

Regency Square, Regency Square Gardens, Brighton

Park & Garden

Regency Square

Garden

ID 353

Not included on current local list




Description:

Regency Square was built between 1818 and 1828. The speculative developer Joshua Hanson sold individual plots, with a covenant that the individual facades would be completed to an agreed design by Wilds and Wilds (with later designs by Wilds and Busby). The covenant included the obligation for owners to contribute equally to the maintenance of the gardens. The gardens were acquired by Brighton Council following the 1884 Brighton Improvement Act. In the mid 20th century an underground car park was built in the Square, opened in 1969. It was originally intended to be a surface car park. The gardens are at three levels; the top level includes an approximately circular path with perimeter planting whilst the remaining levels are largely laid to grass. The original railings have been removed. Source: Carder 1990

Recommendation:

Do not include on local list. The insertion of an underground car park in the 1960s has led to the loss of the original design and integrity of the gardens. As such, they do not meet the criteria for interest or significance.

Richmond Place, 33 (former Richmond Hotel), Brighton	
Historic Building	Valley Gardens
Hotel	ID 17
Not included on current local list	
	
<p>Description:</p> <p>1931 by J.L. Denman in a Neo-Georgian style as one of a number of hotels Denman was commissioned to design for the Kemp Town Brewery. It replaced a previous hotel building. The building makes good use of its corner position through a curved symmetrical frontage, with a central door as well as doors to each side. Tall semi-circular headed windows at first floor level with hipped dormers set above. Source: Antram & Morrice 2008</p>	
A	Architectural, Design and Artistic Interest
iv	A good example of a work by local architect J.L.Denman in a well-executed Neo-Georgian style.
C	Townscape Interest
i	Within the Valley Gardens Conservation Area, but of a later date and architectural style than the majority of buildings in the area. The building makes good use of a prominent corner plot and contributes to the streetscene.
F	Intactness
i	The design composition and its features survive largely intact.
Recommendation:	Include on local list

Richmond Place/York Place, St Peter's Church Gardens

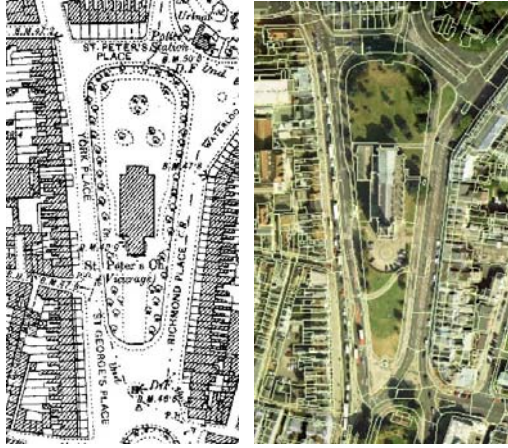
Park & Garden

Valley Gardens

Public Garden

ID334

Not included on current local list



Description:

St Peter's Church was built 1824-25 by Charles Barry. The grounds have been publicly accessible since the 19th century, and were further opened up in the 1920s (in conjunction with traffic improvement works). Source: Antram & Morrice 2008, Valley Gardens Conservation Area Study 2005

C Townscape Interest

iv Forms the primary setting to St Peter's Church

Recommendation:

Do not include on local list. The area is primarily of interest as the setting to St Peter's Church. It however has been much altered, and no longer retains its original design or historic integrity. Its interest is adequately protected through inclusion in the conservation area and as the primary setting to the listed church

Roedale Road, 1, The Hollingbury, Brighton**Historic Building****No CA****Public House / hotel****ID 475****Not included on current local list****Description:**

Turn-of-the-20th-century public house, situated on the corner of Roedale Road and Upper Hollingdean Road. First known as the Hollingbury Hotel, its first recorded landlord was Horace John Whitwell in 1899. It is however shown on maps from c.1885 and was developed in conjunction with the surrounding housing. Canted bay window surmounted by a gable addressing the corner, series of 5 round-arched windows to the Roedale Road elevation, with a further arched opening to the Upper Hollingdean Road elevation. Brick with tiled roofs and deep bracketed eaves. Two storeys with basement. Some mock timber framing.

