



case study

lead free flashing system
Masterform[®]

Valentines Mansion, Listed Grade II* - Masterform Roofing



roof products
NICHOLSON



Masterform Roofing at Valentines Mansion

Valentines Mansion was built circa 1696 for Elizabeth Tillotson and her family after the death of her husband, the Archbishop of Canterbury. At that time the new brick house stood in open countryside, several miles from the edge of London.

Valentines Mansion has changed hands many times since then with city merchant and banker Robert Surman purchasing the estate in 1720's and creating the walled gardens, dovecote and grottoes. In the 1760's owner Sir Charles Raymond spent part of his fortune renovating Valentines Mansion giving the house its Georgian appearance. Sarah Ingleby, the last private resident of Valentines Mansion, died in 1906 and the Council acquired the house in 1912.

More recently the property stood empty for 15 years falling into dilapidation. However during the period from 2006 - 2009 Valentines Mansion was restored by Redbridge Council using Heritage Lottery funds to create the historic but contemporary venue it is today.

Unfortunately during 2010 and 2011 the property suffered serious lead theft from the easily accessible single storey roofs. This led to water ingress which endangered the beautifully restored rooms below. In some areas new lead was reinstated along with protecting measures however these were disregarded and further lead theft occurred.

It became clear that a different material had to be considered. Clearly any metal material would present the same problems so alternative materials were considered. Being a Grade II* listed building English Heritage were keen to preserve the fabric of the building as far as possible.



The solution, Masterform...

Various materials were considered such as felt and asphalt and single ply however all these materials necessitated the complete change or overboarding of the existing original roof timbers and boarding, to say the least of losing the simple charm of traditional materials.

Masterform was considered as it provided a very close resemblance of the existing lead roofing, with its stepped bays and roll details, whilst having no scrap value. As Masterform is laid in the same manner as lead it enabled the preservation of all the existing roof timbers - even the existing timber rolls. The material was able to replicate even the curved gutter section and the curved ridge detail to the slated terrace roof.



A visitor viewing the roof from the upper windows would hardly discern the difference between the Masterform roofing and the traditional leadwork that once lay in its place.

Masterform has a 20 year product warranty and is covered by a BBA certificate. See www.nicholsonsts.com for further details.

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