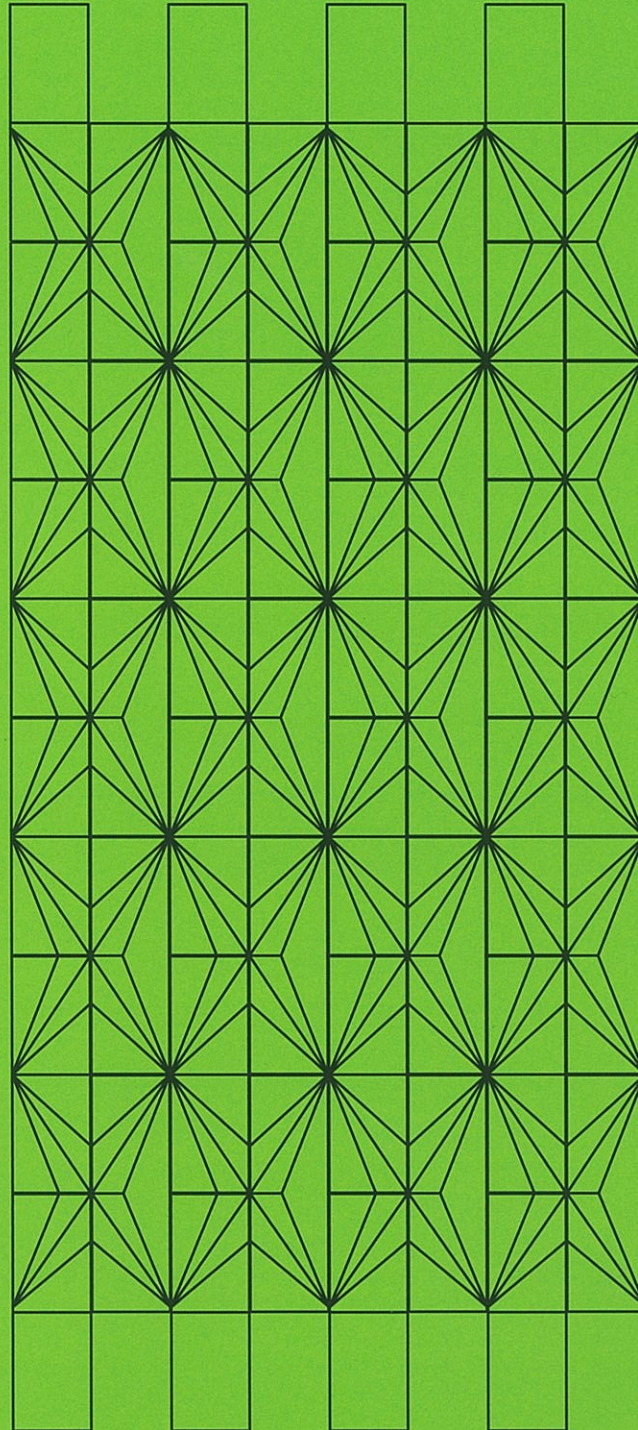




# Specification

Drumnakyle Farmhouse by Taylor Architecture Practice  
Hans Place by Squire & Partners  
University Arms Hotel by John Simpson Architects



Brick and stone

# Hans Place Squire & Partners

Photography by James Jones



## PROJECT DATA

**Start on site** October 2014  
**Completion** March 2017  
**Gross internal floor area** 6,059m<sup>2</sup>  
**Construction cost** Confidential  
**Architects** Squire & Partners  
**Structural engineer**  
Michael Barclay Partnership  
**Acoustic consultant** Ian Sharland  
**M&E consultant** Atelier Ten  
**Quantity Surveyor** Turner & Townsend  
**CDM coordinator** Turner & Townsend  
**Approved building inspector** AIS  
**Main contractor** Knight Build  
**CAD software used** MicroStation  
**Annual CO<sub>2</sub> emissions** 19.25kg/m<sup>2</sup>



