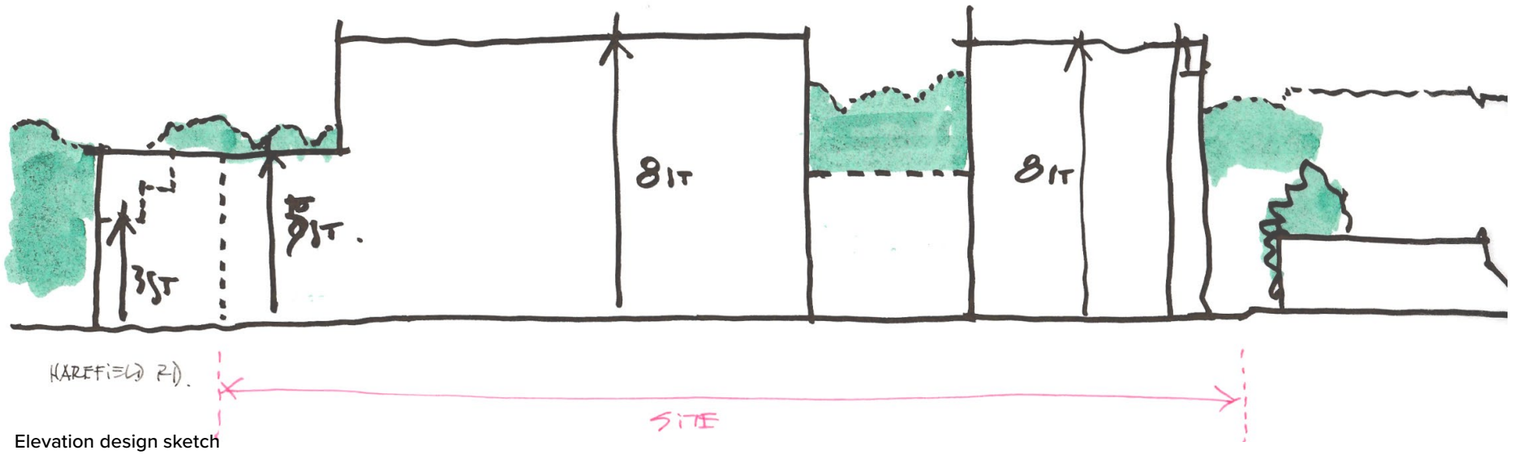
# 4.24 Facade Composition & Articulation

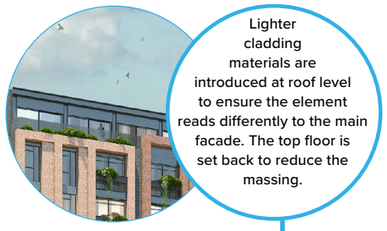
## Facade Design Principles

The main façades of the building have been developed by ensuring a strong verticality is introduced through sourcing brickwork that reflects the local character of the area to create bays that vary and provide a rhythm to the street scene. Other materials are introduced to further develop the appearance and overall composition of the buildings, along with large glazed elements at street level to connect with the public realm. The design process of the facade compositions are outlined in the following diagrams.




