

selfbuilder & homemaker

April/May 2012

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FEATURES IN THIS ISSUE:

Groundworks & Sewage Treatment
Heating, Plumbing & Renewable Energy
Stairs & Staircases
Sustainable Homes/Materials
Lighting Showcase
The Northern Home Show Preview

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news

Grand Design for web portal at Downing Street launch



The brainchild of The National Self Build Association (NaSBA), The Self Build Portal, offers a one stop shop for the would-be selfbuilder, providing advice and information on every aspect of building your own home anywhere in the UK.

At the launch, housing minister Grant Shapps announced a package of new support to self home builders, and was joined by NaSBA representatives, would-be self-builders and a number of well-known pros including Kevin McCloud, architecture expert, presenter of Channel 4's 'Grand Designs' and architect, and presenter and independent advisor to the government on empty homes, George Clarke.

The minister said that going down the selfbuild route was an affordable option for aspiring homeowners and shouldn't be seen as the preserve of those with deep pockets as a budget of £150,000 is adequate, in most instances, to get a three- to four-bedroom home built. The average cost of a ready-made home is now over £232,000.

A growing number of Britons are laying their own foundations with almost 14,000 new homes self-built last year – more than many individual volume house builders are building. However, the selfbuilder's share of the market – one in ten of all new homes –

is still very small by international standards.

Launching a package of measures today designed to turn this into a mass market opportunity, Mr Shapps said that for the first time, anyone wanting to build their own home from scratch – whatever their budget – will have the help, advice and support they need to get started.

Mr Shapps said: "Last year, selfbuilders accounted for about 14,000 new homes in this country – more than many large commercial builders. Yet our self-build industry still lags behind much of the rest of the world, with the opportunity to build your own home seen as something only for a select few.

"That's why today, I'm pledging to back the self-build boom and support the industry to double in size over the next few years. As well as a new website giving help and advice, we're working hard to identify more land for development and have reformed the planning rules to stop people's aspirations getting tangled in red tape.

"This package of measures is designed to ensure that anyone looking to build their own home gets the support they need – and with the numbers of mortgages available set to rise by a massive 141 per cent, there's never been a better time for people to lay their own foundations."

news

Synseal acquires K2 brands and assets

Synseal Extrusions Ltd has acquired the assets of K2 Conservatories Ltd for an undisclosed sum. David Leng, CEO, of Synseal said: "The trading brands of the Celsius Glass and K2 are well respected and successful. Brand loyalty is something we are keen to maintain and we will continue to invest in them to secure future growth. This is an important

addition to the launch earlier in the year of Global Glass™ and means they can now be highly efficient in the production of both roof and window glass, in turn helping their customers to compete more effectively. The business will continue to trade with the current sales structure and from the existing site."

Enq. 101

The Big Reveal – Traditional style home with 50 per cent lower running costs

Recently appointed managing director of Kingspan Potton, Mark Stevenson, opened the UK's most sustainable self build show home at the company's Self Build Show Centre, St Neots; a traditional barn-style design, which offers untraditional running costs of just £450 per year.

Between 8-12 May, visitors to the company's latest self build show home took a tour around the new Wickhambrook barn, a 2,750 sq ft property that offers 50 per cent lower running costs thanks to its Kingspan insulation and range of renewable and energy saving technologies.

Experts answered questions on Potton's self build service and partner supplier presentations on renewable energy sources, SMART technologies, and there was even a cookery demonstration from V-ZUG.

The build of this four-bed barn-style property has been captured on film and shown online at: www.buildapottonbarn.co.uk.

The website also provides detailed information on the products required to make this home 50 per cent more energy efficient than a standard built home.

"In general, it is possible to save up to 30 per cent on the cost of buying a similar sized home when you self build," explains Stevenson.

"Our research has indicated that 75 per cent of customers want to build a sustainable home, and with rising fuel costs and the government's drive to improve the energy performance of new and existing housing stock, the interest in sustainable building methods is set to increase."

"Already, some planning authorities have insisted on new homes being built to Code Level 3, and next year, level 4 of the Code for Sustainable Homes is due to come into force in some areas. This will mean new build homes have to be 25 per cent more energy efficient than a standard built home. Our new



Potton barn exceeds those values and is 50 per cent more energy efficient than required under the current building regulations" says Stevenson.

Potton attribute these efficiencies to their 'Fabric First' philosophy, which focuses on getting the building extremely well insulated and airtight before adding renewable ene-

rgy sources. Potton's standard package includes the timber frame structure, doors, windows and staircase, as well as top of the range Kingspan insulation factory fitted in the external wall panels. The build cost for this property starts at around £105 per square foot, a total of £291,900 excluding land.

Enq. 102

Power beyond limits.



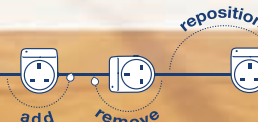
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Enq. 103

Importance of using independently approved construction products

Gaining third party product approval from a recognised UKAS accredited certification body like the BBA is a vital ingredient for construction product manufacturers to gain acceptance with specifiers, building control, local authorities and industry insurers. The BBA specialises in the approval of construction products and is re-owned for the robustness of its schemes, which ensure products and systems are 'fit for purpose'.

Selecting a BBA approved product is a sure-fire way of avoiding problems at each key stage in the building process, as the detail on product performance provided in an Agrément Certificate will answer most queries. An Agrément Certificate is only awarded to a construction product or system after it has successfully passed a comprehensive assessment involving laboratory testing on-site evaluations and inspections of production. The

manufacturer will also be audited ensuring that a suitable quality management system is in place.

Regular monitoring of the product manufacture by the BBA takes place twice a year with a full and comprehensive reassessment every three years. Agrément Certificates are recognised by building control, government departments, architects, local authorities, specifiers and industry insurers like the NHBC.

The award of an Agrément

Certificate is a must for a new construction product or system to gain quick acceptance in the marketplace.



TV Dragon takes part in solar demo with Ploughcroft



Fresh from filming BBC TV's *Dragons' Den*, business woman and investor Deborah Meaden took part in a solar roofing demonstration with renewables company Ploughcroft at the Homebuilding and Renovating Show at the NEC last week.

The demonstration attracted a packed audience and was led by Chris Hopkins, managing director of Ploughcroft, who showed how solar PV panels are installed and answered questions from Deborah and visitors to the show about solar installations and the Feed-In Tariff.

Chris Hopkins, managing director of Ploughcroft, said: "We've done lots of solar roof demos before, but this was definitely one of the most exciting! It

was fantastic to have Deborah – one of my two 'Dragon' business partners – attending the show, which attracted huge interest from visitors. It certainly stimulated some lively questions from the crowd and led to even more enquiries for the sales team!"

Deborah Meaden and Theo Paphitis invested in Ploughcroft in 2011, after Chris Hopkins appeared on *Dragons' Den* to demonstrate how his unique solar/roofing business was perfectly set up to take advantage of consumer demand for solar and other renewable technologies.

Deborah Meaden said: "I was interested in taking part in this demo, not just as an investor, but also because I have solar

installed on my home. It was enlightening to find out how solar PV is installed and really good fun to give Chris a grilling on different aspects of solar. These are exciting times for Ploughcroft as the company extends its services to offer a wider portfolio of renewable products."

Visitors to the Ploughcroft stand were also able to find out how the revised Feed-In Tariff rate of 21p per kW/h provides a nine per cent potential return on investment and an average annual income of £980 (depending on the homeowners circumstances – solar suppliers will be able to give a more accurate estimate).

Ploughcroft also demonstrates

how, as well as solar PV, the company offers a full suite of renewable technologies, including solar thermal, air source heat pumps and wind turbines, as well as roofing and insulation to improve the energy efficiency of a home.

The company has recently appointed its own in-house team of Domestic Energy Assessors whose role it is to carry out EPC assessments in the home, which is a necessary requirement from April 1 for solar PV.

Ploughcroft's domestic energy assessors can then advise homeowners how they can cost effectively upgrade their properties through a range of renewable technologies.

Enq. 104

Landlord prosecuted after builder falls to his death

A landlord has been fined after a self-employed builder died while replacing a roof on a property in Middlesex.

Mr Jagdev Singh Bal, the landlord of a property on Upton Road, Hounslow, was contacted by his letting agency when tenants reported a wet ceiling in an upstairs bathroom.

Mr Bal engaged Sarabjit Singh Sanghera to replace the roof. Mr Sanghera in turn arranged for his brother and two labourers to assist him.

Westminster Magistrates' Court heard on 9 May that on 26 November 2009 the roof replacement was largely com-

plete and the workers were clearing the site when they heard Mr Sanghera fall. They found him lying unconscious on the ground near the bottom of a ladder. He did not regain consciousness and was pronounced dead at West Middlesex Hospital later that day having sustained serious head and neck injuries.

An investigation by the Health and Safety Executive (HSE) found that no scaffolding had been erected around the property, and workers, including Mr Sanghera, were using two ladders to access the roof.

It is not known whether Mr

Sanghera had any experience in carrying out roof work, but the three workers he employed had no training in this type of work or in any aspects of health and safety associated with construction.

Mr Jagdev Singh Bal pleaded guilty breaching Regulation 9(1)(a) of the Construction (Design and Management) Regulations 2007. He was fined £4,000 and ordered to pay costs of £4,129.

After the case, HSE inspector Loraine Charles said: "HSE does not seek to hold Mr Bal responsible for the sad death of Mr Sanghera – the precise

circumstances of his death can now never be known. However, it is vital that small residential landlords appreciate that they have legal duties in respect of the health & safety of persons who carry out work on their properties.

"These duties are not onerous. They do not require clients to be experts in construction or health and safety matters, or to undertake direct supervision of their contractors, but only to make appropriate enquiries into the arrangements for carrying out the work safely. These enquiries and the actions they prompt may be sufficient to prevent needless death or injury."

news

Kevin McCloud to support the self-build surge

Kevin McCloud has been appointed by the self-build industry to support the national surge of interest in people looking to design and build their own home.

To mark the start of his new role, Mr McCloud accompanied the housing minister Grant Shapps as he lead a UK trade delegation to the Netherlands, to see what lessons can be learnt from the successful Dutch self-build industry.

Mr Shapps also announced that he will shortly be launching a new £30 million fund to provide short-term finance for projects, similar to those in the

Netherlands, where groups of self-build homes are built at the same time. These types of projects have been held back in the UK because of reluctance by lenders to provide finance. Self-build groups will now be able to bid for a slice of the cash to part fund land acquisition and early development costs with money being repaid on completion of the project.

Mr Shapps is writing to key players in the mortgage market, highlighting the strong business case for lending to self-builders and helping to turn their house-

building dreams into reality.

Kevin McCloud said: "In the past we have built some of the poorest performing, most expensive and smallest homes in Europe. That's not something to celebrate. But there is another way. What if we became a nation of selfbuilders like the Dutch? What if each household in the UK had the option to build their own place? What if large-scale developers provided finished-slab, fully-serviced sites for homebuilders?"

"We'd see more customised homes that reflect where they are,

to higher space standards and to a better quality. We'd see people sharing skills and saving money. We'd see neighbours working together on community self build schemes and local construction economies thriving. And we'd certainly see more energy efficient buildings and a wider embracing of green technologies.

"Self build is seen as a long, difficult and self-sacrificing process. But with the right planning, help and support it can be enjoyable and – on collective schemes – empowering."

news

Southern homeowners: check your drains for pitch fibre!

Drainage specialist Drain Claim is urging homeowners in the South of England to get to know their properties by carrying out a CCTV survey of their drainage systems.

Unique to homes built in the South are pitch fibre pipes, used in the 1950s until the 1970s, they were cheaper, easier to lay and came in longer lengths than clay pipes. However, they have weak 'push-fit' connecting joints and collapse, flatten or deform with external pressure.

"If you live in the South it is wise

to find out what your drains are made of," says Drain Claim CEO David Hayes. "Have a CCTV survey of your drainage system carried out check for pitch fibre and, should you be unlucky enough to have a problem, contact a specialist."

In addition, pitch fibre often suffers from inappropriate and inadequately compacted surround material, or the use of bricks or other hard objects to set the line of the pipe, which damage the joints over time.

Consequently pitch fibre pipes

are highly susceptible to damage from tree roots, sharp edges from bricks and masonry that can protrude through pipe walls, vehicle movement above the pipes and subsidence. This leads to a multitude of problems, including repeated blockages, toilets that won't flush and flooding both inside and outside a property.

"If you have accidental damage cover you should be able to claim on your home insurance but check the policy wording carefully," continues David. "Insurers will often try to wriggle out of paying, leaving

you with a massive bill. We manage insurance claims for customers and negotiate with insurers to secure settlements in legitimate cases, so it is always worth giving us a call. Also, if you are buying a property in the South, especially an older one, then carrying out a CCTV survey of the drainage system is essential because buildings insurance does not tend to cover problems that originated during the tenancy of the previous owner. This means you could end up liable for any damage."

Enq. 105



ancient and modern

A Palladian-style home in Shropshire proves that traditional styling and modern energy saving technologies can go hand in hand.

Words and pictures by Mark Williams

When Rupert and Jilly Higgin set out plans for their new home, they conjured up a magical mixture of ancient and modern.

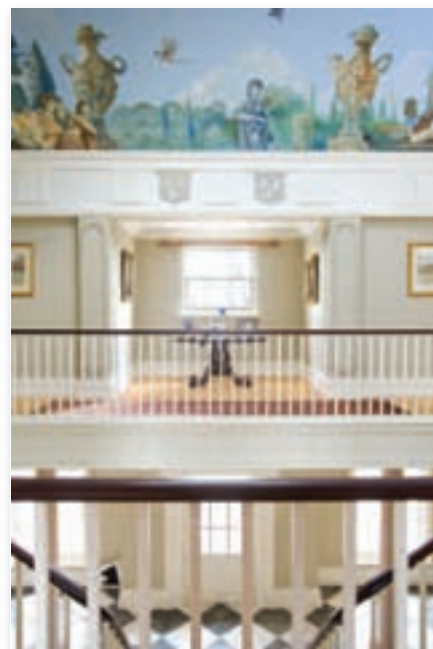
Their expansive, Palladian-style house has the presence to command the open space in which it sits, in Shropshire's open countryside. It has all

the accoutrements of an inherited country pile, including an ornamental lake, stables and a walled garden. But there the similarity ends.

For despite appearing to be anchored in the 18th century, the Higgins' home boasts a plethora of energy-saving and environmentally



THE DRAMA OF THE ENTRANCE IS ENHANCED BY MURALS PAINTED BY A LOCAL ARTIST



safe equipment and materials. Indeed, Rupert Higgin – who runs ‘eco-tech’ company The Green Electrician – says the annual energy bill will be a big, fat zero.

It’s a house that was very nearly not built. Rupert and Jilly spent the best part of a decade searching for a site on which they could make their dream home into reality, but without success.

“Jilly and I had been looking for 10 years for a site off the beaten track with open views,” said Rupert. “That was the concept, but I was beginning to think we would never find somewhere suitable.”

Then the Checkley Estate – 1,000 acres of it – came up for sale in 2003 in seven lots, and lot four at 160 acres made Rupert and Jilly’s eyes light up. It came with an old stables and a modest farmhouse of little architectural merit but the couple could immediately see the potential: “We knew we wanted to build something decent but we also knew that would take

some time,” said Rupert.

“So we decided instead to convert the stables. It’s 4,500 square feet in size so quite a big project in itself, which took nine months to complete. We also did a huge amount of landscaping, including having the lake dug and planting hedges and trees. We had a swimming pool built, heated by an air source heat pump, and then moved in.”

At the same time, the Higgins had sought planning permission for the much larger build: “In common with many applications, it took quite a time. We had to go back to the process twice and conservation planning officers became involved, though, to be fair, they offered some very useful advice.”