A Architectural, Design and Artistic Interest

ii A good example of turn-of-the-century suburban pub architecture

C Townscape Interest

ii Not within a conservation area, the building contributes greatly to the streetscene, particularly due to its prominent corner location.

F Intactness

i The elevations survive largely intact

ii The building remains in pub use

Recommendation:

Include on local list

Rose Hill Terrace, 70-71, Rose Hill Tavern, Brighton**Historic Building****No CA****Public House****ID 455****Not included on current local list****Description:**

Two storey building, giving the appearance of two terraced properties. Green-tiled frontage to ground floor with two doors and two stained glass windows. Fascia and stained glass windows refer to the 'United' Brewery. This is a reference to the Portsmouth & Brighton United Breweries Ltd. This brewery was formed by the merger of the Portsmouth United brewery and Brighton's Rock brewery in 1927. The green-tiled frontage is typical of that company's design. Rendered at first floor level, with non-original windows and a large hanging pub sign. Pitched roof with chimneys to party walls. The building is first referenced as the Rose Hill Tavern in street directories from 1864, when the landlord was a J. Collins.

A Architectural, Design and Artistic Interest

i A good example of a regional approach to public house frontage design

B Historic and Evidential Interest

ii The green-tiled frontage is indicative of the 'United Breweries', a local brewery company who owned a number of pubs in the area, including for example the Heart & Hand, North Road and Horse & Groom, Islingword Road.

C Townscape Interest

ii Not within a conservation area. Contributes to the streetscene.

F Intactness

i The pub frontage remains largely intact, as well as elements of its interior.

Recommendation:

Include on local list

Roundhill Crescent, 15 + 17, Brighton

Historic Building

Round Hill

House

ID 355

Included on current local list



Description:

Early 20th century house. Double-fronted and of two storeys. Painted brick to ground floor and render above. Central entrance under tiled mono-pitched hood. Square bays to either side, rising through both floors and completed by a small gable. Two hung sash windows (with multi-paned top sash) to the ground floor of each bay. Tripartite hung sash windows above. Mock timber framing, decorative bargeboards and spear finials to the gables. Set back from the road in line with neighbouring properties (listed), behind a brick and flint boundary wall. The building was an infill development situated on the former Lennox Road; which became the pedestrian route Cat Creep. A semi-detached property is first shown in this location on the c.1910 map. It appears to have been converted to a single dwelling by c.1930, although the garden is still divided at this point.

C Townscape Interest

i The building is within the Round Hill Conservation Area, but is atypical of the area due to its scale, style and period of construction. This contrasts markedly with the surrounding buildings, but the building nevertheless contributes to the streetscape.

Recommendation:

Remove from local list. Number 17 is of moderate architectural interest. Paint has been applied to the original brickwork, eroding this interest further. As such, it does not meet sufficient criteria for 'Interest'. Number 15 is actually incorporated into the neighbouring listed building (number 13). Listing provides a greater level of protection than local listing.

Royal Crescent, Royal Crescent Gardens, Brighton

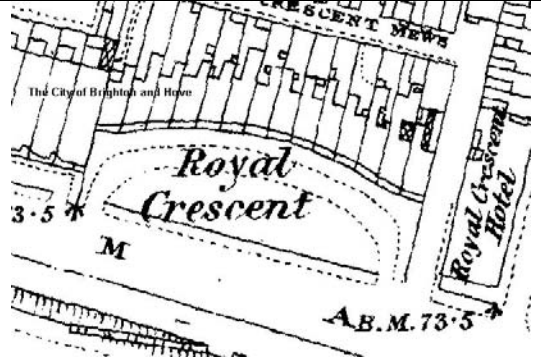
Park & Garden

East Cliff

Garden

ID 320

Not included on current local list



Description:

