

THE LAST OF MANY

For these experienced home builders, this architectural build in Okuku is a home for keeps

WORDS LUCINDA DIACK PHOTOGRAPHY JAMIE ARMSTRONG



For experienced home builders Rose and John Duncan this was it, the last home they would build. 'We have built many, many times before', shares Rose, 'and this time we decided it would be it'. Having opted for multi-levels in the past, this last house was to be single storey and include all the extra 'bits'.

Turning to Architectural Designers New Zealand (ADNZ) member Jason Higham of Higham Architecture, the couple set about getting their wants and needs onto paper and translated into a floor plan. 'John and Rose had some clear ideas about what they wanted to achieve', shares Jason: 'something U shape in design, low-lying to capture the surrounding views, lots of light and lots of outdoor living'.

The result was a floor plan that pictured a sprawling single-level home with an abundance of glass. 'The idea was for the glass at times to frame views and at others to blur the boundary between inside and out. The floor plan would then be orientated around the U, with changes in depth', explains

Jason. 'Essentially the design resulted in three interlinked blocks, with the home's four bedrooms to the left, and the two living areas, kitchen, dining and study to the right, providing a clear definition between public and private space.'

For Rose and John, the next step in the process was finding someone with an eye for detail and a passion for quality to translate Jason's design into a reality. 'We had heard great things about Brent Chatterton Builders, and seen their work before', explains Rose, 'so they were the perfect choice'.

'We aren't just builders', shares Brent Chatterton with a smile, 'but craftsmen, which enables us to complete residential works of art to the highest of standards'. What makes this house unique is the mix of exterior cladding materials, which provides the perception of a seamless flow of stonework from outside-in.

Described by Rose as hardworking and dedicated, Brent managed the build process, with John and Rose onsite regularly to survey

ABOVE Designed by Jason Higham and built by Brent Chatterton, the sprawling single level home is visually grounded by the solidity of stonework walls, while the horizontal lines of the bevel back timber weatherboards echo a traditional kiwi farmhouse. A streamlined Solar-Rib roof from Calder Stewart completes the understated architectural lines of the home's design.

the process. 'Our build timeline was badly affected by storms and a big snow, so it was a long process', explains Rose; 'but Brent was wonderful at keeping us informed and answering our questions, and the end result was well worth the wait'.

Wanting a simple, understated roofing material, the decision was made to use the Solar-Rib roofing from Calder Stewart's architectural roofing range. 'It is a tray roofing product', explains Jake Walker from Calder Stewart, 'which sees style and energy-efficiency meet affordability'. Its innovative profile has been crafted to allow for the fitting of PV Laminate panels to sit seamlessly between the rib profile. In this instance the roof hasn't been fitted with solar panels; however, its streamlined and modern design enhances and complements the architectural lines of the home.

'The exterior wall framing of the house was wrapped with Ecoply Barrier from Carter Holt Harvey to help ensure a quick close-in for temporary weather protection', explains

Jason, 'and for structural strength, as it provided most of the required bracing for the house, a key consideration in our post-quake building environment'.

'A key aspect of the home design was outdoor living', he continues. 'Rose and John wanted to have options when it came to entertaining and relaxing outside, so

BELOW Retractable concertina roof louvres from Johnson & Couzins provide clever additional cover to the main outdoor dining area. Easily adjusted to suit the weather conditions, they ensure alfresco entertaining can be enjoyed year round.





Interior designer Andrea Robertson worked closely with the homeowners to achieve a soft neutral colour palette that is reflected in the cabinetry and finishing details of the kitchen. This was then manufactured by Lyall Park Joinery.

through the design we were able to achieve sheltered areas, perfect for enjoying their rural surrounds and beautiful views.'

Enhancing the outdoor living is the expansive use of Sandstone Grey powder-coated aluminium joinery from Kaiapoi Aluminium Joinery's Domestic Suite. Appearing as though they span the length of the walls, the ranch sliders allow the home to be opened up to the outdoors, connecting the kitchen and living areas with the deck through the simple opening of a door.

'After living in the house, Rose and John came back to me', recalls Jason. Requiring the addition of shade over the primary outdoor living area to combat sunburn while dining

outside, and the cooling of the interior spaces in the heat of summer, Johnson & Couzins were brought to the team with their retractable roof louvres.

Able to tailor weather protection to every need, their canopy awnings, aluminum louvres and various other shade solutions ensure there is a design and product suited to every style of home. 'The retractable Concertina roof louvre gives the owners everything they could want and more', comments James Adair from Johnson & Couzins. 'Rather than just rotating like traditional louvres, the fins actually part and slide back, exposing the open sky; giving Rose and John total control of sun, shade and rain, and allowing the outdoor dining area to

RIGHT The expansive use of glass connects the home with its picturesque surrounds, with large sliding doors from Kaiapoi Aluminium Joinery's Domestic Suite ensuring that indoor-outdoor flow is effortless. Ecoply Grooved Lining from Carter Holt Harvey features on the ceiling above the exposed roof trusses to provide a subtle nod to traditional match-lining.