The plans by architect Graham Moss were very grand, creating 8,000 square feet of living space within a classical architectural style, which harks back to the Palladian ‘renaissance’ of the 18th century, typified by echoes of ancient

continued on page 11...

Their expansive, Palladian-style house has the presence to command the open space in which it sits

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temple architecture, columns and huge, upright windows. The plans accented the exterior with stone masonry to give the impression of age but the use of insulation, ground source underfloor heating and other technology would place it firmly in the 21st century.

But then the project stalled: "To be perfectly frank, we were worried about the cost. It was at a bad time for the economy and we decided we would instead try to sell the house unbuilt, as a project for someone else. We thought there would be plenty of interest, and we found a buyer. But then the Northern Rock crisis hit in 2008 and our buyer pulled out.

"We were in a predicament. There were not many people interested in a project of this scale. We even had a Premiership footballer book a

viewing but he just came down the drive, turned around and left. So we thought, let's just get on with it ourselves."

It was never going to be straightforward to build. From the beginning, both Rupert and Jilly were full-time, hands-on labourers for the project, working with a core building team of just four people. Between bouts of labour, the couple researched, sourced and ordered the remarkable inventory of materials, which would give the house its presence.

"We wanted the traditional Palladian style with good proportions. We wanted large fireplaces and traditional sash windows, which give good light. But it was important that the interior reflected 21st century living, without the endless corridors old properties have. It had to

We were in a predicament. There were not many people interested in a project of this scale

– Rupert Higgin

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A MIX OF PERIOD AND DRAMATIC FURNITURE WORKS WELL IN THE LARGE BEDROOMS



PRETTY IN PINK – THIS HOUSE IS VERY MUCH A FAMILY HOME FOR THE HIGGINS

Q. When is a bi-fold door not a bi-fold door?



A. When it's a folding sliding door
(When it has more than two panels)

Why do so called Specialist bi-fold companies sell doors with more than two panels?

Q. If you have three shoes is it still a pair?

Bi-fold door (noun) An interior door (a door that closes off rooms within a building)
Meronyms (parts of "bi-fold door"): flexible joint; hinge (a joint that holds two parts together so that one can swing relative to the other)
bifold /bīfōld/ (adjective) 1. Twofold
bi /bī-/ or sometimes before a vowel (prefix) Two, twice, double

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We must have built
30 or 40 metre-high
walls from samples

– Rupert Higgin

be south-facing and we were very keen that it would be built with the best of modern and traditional materials to be as eco-friendly as we could."

Although the concepts were Rupert and Jilly's, architect Graham Moss helped tie the centuries together, marrying the exterior to an interior with purpose – a spacious family home.

The build was, to begin with, construction of the basement, which would house the 30kW ground source heating system, a gym and a strongroom, but building control were unhappy

about that and insisted the foundations went in first, then the cellar be built within them: "That had repercussions throughout the project," admitted Rupert, who found himself doing the work during a record period of rainfall, exacerbating the difficulties.

"In fact, laying out the foundations and getting the layout done is really worth sub-contracting out, in retrospect. The measurements really have to be spot on."

But the build progressed, the cellar – of reinforced concrete with drainage and waterproofing – passed the stringent building control: "Though it wasn't going to be lived in, it still had to be damp-proofed and of a very high standard of quality and finish," said Rupert.

The outer cavity walls were originally to be constructed of breeze blocks and rendered but during the build, the structural engineer advised that the outer wall wouldn't be strong enough to support 130 tonnes of Dholpur pink sandstone masonry, which were being cut to order in India and shipped across. A search began for brick that would not only have the strength but generate the right appearance.

"We must have built 30 or 40 metre-high walls from samples, in various combinations, until we opted for the same brick Prince Charles used in his Poundbury village project in Dorset. The bricks are variable and include a number that are black, which we sorted out and used elsewhere in the grounds."

Timing was everything; Rupert and Jilly got it about right, masonry arriving from India just in

continued on page 15...



UNLIKE THE PALLADIAN HOMES ON WHICH IT IS BASED, THIS HOME HAS LIVING SPACES SUITED TO MODERN FAMILY LIFE



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SOLAR PV PANELS ON A NEARBY BARN HELP ELIMINATE ENERGY COSTS

time throughout as the exterior went up. There were a few last-minute changes, including the installation of a slightly grander cupola in the roof, but few setbacks, and the family were able to move in 20 months after the building began – a speed that impressed a local builder so much he said so.

There are few short measures in the Higgins' home. Throughout the house, there is proof that the devil is in the detail. To underline the couple's determination to keep the environmental impact of the house to a minimum, the bricks were laid with lime mortar, the timber painted with coat after coat of linseed paint, and the roof recycles huge slates from a Lancashire mill.

Rupert and Jilly have also made every effort to reduce energy bills, with 10kW of solar PV on the roof of the barns nearby and plans for solar thermal panels to further enhance energy efficiency. This all lies well within Rupert's area of expertise; his company The Green Electrician specialises in installing and managing electrical systems. Having gathered the energy, however, it's also important that the house retains it.

The sash windows may look ordinary but are very far from it; though even close examination can't detect it, they are double-glazed units from Slimlite and utilise Xenon gas in the tiny



THE HIGGINS' HORSES RECEIVED A NEW STABLE BLOCK, COMPLETE WITH TRADITIONAL CLOCK TOWER

insulation gap to achieve remarkable efficiency.

"A lot of people told me it was impossible to find the windows I wanted," said Rupert. The linseed paint is, says Rupert, the breathable barrier that will protect them for much longer than modern, solvent-based paint.

Already, it is clear to Rupert that his new home is cost-neutral – the feed-in tariff helping his solar PV panels offset the cost of energy needed to run the ground-source and air-source heat pumps, which themselves typically reduce energy use by 60 per cent or more compared to conventional heating systems. Thermal efficiency then makes the most of the 'free' energy.

Inside, the house reverberates with light and colour. Again, finishing materials were selected with huge zeal for perfection, cut stone and tiles sourced from as far afield as Italy and even North Africa for their durability and appearance.

continued overleaf...

There are few short measures in the Higgins' home. Throughout the house, there is proof that the devil is in the detail



AS A CENTREPIECE OF THIS HOME, THE DRAMATIC STAIRCASE MAKES A STATEMENT ABOUT ENGLAND'S HERITAGE

The pay-off is an interior that is classy without being ostentatious. The murals in the very grand hall – with its superb Palladian-style staircase – are, though, something of an exception.

"We met artist Robert Tedaldi and found out he lived nearby, so we suddenly decided to go for an over-the-top finish. The pictures have a romantic theme with our family incorporated in the tableaux, though not as obvious portraits. They reflect our lives here."

That's really the whole essence of the house; it's a reflection of the Higgins' lifestyle, with ample room for guests, a vast kitchen/dining

room, a modest drawing room, which begs you to collapse into a chair and read, a library, a steam room – impressive spaces with purpose but with an underlying modesty. It has only five principal bedrooms. It may be a big home, but this is very much a lived-in family home.

Outside, I photographed the stable conversion. It has a raised, covered garden room with log fireplace, all overlooking the pool. I could so easily imagine the sound of laughter and the spit and hiss of a barbecue.

Opposite the new stables with their little clock tower, I found Jilly in the allotment garden in her



wellies, with the dogs, setting the seeds for vegetables, elbow deep in earth: "This house is very comfortable," said Rupert. "We all love it."

I suspect that, if the premiership footballer had the benefit of the Higgins' vision or the gift of hindsight, he'd now be kicking himself for turning around in the drive. It's a very easy home to love.

THE DRAWING ROOM MAKES BEST USE OF THE PALLADIAN-STYLE, DOUBLE-GLAZED SASH WINDOWS



The pay-off is an interior that is classy without being ostentatious

project costs

Value of property now:

"Priceless, as it's our home!"

What was the high point of the project?

"Moving in, having finished the job on time and on budget."

The low point was:

"When we dug the cellar out in some of the wettest conditions the UK had seen for years."

Contacts

- Architect: Graham Moss / Moss & Co
- Building materials: TG Builders Merchants www.tgbuildersmerchants.co.uk
- Environmental electrical equipment: The Green Electrician www.thegreenelectrician.co.uk
- Lighting: Hampshire Light www.hampshirelight.net
- Paints: Holkham Linseed Paints www.holkhamlinseedpaints.co.uk
- Woodburning Stove: Saxon Homeware www.saxonhomeware.co.uk
- Internal stone: Rockford Stone & Slate www.rockfordcompany.co.uk
- External stone: Wilstone House & Gardens www.wilstone.com
- Marble and stone: Thomas Group
- Bathrooms: The Imperial Bathroom Company www.imperial-bathrooms.com
- Flooring: Mandarin Slate Ltd
- Internal doors: Create Joinery www.create-joinery.co.uk
- Chimneys: Poujoulat www.poujoulat.co.uk
- Sash windows: AR Manley & Son www.armanley.co.uk
- Plasterwork: PG Evans Ornamental Plasterwork
- Staircases: E Thomas
- Specialist roofing materials: Rooftec www.rooftecukltd.co.uk

editor's focus

2

EVOLVED DESIGN

Evolved Design offer a complete design & build service and are able to take you from design & planning through to building your home. They help by advising and demonstrating practical and cost effective options to achieve the highest standards of energy efficiency and building integrity, and use building components that range from timber frame to modern masonry construction with external wall insulation systems. All of their systems and products can be adapted to suit any design of home to meet current regulations or the advanced requirements of Passive House or the Code for Sustainable Homes. Evolved Design to suit you, your plot and your budget.

Enq. 109



1

TOTAL HOME ENVIRONMENT

Electrolux Central Vacuums are not as expensive as you might think. They're quiet, quick and easy to use, with 50 per cent more power than a portable. The unit is located in a garage, utility or cupboard, with 52mm pipe hidden in natural voids to perhaps only two wall inlets. Plugging an 8 metre hose into a wall inlet serves several rooms at once and the vacuum only needs emptying once a year! Using less electricity and lasting for over 20 years, the Electrolux central vacuum has permanent self-cleaning filters – great for allergy sufferers.

Enq. 108



3

THE OAK DESIGNS COMPANY

The Oak Designs Company uses the highest quality oak for all of their oak framed buildings, sourced from recognised, sustainable FSC and PEFC certified forests. Added to this oak's main environmental plus is its natural absorption of CO₂ from the atmosphere. Oak is undoubtedly the best timber for building and the surviving buildings bear witness to the lasting properties of an oak framed structure. The benefits of using 'green' unseasoned oak, is that when assembled and pegged together, the timber continues to contract, tightening the joints to give a superbly strong structure.

Enq. 110

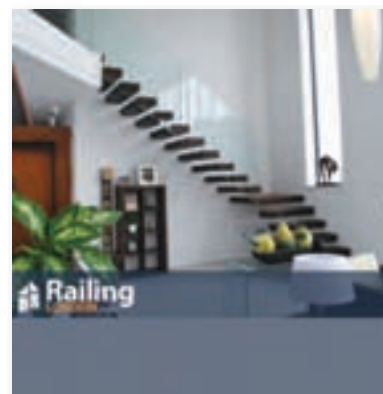


4

HANSE HAUS

Hanse Haus have an international reputation for building technologically advanced, extremely low energy houses, including the certified Passivhaus. This year, the German manufacturer is building their first certified Passivhaus bungalow in Scotland. A Passivhaus, in simple terms, is a structure with an outstandingly well-insulated air-tight shell. It utilises natural solar radiation and heat generated within the building, from such sources as human bodies and operating electrical appliances. Coupled with an internal heat recovery system, a comfortable living environment is maintained all year round. Consequently, any supplementary heat required on exceptionally cold days is minimal, which results in extremely low running costs, typically no more than 15kWh per square metre of floor area per annum, less than 10 per cent of a conventionally heated house.

Enq. 111



5

RAILING LONDON

RailingLondon specialises in creating stunning and innovative bespoke stainless steel railing, stairs and glass balustrade solutions for homes and commercial premises. The functional and contemporary designs are individually created with a flexible planning service that can accommodate simple domestic stairs through to unusual shapes and specifications for businesses. RailingLondon's product range has been carefully designed to withstand the stresses of daily use and products are impact resistant. The bespoke designs can also be incorporated onto balconies, sloped entrances and walkways, decked areas and other external applications as well as internal applications for stairs, balconies and galleryed landings.

Enq. 112

Renewable energy specialist named as national Green Deal pioneer

Renewable energy specialist Enact Energy has been named as one of the government's Green Deal Pioneers, one of only 22 companies in the country to be selected. Enact Energy's CEO John Egan met with climate change minister Greg Barker in London on April 4 to sign an agreement with the government, which will see it and fellow Pioneer companies such as Carillion, E-ON, British Gas, Kingfisher and Anglian Home Improvements be responsible for rolling out the Green Deal Initiative later this year.

At the meeting, Greg Barker called the signing of the Memorandum of Understanding a 'watershed moment' in the development of the Green Deal, which is the government's plan to improve the nation's draughty homes at no upfront cost through Green Deal providers such as Enact.

The Green Deal allows property owners to pay for energy efficiency refurbishments through their energy bills over a 25-year period, avoiding the need for large, upfront payments. The loan is attached to the property and remains with it even when the occupier changes.

In addition, the scheme is governed by a 'golden rule', namely – the expected financial savings must be equal to or greater than the costs attached to the energy bill.

Each eligible property will receive up to £10,000 of funding for energy efficiency improvements including cavity wall and loft insulation, double-glazing and solar energy measures. The government believes up to 26 million homes could be eligible under the Green Deal, creating some 65,000 jobs.

"Enact is pleased to be a part of the Pioneer Green Deal

Provider Group. The Green Deal promises to move the renewable and energy saving market on from the consideration of individual technologies and measures to a genuine 'whole house' approach to improving the energy performance of UK homes," said Enact Energy CEO John Egan.

"The role of a Green Deal Provider very closely matches the role that Enact has played since we launched in 1996 both under our own name and in partnership with local councils, and over the last few years on behalf of Marks & Spencer and Tesco.

"We have stayed closely involved in the development of the legislation and have contributed to the final shape of the Green Deal arrangements so it was logical for DECC to invite us to be an 'early adopter' of the Green Deal Provider mantle,"

he added.

The government will be now be working with the pioneers to ensure the move from testing into a managed launch in October works seamlessly and provides a good customer experience from day one.

Greg Barker commented: "The signing of this agreement between government and business pioneers represents a watershed moment in the development of the Green Deal.

"The commitment shown today highlights the opportunity organisations see in the Green Deal from community groups, SMEs to big business, which only bodes well for the scheme's future success.

"We will be working with these organisations to ensure they can fulfil the potential they have demonstrated today and become the first to offer Green Deals."

Enq. 113

An English man's home is his castle

The UK's dream home is a 4,000 sq ft detached house by the sea, with a swimming pool, according to research by home insurance provider, swiftcover.com.

The research discovered that although a detached home is 'the dream' property type for more than half (55 per cent) of UK homeowners, a cottage (15 per cent) and even a bungalow (13 per cent) made up the top three 'most wanted'. Six per cent see their dream home as being a castle.

For almost half (46 per cent), the coast is the location of choice, followed by the countryside for one in four (26 per cent). Age certainly influenced the location of the perfect pad with the majority (51 per cent) of those aged over 54 wishing for a seaside location, whereas the youngsters (18 to 24 year olds) saw their dream pad in a town or city centre (14 per cent) – more than any other age group.

Despite having a firm idea of what their perfect home would look like, less than half (41 per

cent) expected to be able to afford it at some stage in their life; however, those determined to fulfil their goal believe that they'll do so by the time they turn 44 years old. Just two per cent said they'd have it by the time they turned 30 years old.

James Barclay, home insurance underwriting manager at swiftcover.com said: "A detached house by the sea with four or five bedrooms is the UK's perfect pad. Having goals and aspirations is wonderful but it's such a shame that our property dreams are simply out of reach for the majority of us."