Elevation design sketch

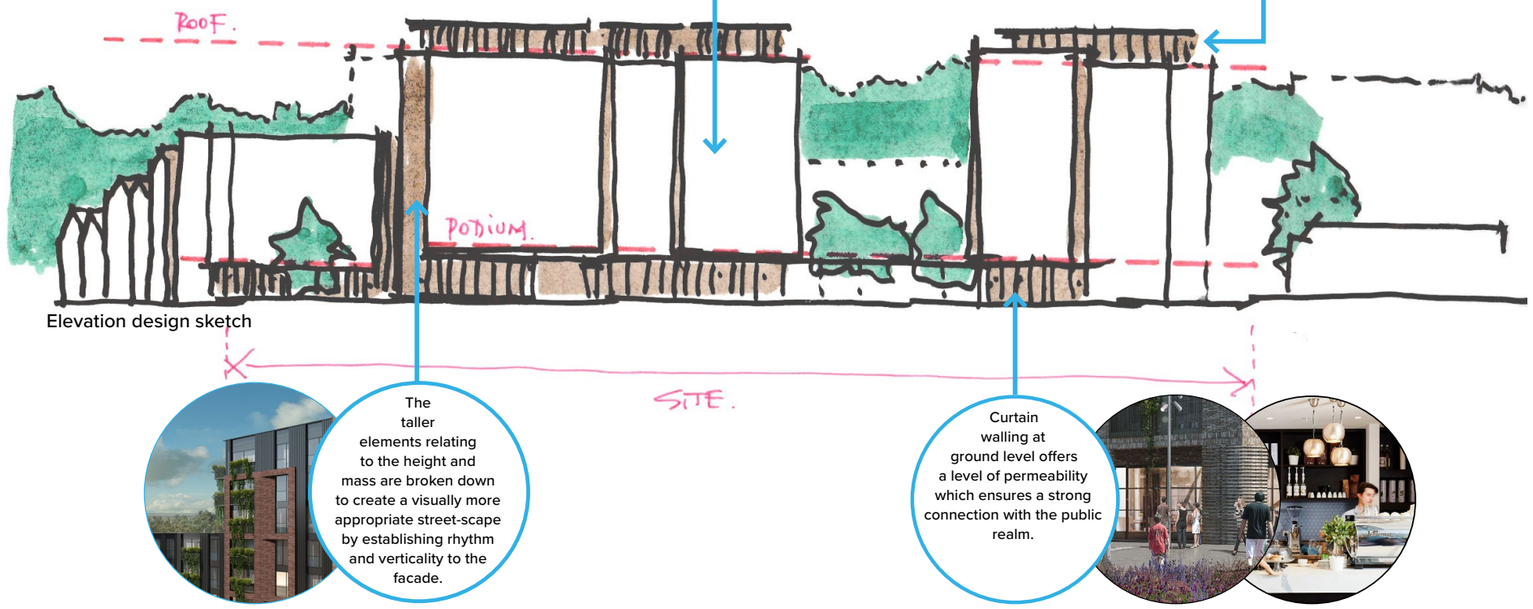




Lighter cladding materials are introduced at roof level to ensure the element reads differently to the main facade. The top floor is set back to reduce the massing.



Porte Cochere sketch representation




Elevation design sketch



The taller elements relating to the height and mass are broken down to create a visually more appropriate street-scape by establishing rhythm and verticality to the facade.

Curtain walling at ground level offers a level of permeability which ensures a strong connection with the public realm.

# 4.25 Facade Conditions

The following diagram describes the different facade conditions that are found in the proposed design.

Facade Condition 1 - Harefield Road Frontage

The Harefield Road mass responds to the local character stepping down from the corner of the Police Station towards the residential dwellings to the east. The proposed facade treatment displays a mix of light and dark mortar red brickwork, reveals and set back bricks, juliettes and planters.

Facade Condition 2 - Main Elevations

The main elevations have a vertical appearance, with a variation of setback brick patterns and metal spandrels and reveals that generate articulation. The framed glazed openings are wider to provide a higher degree of visual permeability.

Facade Condition 3 -Side Elevations

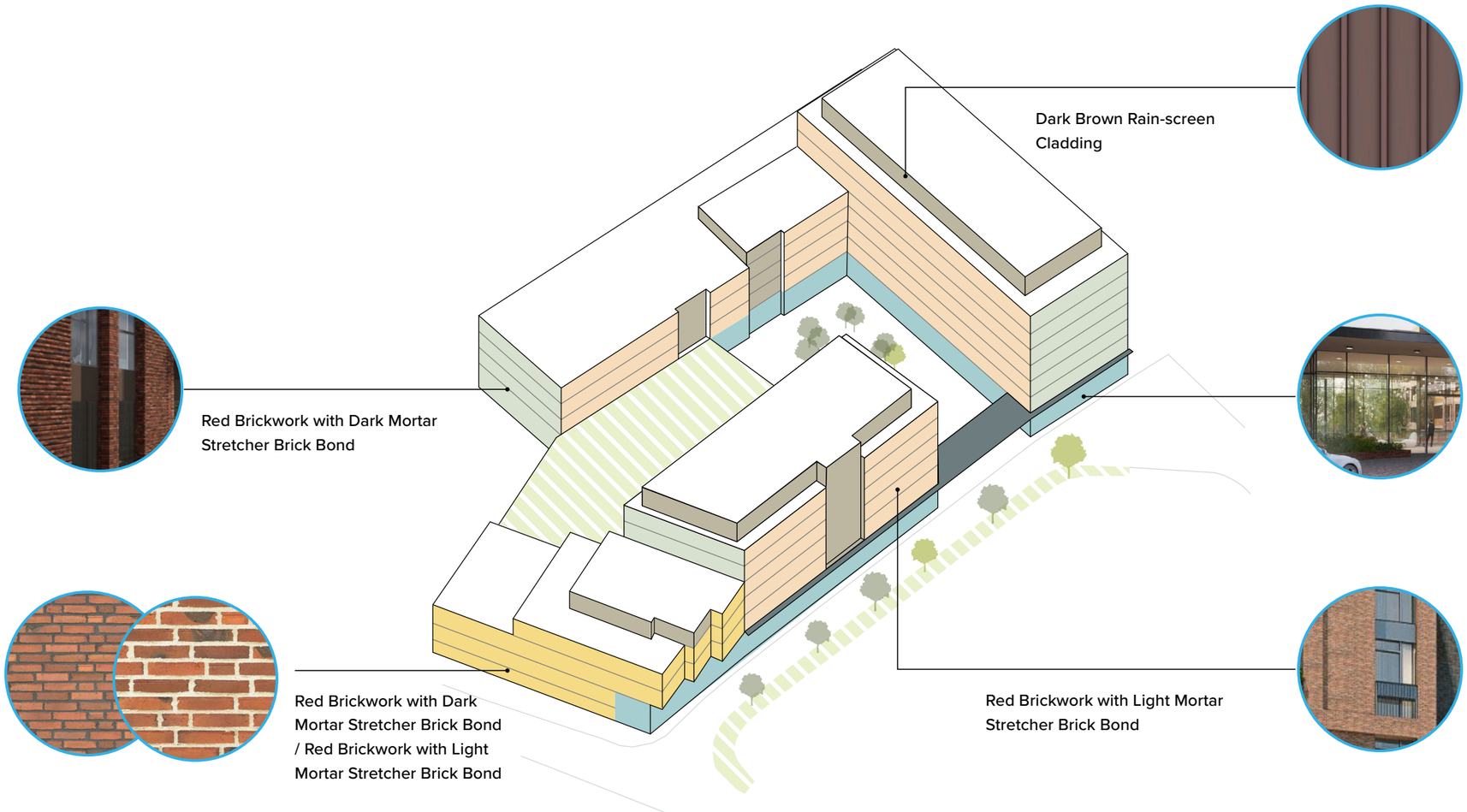
Side elevations present a lower degree of permeability with smaller secondary openings. Reveals and brick patterns are used to generate articulation.

