

# **Euston FS**

## **Heritage Statement**

**Design Process:** The building was completed in 1902 which was altered and extended around 1920 and again later in the C20.

The building is L-shaped with the main frontage along the Euston Road. It comprised appliance bays with flats above. The Arts and Crafts style red brick building is dressed with Portland stone. The taller original block contained two appliance garages which apparently are used today for administrative purposes. The one-storey extension is now home to the appliances.

The building has asymmetrical façades, irregular height and massing, projecting square and canted bays, and oriels. Picturesque roofline with deep eaves broken by projecting gabled bays, dormers and tall stacks. Varied fenestration, combining mullioned-and-transomed and narrower two-light vertical windows, and some oculi. Metal casements with leaded lights.

Access to the rear yard is via a pair of timber side hung timber gates supported off brick piers.

**Use:** The proposal is for the demolition of some internal walls in the shower rooms on the second floor, and the erection of some new walls in the same areas.

**Amount :** The proposed changes will be in accordance with the National Planning Policy Framework (adopted March 2012)

**Layout:** The layout of the building will not be greatly affected.

**Scale:** The scale of the building will not be affected.

**Appearance:** The overall appearance of the building externally will not be affected by the works.

**Landscaping:** There are no changes to the landscaping

**Access/Road Layout:** The access/egress to the site will not be affected by the proposed change

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3 October 2014