Swiftcover.com's own desk research went on to reveal the cost of the UK's dream home – analysing the data obtained from the above research i.e. a detached, four-bedroom house with a private swimming pool, alongside the price of existing houses matching this description currently on the property market – to be in the region of £1.5 million.

Accompanying the research, calculations revealed that with

a down payment of a third on the £1.5 million perfect house, the mortgage equates to £9,376.67 a month over 11 years, assuming the person was a first time buyer at 30 years old and acquires their perfect home at 44 years old. This would require a household income of £23,441.68 a month, or £281,300 a year – £140,650 each person, considering a couple would be likely to be paying the bill.

Brits' perfect pads weren't confined to a particular size, location or type but these perfect pads contained a few 'must have' entertainment rooms. A swimming pool was the biggest splash with almost half (43 per cent) citing one as a must have for their dream home. A cinema room (30 per cent) and games room (27 per cent) was also high on the list for many. Those with virtual billions demanded riding stables (eight per cent) and a golf course (three per cent) to accompany their four-bed detached house by the sea.

Enq. 114

Ahmarra doors for multi-million home in Ascot

Ahmarra Door Solutions' timber doors have been selected for a new luxury house in Ascot built by local developer, Beechcove.

The stunning brand new detached property is for sale for £3.4 million and offers accommodation of 8,000 sq ft set over three floors with a games room and gym. Features include a triple garage with annexe above and landscaped mature gardens.

After submitting samples, stained American black walnut veneered doorsets were selected by the client to complement the modern design of this elegant and spacious development.

The products were ideally suited for the project with materials incorporating BM TRADA Q-Mark certified fire doors with an FD30 fire rating.

Enq. 115



blending in with the environment

Maggie and husband Stuart chose a Skye Homes kit to build their home. They both liked the design and how it blended with the traditional style of the neighbouring 20th century croft houses.

Written by Anna Reynolds



They felt that building their own property would give them the freedom to have a traditional-looking home, with all the modern fittings of a new build

After visiting the Isle of Skye 16 years ago, Maggie Williams and her husband Stuart Quigley knew they wanted to live there one day. Although they loved the character of the old croft houses on the island, they felt that building their own property would give them the freedom to have a traditional-looking home, with all the modern fittings of a new build. It also meant they could choose a plot with beautiful views. Maggie, 37, says: "We originally intended on buying an old croft house and renovating it, but at the time the price of the old croft houses rocketed. It then dawned on us that we could buy a building plot for much less and build a home just as we wanted it, knowing that the roof and all the electrics would be sound."

The couple, who are both teachers, chose a Skye Homes kit to build their house because it was aesthetically pleasing and fitted in with the traditional, 20th century croft houses in the area. They first heard about Skye Homes when two

new houses were built in the nearby town, Portree, using the kit.

Maggie added: "Skye Homes seemed a natural choice as they had first-hand experience with building on the island. Their kits contain more wood than others, so they are strong enough to stand the windy conditions. We liked the simplicity of the design and how it is sympathetic to the local environment and surrounding style. We also liked the fact they had a bespoke design service."

In 2005, Maggie and Stuart bought a ½ acre plot in Ellishadder, near Staffin, Skye, overlooking a small loch and the Trotternish Ridge. The planning process was straightforward and took place within the Highland Council's time-frame as the land already had outline planning permission. As the plot is in a National Scenic Area it was stipulated that the house had to have natural slate on the roof, which had been in the couple's original plans. Maggie and

continued on page 23...



EARLY STAGES OF THE SKYE HOMES KIT BEING ERCTED

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Stuart, 38, also opted to have skewers on the roof to hold it down, which is a feature of original croft houses. This was one of the first designs that Skye Homes had made in this way.

John MacDonald, director of Skye Homes, newly acquired by Breton Developments, said: "We encourage our clients to make their houses look as traditional as possible to reflect the history of the island. Maggie's request for skewers was a challenge and required additional detailed work, which we were happy to provide. Since the project we have offered this design to other selfbuilders."

The drawings went into planning in 2006 but the build didn't start until 2008 as the couple were living and working full-time in Cumbria, an eight hour journey away. It was important that Maggie and Stuart could continue their teaching jobs while the house was being built, so they employed a project manager to oversee the development and Skye Homes handled the rest. Maggie

says: "Skye Homes dealt with the building warrant, drawings and registration process. We told them the layout and features we wanted and that was it. They explained everything to us and kept us updated at all times, while our project manager sorted out the tenders and tradesmen."

The severe weather conditions on the island presented several problems as it was often too dangerous for the builders to work on the site. On several occasions the scaffolding collapsed and a particularly heavy storm put construction on hold for two weeks.

The south-facing house has amazing views so the couple made sure that lots of windows were put in on all sides with Velux windows upstairs. However, the house catches the worst of the prevailing winds and initially rain came through, which meant that the windows had to be replaced with industrial strength seals; this solved the additional problem of draughts.

When it came to clearing the site, the builders

THE BATHROOM FITTINGS WERE SOURCED FROM LOCAL SUPPLIERS ON THE ISLAND



Severe weather conditions on the island presented several problems

continued on page 25...



MAGGIE CURRENTLY RUNS THE ART CAFE FROM HER FRONT ROOM

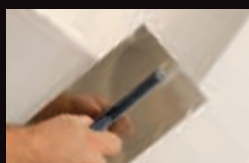
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THE HARDWOOD FLOORING AND TRADITIONAL DOOR FITTINGS GIVE THE LIVING ROOM A 'COUNTRY' FEEL

were unable to lay normal foundations as the ground consisted of peat and clay. They had to opt for a raft, which increased the cost of the overall project by approximately £10,000 and meant that new structural drawings had to be made, which delayed proceedings.

The couple had previously been living on the Scottish Borders in an old Cumbrian farmhouse dating back to 1690. They were in the process of renovating the property, which was damp and had to be pinned by two buttresses to keep it upright. Maggie says that one noticeable difference is how much warmer the new timber frame kit is compared to the old stone-built

house: "While we love older properties for their character they do come with a certain amount of problems and a lot of maintenance, which we were keen to avoid this time round."

All of the tradesmen working on the new build were local and used materials sourced from the island to keep the character of the house. This meant that any plumbing or electrical problems could be solved easily. This was important because the house is so remote. Most of the products inside the house were from local suppliers in the Highlands, including the hardwood flooring and the bathroom fittings.

The interior design is also traditional and has

All of the tradesmen working on the new build were local and used materials sourced from the island



THE HOUSE OVERLOOKS A SMALL LOCH AND THE TROTTERNISH RIDGE
continued overleaf...

WORK IN PROGRESS: PREPARING TO LAY
THE SLATES ON THE ROOF AND THE
SKEWS ARE ADDED TO THE
FRAMEWORK OF THE HOUSE



project costs

Cost of land: £52,000

Overall cost of project: £148,000

Value of property now: £225,000

What was the high point of the project?

"Seeing the house completed!"

The low point was:

"Discovering that the ground conditions were unsuitable to lay down the foundations. Combined with the severe weather conditions on the island, the house would not have been stable."

Contacts

- Joinery work: RK Joinery (Robert MacQueen), Braes
[www.rkjoineryisleofsky.co.uk](http://www.rkjoineryisleofsky.com)
- Project manager: George Milne, Struan
- Flooring: Russwood, Newtonmore, Purpletree, County Durham
www.russwood.co.uk
- Doors & worktops: British Hardwoods
www.britishhardwoods.co.uk
- Ironmongery: Jim Lawrence
www.jim-lawrence.co.uk
- Bathroom: The Bathroom Shop
www.thebathroomshop-carlisle.co.uk
- Kitchen: B&Q
www.diy.com

the same layout as a traditional croft house only it is slightly larger. Both the kitchen and master bedroom are 'country' style with ledged and braced doors and a range cooker. Maggie said: "The functionality of the layout is very appealing; it is cosy with no wasted space."

Maggie and Stuart were very involved in the building process from start to finish and would travel up from Cumbria during the school holidays to work on the house: "We very much wanted to be hands-on and spent one New Years Eve laying the stone slabs in the kitchen!"

They moved in during June 2009 and Maggie admits they were worried about the valuation of the property on completion: "When the house was being valued we were told that house prices in the area had dropped between 10 and 20 per cent," she said. "Fortunately, because of the high standard of workmanship, and in particular the joinery work, the house was still valued at £225,000, which was the same as had been predicted before."

Maggie's dream was to set up an art cafe in a purpose built building next to the house, where she could pursue her own artwork. She gave up teaching in September 2011 and is living in the new house in Skye while Stuart finishes the renovation in Cumbria. Work is now underway to build the 'Ellishadder Art Cafe,' however, the builders faced the same problem with the ground conditions and had to excavate 1.5 metres deep and fill it with almost 300 tons of rock for a solid foundation.

Meanwhile, Maggie has been running the cafe from her lounge in the Skye Homes house where she sells handmade home accessories. The location and beautiful views make it the perfect spot for Stuart to pursue his landscape painting, which will be sold from the cafe. Maggie added: "Everyone you speak to about building your own home envisages it being a stressful process but ours certainly wasn't, we really enjoyed the whole thing!"



The functionality of the layout is very appealing; it is cosy with no wasted space
– Maggie Williams

THE HOUSE IS SOUTH FACING
WITH BRIGHTLY LIT ROOMS



Hultafors



With over 14,000 products judged in this year's programme, the 'Best of the Best' accolade was summed up by comments that the Judges were impressed with the wrecking bar's unique functionality, safety and modern design. The product's improved design and revolutionary features now mean that you get a tough job done in almost every conceivable working environment on site. This advanced wrecking bar's adjustable claw can be rotated through nine different positions to ensure the optimum working position for the task at hand. Manufactured from high quality steel with an ergonomic easy-grip, rubber-clad handle, the Wrecking Bar's wide contact surfaces and thin ends make it easy to use.

Enq. 118

Everbuild Building Products



Everbuild Building Products have launched a brand new range of wood stains and varnishes to the market and they are asking you to try them out and believe it for yourself. Their top quality, five year, quick drying wood stain enhances the natural qualities of wood while providing a long term weather-proof protection. Available in six popular shades: Antique Pine, Dark Oak, Natural Oak, Mahogany, Rosewood and Walnut, the range is ideal for use on smooth planed exterior and interior timber such as doors, windows, conservatories etc. An ultra-hard, heatproof clear varnish completes the new offering.

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Enq. 119



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Enq. 120



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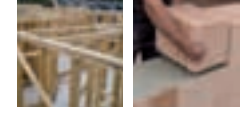




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Enq. 121



Showerlux

Bathroom manufacturer Showerlux has unveiled an enhancement of its high quality, extremely popular Glide shower enclosure range. The updated collection now features a new handle design, detachable lower wheel system and comes with a lifetime guarantee to ensure a hassle-free showering experience.

Now designed with new handles on both sides of the frame, the refined range allows the user to easily open the shower door from both inside and outside the enclosure and also enriches the visual appeal to provide an enhanced shower solution.

As with all the enclosures in the Glide range, the doors incorporate the easi-glide roller system to allow them to slide open effortlessly. Augmenting the seamless glide design, the new detachable lower wheel system enables the enclosure to be safely removed from the enclosing frame, making it easier to clean, and maintain.

Tel: 02476 882515 www.showerlux.co.uk

Enq. 122



an exciting new home show for the north west!

If you're interested in inspirational design ideas, renovation tips, energy saving solutions and the latest products and services for the home then look no further! The Northern Home Show, the north west's only dedicated home show, will be launched in Manchester at the Trafford Centre from 15-17 June 2012.

Held at Event City, the Northern Home Show is for everyone interested in making the most of their home. A must-visit event, the show offers a one-stop shopping opportunity covering all aspects of home improvement, renovation, self-build, interiors, energy efficiency and gardens.

And that's not all! The Show features free seminars, live demonstrations and advice from the experts, giving you the skills and information to tackle your home and garden projects with confidence.

Taking place during the Love Architecture Festival 2012, you will be able to arrange short consultations with chartered architects from the Royal Institute of British Architects, there to help make your dream home a reality.

Tickets are £8 per person on the door (children under 16 go free). For more information and advance tickets, ring 0844 888 4415 or visit www.northernhomeshow.co.uk.

Tips for selfbuilders and renovators

Aspiring to create a truly individual home is a dream shared by thousands of homeowners but is not to be undertaken lightly.

Selfbuilders and renovators do it for a variety of reasons. They want something different – perhaps an environmentally sustainable home or custom-built for their work and interests. Or they fall in love with a chapel or a barn and decide to convert it.

Whether building from scratch or renovating, embarking on a major building project calls for careful planning. It's estimated that for every 10 people who explore the idea, only one realises their vision. To help ensure you have the best chance of being that one in 10, the organisers of The Northern Home Show have some top tips to offer.

Tip 1 – Setting your budgets

Before falling in love with a potential project, have a definitive budget in mind, then add 10 per cent as a contingency – realising dreams is not an exact science and costs have a habit of escalating.

Work out how much it is going to cost to live during the building process. You could rent or even stay put rather than living in a caravan on site but this will be at a price. Find out from mortgage providers what they are prepared to offer. With the annual UK Mortgage Market Map from Datamonitor predicting a 141 per cent growth in gross self build lending over the next three years (from £790 million to £1.9 billion by 2015) it's likely that there will be a range of products on offer.

Tip 2 – Finding a plot or project

Finding the plot or project for your dream home is a challenge. Prices vary enormously and it is difficult to compare like with like values as you would for similar existing houses. If you decide
continued overleaf...



you want to live in a particular area, it pays to do some legwork. Obviously, sign up with local estate agents for details but also ask around in local pubs and shops – maybe put an ad in the local store or newspaper.

Tip 3 – The design

Building for yourself requires passion, time and energy, as well as good management skills and a huge amount of forward planning. The best and cheapest builds are those that take years to plan and only months to build. The early stages of the project are crucial because at this point the architect translates dreams into elevations and the planners have their say. Finding the right architect or package build company is so important. Work with someone who has relevant experience and sympathy for your ideas. Interview architects and visit package build companies. Look at examples of their work and choose the one you get on with and who shares your view of the world.

Tip 4 – Planning permission

To get planning permission your design needs to fit into the landscape and local building pattern. You may need to do some persuading. It can be a good idea to take photographs of the neighbourhood to show the local styles to support your case. It may be worth contacting a planning consultant if you want to build in a particularly sensitive area. This service can be well worth the money as they will usually be able to give quite clear guidelines of what the local planning authorities are likely to consider. Remember that the planning authorities are a service to the local community and not the enemy – the idea is to work together!

Tip 5 – Material matters

Having the opportunity to specify the materials and the aesthetics of a building is tremendously appealing but, be warned, the choice can be daunting. Your architect should advise you and the planners will have their say but you will have

to decide which roof tiles, floor coverings, window frames, etc, you want for your house. Look into the cost, quality and availability of materials, and how easy or problematic they are to work with. Do this before the build starts. Problems with lead times and availability from different sources are major reasons why builds run late.

Tip 6 – Quality control

Be on site as much as you can, even if you have appointed your architect or builder as project manager. This keeps the communication flowing and ensures that decisions are made without costly delays. Choose kitchen and bathroom fittings and measure carefully to make sure they fit. Compromises will undoubtedly need to be made during the design and build. Establish early on what your priorities are.

Tip 7 – Homework

Do your homework. Get as much information as possible by researching online, buying magazines and visiting The Northern Home Show, on at Manchester's EventCity, the Trafford Centre, from 15-17 June. As well as exhibitors the Show features free seminars, workshops and advice from the experts. Taking place during the Love Architecture Festival 2012, you will also be able to arrange short consultations with chartered architects from the Royal Institute of British Architects, there to help make your dream home a reality. Tickets are £8 on the door (children under 16 go free). For more information and advance tickets, ring 0844 888 4415 or visit www.northernhome-show.co.uk.

