

From: [Rebecca Adams](#)
To: [Margaret Telfer](#)
Subject: FW: Harbinger House, Elsdon
Date: 02 September 2016 16:22:05
Attachments: [Turfmesh Range Data Sheet \(22\).pdf](#)
[Case Study - Turfmesh 2 & 4 - Nuneaton Archers.pdf](#)
[Case Study - Turfmesh 3 - Wentworth Castle \(42\).pdf](#)

From: Bryony Roff [REDACTED]
Sent: 01 September 2016 11:05
To: Rebecca Adams
Subject: RE: Harbinger House, Elsdon

Dear Rebecca

For the reinforcement over the green to create the access and for the parking area in the rear garden it is proposed to use a grass reinforcement system. The system proposed is Turfmesh 3 or 4 (it may end up being a combination of the two with 4 used on the green and 3 for the parking area but both are practically the same just a subtly different thickness). The website link which gives some information and some good photos is <http://www.geosyn.co.uk/product/turfmesh-grass-reinforcement>. Attached are some data sheets sent by the manufacturer. They were going to try to get a sample to me but these have not arrived yet. If they do I will see if one can be sent on but it may not arrive before you leave so if the attached is OK may be best to go from that. It is essentially laid on top of the existing turf (or new turf/seeded topsoil and pegged at intervals and the grass grows through it so in time it becomes part of the top layer of soil/roots. The track will remain unaltered.

For foundations it is hard to say at this point what foundations will be used as those details have not been considered and we are not sure what our future involvement will be, but even if a raft foundation was used excavation may well exceed 0.3m, so for the new dining/living area extension I feel that a watching brief may be required. We are also unsure how much disturbance of the surrounding land generally occurred when the cottage was built. The kitchen is extending out less than a metre and will go over existing drain runs so that area will have had some (possibly partial) disturbance in the past but the extent of this is unknown. Looking at old maps online the first real evidence of the cottage is on the 1951 map – before this it doesn't appear as if there was a property on the site of Harbinger House. It seems to have been part of the garden/grounds of Townfoot to the North.

I hope this helps but please let me know if you need further details. Thank you for pursuing the issues raised by highways – it is good news that they have agreed to omit any requirement for details to be agreed over the junction of the green access and road.

Regards

Bryony Roff ARB RIBA AABC
Associate
Spence and Dower
Chartered Architects and Historic Building Consultants