balconies to be installed in a single day. Sapphire used its pioneering development to manufacture 22 complete balcony units, including glass balustrades and

sub-deck, for new apartments in West London. The balconies were manufactured offsite in Sapphire's Reading production facility. With the building prepared, the balconies were transported to site ready for fast track fixing to the façade using the system's connectors. Aimed specifically at the high-rise housebuilding sector, Sapphire says its patent protected system makes it simpler, faster and more cost-effective to provide high quality balconies for residential projects.


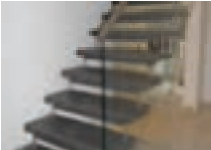

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Enq. 221

Norbord helps schoolchildren



Most school 'make-and-do' projects are conceived on a modest scale and often end up on display in the main foyer. But at Burlington Danes Academy in White City, north London, they are building a house. While the project is designed to be largely self-financing, several suppliers including

Norbord have agreed to supply materials and services free of charge. Norbord's contribution is around £1,000 worth of its SterlingOSB oriented strand board. Made at the firm's Inverness factory from home-grown wood fibre, SterlingOSB is renowned for its strength, durability and low environmental impact.

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Enq. 224

CLT – the optimum medium rise solution

Greg Cooper, engineering manager for the X-LAM Alliance highlights the benefits of using cross laminated timber as a core structural component for residential applications



CLT is now extensively used across the commercial and education construction sectors and the benefits have been widely acknowledged, but it has not been prolifically used in residential developments in the UK until now. According to the findings of a recent survey by the Structural Timber Association, 74 per cent of the UK's contractors, developers, architects and registered providers revealed they plan to increase specifications of structural timber due to benefits such as thermal, acoustic and sustainability performance, together with speed of build.

It is in medium rise residential developments where the advantages of CLT as a core structural solution truly come into play. The key is in the strength to weight ratio of the engineered timber – it has proven multi-storey capability, with residential buildings up to nine storeys already constructed in the UK and a structural capacity beyond this. Typically the solid timber walls for five to six-storey construction are in the region of 140mm thick, therefore optimising internal space. Factory manufactured to exacting standards, CLT is an extremely stable solution which has little shrinkage or movement post construction.

“The benefits during construction are numerous – from reduced loading on foundations and infrastructure services, to impressive thermal, acoustic and airtightness performance over more traditional materials”

The benefits during construction are numerous – from reduced loading on foundations and infrastructure services, to impressive thermal, acoustic and airtightness performance over more traditional materials, but most importantly a CLT construction solution provides cost and programme certainty.



Cost and programme certainty

Being a largely prefabricated off-site solution, CLT is manufactured to exceptional levels of accuracy, ensuring minimal defects. This improves construction and project delivery timescales, reduces costs and maximises efficiency on all levels.

“With cost certainty crucial for developers and affordable housing providers, CLT eliminates this risk as it is manufactured in controlled factory conditions”

With other methods of construction, significant contingencies have to be allocated for unpredicted situations, such as secondary members for additional structural bracing. With cost certainty crucial for developers and affordable housing providers, CLT eliminates this risk as it is manufactured in controlled factory conditions and the only elements which may affect costs are changes to the design of the structural frame or building reconfiguration.

Speed and sustainability

Precision engineered for on-site installation, using CLT as a core structural component reduces site construction time, making project planning less weather-dependant, more predictable and reduces programme risk. Internal works can proceed earlier to make the critical path run more smoothly, which again improves construction and project delivery time, reduces costs, maximises efficiency on all levels, and most importantly offers a faster return on investment.

Timber is the number one renewable, mainstream

construction material and can produce greener buildings with a lower carbon footprint. With sustainability in the construction industry being of high importance, having PEFC or FSC Chain of Custody Certification ensures projects maintain a fully transparent Green Supply Chain.

Fire resistance

One of the most crucial advantages of particular relevance to multi-storey residential developments is CLT's inherent fire resistance. The panels can be designed to a specified fire resistance and unlike steel, remain structurally stable when subjected to high temperatures. CLT panels can be designed to fire resistances of 30, 60 and 90 minutes.

CLT is the only structural timber solution to fully comply with all Fire Resistance REI classes and addresses all three (loadbearing capacity, integrity and insulation performance requirements) without the need for costly add-ons or adaptations.

The optimum medium rise solution

With the housing shortfall making the headlines on a regular basis and the 2013 Offsite Housing Review highlighting the potential for off-site construction methods to play a more significant role in the housebuilding industry, the housing sector is increasingly turning to cross laminated timber as the optimum sustainable solution for medium rise housing, particularly in highly populated, urban areas.

At the forefront of European CLT research and development, the X-LAM Alliance is an innovative partnership bringing to the UK construction market a seamless and consistent method of supplying certified structural packages, across all construction sectors.

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Enq. 226



Timber solutions from James Latham

When it comes to external timber doors and windows, **James Latham** offers the perfect solution to architects, joiners and the construction sector when looking to specify products which are not only dimensionally stable and durable but also legal and sustainable. One of the most advanced wood products on the market, Accoya® is a modified, highly durable and dimensionally stable certified softwood, incorporating Accsys' proprietary wood acetylation technology which delivers outstanding levels of performance, stability and durability. Guaranteed for 50 years in exterior use and 25 years when used in the ground, Accoya® is produced using modified, fast growing species and can be safely recycled. Produced from laminated Oak, Sapele and European Redwood, WoodEx® offers numerous features and benefits. It has two high quality, clear faces for use in joinery applications and is ideally suitable for use in timber doors and windows as the product offers greater dimensional stability. In addition, WoodEx® is made from finger jointed lamells which are glued together, and James Latham can supply the product either as finger jointed or as one piece.

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BBA signs up for Timber Expo



In a move that has taken the market by surprise, the **British Board of Agrément (BBA)** has signed up to exhibit at Timber Expo 2014. Held at the NEC on the 7th and 8th of October, Timber Expo is the one of the most important events on the

UK construction calendar dedicated exclusively to timber. The BBA currently undertakes a significant range of testing and certification services on behalf of the Timber Industry and welcomes this opportunity to showcase its offer at this prestigious event. The company has a prime location right at the front of the hall on stand B20.

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Enq. 228

Howarth invests in showroom



Kitchen specialist **Howarth Timber and Building Supplies** has continued to invest in its Howarth at Home brand following the opening of a new showroom in Barrowford. The showroom is designed to give consumers the opportunity to get hands-on with a wide variety of

kitchens, ranging from traditional timber designs to adventurous high-gloss contemporary looks. Craig Fielding, kitchen manager at Howarth at Home Barrowford, said: "The opening of this showroom provides us with a fantastic opportunity to showcase our wide range of products to a bigger audience than ever before."

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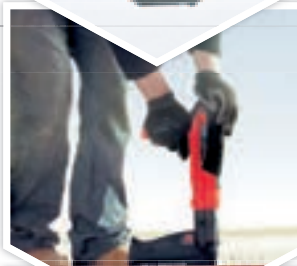
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