## PROJECT DESCRIPTION

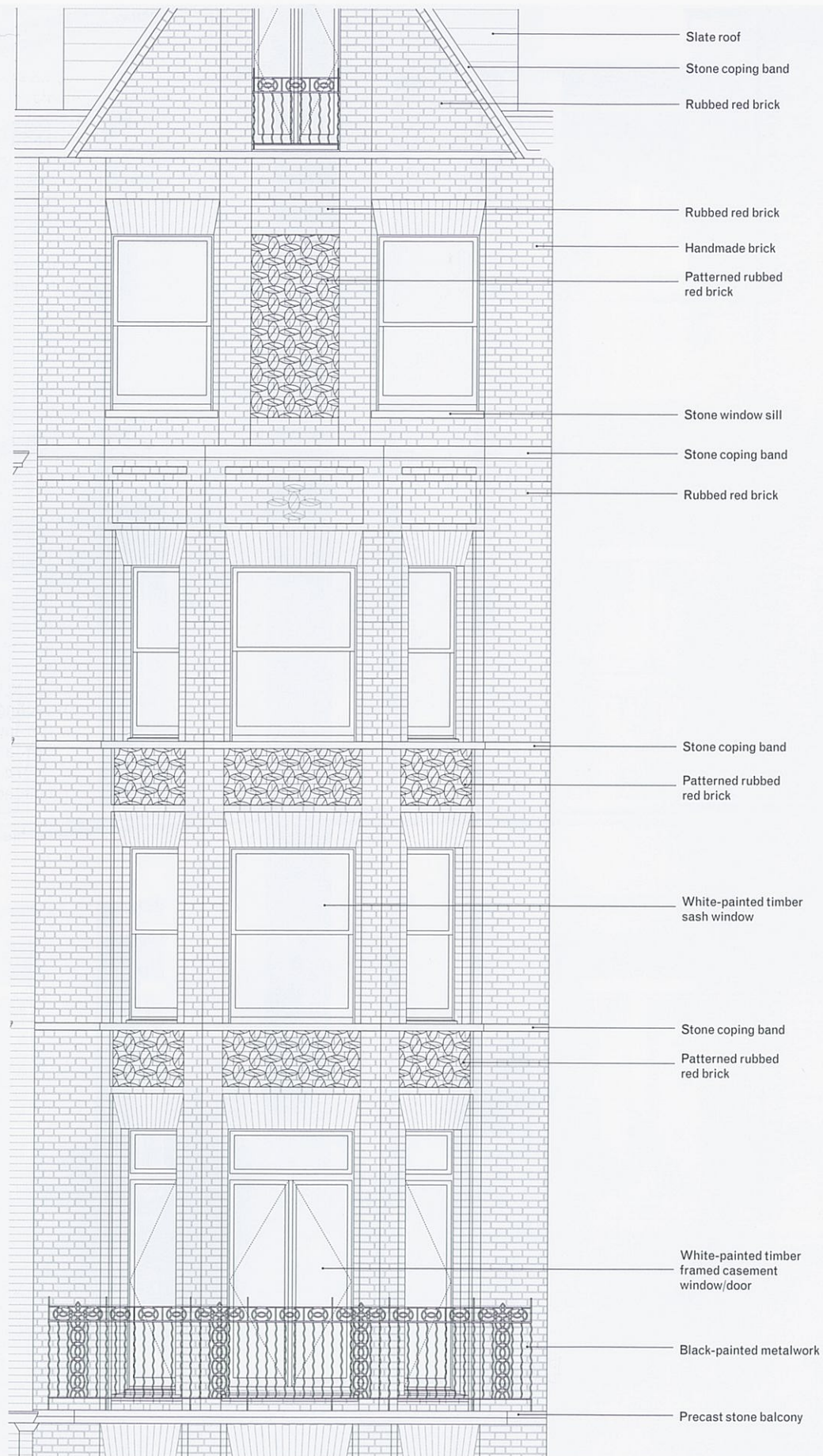
Hans Place is a new-build development of 10 apartments spanning the façades of four 19th-century terraced townhouses, situated on the corner of Hans Place and Herbert Crescent in Knightsbridge. We sought to sensitively repair or replace the existing buildings to provide a respectful and crafted response to the conservation area setting. Contemporary open-plan apartments, over seven storeys including two lower-ground levels, were created behind the traditional façades.

The series of houses respond to the historic urban grain of the garden square, drawing inspiration from the Dutch revival buildings that define the area, which were built in richly detailed rose red brick, featuring intricate carvings inspired by nature.

