



Osborne House
Oldham House, Manchester

Condition 13 - materials
February 2025



1 – Soldier course buff brick, with 70mm projection from main façade

2 – Buff brick piers at regular centres across façade, with 70mm projection from main façade

3 – Frameless glazed balustrade to Juliet balconies, fixed directly to door frame

4 – Flush casement aluminium windows, with polyester powder coat (PPC) finish in RAL 7008 - Khaki Grey. All windows to be set back 186mm from elevation

5 – Flat bar metal balustrade with PPC finish in RAL 7008 - Khaki Grey. Buff brick soldier course to leading edge of balcony

6 – Buff brick soldier course, 38mm projection from main elevation

7 – PPC pressing, in RAL 7008 - Khaki Grey, to cover vents over windows. Ventilation provided by series of vertical slots in cowl

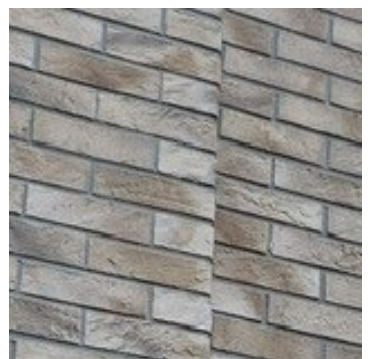
8 – PPC alloy panel, RAL 7008 - Khaki Grey, to balcony soffits

9 – Planting behind PPC metal vertical flat bar railings, RAL 7008 - Khaki Grey, to front of townhouses to offer screening and separation from the street

RAL 7008 – Khaki grey, PPC finish



TERRIX 'PC:2618 buff' slip
All corner conditions to be provided as pre-formed corners
TERRIX 'AD-BR-2 natural' mortar / adhesive jointing material



Laser cut alloy cowl over Alufold 58BW ST slimline window with matching pressed cill