Free tickets for Selfbuilder & Homemaker readers!

We've got 100 pairs of tickets to The Northern Home Show to give away to our readers. To get your free tickets, simply follow the link www.northernhomeshow.eventbrite.co.uk and type in the code SBH.

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Enquiry

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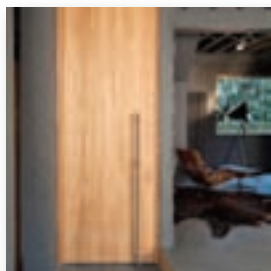


Transform a dark and unappealing space with the use of natural light and ventilation – an attractive hardwood **Quayside** conservatory lantern roof, created from Far Eastern, sustainable hardwood.

The glazing bars used in the lantern comprise a two-stage aluminium capping system to provide a weather tight seal. The glass is supported by neoprene gasket, which is secured externally by maintenance-free, powder-coated cappings.

Each element of the roof is colour-coded in its finish to suit the style of the orangery or roof area it is intended to enhance. Internally, each area of the roof, including rafters, hips and ridge, have a deep timber moulding. Optional aluminium finials and cresting.

Enq. 310



Urban Front Ltd, manufacturers of steel reinforced hardwood contemporary front doors, has just announced a range of unique interior doors. These highly sound insulated hardwood doors come with matching frames built with acoustic seals on all four sides and with concealed or pivot hinges. They are available in sizes up to three metres by 1.2 metres wide. The doors are available in 16 different contemporary styles and six different hardwoods with the choice to match to all the external door designs as well. They come with a wide choice of hardware, including clear and sandblasted glass and brushed stainless steel accents. Each door is meticulously designed and hand-made to order and is available with Urban Front's unique pivot hinge system.

Enq. 314



New from **Schueco UK** is the ASS 77 PD, a range of motorised, 'panoramic' aluminium sliding doors offering varying levels of thermal insulation. Able to accommodate very wide openings with two, three or four leaves each up to 3.2 metres wide and 3.5 metres high, these premium doors are ideal for high-end residential properties.

A key feature of all versions of the doors is the minimal profile face widths of the central meeting styles (30mm) and the fact that the outer frame (200mm deep) is completely concealed in the building structure on all four sides. This not only makes the doors appear supremely elegant, but also maximises the area of clear glass, thus allowing the maximum amount of light transparency.

Enq. 302



1st Folding Sliding Doors is a national company based in London, offering the supply and/or installation of specialist concertina style and sliding doors. Their staff have many years of experience behind them and are proud to offer a personal service, handling the project from concept to completion. They have their own in house fitting teams to ensure the installation is carried out with the minimum disturbance. Alternatively, they can supply doors and you can arrange for the installation to be carried out yourselves. They can arrange a free site survey to offer advice on designs and will follow that up with a quotation with no obligation for you. Folding sliding doors provide a wider opening and are available in an enormous choice of colours and finishes, and security.

Enq. 318

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Enq. 303

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There are plenty of joinery manufacturers offering 'made to measure' joinery using their standard profiles and specifications. **Brinard Joinery** can offer the same type of service at competitive rates but also offer a fully Bespoke service. The 'keyword' at Brinard Joinery is choice; choice of materials, profiles, fittings, configuration, style, finishing and glazing. Whether you require modern, contemporary, traditional or classic style, they can create a product that meets your needs and can match existing joinery exactly to satisfy the requirements of local authorities for heritage, conservation projects or listed buildings and frequently get involved to create a solution that satisfies conservation requirements in appearance, while meeting modern standards of insulation, glazing, ventilation and treatment.

Enq. 321



Duration Windows has successfully been manufacturing windows and doors in Essex for over 25 years. According to Duration's MD Brian Chelton, their longevity is due to the broad range and continuous development of products offered.

Duration Heritage Windows benefit from bespoke profile related butt hinges and class leading security while maintaining super-slim sightlines. Security has been improved by using the unique Chelton locking system, which is driven by a wide range of beautiful Chelton handles. Handle styles include old monkey tail styles through to ultra modern slim flush designs. Brian has further developed the Chelton system so that the Chelton locking and handles also fit the Smarts Alitherm 47 and Beaufort Advanced systems.

Enq. 313



The **Express 'XPView'** is the most superior quality bi-folding door system manufactured in the UK. Although face widths are narrow, with a typical sightline of 120mm, the frames are incredibly strong, allowing the individual door panels to be made up to 1,200mm wide and 3,000mm high. With these same dimensions, the even more impressive XPView80 boasts a typical sightline of an incredible 112mm. High insulation technology means an overall U value of 1.3 is achieved – the lowest U value of any aluminium bi-folding door in the world. Other features include attractive profile design with radiused edges and EPDM glazing gaskets with discreet gasket lips preventing black borders around the glazing. The door leaf-stack folds easily, gliding almost silently.

Enq. 316



With the increased popularity of oversized sliding doors and windows the development of a suitable fly screen system has been a top priority. **The Flyscreen Company's** Sliding Fly Screen System for panoramic doors and windows brings the garden into the home, without the flying insects. Individual sliding panes can be made up to 2 metres wide and 2.5 metres high without the need for mid-rails, allowing uninterrupted panoramic views. A complete system is made from one or more panes to mirror the arrangement of the doors or windows being screened. Frames can be custom painted to match door and window frames. Strong PVC coated fibreglass mesh keeps flying insects out and allows light in without restricting views. The system is designed to allow a variety of different fitting methods.

Enq. 306

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Enq. 305



Garador has put style back into front doors with its upgraded range of high quality, fully insulated Frontguard doors.

The doors, which are already proving to be popular with consumers, not only look stunning, but they are quality engineered and manufactured from top quality materials.

The FrontGuard range is available in both steel and aluminium with panel designs in both classic and modern styles, appealing to all tastes.

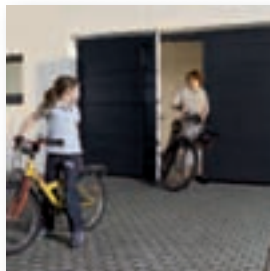
They are also available with a choice of either timber or aluminium frames.

Enq. 322



The Heritage Window Company is an established family run business with over 45 years' industry experience. It was specifically formed to provide a bespoke service to discerning homeowners who are passionate about retaining the original window style in keeping with the character of their property, while improving on energy efficiency, weathering and maintenance. The Benenden™ aluminium window is the slimmest aluminium section on the market and has been uniquely designed to replace and replicate the original metal windows of period properties, while providing the benefits of modern performance glazing. The Benenden™ window can be installed direct into brick or stone, into existing or new timber frames and can be individually designed to replicate the shapes and sizes without compromise to aesthetics.

Enq. 307



Combining form and function, a sectional garage door with an integral wicket door is the latest example of engineering excellence from **Hörmann**. Available as an option with both automatic and manually operated doors, this hinged door, within the garage door, allows easy access without the need for a separate side entrance. The attention to detail includes Hörmann's unique trip free threshold. This stainless steel threshold strip is only 5mm high at each edge rising to 10mm in the centre and features adjustable double seals to compensate for uneven floors. Innovation continues with patented finger trap protection across the wicket door, its frame and the entire sectional door. The wicket door frame can be supplied as anodised, in a neutral colour, or to match the main door panel.

Enq. 309



As the only window brand in Europe with nine passive house certificates, **Internorm** represents the leading expertise in energy efficient windows and doors for over 80 years, and is the market leader in Europe for highly thermally insulating window systems.

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Internorm is currently running a Spring Promotion on some of their product ranges, which ends on 15 June 2012.

Enq. 304

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Enq. 307



Revolutionary and stylish, **JB Kind's** new Eco Flush door range is ground breaking and economical. New state-of-the-art painting technology creates the flawless timber graining effect for these remarkably affordable doors. Constructed with a cellular core (solid core for glazed and FD30 fire doors), the superior painted finish offers consistent uniformity, ideal for matching purposes. Available from stock in a variety of designs and finishes, including Wenge, Ash Grey and White, as well as FD30 fire door and glazed options. Eco Flush's bespoke service offers much more: paint finishes that include Wenge, Ash Grey, Walnut, Oak, Maple, Limed Oak and White. Different design styles include plain flush with horizontal or vertical graining and so much more...

Enq. 319



Old Manor Cottages design and manufacture traditional windows and doors for modern living in listed buildings and homes situated within conservation areas. Old Manor Cottages is dedicated to historic preservation, as owner, Richard Smith, explained: "Old Manor Cottages came about due to the lack of traditional windows being made. We decided it was time to design and manufacture a range of windows that were very traditional in style but incorporated modern technology discreetly." Offering a range of box sash and casement windows with matching doors built to the traditional and stylish designs of the Georgian, Victorian and Edwardian periods (all manufactured in their Northamptonshire factory), Old Manor Cottages have transformed the way modern day double-glazing is produced.

Enq. 315

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Enq. 308



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Enq. 309

IronmongeryDirect



For those looking at practical storage solutions in constricted spaces, one popular consideration is fitting pocket doors. These have the advantages of not only freeing up floor space but are great for hiding away clutter on shelving systems behind them. IronmongeryDirect supplies Eclipse Pocket door systems, which are simple, functional, strong and reliable. They work well anywhere floor space is at a premium, freeing up previously unusable wall and floor space with a sleek, clean and modern appearance. A cost effective solution for storage concerns can be found in the form of simple yet robust metal shelving, Aspect.

Tel: 0808 168 28 28 www.IronmongeryDirect.com

Enq. 326

Ingersoll Rand Security Technologies



Ingersoll Rand Security Technologies' CISA Astral S and AP3 S cylinders are among the first to attain TS 007, the latest kitemark security standard for cylinder locks. TS 007 is aimed at the retrofit market and has been introduced specifically to address the vulnerabilities of lock cylinders. The standard is characterised by the use of a star rating and has been designed to rate protection against cylinder snapping, bumping and other methods of access. The new standard is designed as a three star solution. Under the ratings, maximum three star protection can be achieved by a combination of a cylinder (marked with one star) and security door furniture such as a strengthened door handle (marked with two stars).

Enq. 327

Keylite Roof Windows



Keylite Roof Windows has been awarded the Charles Godfrey Product of the Year 2011 Award by Professional Builder magazine, for its innovative range of roof windows, which incorporate the company's unique 'Flick Fit' bracket design. The award follows in-situ product testing conducted by the magazine. The ground-breaking 'Flick Fit' technology enables the installer to fit the roof window from inside the building without removing the sash, thus dramatically

reducing installation times. The pre-fitted brackets are simply flicked into position so that the window can easily be lifted into place from inside the roof, removing many of the associated risks of working at height.

Enq. 328

Westbury Windows & Joinery



New research by Westbury Windows & Joinery, the UK-based designer and manufacturer of standard and bespoke windows and doors, shows that white is the most popular colour for wood front doors or entrance doors in the UK today. Natural stained and/or varnished finishes are the second most popular choice with black in third place. Jonathan Hey, managing director of Westbury Joinery, said: "When you open a front door or entrance door, it is said that you shake hands with the house, so to make a good first impression, a house needs a solid, well maintained door that is in-keeping with the style of the property."

Tel: 01245 326 510 www.westburyjoinery.com

Enq. 329



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Enq. 310



Garador

Garador, the major garage door manufacturer in the UK, has taken the design of the garage door one step further with the launch of its new range of "Design Doors", which gives a whole new design choice for the outside appearance of properties. The range includes nine stylish designs of subtle circular and square shapes, which are available on Garadors "Design Range 100" – horizontal panels or "Design Range 200" – vertical panels. And, with a choice of eight colours, white, black, green, blue, steel blue, brown, red and titan metallic, the Garador Design Range offers something for everyone, and will compliment the exterior of any home. The Garador Design Range is manufactured in the UK to the highest standards of craftsmanship and with all their products Garador offers a superior guarantee of 10 years. Simon Hipgrave, MD of Garador said; "Today's homeowners really care about the appearance of their property and are able to choose from thousands of different designs for front doors, however, the garage door has traditionally been plain, until now. The designs of the range complement the range of Garador's "FrontGuard" front doors

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Enq. 330



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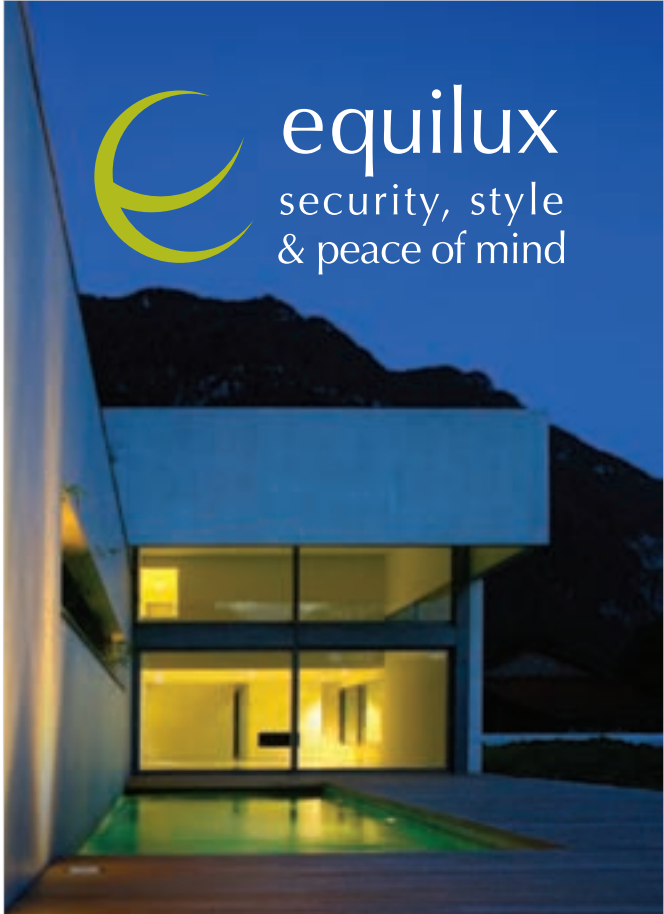


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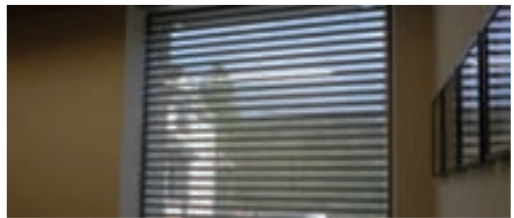


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Enq. 312



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Enq. 313

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Enq. 314

Old Manor Cottages

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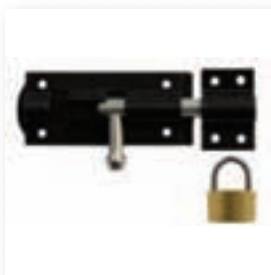
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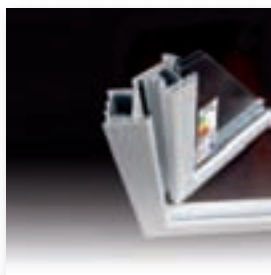
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Enq. 315



QualityIronmongery.co.uk is the new company on the web, providing a great service offering the best products at the lowest trade prices. Their extensive range is available in many finishes and includes external bolts, hinges, padlocks, brackets and much much more, probably one of the widest choices in the UK. Sales in 2012 have already exceeded those in 2011 and are expected to quadruple by the year end. The reason for this rapid expansion is that Quality Ironmongery buy in bulk. There are no gimmicks or fancy packaging and no retail outlets so overheads are minimal. You can only buy online or over the phone. All savings are passed on to the customer resulting in probably the lowest prices in the UK. The wide range, low prices and next day delivery ensure this business is one to watch.