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Decorative stone veneer, Mt Shale, coloured in Grey with Rust accents, from Classic Stone, can be found inside and out, adding contrast and a touch of rural charm.

be enjoyed no matter what the weather.'

Powder coated to match the existing joinery of the home, the system appears as though it has always been. 'The louvres are just wonderful', enthuses Rose. 'As well as sun protection while outside, they also allow us to control how much sun is coming into the kitchen – which in the height of summer is too much '

No stranger to the daunting task of selecting materials and fittings for her new home, Rose took to browsing online for inspiration. 'Our section has beautiful views out to Mount Thomas and the snow-peaked mountains and at times has the feel of Queenstown, just without the lake', she laughs. 'And so, when I came across some beautiful Central Otago homes with their intricate stone detail, I knew I wanted to replicate it here.'

Bringing this dream to life was manufacturers of decorative stone veneer, Classic Stone. 'For the Duncan residence our Mt Shale profile, coloured in Grey with Rust accents, was chosen for both internal and external use', shares Stephen Little from Classic Stone. 'With its sharp edges, irregular shapes and overall rustic character, it was chosen to provide a strong contrast to the weatherboard cladding.' Used as both an external cladding material and as an internal feature, the stonework has a profound influence on the aesthetic of the home. And as Stephen explains, 'no matter what angle or elevation you approach the home



INVOLVED IN THIS PROJECT

ALUMINIUM JOINERY

Kaiapoi Aluminium Joinery
033237808
kaj.co.nz

ARCHITECTURAL DESIGN

Higham Architecture
03 365 6368
highamarchitecture.co.nz

BUILDER

Chatterton Builders
03 313 0103
chattertonbuilders.co.nz

HEATING

Escea Fireplaces
0800 17 3000
escea.com/nz

INTERIOR DESIGN

Andrea Robertson Design
0800 273 374
andrearobertsondesign.co.nz

KITCHEN JOINERY

Lyall Park Joinery
03 313 9985
lyallpark.co.nz

LOUVRES

Johnson & Couzins
0800 664 083
johnsonandcouzins.co.nz

PLYWOOD LININGS

Carter Holt Harvey
0800 746 399
chhwoodproducts.co.nz

ROOF

Calder Stewart Roofing
0800 115 232
roofer.co.nz

STONE CLADDING

Classic Stone Limited
0800 278 663
classicstone.co.nz

TILES

Dakota Tiles
03 310 6478
dakotatiles.co.nz



An Escea DL1100, with White Coals fuel bed and Titanium Silver Velo fascia, ensures the living space is warm and cosy year round.

from, the stone is part of your view: it blends both contemporary and rustic design together perfectly.'

Andrea Robertson Design worked with Rose and John on the interior design of their home to achieve this balance of styles. 'We helped Rose select the exterior and interior colours and materials for her home', offers Andrea. 'The exterior is a mix of soft greys, cedar and schist, resulting in an earthy feel. Meanwhile the interior continues this soft palette, with touches of luxury in the form of the tiles. Rose had a clear vision of what her home would look like, and we simply worked with her to help realize the vision.'

Drawing on Rose's Central Otago inspiration, the decision was made to use Ecoply Grooved Lining from Carter Holt Harvey, as a feature on the ceiling in the main living room. Sitting above the exposed roof trusses, it provides a subtle nod to traditional match-lining in a cost-effective and contemporary way, while highlighting the overall uniqueness of that room within the house.

Positioned as a connection between the formal living area and the lounge is the kitchen. Manufactured by Lyall Park Joinery, the kitchen continues the use of soft neutrals. 'The kitchen combines a Kashmir White bench top with Formica New Stainless Steel on the cabinetry with

striking results', continues Andrea. While a splashback in Dulux Narrow Neck adds an ethereal feel to the space.

Specialising in high-end joinery, Lyall Park Joinery also worked with the owners on the manufacture and installation of the pantry, laundry and open-shelving in the dining and living rooms, ensuring the homeowners had customised storage for their needs.

'There is no substitute for experience', shares Mark Grigor from Dakota Tiles. Sharing this opinion, Rose and John turned to the family-owned business for the supply and installation of the tiles in the kitchen, pantry, entranceway and bathrooms. Working alongside interior designer Andrea, the decision was made to use Coldstream Boulder 600x600mm for the entranceway floor and fire hearths, while Coldstream Frost 600x600mm tiles were selected as the flooring tile in the kitchen, pantry, hall and bathrooms. The walls of the bathrooms then feature Ida Tussock Polished Porcelain 300x600mm tiles, as a beautiful complement.

For Rose and John this final build is the culmination of lessons and inspirations gathered over many years of experience. Peaceful, private and picturesque, it 'hits the spot'; and it is with little doubt they will be calling this home for many years to come.



Supplied and installed by Dakota Tiles, the bathrooms feature Coldstream Frost 600x600mm tiles on the floor and Ida Tussock Polished Porcelain 300x600mm tiles on the walls.



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