Royal Crescent was Brighton's first unified composition and first development designed to face the sea. It was built between 1798 and 1807 for West Indian merchant and speculator J.B. Otto and predates the surrounding development. Set to the front of the buildings, the gardens are crescent-shaped. In 1802 Otto erected a statue of the Prince of Wales in the garden in order to try to impress the Prince. Made of Coade stone, it weathered badly. The attempt to impress was therefore not successful and the statue was removed in 1819. The 1870 Ordnance Survey map suggests a plain grassed garden, with solid boundary to the south and no boundary to the north. The garden was taken over by Brighton Corporation following the 1884 Brighton Improvement Act, although does not give the impression of being a publicly accessible space. It is bounded by replacement modern railings and a hedge. It is largely laid to grass, with some small circular flowerbeds and pond. Source: Carder 1990

Recommendation:

Do not include on local list. The design of the gardens is non-original, and the boundary treatment is a poor modern replacement. The space contributes to the conservation area and the setting of the listed buildings. However, it is a relatively common feature along the seafront road. Its interest is more appropriately recognised through inclusion in the conservation area as the setting of the neighbouring listed buildings.

Russell Square, Russell Square Gardens, Brighton

Park and Garden

Regency Square

Garden

ID 356

Not included on current local list



Description:

Russell Square was mostly laid out in the 1820s (the south, west and part of the north sides), with the remaining areas completed in the 1840s, to the designs of A.H. Wilds. The gardens were likely laid out with tree and shrub planting from the beginning. The c.1870 Ordnance Survey map shows a perimeter path, perimeter planting and a single central planted feature. It was acquired by Brighton Corporation following the 1884 Brighton Improvement Act. The current design is more informal than its predecessor, with a number of mature trees likely dating from the original scheme. The path no longer survives. The railings were reinstated as part of a grant-funded project in the 1990s. Source: Carder 1990

Recommendation:

Do not include on local list. The historic design to the gardens is of insufficient design quality, nor does the current garden reflect its historic design. It contributes to the character of the conservation area, but is typical of the area, which is characterised by terraced houses set around formal squares. The interest of the square is more appropriately reflected in its inclusion in the conservation area.

Rutland Road, 59, The Ancient Mariner, Hove**Historic Building****No CA****Public House****ID 585****Not included on current local list****Description:**

Late 19th century public house, first shown on the 1898 Ordnance Survey map and developed in conjunction with the surrounding housing of Poet's Corner. It was designed by architect Samuel Denman and owned by Smithers Brewery from 1896. The first landlord is recorded as Harry Washington. The pub was bought by Tamplin's in 1929. Two storey with red brick and rendered walls and pitched tiled roofs. It occupies a corner plot, with a small gable containing mock timber framing facing the junction and matching elevations to each street. Round-arched openings to the ground floor and paired sashes to the first floor. It is set back from the road in line with the neighbouring houses. Source: <http://portsladehistory.blogspot.co.uk/2014/11/hove-pubs-c.html>

A Architectural, Design and Artistic Interest

- ii A good example of late 19th century suburban pub architecture, a style of architecture that continued into the early 20th century.
- iv Designed by notable local architect Samuel Denman

C Townscape Interest

- ii Not within a conservation area, the building contributes to the character of the area

F Intactness

- i The design of the building remains intact
- ii The building remains in use as a public house

Recommendation:

Include on local list

Rutland Road, West Hove Community Baptist Church, Hove**Historic Building****No CA****Place of Worship – Nonconformist****ID 473****Not included on current local list****Description:**

One storey red brick chapel with terracotta detailing and pitched tile roof. Gable end forms main elevation. Symmetrical, with central door set within gabled porch. Two-light pointed window above, set within round-headed opening. 'Rutland Hall' in terracotta above, part damaged. Single two-centred arched window to either side. Plans by W.H.Nash for a new Mission Hall were approved in 1896, the land having been donated by Cliftonville Congregational Church. Named Rutland Gospel Hall, it was built in 1900. It is now used by a Baptist congregation. Source: Middleton 2002

A Architectural, Design and Artistic Interest

ii A good example of a Mission Hall of its date

C Townscape Interest

ii Not within a conservation area, the building contributes to the streetscape

F Intactness

i The building survives largely intact

Recommendation: Include on local list