

QC 5 LUXURY YOU CAN AFFORD

Using Modern materials and innovative design the QC5 is the UKs Biggest Selling Zero Maintenance Garden Room



Luxury You Can Afford From Booths Garden Studios

Iain answers some of the most important questions about the new QC5.

The latest innovations from Alex Booth and Brian Connellan have resulted in the new QC5 Garden Studio.

At a price which could buy you a converted wooden shed, the new QC5 is a modern, fully insulated, rather expensive looking Garden Room that can be used 24/7 winter and summer.

Alex had the germ of the idea for designing a Garden Studio, that was functional and affordable in the year 2000.

Starting with a fresh perspective and years of practical "on the job" training, from his years of working at Fairline Boats, doing home improvements and fitting conservatories, Alex had a unique and talented view on solving the "Why do Garden Rooms either look like sheds or cost the earth?" dilemma.

He also realized that the trend for people needing extra space at home was only ever going to be up.

The internet, traffic jams, crazy property prices and now finally, some common sense relaxation of planning on the horizon with council tax reduction mean that it's a trend that's buzzing - every home - one day - will have a Garden Room.

This also means that there are many companies out there, trying to give value for money to the consumer. Shed builders started insulating sheds, called them offices, and found a completely new market.

Other companies aimed up market and charged more than a normal house build for a bespoke, designer style living space.

Alex knew there was a huge gap in the middle of the market. He knew that even very well off people, would struggle to justify the over the top prices for an extra piece of space. He also realized that many people wanted a room with a touch more "Wow" than just a "shed" at the bottom of the garden.

(He actually maintains that the look of your Garden Studio is more important than the look of your house. The logic being that, you are in your house *looking* at your Garden Studio. You don't sit in your house, looking at your house)

So you can see where Alex was coming from with his ideas and approach to Garden Studios. What about the nitty gritty of how this is achieved?...

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the good news is that it complies with the latest Building Regulations.

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Building regs are actually a legal requirement If your Garden Room is above 15sqm and you want to position it within 1 metre of your boundary.

I suspect there are many “illegal” Garden Rooms out there that ignore this or the supplier probably didn’t even know this fact.

Building Regulations mean you have to meet standards for Strength of Structure, including Foundations, Thermal Insulation or as they call it, “The Preservation of Fuel and Power”, plus Sound Insulation, Resistance to Fire, Ventilation, and various other factors.

Achieving this is not easy - or inexpensive.

If you cost up our competitors who comply with building regulations, compare our cost per internal sqm with theirs - PLEASE let me know if there is any supplier giving more value than us. I suspect there are none.

The conclusion is - complying with Building regulations means the QC5 is comfortable and safe, in a cold winter and a hot summer.

It’s also perfectly legal to sleep in a QC5 Garden Studio.

If a Garden room does not comply with building regs - you can’t legally sleep in it.

The fear is if there was a fire, the person sleeping is in danger. **Sleeping in a QC5 is safer.**

So all good news on the Insulation front. and complying with the regulations also means you can position your Studio right next to your boundary since the Spread of

Fire to other nearby buildings is less likely.

Brian is our main “techie” chap and it was he who fine tuned the QC4 design to arrive at the QC5 which now complies with building regs - using the latest SIP Panel Insulation and Glazing equivalent to Triple Glazing, and various other design tweaks, he got there.

Brian is one of only 2 people that have designed a Conservatory to British Standards. He is very particular and fussy about all aspects of the QC5 design.

So whats the next question?...

“How can the QC5 be Zero Maintenance for 25 years?”

For starters let me define what I mean by “Zero Maintenance”...

My definition of Zero Maintenance means...

“To keep your Studio looking like new - you don’t have to paint or stain the exterior.”

Now we installed the first QC1 Studio on 20th January 2009 (pictured below left) and proudly claimed “Zero Maintenance” in our marketing as this was not an easy thing to achieve - it has cost us a huge amount of cash and meant we had to develop close relationships with many different suppliers to make the “Zero Maintenance” claim - but now lots of our competitors make exactly the same claim and **it simply is not so.**

The issue is... **How can any Timber Garden claim to be Zero Maintenance and look like new 10 or 20 years down the road??**

They can’t.

We stopped supplying Timber Studio in January 2012 for exactly this reason. Even suppliers of Cedar

Clad Studios cannot claim Zero Maintenance and “look like new 10 years on.”

I recently saw proof of this at all places - the Leisure Centre at Chipping Norton.

I was pleased to see this on a Public Building because it’s not great to criticize other suppliers - there are some great companies out there but also a severe lack of transparency and education about using Timber as the exterior for any building.

This Leisure Centre was opened in 2002 at a cost of £4M and I saw it 10 years on in June 2012.

I was very interested in the Cedar Cladding which they used on this - the Cedar brought down the whole look of the Centre.

The Cedar was warped in places and was a washed out grey colour. I took a photo of it which is below.

