



Brick type: County Red Smooth
Location: Wakefield

Project Architect: Hargus Design Partnership

The building is very ornate in its style having Italian references with the use of contrasting brickwork banding and dentil course brickwork detailing around its window openings and at eaves level.



St Johns Road

St Johns Road is situated approximately 1km north of Wakefield city centre within a conservation area surrounded by a combination of commercial and residential properties. The project included the traditional construction of 8 town houses and 10 apartments, together with the refurbishment and conversion of an existing adjacent house into 6 self contained apartments. The buildings and associated external works satisfy the councils 'secure by design' criteria.

At the rear of the properties there is secure residential parking. A garage for each town house forms the southern boundary, supplemented by wall and railings to provide natural defensible space. Gardens front the properties and individual gates, walls and railings increase the sense of enclosure and personnel space whilst enhancing the building line.

The roofs are natural blue slate with Forterra's County Red Smooth being chosen for the facing brick walls and cast stone portland string course, entrance feature and window cills. The basement storey to the new build apartments and to the plinth of the town houses is faced in ashlar rebated portland cast stone. The white painted timber doors and windows are all in keeping with the surrounding buildings within the St. John's conservation area. The open plan layout of the living areas allows natural daylight penetration and natural ventilation to supplement artificial sources.

The refurbished and converted building is a residential villa style property constructed over 4 floors including a half basement. The building is very ornate in its style having Italian references with the use of contrasting brickwork banding and dentil course brickwork detailing around its window openings and at eaves level. A large number of bricks particularly at low level had deteriorated and have received remedial treatment.

As part of refurbishing the existing house, extensive tanking, damp proofing, sound and thermal insulation works were undertaken. Secure car parking and bin accommodation is shared with the new build development.



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