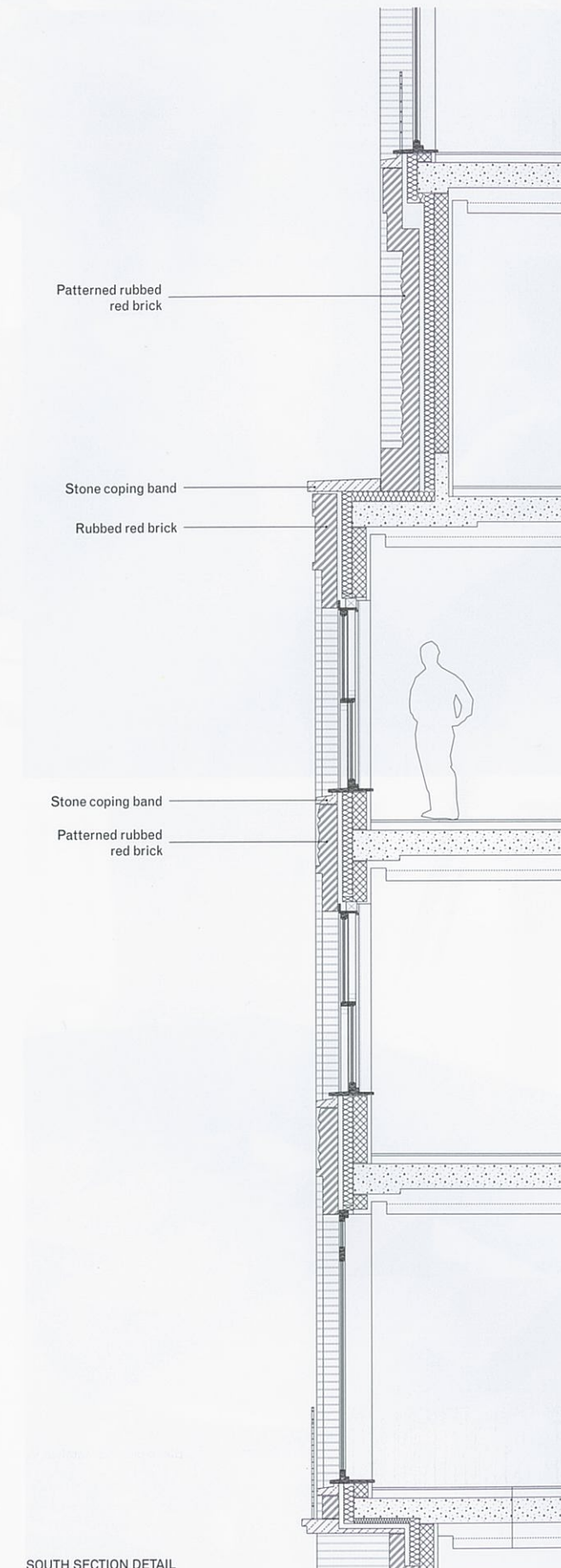
Two of the townhouse façades were retained, and three are contemporary insertions. We were interested in introducing an element of contemporary craft to the new façades, which would respond to the original detailed brickwork. Proposals identified elements of the façades in which a bespoke brick could be accommodated – typically above and below window lintels/spandrels, and on the flank wall of a prominent chimney on the corner of Hans Place and Herbert Crescent. The bespoke brickwork was based on a geometric pattern inspired by the form of a cocoa bean, first introduced into the UK from Jamaica by Hans Sloane. *Henry Squire, partner, Squire & Partners*







SOUTH ELEVATION DETAIL



SOUTH SECTION DETAIL

DETAIL AND SPECIFICATION

The decorative motifs of the original façades were created using a soft brick, manipulated by artisans who carved and rubbed the brick by hand to create intricate shapes and patterns. It became apparent that hand carving large areas of brick would be prohibitively expensive and time consuming. There was also a lack of craftspeople available to undertake the task.

We therefore developed a 3D pattern based around the natural form of a cocoa bean, abstracted to create a geometric configuration which could be created with a limited number of brick types, but when laid in a stretcher bond gave a varied pattern across the façade.

Realising that both precision and the ability to mass produce were important, we fused the accuracy of digital fabrication (CNC cutting) and highly skilled bricklaying to achieve the design.

A bespoke red brick in two basic patterns was established, with a small number of variants for junctions and corners, to be produced in batches. Following a CNC process to cut the bricks to shape, using digital data to control a machine router, they were then hand rubbed to remove any texture left by the drill bit and to achieve a smooth finished surface.

Due to the level of precision taken inspecting and repairing the bricks, followed by soaking them in water before applying the putty, the team were able to lay a maximum of 1m of brickwork a day. Once a section was completed, the bricks required cleaning and face-rubbing by hand to remove any smudges and achieve precise 1mm joints.

*Henry Squire, partner, Squire & Partners*

