

## CASE STUDY

# Zinc Cladding on Award Winning Extra Care Homes



The subtle tonal qualities of elZinc Rainbow Green provides a perfect foil to the highly textured, handmade buff brickwork and the perforated anodized aluminium panels.

**Project:** Colby Lodge, Walthamstow, London E17  
**Client:** [Walthamstow & Chingford Almshouse Charity](#)  
**Architect:** [Pollard Thomas Edwards](#)  
**Employers' Agent/Project Manager:** [Calford Seaden](#)  
**Main Contractor:** [Kind & Co Builders Ltd](#)  
**Specialist Roofing and Cladding Contractor:** [Albany Brent Ltd](#)  
**Material:** [elZinc Rainbow Green vertical standing seam cladding](#)

### Introduction

Colby Lodge is an award-winning modern development of 20 dual aspect flats which provide extra care independent living for the elderly. The client was Walthamstow & Chingford Almshouse Charity who look after almshouses and other accommodation for elderly people built in the area as early as 1527.

### About the Project

The design of Colby Lodge takes many of its influences from the HAPPI Principles, named after the Housing our Ageing Population Panel for Innovation series of reports produced by the All-Party Parliamentary Group (APPG) on Housing and Care for Older People.

Each flat has a 5m<sup>2</sup> minimum private terrace or balcony. The development also includes two accessible flats, a communal kitchen, lounge, therapy room, laundrette and gardens. A sunny sheltered garden, garden room, planted landings within the scheme and individual outdoor spaces encourage social interaction, and provide private spaces for residents.

### Construction

The building is constructed from loadbearing buff brick and block with precast suspended concrete

## CASE STUDY

# Zinc Cladding on Award Winning Extra Care Homes

floors. The third floor is set back from the main façade by agreement with the planning department, meeting their massing needs whilst making efficient use of the site.

This top floor is framed out in lightweight structural steel and clad in elZinc Rainbow Green vertical standing seam cladding. Balconies and common areas are picked out in perforated aluminium screens. The project also has Photovoltaic panels and a Mechanical Ventilation and Heat Recovery system.

The subtle tonal qualities of elZinc Rainbow Green provides a perfect foil to the highly textured, handmade buff brickwork and the perforated anodized aluminium panels which front the balconies and some of the circulation areas. elZinc is an extremely cost effective titanium zinc product with all the performance qualities you expect, plus a stunning range of colours to meet your design needs.

### Reception

The project is considered a landmark building – it was opened by local MP Stella Creasy and featured in the 2019 Open House programme. It has also been the subject of several awards including:

- Housing Design Awards - GLA Award 2019 — Winner
- Sunday Times British Homes Awards - Best Community Living 2019 — Winner
- New London Awards 2019 – Health and Care - Shortlisted

### More information

SIG Design & Technology has put together an 8-step guide to identify the challenges and ensure that a roof's design meets a building's requirements. Called “#Perfect Roof”, the eight steps follow the process from product selection and design expertise through to full guarantees and planned maintenance. This know-how is just part of the service that is provided free to customers.



Colby Lodge is an award-winning modern development of 20 dual aspect flats which provide extra care independent living for the elderly.

- Visit the elZinc product pages and downloads <https://www.sigzincandcopper.co.uk/elzinc/>
- Learn more about the 8 steps to the #PerfectRoof: <http://www.singleply.co.uk/perfectroof/>
- Use our Product Finder to choose the right metal for your project. <https://www.sigzincandcopper.co.uk/product-finder/>
- Thinking about specifying coloured zinc? Talk to the experts! To find out more about elZinc call SIG Zinc & Copper on 0330 123 1820 or visit [www.sigzincandcopper.co.uk](http://www.sigzincandcopper.co.uk)

Photography Credit: Terrence Smith Photography