

Heritage Statement
26 Russell Street, RG1 7XF
Replacement of external rear door

Overview

This Heritage Statement has been prepared in support of planning application number 200553 regarding a replacement external rear door at 26 Russell Street.

The Application Site

Site address: 26 Russell Street, Russell Street, Reading, RG1 7XF. The building is part of a Grade II listed building, part of a listed terrace, numbers 24-34 Russell Street (evens). List Entry Number: 1113568.

The Nature, History and Significance of the Asset

The large terraced house at 26 Russell Street was listed in December 1978, but was divided into four flats in the 1980s, as have most of the terraced houses in the same listing. It is set within the Castle Hill/Russell Street Conservation area. The terrace is an early-mid 19th century, Georgian terrace of six houses which step down Russell Street in pairs. All have 3 storeys and basement, and are built of red brick with stucco string course, arched door openings with patterned fan lights of the period, slate roofs with ridge line chimney stacks.

Sources:

- Historic England listing detail: <https://historicengland.org.uk/listing/the-list/list-entry/1113568>;
- Reading Borough Council Russell Street/Castle Hill Conservation Area Appraisal https://www.reading.gov.uk/media/8393/Castle-HillRussell-StreetOxford-Road/pdf/Final_Russell_Street_Castle_Hill_CAA_March_2020.pdf

The Proposed Works

The present door is a low-quality modern-style timber door with a glass panel. It is a late 20th or early 21st century addition which is not in keeping with the style of the building and the architectural merit that led to its listing. It is in bad condition and needs replacing urgently for the safety and security of the residents. It is locked with a deadlock key and is unlikely to meet current best practice as regards fire exits and resident safety. Advice from two separate contractors has been that it is not possible to repair the current door, and the management company wish to replace it as soon as possible with a higher quality door in a more appropriate style relevant to the heritage of the building.

The new door will be a bespoke high-quality timber door in keeping with the style of the building, and will provide a huge improvement on the current door. Although we have not been able to find any record of the style of the original door, and it is not mentioned specifically in the listing, the management company has researched contemporary Georgian doors. We have commissioned a new door in keeping with the building's period and style of architecture, but incorporating modern

technological features for the comfort and safety of the residents. It will be supplied by respected local company Somerville Glass and Windows and will boast the following qualities:

- Door manufactured from Meranti hardwood sourced, wherever possible, from managed forests certified by MTCC.
- Timber finished with three coat factory white spray finish.
- Bead glazed with argon filled double glazed sealed units using warm edge spacer bars, low emissivity glass to the inner pane and low iron glass to the outer pane.
- External astragal Georgian bars.
- All glass to be toughened/laminated safety glass.
- Door fitted with multi-point locking mechanism with hookbolts, deadbolt and latch operated by lever/ lever handles and thumbturn cylinder.
- All furniture to be Chrome finish.

A full quote from the contractors with details and picture is also supplied with this application.

The Impact on the Asset

The impact on the asset is expected to be an improvement on the current situation, although the door is not visible from any public highway. The current door is a poor-quality timber door of modern style in very bad condition. The new door will be high quality and in keeping with the architectural style of the building which led to its listing, but with modern technological and security features for the comfort and safety of the residents.