



# Case Study

 **SAPPHIRE**<sup>®</sup>

**Caesar Court**  
(formerly Sampson Court)

*“Caesar Court is a stunning new development of affordable one and two bedroom apartments designed specifically for the over 55’s.”*

Orbit South



# Caesar Court (formerly Sampson Court)

**Client:** Denne (Now part of Bouygues)

**Contractor:** Denne (Now part of Bouygues)

**Architect:** Quattro Design

**Location:** Deal, Kent

**Balconies:** 45



## Challenge

Caesar Court (formerly Sampson Court) was a care home located near the Kent coast in Deal. Due to its proximity to the sea special consideration had to be made regarding material choice and its resistance to corrosion. The discovery of an Anglo-Saxon built during construction also required extra care be taken on site.

In addition to the project location the use of the project was also a key consideration during the balcony design. As the residents would be occupied by elderly and disabled people the balconies needed to be designed and installed in a way that suited the residents' specific needs.



## Solution

To resist corrosion caused by the project's proximity to the sea a 316 grade marine stainless steel was chosen for the top rails and powder coated aluminium for the soffits and balcony structure.

The doorsill interface also had to be taken into consideration to ensure a level threshold and allow for easy access for elderly residents and wheelchair users. The balconies were also designed with large projections to enable wheelchair users to complete a full 360° and make proper use of their balconies as required by lifetime homes criteria.





# Rigid.Ready.Right.

## Step 1

Post-fix anchors were fixed to the precast slab.

## Step 2

Cassette® balconies were preassembled offsite, including the balustrades, decking & soffits.

## Step 3

Cassette® balconies were transported with balconies 'nested' onto each pallet making transport both cost effective & safe. Balconies were pre-slung offsite ready for installation upon arrival.

## Step 4

Once lifted into position, the Cassettes® simply Glide-On™ to the pre-erected support arms, before completing the simple mechanical fixings.







# NBS Specification

## Caesar Court (formerly Sampson Court)

<b>Manufacturer</b>	Sapphire Balconies Ltd 11 Arkwright, Road Reading, RG2 0LU 0844 88 00 553 sales@sapphire.eu.com www.sapphire.eu.com
<b>Reference:</b>	Glide-On™ aluminium Cassette® balconies with Crystal® frameless, structural glass.
<b>Balcony anchor:</b>	Post-fix anchors incorporating thermal breaks, fixed to precast slab.
<b>Arms:</b>	1-piece galvanised steel.
<b>Cassette® structure:</b>	Standard 400mm modular Glide-On™ Cassette® balconies.
<b>Soffits:</b>	Polyester powder coated aluminium controlled draining soffits.
<b>Deck finish:</b>	John Brash softwood decking with anti-slip inserts.
<b>Toprail:</b>	50mm dia. satin polished grade 316 marine stainless steel slotted over glass.
<b>Guarding:</b>	17.5mm clear toughened laminated structural glass panels.
<b>Base fixing:</b>	Mechanically fixed to Cassette®.
<b>Fascias:</b>	Polyester powder coated aluminium fascia trim to conceal glass fixings/edge of balcony frame.









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