

SITE CONTEXT & ANALYSIS



HIGH STREET WITH STRONG AND VIBRANT FRONTAGE



UPPER KING'S ROAD GENTLY CURVED STREET



UPPER KING'S ROAD



PRIORITY LANE WITH STRONG BUILDING LINE



FISH HILL ROAD WITH ACTIVE AND ATTRACTIVE STREET FRONTAGE

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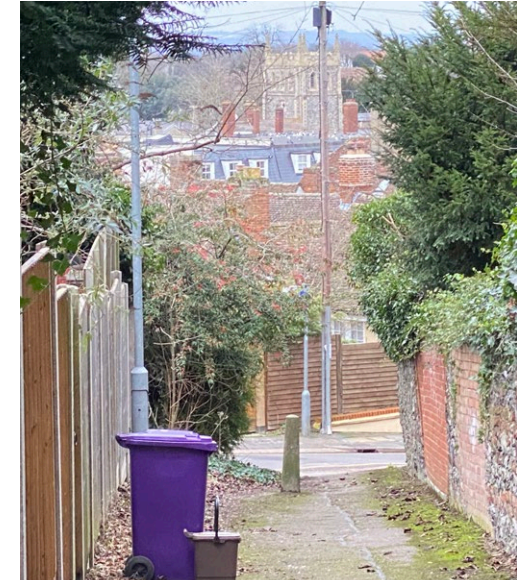
PEDESTRIAN ALLEYS PRINCES MEWS



PEDESTRIAN CONNECTION BETWEEN HIGH STREET AND KING STREET



PEDESTRIAN ALLEYS



PEDESTRIAN ALLEYWAY WITH GLIMPSE OF THE CENTRE

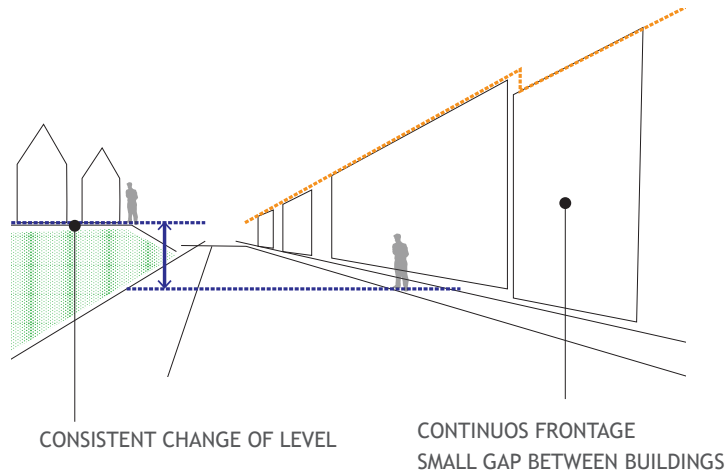
2.5.4 WORKING WITH TOPOGRAPHY

Royston's topography also contributes to the town's unique character. The town's expansion to the south has been constrained due to steep gradients. However, the topography has played an important role in the development of Royston's urban settlement by allowing the creation of a compact and walkable town centre.



SUN HILL

- Terraced units creates a continuous and consistent building line adapting with the change of levels.
- On the opposite side of the road on raised level big detached units.



The town's narrow streets, alleys, and courtyards are nestled between the historic buildings and offer a glimpse into Royston's past, while also providing a sense of intimacy and charm.

The change of levels between blocks of residential areas also creates interesting views that are worth noting. In summary, the topography of Royston is a key factor in its unique urban design, and it presents both opportunities and constraints that need to be considered when planning for the town's future development.



A GLIMPSE VIEW FROM NORMAN'S LANE (TOWN CENTRE)



A GLIMPSE VIEW FROM NORMAN'S LANE (TOWN CENTRE)

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2.5.5 GREEN STREET

Royston's incidental green spaces and green streets are an important part of the town's character and contribute to the well-being of its residents. These areas are characterised by their abundance of trees, plants, and greenery, which help to improve air quality and provide a sense of calm in an otherwise urban environment.

The town has various examples of boundary treatments, including hedges, fences, stone or brick walls, and green spaces, that not only provide functional benefits but also enhance the town's aesthetic appeal.