Enq. 323



Developers, installers and homeowners can take the easiest route to Building Regulations compliance for new or replacement windows by specifying Planitherm, one of the most energy efficient glass for windows available. Manufactured in the UK by **Saint-Gobain Glass**, Planitherm Total+ has been optimised for Window Energy Ratings thanks to its balance of very low thermal losses and high solar gain. This can improve a window's energy index by more than 13kWh/m²/year compared to traditional hard coated low-E products (more than one band width). Typically, using Planitherm will easily meet the required Window Energy Rating of C, and with many frame and glazing component combinations an A rating is achieved.

Enq. 301



Experience seamless design and pure innovation by creating a brighter, more organic living space for those you care about the most. **Solarlux's** contemporary wintergardens, bi-folding glass doors and glass canopies allow you to reach out and capture your natural environment while you relax in unadulterated, thermally-insulated comfort and style. Solarlux's new SL97 glass door system represents a breakthrough in passive housing. Floor-mounted or top-hung, internal or external-opening, the panels fold back to give you a fluid transition into the world beyond. Superior, triple-glazed insulation for higher than average energy savings. Outstanding, low maintenance weather protection and long-lasting engineering for easy, quiet and smooth operation.

Enq. 305



Introducing unique Monoslide80 slide-and-stack door, the latest addition from **Sunparadise** the bespoke aluminium glazing specialists. Moveable M80 glazed partitions run along a single track and each panel is engineered to slide easily around corners of any angle between 90° to 270° into a remote stacking area. Constructed from highly insulated thermally broken aluminium sections the Monoslide80 achieves a Uw Value of just 1.4 when combined with standard Sunparadise glass or lower with additional glazing options. The Monoslide is just one of the beautifully engineered products offered by Sunparadise whose extensive range of bespoke aluminium glazing incorporates roof glazing and curtain walling alongside folding and sliding doors, doors and windows.

Enq. 303

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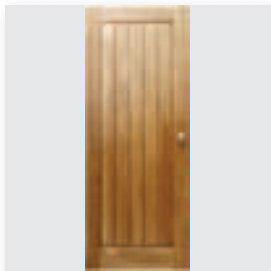
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Enq. 316



Solid Oak Contemporary doors have a unique quality very few products truly capture. A contemporary design that suits a modern environment but with traditional build quality that can't be improved upon. And that's particularly relevant to the self-build market because self-build homes more than any other examples of architecture or home design reflect modern living. Many people choose to self-build because they want a traditional looking home on the outside but a truly modern design on the inside. The solid oak contemporary door from **UK Oak Doors** is not like doors from other suppliers that use veneers. They're available with the option to add glazing too and all use traditional construction methods with mortice and tenon joints so will last a lifetime.

Enq. 308



If your idea of white doors is the somewhat dated and tired looking moulded skin offerings found in many DIY outlets, then it's time to think again. The new Just White Range from **Vicaima** presents contemporary styling, multiple surface options and different shades of white to re-invigorate this timeless classic. As well as adding a clean and fresh look to any decor, the new Just White Range offers undiluted style and a fresh look for UK homes. Just White creates plenty of scope for design with a choice that includes everything from a clean and simple flush surface to intricate face grooving in a selection of interesting and geometric patterns. Additionally, Just White doors can be fitted with decorative glazing and inventive openings to bring light and flexibility to interior space.

Enq. 317



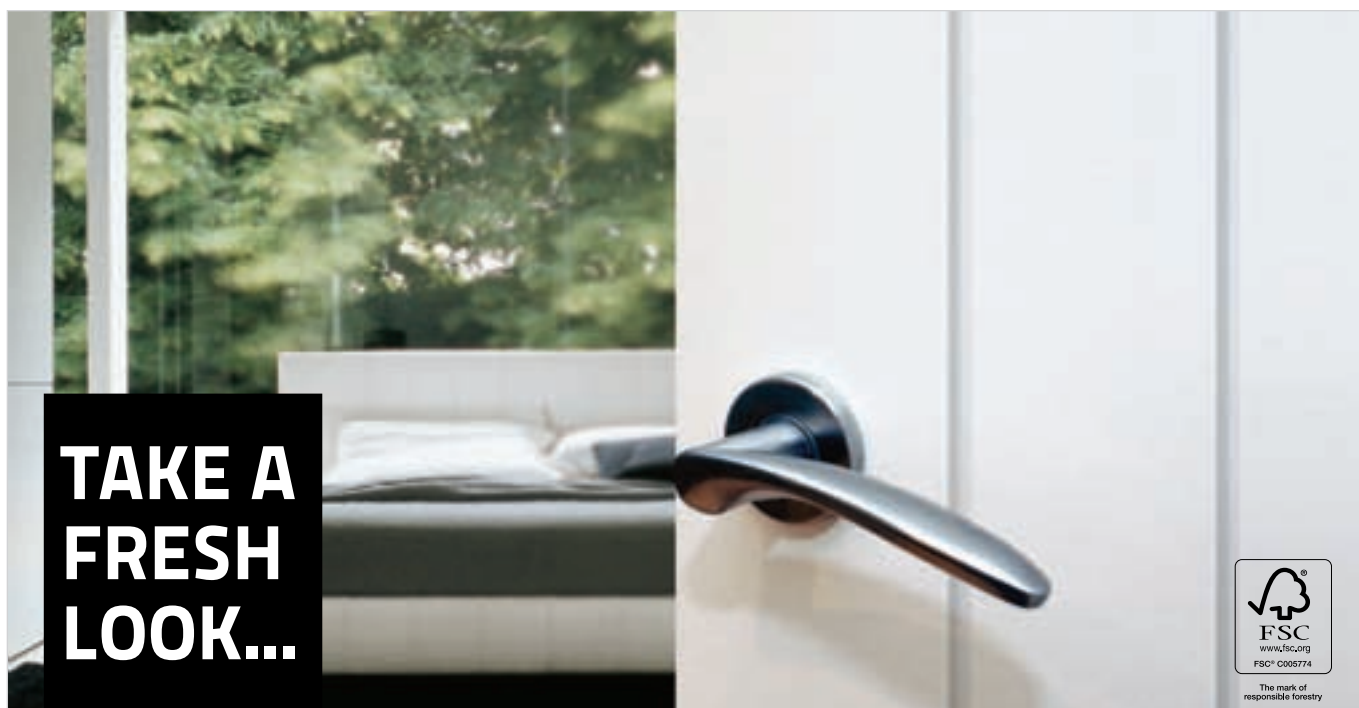
Timber windows and doors manufacturer **Allan Brothers Ltd**, which is embarking on a campaign to sell more of its products direct to consumers, has a new sales director. He is Dareth Daley, who is returning to the position he held with the Berwick upon Tweed-based company he left 10 years ago. "The fact that Allan Brothers is now owned by the progressive Inwido Group is a major factor in my returning to the company, coupled with the opportunities for growth, particularly in the south of England," said 51 year-old Mr Daley, who has worked in the construction sector selling doors and windows for 30 years. He added: "I'm keen to develop the profile of the brand and increase the profitability of a company which has a proud heritage and has just celebrated its bi-centenary."

Enq. 331



Door knobs are available in all different styles and a huge array of finishes. **The Door Handle Company** look at the variety of door knobs that you can buy in most DIY shops or online stores. A mortise door knob implies the use of a lock or a latch or a bathroom lock that is mortised into the door. This requires wood to be chiselled out of the door to fit the internal latch or lock to be input into the door. Rim door knobs are designed for use with a rim lock or a rim latch. This type of lock and latch are fitted to the outside of a door and not a lot of preparation is needed to the door before fitting them. Centre door knobs, as the name implies, are centre door knobs, they are fitted to the centre of front doors. This is widely chosen for its design and added style to the front door.

Enq. 332



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Enq. 318



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Enq. 320

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Enq. 321

Vicaima



With the introduction of the latest Vicaima website, www.vicaima.com, the company presents an exciting and new brand segmentation, which has been set out into three new strategic areas. This will ensure clearer communication of its many solutions for clients and specifiers in the construction and architectural sectors. The new website contains many innovative changes, together with an area specifically tailored for professionals, providing rapid access to technical information for interior doors and related products. Visitors will be able to navigate easily around the three new Vicaima brand segments, which introduce highly creative aesthetics and an innovative approach to product development.

Enq. 333

JELD-WEN



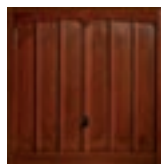
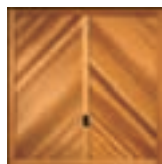
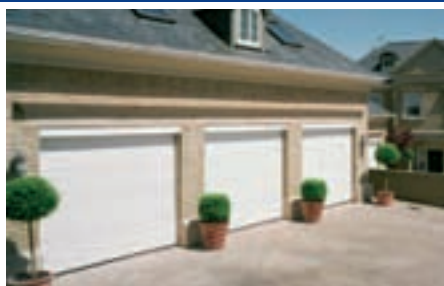
The current trend to create a light and airy living space, with the flexibility to close off or open up a room, has now been enhanced even further with two exciting new additions to JELD-WEN's popular Room Fold Plus internal sliding folding door range; a Shaker clear door and a new Aston three light design. The Aston and Shaker designs are manufactured from chain of custody-certified American white oak and feature Room Fold's unique design without the need for a bottom track,

which provides the benefit of uninterrupted flooring from room to room. The tri-fold configuration means that doors fold and slide away simply and conveniently to increase the amount of available space.

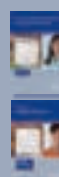
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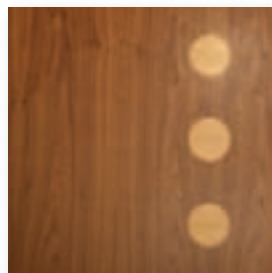
Origin has introduced a range of new product enhancements for its Easifold bifold doors, including bespoke designer blinds, a new walnut woodgrain finish and colour coordinated weather seals. Origin doors are also available with the new Euro Magnum kite marked cylinder, which will provide extra security features making them resistant to force, tampering, torque, sawing, fire, picking plus lock bumping and snapping. The new blind options include: roller blinds, roman, vertical and panel, and will be available in an array of striking modern patterns to soft colours in textured fabrics. Origin has also reduced lead times on all its RAL and dual-RAL colours to just three weeks. This is in addition to the existing 'Your lead time not ours' service, which provides customers with an immediate turnaround on 10 of its most popular colours.

Enq. 325



Country Hardwood manufacture windows, doors, sliding bi-folding doors, conservatories, orangeries and roof lanterns in hardwood to the trade building market. Their products are state of the art, combining beauty with the latest technology available today. All products are manufactured on CNC machines to ensure precision and quality every time. They have a large factory where everything is manufactured in-house, and shipped all over the country. Country Hardwood can manufacture bifold doors up to 15m wide and 3m high. They use unique handles that do not collide on opening doors and can manufacture any size, shape, panel or bar design and colour. Their roof lanterns clip, glue and screw together and are made on a CNC machine that accurately cuts all angles and pre-drills all holes for ease of fitting.

Enq. 336



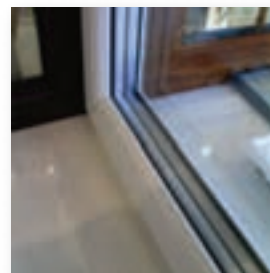
Design A Door & Joinery Limited specialises in all types of doors. They have recently designed and manufactured a unique range of flush doors, featuring both standard solid internal doors and a complementary glazed door collection.

The solid and glazed doors are also available as FD30/60 Fire Doors, both in either standard sizes or bespoke and in a choice of veneers.

Within their products they can also supply all the mass produced items at competitive prices.

Whether you require traditional flush veneer, panelled doors or a range of modern contemporary doors, Design A Door & Joinery Limited can offer it all.

Enq. 324



VEKA fabricator, Force 8, has launched a new range of triple glazed windows in the VEKA 70mm FS frame system, which can achieve U-values down to 0.6W/m²·K. As Dennis Sumner, MD of the Stockport-based manufacturer explains, triple glazing has been around for decades in Scandinavia and Canada, but the doubling costs of energy in the UK means now is the time for the extra pane: "With the cost of energy set to increase year on year, we believe that the market is more than ready for triple glazing. "The most energy efficient window available today, triple glazing offers 40 per cent more efficiency than standard 'A' rated double glazing. When you fit Force 8's new range of triple glazing you are installing the very latest product that the glazing industry has to offer."

Enq. 335

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Simply call **0845 450 6662** or visit **www.origin-global.com** for specifications and guide prices.

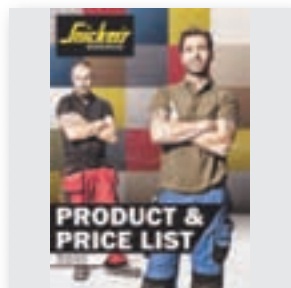
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325

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Whatever the task, whatever the season, the Snickers Workwear System provides the ultimate solution to make every man and woman's workday easier and safer. So get to know the cutting-edge range from Snickers Workwear...in every stitch, it's miles better.

Enq. 123

Balcony Systems



Balcony Systems, supplier of glass balustrading and curved sliding patio doors, has introduced the BalcoNano® heavy duty glass cleaner – the seriously strong answer to restoring heavily contaminated glass surfaces back to as good as new. Some glasses with severe surface deterioration and corrosion caused by deeply-embedded dirt, grime and deposits that have accumulated over time can be restored by using Balcony's acid-based product. Easily-applied using a cloth, the BalcoNano® heavy duty cleaner loosens and releases these firmly-ingrained contaminants that can be difficult to remove with standard cleaners. Within minutes, the glass surface can be restored to its natural shiny appearance.

Enq. 124



Swish Building Products

Swish Building Products offers a range of 'over' fascia ventilators that provide unobtrusive roof ventilation replacing the need for vented soffit. Available in 10mm and 25mm options, these offer clean unbroken sight lines to the roofline. The Swish ventilators offer complete compliance with Part F of Building Regulations for England and Wales. Under these regulations roofs with a pitch between 15° and 70° and insulation at ceiling level require a 10mm air path at the eaves, while flat roofs or pitched roofs with the ceiling following the plane of the roof require a 25mm air path at the eaves. Greg Wilde, Swish Building Products, said: "There is huge focus on insulation and energy efficiency but adequate ventilation, particularly in roof space, is of critical importance if condensation build-up and all the problems that go with it are to be avoided." The Swish systems are available in one metre lengths and interlock for a quicker and more efficient installation. They are also substantial enough to take the weight of the bottom row of roof tiles and restrict the ingress of insects and small birds without restricting airflow. The Swish ventilators also meet the current edition of BS 5250:2002 governing ventilation, as set out in building regulations for Scotland and Northern Ireland. For more information on Swish's full range of rainwater, roofline and cladding products visit the website or call.

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Enq. 125

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Enq. 127

Local knowledge of your proposed building site is critical to the success of a reed bed treatment system



is a reed bed the answer?

by Andrew Seall – Pillerton Designs Limited

This is a conundrum many grapple with, and unfortunately some never solve, so we are going to try and make this problem easier to solve for everybody. Firstly, what is a reed bed? Most commonly it is a plantation of grasses in a gravel or other media bed, through which water passes. Some reed beds are constructed for biodiversity benefits only and some are built for waste water treatment. For now we are going to concentrate on waste water treatment.

There are many types of reed bed for waste water treatment, depending upon the type of waste water and the location. There is not a 'one size fits all' type of reed bed because the

local conditions have a great effect upon the grasses, just like any garden there are no two the same.

There is as much science in a reed bed as there is in a beautiful garden, maybe more, but don't be put off by that, because a basic interest in garden plants can lead to a good understanding of how to build and run a reed bed. Therefore, DIY reed beds are a viable option in nearly every self build case.