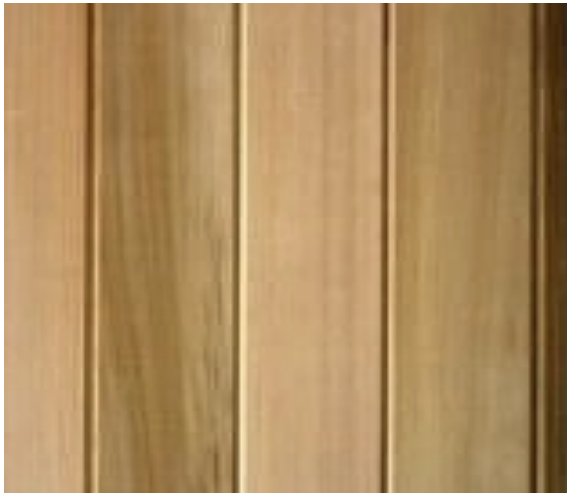
It is possible to maintain the lovely new look of Cedar but you

have to treat it straight away - if you leave it a few years it’s an even bigger job as you have to sand it all back and then treat it - this is **not my definition of Zero Maintenance.** In fact, another supplier is honest enough to say...

“Wood is an excellent choice, particularly cedar or larch, for the traditional British climate, i.e. cold and rainy. With simple treatments, such as Danish Oil, and a regular maintenance programme - wood will age well without losing performance.” - the conclusion being - **Cedar or Larch are simply NOT Zero Maintenance.**

SO ...“How can the QC5 be Zero Maintenance for 25 years?” ...

Cedar Cladding When New



Below: The 1st Ever QC1 in January 2009



Cedar Cladding 10 Years On



Below: The QC5 - Modern Materials Mean No Painting or Staining Required For At Least 25 Years.



Zero Maintenance is achieved by using Modern Building materials, first of which is PVC-U Windows which require no treatment for an estimated 35 years.

These come as Standard in Light Oak or Holly Green and as a Bespoke order, you can have them in Anthracite Grey.

The 35 years estimate is from the the Building Research Establishment. Mike Clift who is an Associate Director of the Building Research Establishment says of the QC5's Window and Door Frames...

“BRE has found strong evidence, provided by the BPF and it’s member manufacturers that PVC-U windows should now expect to have a (reference5) service life at least 35 years under normal urban and non-aggressive conditions. This conclusion has been supported by a desk analysis of common service life data sources.”

This conclusion was approved on behalf of the Building Research Establishment by Dave Richardson, who is the Director of Construction Consultancy. (I have a copy of the original report if you would like to see it.)

It should be noted that this is not relevant to the life of the double glazed window, about which the report says...

“The double glazing units, gaskets, weatherstripping and the mastic seals may need to be replaced within the life of the window. Ironmongery should be cleaned and lubricated periodically”

This fact refers to all double glazed units no matter who your supplier is. We use “Corby Windows Group” who are on our doorstep are one of the largest suppliers of windows in the UK, with a turnover of over £20 million. Alex has known Jason Wilder, the M.D. of Corby Windows Group for many years.

The fact that one of the largest suppliers of PVC-U windows is on our doorstep is another way we can lower our costs. Delivery costs are minimal.

“What about the Exterior Walls, Pillars and Plinths - what are they made of?” is the next big question I get.

The answer surprises most of our customers since the exterior looks like timber...

The New Chipping Norton Leisure Centre as it was in 2002



cost £4M and used Cedar Wood Cladding which 10 years on - is now grey and warped.



Above: Tea and Biscuits as the Sun sets on a VF4 Studio



Just Installed 9' x 12' LoLine QC5 VF4 complete with happy customers - Alex says...”If our customers are happy - I’m happy.”



This is a promo photo for Diane’s new Beauty business in her QC Studio - Diane said “Can’t believe how good it is - it’s transformed my business - I love it”

“Windows have at least 35 years under normal urban and non aggressive conditions.”

Mike Clift - Building Research Establishment

The answer is that the QC Exterior Walls are in fact “Colourcoat LG”.

This is a product from Tata Steel who also happen to be on our doorstep in Corby (more cost savings).

The Colourcoat LG has a **“Galvanized Substrate to EN10326/10327 with a Leather Grain Emboss Coating and a performance guarantee up to 25 years including cut edges.”**

This means you don't have to spend your weekends looking after your Garden Studio - no painting or staining is ever required. It is truly Zero Maintenance.

An additional benefit of this wall is that it is very secure. A burglar would be a touch perplexed

at just how tough this Garden Studio Wall is!

I have the documentation from Tata, giving the full specification of the Colourcoat LG as a pdf file if you would like to see it.

The third item to maintain Zero Maintenance for the QC5 is the EPDM Roofing material. This is a long established building material with a manufacturers estimated lifespan of 50 years. It's extremely tough and comes in one sheet which means there are no joins.

Also, if the Roof is in full view of your neighbours say, the look can be easily enhanced by installing a Gravel Roof or a Sedum (Green) Roof.

As well as complying with Building Regulation and being Truly

Zero Maintenance, the QC5 is also a portable asset.

This means if you move home - you can take it with you or sell it on.

Being a portable asset increases it's second hand value massively. We have a page on our website for our customers to sell on their QC Studios - it's very rare that they become available though - everyone loves their QC so much that selling it on is the last thing they want to do.

Hope this helps - if you would like to visit a QC Studio just call me on 07590 067 120 or email iaian@BoothsGardenStudios.co.uk and I'll get it organised.

Many thanks, Iain.



Above: The Pillar Lights we install use low wattage long life bulbs



Above: This photo shows how our unique “FabSlab” Studio Base can cope with a sloped garden without the expense of a concrete foundation

Below and Right:

Bedroom and Workspace in a QC VF4 Studio

