
Condition 17

Material Samples and Details



Persimmon
Together, we make a home.

Condition 17 of Planning Permission P2021/0226 states the following:

Notwithstanding the submitted plans, prior to their use in the construction of the development hereby permitted, details and samples of the materials to be used in the construction of the external surfaces of the development, including details of the balustrade for all balconies, shall have been submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

Reason: In the interest of the visual amenity of the area and to ensure the development complies with Policy BE1 of the Neath Port Talbot Local Development Plan.

Find attached a Material Schedule which provides an example dwelling type for each material finish across the scheme, this also includes the material finishes for the garages. These are broken down into material finishes A-F.

Material Finish A and D

Brick Type : Cusworth Riven Brick with Rothesay Riven Detail Brick

Cladding Type: Light Grey Cladding

Roof: TLE Anthracite Roof Tile

Fascia: Grey

Window and Door Frames: Dark Grey

Doors: Black

Rainwater Goods: Black

Balconies: Black

Service Boxes: Black

Material Finish B

Brick Type : Cusworth Riven Brick with Rothesay Riven Detail Brick

Cladding Type: Lilac Blue Cladding (Upper Floors)

Roof: TLE Anthracite Roof Tile

Fascia: Grey

Window and Door Frames: Dark Grey

Doors: Black

Rainwater Goods: Black

Service Boxes: Black

Material Finish C

Brick Type : Cusworth Riven Brick with Rothesay Riven Detail Brick

Cladding Type: Blue Grey Cladding (above and below window/Juliet Balcony)

Roof: TLE Anthracite Roof Tile

Fascia: Grey

Window and Door Frames: Dark Grey

Doors: Black

Rainwater Goods: Black

Balconies: Black

Service Boxes: Black

Material Finish E

Brick Type : Cusworth Riven Brick with Rothesay Riven Detail Brick

Roof: TLE Anthracite Roof Tile

Fascia: White

Front/garage/utility Door Frames: White

Window Frames: Dark Grey

Front/Garage/Utility Doors: Black

Rainwater Goods: Black

Service Boxes: Black

Material Finish F

Brick Type : Cusworth Riven Brick with Rothesay Riven Detail Brick

Cladding Type: Light Grey Cladding

Roof: TLE Anthracite Roof Tile

Fascia: White

Front/garage/utility Door Frames: White

Window Frames: Dark Grey

Front/Garage/Utility Doors: Black

Rainwater Goods: Black

Service Boxes: Black

Bin Stores and Garden Sheds will be finished in the following:

Brick Type: Cusworth Riven Brick with Rothesay Riven Detail Brick

Roof: TLE Anthracite Roof Tile

Doors: Timber Secure Doors

Below are images of samples for the Brick details, roof tile and Cladding colours. Further details surrounding the window and door specifications along with the balconies will follow.

Cusworth River Brick



Rothesay Riven Detail Brick



Cusworth River Brick and Rothesay Riven Detail Brick



TLE Anthracite Roof Tile



Cladding in Light Grey, Lilac Blue, Blue Grey