Local knowledge of your proposed building site is critical to the success of a reed bed treatment system. However, some parts of the UK are not usually suitable for an open face reed bed,

such as the east coast of Scotland, if the system has to work 24/365. An open face reed bed is one that is always open to the elements and not enclosed in a winter cover, as a rule of thumb the further north you go the more pampering a reed bed needs to conform to Nation Standards. This is because it is usually colder for longer, there is less sunlight and more rainfall. So in these cases a reed bed should be insulated for best performance, while in the south, a reed bed can dry up because of greater warmth and less rainfall. These facts follow what gardeners and vegetable growers already know, so what is the connection between a waste water treatment reed bed and a vegetable allotment, for example? The answer is natural growing conditions. A reed bed is a vast bacteria farm that relies upon a nutrient source to thrive. The nutrient source is the waste water that the bacteria live on and the grass roots are filters that trap the nutrient particles for the bacteria. There should be a flourishing symbiotic relationship between plant and bacteria for the reed bed to work properly, and our job is to maintain that relationship by controlled management and maintenance. A well looked after reed bed will outlive its creator.

The regulations that govern reed beds are many, but the Environment Agency is the main enforcement agency and they do try to encourage the use of reed beds where possible because of the obvious environmental benefits. There are some statutory requirements about registration of drainage solutions with the Agency and these should not be avoided. The fact that the system is a DIY solution does not render it





second rate, quite the contrary, the maintenance is built into the whole scheme and that is the key stone of success.

The primary elements of a successful reed bed to meet the standards required are integration into the local environment, good functional design, understanding of the process and commitment to maintenance.

Lets look at some of those elements, integration for example. This is basically the choice of plants for the reed bed, related to the local weather conditions and the ground upon which the system is to be built. This does not require learning because the designer will bring that to the plan in the design. Functional design is the part where the fees paid ensure compliance. Understanding the process is the teaching element of a reed bed DIY construction, which leads directly to the maintenance regime to suit the home owner. In other words, each site will have distinct differences that need to be recorded and acted upon. This will ensure that a reed bed is the answer.

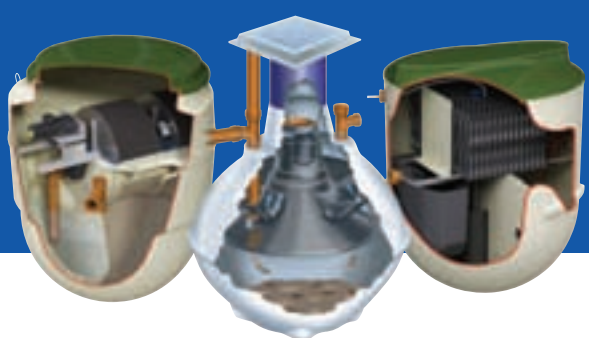
The benefits of such a scheme are many and the design and build can veer towards a proffered outcome such as being a biodiversity improver or blending into the landscape either existing or newly created. There are practical benefits such as the re-use of treated water as an outcome of the process or capturing carbon dioxide because a reed bed is a carbon sink, not just an absorber.

Understanding
the process is the
teaching element
of a reed bed DIY
construction

The basics of the reed bed treatment system are a septic tank, a constructed reed bed of a design to fit the effluent treatment requirements, a pond and a discharge point, all of which should withstand a local flood of proportions experienced before plus a bit.

Plants with bacteria have, for hundreds of thousands of years, successfully treated water to a usable state for the local environment, and were copied by man at least four thousand years ago. Today there is a far greater understanding of how a typical reed bed works and therefore we can be more sure of the outcome, which will deliver safe water. The science need not be a block to using a reed bed as a solution to foul drainage problems, because to make a reed bed work, an intricate understanding of the process is not required, only a commitment to looking after it. The training for such an obligation is direct and simple because it must be site specific, plus it can be very satisfying, rewarding and cost effective.

Enq. 128



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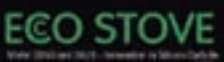
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T-T Pumps



Staff at T-T Pumps Ltd have recently demonstrated their knowledge and competence in hygiene in the water industry with managers, sales team and engineers receiving training and certification in the National Water Hygiene Scheme (NWHS). The NWHS certification coupled with T-T's knowledge, product range and national service teams, make them an ideal source for all clean water products, systems and services. Ben Nash, director at T-T Pumps, comments: "The emphasis of the scheme is to promote individual responsibility within the water industry to protect public health. We are delighted to announce our staff are now competent in this important area."

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Polypipe



Polypipe has supplied a bespoke water management solution for a brand new affordable housing development in Stanningley, Leeds. National affordable developer Southdale required a drainage solution that complied with a Section 104 agreement to be adopted by Yorkshire Water. Polypipe's specialist water management solutions team provided a 1,500mm Ridgistorm-XL large diameter pipe system, which was designed as an attenuation tank, complete with custom fittings and a Stormcheck Vortex flow control unit to control the discharge rate from the site. The Ridgistorm-XL pipes and fittings were jointed using Polypipe's unique patented electro-fusion joining process.

Enq. 133



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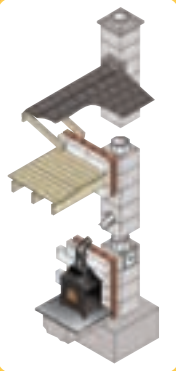
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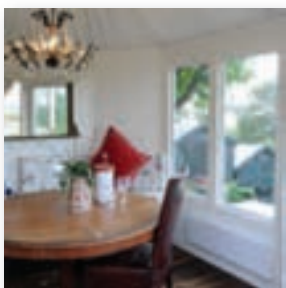
Agadon



Following Agadon's recent launch of its stunning range of glass designer radiators, the company has now developed a process that allows the customer's own image to be incorporated into the design. The radiators consist of an easy-clean toughened glass plate fixed in front of the flat panel radiator and the glass face can have a range of pictures printed onto it. Agadon has a range of 13 stock pictures available, which suit a variety of customer tastes, but for the same cost, any digital image can be supplied to Agadon and the picture printed onto the glass. By printing onto the back of the glass plate the picture is protected from possible damage.

Enq. 136

Feature Radiators



Whatever type of garden room heating you choose, you must ensure that it has the capacity to heat the relevant space. It is important to maximise the power used to efficiently provide heat while minimising energy wastage through the use of good insulation, timers and thermostats. Bear in mind that these days having a comfortable warm outbuilding doesn't mean you need to compromise on style with ugly, bulky and/or ineffective heating options. There is now a wide range of

stylish, safe yet efficient electric heating solutions available. For more information on finding the most suitable heating product for your garden building, speak to a heating expert such as Feature Radiators.

Enq. 137

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Enq. 140

radiators – take a closer look...

A radiator, is a radiator, is a radiator... well take a closer look. Stelrad discuss how things have changed.

Despite new ways of heating a home, radiators are still by far the most popular way, whether from a traditional boiler driven heating system or a new renewable system, and they will be for many years to come. Part of that is down to the wide range of designs and styles you can now specify and install. You can still get steel panel radiators – they're very popular and you'll find them in most homes across the UK doing an excellent job. But if you want something a little different for your self build project – vertical radiators maybe, designer radiators, decorative radiators that bring something a little different to your home – the choice is huge.

It wasn't so long ago that you entered a room and frankly didn't see the radiators. They were there. They helped keep the room warm. But they rarely stood out – unless a whacky friend had painted her radiators bright orange or one of the kids had decorated the radiator with their felt tip pens.

Increasingly, radiators have become an important element of every room – and we're not just pointing at the bathrooms with their attractive designer radiators and towel warmers.

Individuals, families, even house builders give radiators the time they deserve nowadays. Radiators have changed. They have the immediate



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SARAH BEENY WITH ONE OF THE STELRAD RADIATORS IN RISE HALL

appearance of quality, nicely rounded edges, available in a huge range of sizes and, in many cases, a choice of colours too – you simply don't have to settle for 'standard rads' – you can put the right radiators, in the right colours, in the right places. You can even choose a vertical radiator instead of the standard horizontal and if you buy from the right place, they can be specially designed to hang vertically as well – it's not just a standard radiator, hung sideways, it's a real option to help you make the most of your living space.

Even Sarah Beeny has recognised the wonders of modern radiators in that most impressive of all selfbuild projects – Rise Hall! Her restoration project of the Grade 2 listed mansion – Rise Hall in East Yorkshire – features a selection of radiators, spread throughout the building – a mixture of the 'architect's favourite' flat fronted radiators and in keeping with the age of the property, around twenty steel classic column radiators of various shapes and sizes.

But you don't have to have a stately home to restore to look more closely at the radiators you choose for your new home. For anything from a small apartment to a normal family home, from a barn conversion to a warehouse conversion – there's a wonderful selection of excellent quality, good looking radiators that will enhance your home and its value – not simply heat it well.

As you join the ranks of people thinking carefully about how to heat homes energy efficiently, be aware, the choice of radiators can make a difference. The more energy efficient they are, the more heat they emit by design and the less hard the heating system has to work. It's all pretty straightforward really.

Double and even triple panel and fin radiators that effectively double or triple the heat emitting surface area from the same length radiators are available, meaning less wall space taken up for the same amount of heat. A vertical radiator has larger heat emitting surfaces too – and

despite what you might have heard about underfloor heating being the only option to complement new renewable heating systems (solar, ground source and air source heat pumps), it simply isn't true. Using larger surface area vertical radiators will heat your home efficiently and take away any problems you might have about what floor surfaces you can use without 'dulling' underfloor heating. And you'll find radiators heat up and cool down more quickly than underfloor heating – they respond more effectively to your heating demands.

The benefits of radiators being installed on renewable systems are many. Firstly, once installed (assuming the heating system has been

properly installed, including being flushed and inhibited as required by Part L of Building Regulations) no maintenance is required. And secondly, being on the wall, the heat they emit is not affected by coverings of any type, compared to underfloor heating where the heat emitted can vary widely depending on the floor-coverings utilised. In addition, many installers feel very uncomfortable using under-floor heating on upper floors.

Radiators can be excellent centrepieces of a room. They can provide a feature – even radiators selected to do what they do best – heat the room – can look stunning these days. A radiator isn't just a radiator anymore.

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Wilo UK



Wilo UK has introduced the latest in its family of energy efficient small circulator pumps. The Wilo-Yonos PICO made its debut in the UK at EcoBuild 2012. The Wilo-Yonos PICO consumes significantly less energy than required by the best current 'A' rated heating pump. Compared to an uncontrolled old pump, it is possible to achieve up to 90 per cent reductions in electricity consumption – that's an energy cost saving of around £85 a year. This new standard high-efficiency pump is compact and is equipped with a display that shows the current power consumption and the set delivery head.

Tel: 01483713400 www.wilo.co.uk

Enq. 143

Johnson & Starley



HR 28c model, full condense technology with its in-built passive flue gas heat recovery (PFGHR). Full condense (PFGHR) technology increases energy savings of up to 26 per cent over a typical water heater in the market.

New to Johnson & Starley's comprehensive range of highly energy efficient heating and ventilation solutions is the QuanteC gas fired condensing boiler range. Providing a robust and cost effective solution to domestic heating, there are six models in the range including the QuanteC HR 28c that features integral passive flue gas heat recovery as a standard feature for additional energy efficiency. All models feature a Giannoni isothermic stainless steel heat exchanger and, for the

Enq. 144



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Low energy DC fans, insulated ducting and a high efficiency heat exchanger also ensure that power usage and energy losses are kept to an absolute minimum.

RegaVent systems are designed and built here in the UK, to our own stringent quality assured standards, you can be sure that your RegaVent system will give you the

optimum balance of a technical specification that's exactly right for the UK climate, coupled with low energy consumption - for lower heating bills!

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fax: 01767 600487 email: sales@rega-uk.com

Call us on **01767 600499** or visit
www.regavent.co.uk



Enq. 146

Uponor



Uponor's brand new Self Attaching System offers a tool-free and hassle-free approach to underfloor heating, allowing one individual installer to lay a complete system from start to finish in half the time of traditional systems. The key element to the Self Attaching System is a unique band that is wound in a spiral around Uponor's oxygen tight PEX pipe. This band allows one installer to quickly, safely and securely fix the pipe to laminated installation boards, which are also quick and easy to position. The new system offers complete flexibility in terms of pipe laying patterns and complete security and peace of mind. The result is a sophisticated underfloor heating system that is fast and easy to lay and modify.

Enq. 147

Windhager



Windhager has developed and launched the Windhager BioCABIN as a pre-packaged plant room for larger biomass heating installations. The new BioCABIN is an innovative turn-key solution designed to minimise construction time and installation costs on site. The BioCABIN uses insulated steel profiled panels around the structural steel framework to house a Windhager BioVIN wood pellet boiler. The BioCABIN is purpose-made to accommodate Windhager's BioVIN wood pellet boilers in a range of sizes with outputs from 52kW to 180kW, as single boilers or cascade systems. Each complete package is a bespoke system to meet the specification, site, project and RHI requirements.

Enq. 148

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Enq. 149

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The South: 01189 841 753, East Anglia: 01473 727 799
Cornwall + Devon: 01326 572 878

Enq. 150

selfbuilder & homemaker www.sbhoneu.eu 55

Bisque



Bisque is seeking to heat up your style credentials with some stylish radiator shades for its Classic radiator. The Bisque Classic radiator is available in over 2,000 finishes, and current colours causing a stir are a trio of made-to-order cool pastel finishes. Taking their inspiration from the catwalks of Philip Lim, Chanel and McQueen, these 'ice cream' pastels from Bisque offer a soothing, yet stylish haven for the home. Pale, soft, and light they are a modern version of pastels that are cool and

calming, bright but not overpowering. The Bisque Classic is an up-to-the-minute take on the traditional school style radiator. One of Bisque's most versatile models, it is equally at home in contemporary or period interiors.

Enq. 151

Vent-Axia



Vent-Axia has added to its comprehensive heating portfolio with a new range of energy efficient aluminium radiators. Manufactured from 100 per cent recycled aluminium derived from drink cans, the environmentally friendly Opal range offers the next generation of electric heating technology. Boasting 100 per cent efficiency, the radiators feature dynamic fluid with high thermal inertia. Slim and stylish in design the new energy efficient Opal range offers controllable comfort and features controllers that are fully programmable offering closer energy management, thus saving money for the homeowner. Meanwhile, an on-board energy monitor allows occupiers to see exactly how much energy is being used to heat a room.

Enq. 152

Intelli Heat



They are as quick and simple as plug in and turn on. The complete range is comprehensive with towel rails and radiators in varying output sizes and styles to suit all rooms.

Innovative Intelli Heat has been investing in new electric heating products that respect the environment and energy reductions that now meet and beat the new government demands. This has been achieved with patented ACS heating technology. The create warmth and comfort in an affordable eco-friendly way. The radiators can be used to supplement or replace any oil, lpg or old obsolete bulky electric storage heaters. There is simply no plumbing required or maintenance costs.

Enq. 153

Zehnder Comfosystems



Part of the Zehnder Comfosystems range, the ComfoFond L ground source heat exchanger uses the earth as a renewable energy source to reduce a dwellings energy requirement. Used in conjunction with ComfoAir heat recovery units, the ComfoFond L is designed to supply a low energy method of providing tempered or cooled supply air to your home. The ComfoFond L uses a brine filled ground loop buried at a depth of approximately one to one and a half metres where the temperature of the earth is relatively constant all year round at between 10 and 12°C.

Tel: 01903 777333 www.comfosystems.co.uk

Enq. 154

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Enq. 155

Total Home Environment

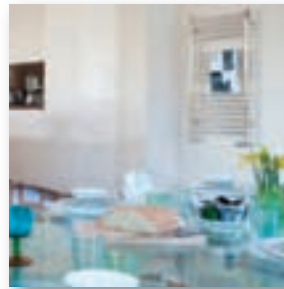


Systems from Total Home Environment have exceeded Passivhaus requirements after being invited three years ago, to provide ventilation, space heating and hot water in three of the most thermally efficient houses in the UK. The high level of insulation in the properties meant that a heat recovery ventilation system was needed to introduce fresh air to the buildings without a loss of heat through traditional forms of ventilation as no central heating system had been planned. To meet this

challenge, Total Home Environment specified the Genvex Combi 185, which is an all-in-one appliance combining heat recovery ventilation and a heat pump for space heating and domestic hot water.