ST MARYS PARK

- Incidental green space with active frontage and set back of building.
- Hedge and soft landscape as boundary treatments



GREEN DRIFT



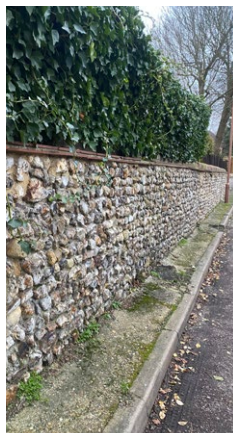
GREEN DRIFT

- Predominantly detached and semi detached units with width front garden incorporating front parking or gardens.
- Verge on both side of the street with trees planting.
- High hedges and low wall as boundary treatment.

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HEDGE WITH LOW WALL



HISTORIC STONE WALL



HEDGE WITH LOW WALL



WOODEN FENCE



HIGH BRICK WALL WITH DETAILING

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2.5.6 MATERIALITY

The main architectural material used in Royston's town centre is brick. In addition to brick, other materials such as timberframe and plaster, render, stone and wood cladding are also used in the town centre's buildings, adding to the area's architectural interest and diversity. Roof are mostly red and brown plain tiles.

Among the many materials and features detected, the below are some of the more notable:

- * Red/orange brick
- * Flint panels
- * Painted weatherboarding
- * Prominent brick chimneys and gables
- * Traditional roofs
- * Painted brick
- * Rendered buildings with variety of colours
- * Double fronted houses with bay windows



WOOD CLADDING



RED AND YELLOW BRICK WITH GEORGIAN WINDOW



DOUBLE BAY WINDOW



RENDERED BUILDING

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HISTORIC BUILDING BANYERS LODGE ON DOG KENNEL



GEORGIAN BUILDING ON MARKET HILL



RENDERED BUILDING ON MARKET LINK

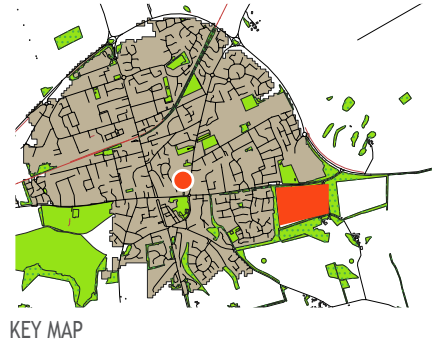


GEORGIAN FENESTRATION



OLD POLICE STATION IN KNEESWORTH ST

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2.5.7 LOCAL TYPOLOGIES

Three different areas in proximity to the site have been used as an example of building typologies to show the various architectural aspects of Royston town.

CLUSTER NEAR THE TOWN CENTRE

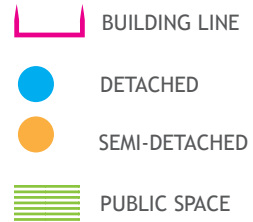
The area in the diagram shows a shared access loop from which stems few private drives with an organic feel.

Detached units form a closed cluster with parking at the front and few semidetached units are located near the ends.

Accidental open spaces add relief to the loop.

A light contemporary style is predominant in the area with the use of render and dark joinery as main distinctive elements.

KEY:



2.13

2.13 King James Way source ©Google Earth

2.14 Detached units

2.15 Semi-detached units



2.14



2.15

LATE 20TH CENTURY RESIDENTIAL DEVELOPMENT WEST TO THE SITE

This diagram represents a small area west of the site.

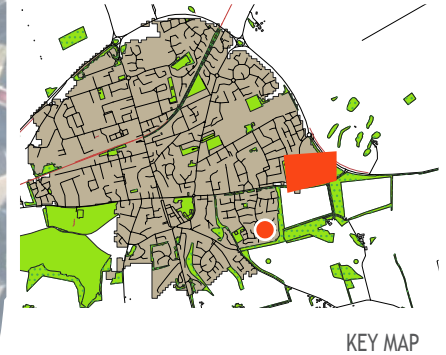
The main street goes up the natural terrain slope and secondary street follow the contours generating cluster of detached houses.

There is a predominantly 70's style with occasional touches of traditional-like architecture using elements as mock Tudor elevations.

KEY:



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2.16



2.17



2.18

2.16 Foxglove Bank source ©Google Earth

2.17 Detached with integ. garage

2.18 Cluster and the end of a private drive