Top Floors and Cores

Light tone metal cladding and is proposed for the top floors in order to create a ligher appearance. The treatment is continued throughout the buildings on the cores.

Ground Floor

The frontage of the ground floor is proposed as a curtain wall, which enables a high degree of visual permeability, opening up to the public and generating a connection with the main landscaped courtyard.

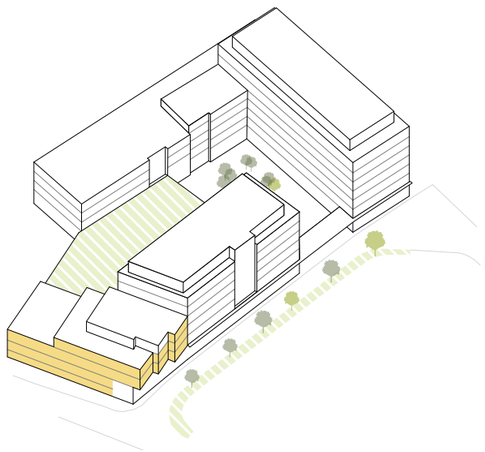


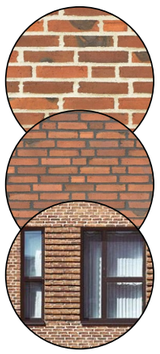
# 4.26 Facade Conditions - Bay Studies

Facade Condition 1 - Harefield Road Frontage

Conceptually this elevation will be treated as five ‘townhouses’, with the mortar colour of the brickwork alternating between light and dark from one ‘townhouse’ to the next. Brick corbel inset panels, recessed downpipe details, recessed spandrel panels, Juliet balconies and soldier courses have all been utilised on this elevation break it down and articulate the façade.







Red Brickwork with Dark and Light Mortar Stretcher Brick Bond

Recessed Brick Corbell side to windows



Metal RWP outlet recessed



Recessed Brick Corbell side to windows

Inward-Opening Casement Window Dark Grey PPC Aluminium Framed



Balcony Juliet Balustrade with Planter Box Dark Grey PPC Aluminium

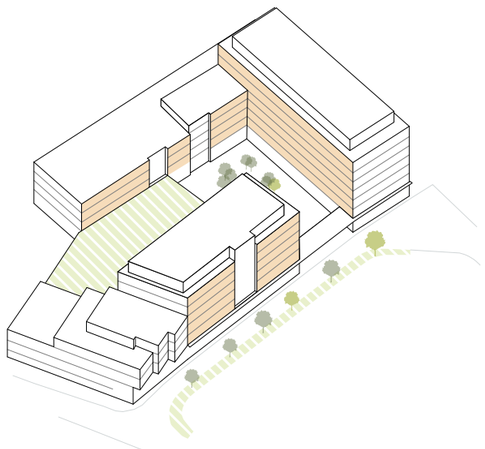


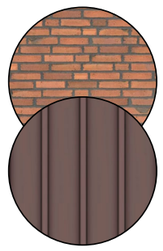
# 4.27 Facade Conditions - Bay Studies

Facade Condition 2 - Main Elevations

Window bays have been grouped vertically across two storeys to reduce the impression of the building height. Brick corbel inset panels, Juliet balconies, spandrel panels, soldier courses are implemented here to break down the elevation in the horizontal. Projecting balconies have also been provided to create further interest to the façade. The framed glazed openings are wider to provide a higher degree of visual permeability.







Red Brickwork with
Dark Mortar Stretcher
Brick Bond

3mm Dark Brown PPC
Aluminium Cladding
Stretcher Brick Bond



Corrugated Fixed
Metal panel
Dark Brown PPC
Aluminium



Fixed Metal
Window Infill
Dark Brown PPC
Aluminium

Inward-Opening
Casement Window
Dark Brown PPC
Aluminium Framed





Feature
aluminium fin
Dark Brown PPC