Enq. 156

JIS Europe

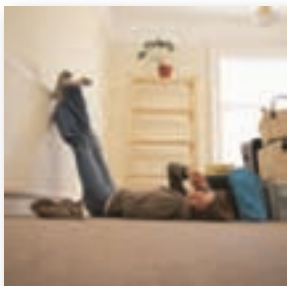


JIS Europe has a new heated towel rail named the Steyning. The towel rail is manufactured in an elegant round section shape with 16 horizontal rails giving an appearance of refined luxury with ample choice for towel hanging. It is 1,000mm high and 520mm wide and can be used in central heating, electric or dual fuel formats, which allow the rail to be heated when the central heating is turned off. The Steyning towel rail is manufactured in 100 per cent stainless steel and is available in polished finish with brushed satin finish available to order, making this radiator durable and hygienic with a 25 year guarantee.

Tel: 01444 831200 www.thecoastalrange.co.uk

Enq. 157

Stelrad Radiators



Stelrad Radiators has unveiled its new Radical radiator. Radical is the first genuinely energy efficient radiator on the marketplace, offering a 10.5 per cent gas saving compared to a standard heating system, a fact independently confirmed by KIVA, and includes some very clever technology that makes it stand apart from the crowd. It's the first 'serial feed' radiator on the UK market place and it's an ideal companion to lower temperature renewable heating systems, with the return

flow from the heating system to the boiler being at a lower temperature, ensuring that the condensing boiler is actually able to condense efficiently.

Tel: 0870 849 8058 www.stelrad.com

Enq. 158

Electrorad



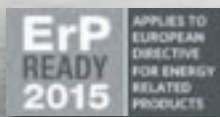
Electrorad supply an innovative range of electric radiators. There is no need for any pipework or plumbing; each radiator just needs a 13 amp power supply. The radiators look just like regular central heating radiators and supply the same quality of heat. Each radiator has its own room thermostat and programming system ensuring that energy usage is always kept to a minimum and every room is exactly the temperature required. The radiators are rated 100 per cent energy efficient.

Being electric, this heating system is fully compatible with all micro-generation and renewable technologies.

Tel: 0844 479 0055 www.electrorad.co.uk

Enq. 159

High Efficiency is the new standard.



The new Wilo – Yonos PICO.



This is because from 2013 onwards, the European Eco-Design directive (EC ordinance 641/2009) for "energy-related products", ErP for short, will impose increasingly stricter requirements EU-wide for the energy efficiency of glandless pumps. Due to the ErP Directive, only extremely power-saving, high efficiency pumps may be used, such as the new standard high efficiency Wilo-Yonos PICO. Not only does the environment profit from this, but also the building owner receives a lower electricity bill. The change to this new, efficient pump generation is future-proof and therefore even in the short term would be a worthwhile investment.

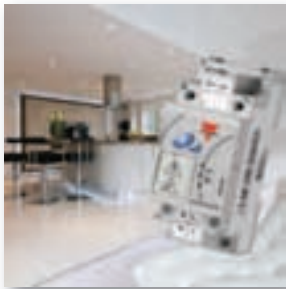
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Enq. 160

Carlo Gavazzi



Carlo Gavazzi has launched the energy efficient SH2 Smarthouse Dimmer for use with resistive, inductive and capacitive loads with a total load capacity of 3 to 500W. Designed for DIN-rail mounting, the SH2 dimmer is ideal for installations requiring lighting control to reduce power consumption or set scenes. The dimmer delivers improved dimming performance and features programmable ramp and soft start/stop times. The SH2 dimmer has also been specifically designed to function with LED lamps. SH2 has a minimum load of 3W and features selectable curves to cater for the different LED technologies available on the market. This means LED lamps can be dimmed over a wide range and remain flicker free.

Enq. 161

Jim Lawrence



This spring Jim Lawrence is introducing two stunning new pendant lights, a beautiful nickel coated bathroom mirror, a classic draw pull and a rather fun oversize floor cushion covered in butterflies. The new Ava pendant (pictured), with its curvy lines and hand blown glass, is made in a choice of finishes including reflective nickel, lustrous polished steel and natural brass. The glass detailing, handmade blown in Suffolk, creates beautiful patterns and shapes in its lighting and is a great way to add interest and style to a room. With its distinctive pretty shape and ethereal lighting quality this pendant has already caused a great deal of interest in its pre launch and first week in the show room.

Enq. 162

Danfoss Heat Pumps UK



A Dorset couple have invested in a ground source heat pump from Danfoss Heat Pumps UK to give them a more sustainable energy source of heating and hot water for their four-bedroom property. A 12kW model of the Danfoss DHP-H Opti Pro, which was over-sized to allow for a potential future extension to the house. Mr and Mrs Mills will benefit from the Opti Pro's intelligent control system that uses speed controlled circulation pumps to ensure that its performance is always adjusted to the prevailing temperature conditions. This ensures that the minimum possible amount of electricity is required to run the pump and also means that homeowners can simply 'set and forget' the controls.

Enq. 163

Benson Heating



Benson Heating has launched a brand new technical support system, Benson Bill, available 24 hours a day to advise on all technical queries related to the company's vast range of heating and ventilation products. Benson Bill is a virtual technical assistant who can get you the information you need in just a few clicks of a mouse. Should you be looking to find the mounting height for a Recopak De-stratification Fan, the oil usage of a Benson Floor Standing Cabinet or the point to point wiring diagram of a SmartCom3 Energy Management Control – Benson Bill will give you the answer in no time at all. Bill is easy to find. Just type support.bensonheating.co.uk into your browser and he will be there to help.

Enq. 164

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Electrolux
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Enq. 165

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CVO FIRE

Enq. 166

lighting showcase

In this issue of Selfbuilder & Homemaker we look at recent lighting trends to illuminate your home



1 JOHN CULLEN LIGHTING
Hot off the press is a new product brochure, which showcases all their latest products, alongside inspirational new images. It includes the new range of energy efficient solutions for both the house and garden and the latest LED options for downlighting, uplighting, wall washing and task lighting. All the products are designed in-house and manufactured in the UK. New products for 2012 include:- The Eden, a compact surface mounted LED floodlight; The Torino, a high powered in-ground uplight or step washer and The Kensington, an LED spiked spot light designed specifically for mature gardens.

www.johncullenlighting.co.uk

enq. 167

2 INGARDEN
New for 2012 is a fabulous range of outdoor furniture and feature lighting from Ingarden.

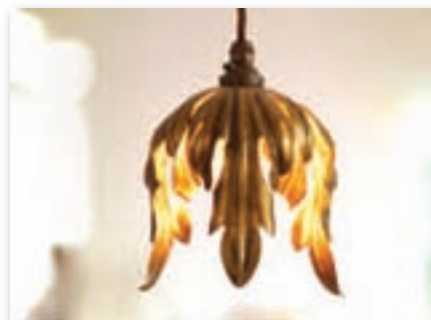
Let there be light!

The collection includes:

- Fiberglass Tower light sculptures
- Fiberglass Flat Ball light sculptures
- Fiberglass illuminated furniture; centre chair; corner chair; wave stool and drum table
- Illuminated wine / champagne bucket
- Fiberglass illuminated Cube stools.

www.ingarden.co.uk

enq. 168



3 JIM LAWRENCE
The new Cranbrook pendant has been hand made by their skilled craftsmen in Suffolk. This intricate design began its life as a simple idea based around the elegance of their Portabello lamp. The popularity of the Portabello sparked the idea to create a pendant light using the lamp as inspiration. The fashionable Cranbrook pendant light compliments the Portabello perfectly and the pair placed together could add a great accent to any room. The design used smooth lines and petal-like edges to produce a very individual light over-flowing with charm.

www.jimlawrence.co.uk

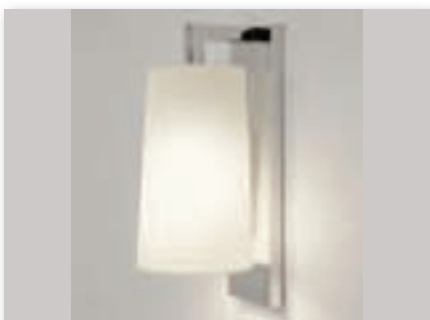
enq. 169



4 THE LIGHTING STORE
Make sure your garden looks as stylish as your home with these statement garden lights from The Lighting Store. With a wide selection of traditional and modern outdoor lighting solutions, The Lighting Store has one of the widest ranges of outdoor lights available, with contemporary, traditional and security lights available in a range of designs and prices. The Lighting Store has a loyal following of retail customers throughout the UK and its knowledgeable team work with some of London's leading developers advising customers the right lighting at the right prices.

www.thelightingstore.co.uk

enq. 170



5 ASTRO LIGHTING
Expert design and contemporary styling go hand in hand at Astro Lighting, the UK lighting specialist, and the new Riva and Lago wall lights demonstrate Astro's flair and expertise perfectly. The Riva and Lago are both IP44 rated for the bathroom but look perfectly at home on a bedroom wall, resulting in the creation of a co-ordinated interior. Elegant, with a hint of latter-day Riviera chic, the Riva has an elongated, tapering cone-shaped shade in glass or fabric. The shade sits on a square arm mounted at the base of a vertical rectangular wall plate in shining polished chrome.

www.astrolighting.co.uk

enq. 171



6 ENER-G CONTROLS
A free 'Quick Guide to Improving Energy Performance - at No Cost' has been launched by ENER-G to help cash strapped businesses save money on their energy bills, improve energy efficiency and reduce carbon, without upfront expense. The guide details the no cost remedies available to reduce the pain of rising energy prices, including ten tips for improving energy performance in business through improved energy efficiency, smarter energy buying and on-site power generation.

www.energ.co.uk

enq. 172



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www.kitstone.co.uk

Enq. 173

Big Wipes



The max power of Big Wipes now comes in liquid form so you can blast off gunge and gunk as well as wipe it out. Big Wipes have bottled the 'one wipe shifts the lot' formula to ensure its no fuss, no mess solution to shifting muck can now be used in more gunge-ridding ways. The market leading wipes specialists launched the new 100 per cent green Industrial Power Spray and the Power Gel to add to its grime-fighting arsenal in response to customer feedback. Big Wipes cut

through anything from heavy grease and oil-based paints to stubborn PU expanding foams. And customers wanted to add to this power with a liquid form for cleaning larger surfaces and to re-charge Industrial Wipes.

Enq. 174

Hanson Formpave



Hanson Formpave is proud to launch its new, dedicated merchant brochure. This is now available to all UK builders' merchants, and form's part of a wider campaign to promote Hanson Formpave's innovation and heritage as the 'original' pioneer of SUDS, as well as its standard range of block paving. The company has become the market leader in this field with its Aquaflo® permeable paving system winning the Queen's Award for Enterprise: Innovation in 2002. Commenting on the new brochure, Malcolm Smith, branch sales director at The Matching Brick Company, Fishpond Trading Estates, Bristol said: "It is a very stylish brochure, well laid out with good content."

Enq. 175

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Enq. 176



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the heat is on

Enq. 177

Natural Paving



Roger Gladwell Landscapes has cemented gold at the recent Association of Professional Landscapers (APL) Awards with support from Doncaster based natural stone suppliers Natural Paving. Roger Gladwell Landscaping's winning entry saw the creation of a secluded courtyard town garden in the centre of Woodbridge. The Mediterranean inspired contemporary garden featured stunning six sided Walnut sawn sandstone flags from Natural Paving Products' popular premiasone range.

Gino Bracco, sales director for Natural Paving said: "Congratulations to the Roger Gladwell team, the garden was a truly stunning creation and thoroughly deserved to win gold at the awards ceremony."

Enq. 178

Ronacrete



Ronacrete's RonaDeck Resin Bound Surfacing played a key part in the landscaping of a high quality home designed and built by Elegant Homes of Solihull. When they designed the hard landscaping, Elegant Homes wanted a product that would complement the high standard of materials used throughout the development and they approached Ronacrete to discuss the suitability of RonaDeck Resin Bound Surfacing for their project. The RonaDeck Resin Bound Surfacing System was supplied as a two-component UV stable polyurethane resin to be mixed with a blend of kiln-dried decorative aggregates.

Tel: 01279 638700 www.hard-landscaping.ronacrete.co.uk

Enq. 179



Beko

Beko, supplier of domestic appliances, has announced two new additions to its energy-efficient integrated refrigeration range. The two new products – the BL77 Integrated Tall Larder and the BZ77F Integrated Frost-Free Tall Freezer – will be available from May 2012. Both the larder and the freezer carry an A+ energy rating, demonstrating Beko's commitment to the supply of energy-efficient appliances, which today's builders, specifiers and homebuyers demand. The larder and freezer are both full height units. When the units are used together they offer an integrated alternative to a classic Side by Side fridge freezer, with the benefit of a much larger freezer capacity (177cm in height, 54cm in width and 54.5cm in depth). The door hinges are not only self-closing and reversible, but they are also adjustable to help achieve the best fit. The flexibility of these units makes them ideal for specifiers and designers who are looking to make the most of available space. The BL77 Integrated Tall Larder has a gross capacity of 11.1 cu ft., providing a net capacity of 10.9 cu ft. Additional features include automatic defrost, salad crisper, egg tray, bottle rack, chrome wine rack and five height-adjustable safety glass shelves. The BZ77F Integrated Frost-Free Tall Freezer has a gross capacity of 7.8 cu ft., providing a net capacity of 6.9 cu ft. Additional features include six freezer drawers, two freezer flaps, fast-freeze switch, ice bank tray, and electronic control with indicator lights. Both units are energy rated A+.

Enq. 180

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Enq. 181

Plumis



Innovative products gain the recognition they deserve in a variety of ways. Perhaps one of the more effective, in a world of mass communication, is being featured on television as an example of cutting edge technology. Automist is a case in point. This active fire protection system, which provides automatic residential fire protection is set to play a role in a five-part Channel 4 series. Home of the Future looks at the effects of visionary technology and gadgets on the lives of a Sheffield family living in the future. Automist operates by the generation of a fine water mist to suppress flames and limit the smoke and heat of incipient fires.

Tel: 020 8133 8775 www.plumis.co.uk

Enq. 182

Zapp Balustrades



A completely new concept in glass balustrades for buildings is launched this month by Zapp Balustrades. The new Citila from Zapp is an aluminium framed height-adjustable glass screen to give more protection and comfort from cold winds on inclement days. In the same way it is also ideal for any outside decked areas. Citila extends the seasons by making the outdoor living space more usable all year round. The height-adjustable glass is finely counter-balanced which means that the screens can be easily adjusted by hand to either the full height or any intermediate height. Fitted with laminated glass for safety, the glass-screened balustrades are available in four sizes.

Enq. 183

Freefoam



Freefoam, the roofline colour specialist, has now made two significant developments to the range with the addition of a new colour, Anthracite Grey, and the introduction of a range of colours available 'off the shelf' with no lead time. Following the rise in demand for coloured windows and feedback from house developers, Freefoam has now introduced Anthracite Grey to its existing range – an exact match to RAL 7016. Available from May 2012 the new colour offers the perfect solution

for developers, architects and specifiers to provide a coordinated external finish to developments.

Tel: 01604 59110 www.freefoam.com

Enq. 184

Fakro



Fakro manufactures 13 sizes of both white polyurethane-coated, close-grain redwood pine and uPVC roof windows. Both are ideal for high humidity areas such as bathrooms, kitchens and wetrooms or simply to match existing white windows and doors. All have sleek frames in a contemporary style, which give a bigger overall glazing area and there is a choice of opening options including centre pivot and the unique FAKRO preSelect® top hung and pivot. U-values are as low as 0.97 W/m²K while windows benefit from topSafe hinge and lock reinforcement and, with most profiles the V40P automatic air vent.

Tel: 01283 554755 www.fakro.co.uk

Enq. 185



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www.spadelamare.com

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Enq. 186

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contemporary architectural bespoke stair and balustrade solutions
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SAXUM

Enq. 187

key points

Richard McLane, design director of Bisca, answers some frequently asked questions...

New build staircase

What are the key points to consider when thinking about where to put a staircase?

1. Functionality versus impact. Is the staircase simply a way of moving from floor to floor or do you wish to create an impact. In an entrance hall there is the potential to make an amazing visual impact.
2. Direction of travel! An important aspect often overlooked until too late, i.e. when the staircase is installed. Think about the room from which you are most likely to approach the stair – if you have the space you may have the opportunity to orientate the stair for ease of access and the best visual impact.

How does the placement of the stair impact on the way that the spaces are used?

1. Consider priorities. Is the stair to be the star,

or does the stair need to co-exist with access points. A compromise would be to design the base of the stair with feature newels or tailored bottom tread(s).

What else should people consider when thinking about their staircase?

1. Budget: Achieving the staircase you want is always a balance between budget, materials and design. Be realistic and open minded to options.
2. Design: Everyone knows what they do want, but it's also useful when discussing options with your designer/builder/architect if you are clear on what you don't want. If this is communicated clearly, time (and money) will not be wasted.
3. Aesthetics: A staircase should integrate totally into the property and not look like a bolt on

or a late addition. Don't just stop at the staircase – what about the landing, is the balustrade to be extended?

Are light levels an important consideration when thinking about a staircase, and if so, in what way?

1. Let there be light – and as much of it as possible. Natural light is best and there are many ways of introducing light into a staircase, be it with glass balustrading, glass walls, open treads, tread lights or lights set into the wall above each tread.

Building Regulations and British Standards govern design and construction of staircases

Renovations

If a current staircase is badly designed and disrupting the flow of the living space, is it worth the expense of consulting an architect and changing the orientation of the stair?

Always consult a professional, be it a staircase company or an architect – both are equally qualified to comment. Many architects consult a staircase specialist as staircases are often an important but small part of the architect's scope of works; working together they can provide the client with an optimum design solution.

To the uninitiated, a staircase is simply a way of getting from floor to floor. DIY enthusiasts may be tempted to tackle a replacement staircase themselves but I would urge caution before doing so. There are very important safety aspects to be taken into account when designing and installing staircases and for this reason you should always use a specialist. All staircases and balustrades must conform to Building Regulations and British Standards. In the event of a non-conformance, a Building Control Certificate for the property will not be issued.

How easy is it to update the look of a staircase? It's extremely easy. A hallway can be totally

continued overleaf...



transformed with a feature staircase or balustrade. Some staircase definitions:

Straight staircase

A straight flight connecting two levels; can also be against a curved wall; straight stairs have no turns.

Pros: Simplest stairs.

Cons: Inappropriate if you do not have the space. An option would be to use an L Shaped staircase.

Spiral staircase

A stair that winds around a central pole and assumes a circular stairwell.

Pros: Space saving.

Cons: Should only be used as a secondary stair.

Helical staircase

A stair describing a helix around a central void. Unlike a spiral, a helical stair can also assume an oval or elliptical plan.

Pros: Always stunning.

Cons: Needs space to be framed.

Cantilevered staircase

Staircase with no visible support. Treads and risers are supported from one side only, usually via a hidden stringer in the wall.

Pros: Light, airy, open.

Cons: Supporting wall needs to be structurally sound and strong enough to support the staircase.

Alternating tread staircase

Also known as Paddle Stair. A stair with alternate treads for each foot.

Pros: Used where there is insufficient space to accommodate a normal stair.

Cons: Can be much steeper than straight stair.

L shaped

Used when a single straight staircase would be too steep.

T-shaped

Often used to access two parts of the house from a central hallway – by nature of their design T-shaped staircases are often feature stairs.

Materials

What are the main options for use of materials for staircases and what are the pros and cons for each, with a very rough idea of costs?

Main options are timber, glass, steel, stone:

Timber is a natural material, with natural warmth and beauty.

Pro: Naturally beautiful and aesthetically pleasing, plus wide choice of woods and finishes.

Cons: Being a natural material it can sometimes be difficult to match and can also move as part of the natural aging process.

Glass:

Pro: Great for letting in light.

Cons: Can be high maintenance and difficult to keep clean.

Steel: Component used in the spine/structural



components of a stair as well as spindles, handrails and newels.

Stone: Can be used to clad a steel staircase carcass.

Cons: Can be cold to the touch.

Building regulations for staircases

Is it possible to give an outline of the building regulation requirements? Or if too complicated what are some general guidelines and where could people find them out?

Building Regulations and British Standards govern design and construction of staircases and

balustrades. Rather than attempt to quote points out of context, I would strongly urge people to consult the entire document on the official Building Regulations website.

References: Building Regulations – Part K (safety of stairways, ramps and ladders, together with requirements for balustrading, windows, and vehicle barriers to prevent falling. Also included are requirements for the guarding and warning of hazards from the use and position of doors and windows).

British Standards: BS5395-1:2000 (spiral stairs)
British Standards: BS5395-2:1984 (helical & spiral stairs).

Haldane UK



Haldane UK has manufactured and installed this stunning bespoke staircase in European Oak for a refurbished farmhouse. The flared staircase features a sweeping profiled handrail that spirals up from the feature wreathed volute and flows seamlessly onto the atrium level. Featuring timber spindles, oak bull nose treads, a cut stringer and a contoured closed stringer, the stunning staircase was manufactured off site then re-assembled on site with pinpoint accuracy. Haldane demonstrated their expertise and experience in delivering luxury staircases by using a combination of 900mm and 1,000mm spindles to ensure the smooth flowing handrail without any large jumps or the use of complex goose necks components.

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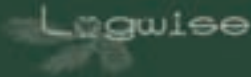
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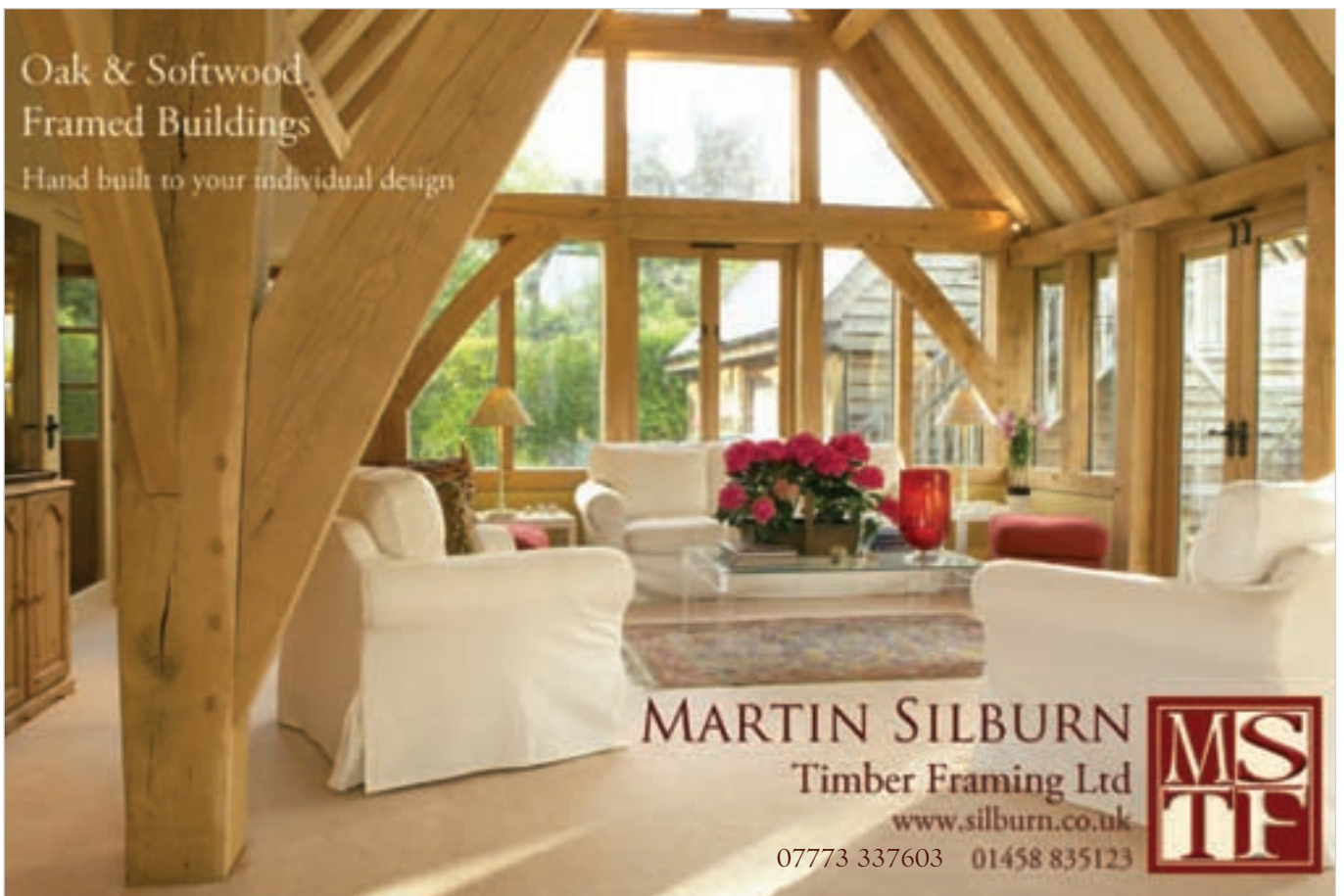
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building sustainable homes using oak

by Kirstie Brown,
Westwind Oak Buildings

According to Wikipedia, sustainable building refers to a building process that is environmentally responsible and resource-efficient throughout the building's life cycle: from siting to design, construction, operation, maintenance, renovation, and demolition. This requires close co-operation of the design team, the architects, the engineers, and the client at all project stages. The Green Building practice expands and complements the classical building design concerns of economy, utility, durability, and comfort. With today's increasing desire for sustainable living, green oak frames (oak used within a couple of years of the tree being felled) are ideal, with locally sourced green oak having the lowest embodied energy (the amount of energy used to promote it) of any primary building material. Add to this, ground (or air) source heat pumps to control heating, photovoltaic cells for generating electricity and rain water harvesting, and you can create a truly sustainable building.

Designing a sustainable home should be a number one priority for any selfbuilder. Using an oak frame is very environmentally friendly but that's not the end of the story. The amount of energy a home uses over its lifetime will far exceed the amount of embodied energy used in its constructing. In fact, buildings count for about 50 per cent of Europe's energy usage, roughly 60 per cent of that is in heating energy. In order to move towards becoming a low carbon economy we need to reduce our energy consumption and increase the use of renewable resources. So called 'zero-heating' houses are already being constructed, and although most current houses built in Britain are well below this standard, the trend is slowly moving in that direction. Good thermal design is not just a question of applying ever increasing amounts of insulation but looking at how the building as a whole is performing. The basic principles for designing low-energy buildings can be summarised as follows.

1. Orientation: The building should be positioned to gain as much access from the sun as possible and shelter from prevailing winds.
2. Minimising heat loss: Heat generally is lost in equal amounts through the fabric of the building, the glazing and ventilation. It is possible to improve all three areas by increasing the level of insulation, specifying the correct area of glazing and type of glass and making buildings more airtight.
3. Passive solar design: Glazing needs to be orientated correctly to gain benefit from passive solar heating during the wintertime. Thermal mass within the building should be located correctly to act as a heat store.
4. Efficient energy appliances: Low energy heating and lighting systems should be used, such as modern gas condensing boilers and photovoltaic cells to produce electricity.





Designing a sustainable home should be a number one priority for any selfbuilder



5. Ventilation: After the building envelope has been made more airtight and is better insulated, ventilation needs to be carefully controlled if heat loss is to be minimised.
6. Choice of materials: Embodied energy of materials used in constructing a building, account for roughly 10 per cent of its total energy usage over a 100 years. So although important, materials should be primarily chosen for their effect on the overall energy usage of the building.

During the last twenty years, traditional British-style oak framing has grown in popularity and is now a well-established construction method again. The industry has grown from a small, alternative form of construction, into a well-recognised building technique that employs

large numbers of craftspeople. There are many reasons for this; perhaps it is the trend for open-plan living or the speed of site construction or the fact that it is environmentally friendly; but when it comes down to it, most people just love the smell and touch of the oak, as soon as they see it.

Oak timber framing is a method of making a structural frame that will support both the roof and the floors of a building on which the external envelope can be hung. The beams within the frame are connected using traditional joints and secured with wooden pegs. Oak is not the only timber used to make structural frames, although it is by far the most common.

Historically, an oak frame will last for many hundreds of years, far exceeding the time taken to grow the trees used in its construction, making it brilliantly suited to sustainable applications.

Case study:

The Lighthouse, Herefordshire

Built on the site of a derelict farmhand's bungalow the house is set in the Herefordshire countryside surrounded by an orchard and acres of fields. The building blends traditional, sustainable practices with modern technology to provide 21st century living in a sustainable and energy conscious way.

The main elevation faces south, and the full height feature windows form a glass wall, providing passive heating to the building. The water feature in front of the house stores rainwater while the photovoltaic panels on the roof provide electrical power and heating for the building (surplus is sold back to the grid). Where possible materials and labour were sourced locally.

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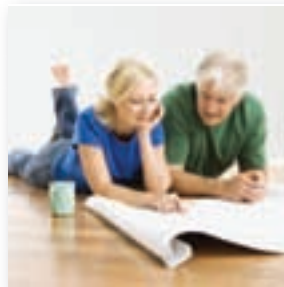


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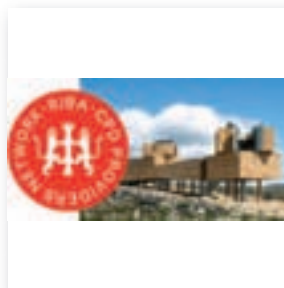


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Martin Dootson, Polypipe Home Solutions' marketing manager comments: "We have been working to help selfbuilders create more sustainable ways of living, using the environment and naturally generated sources.

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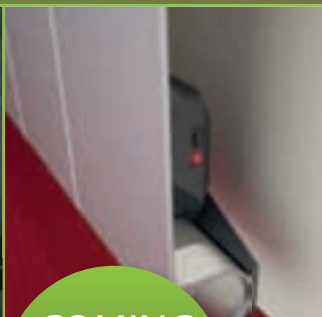
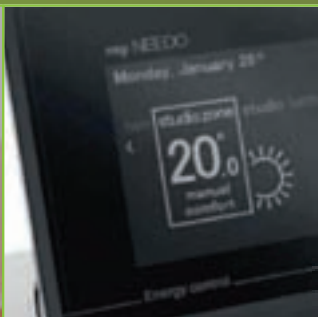
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3. Clearview Stoves are a joy to use

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4. Wood is a renewable fuel that's good for the environment

During their lifetime trees absorb carbon dioxide from the atmosphere, provide food and shelter for wildlife and add beauty to our lives. Burning wood releases no more CO₂ than would its eventual decay. Simply put, burning wood just warms you, not the planet.

5. Wood and Clearview put you in control

The huge, centralized; energy companies can be unreliable. When a storm interrupts the electrical supply, you can be left stumbling around in the dark with no heating to speak of. However, a Clearview wood stove is 100% reliable and keeps you safe, and warm during a power-cut.

6. Wood saves you money!

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