

A street of terraced houses laid out c1890 as part of the New Park Street development.

This narrow street of terraced housing forms part of the enclave of housing to the north east of the city centre that was developed over gardens and fish ponds belonging to St John's College, after which it is named. Both sides of the street were developed during the 1890s but in contrasting styles. The terrace on the north west side of the street strongly resembles the one

on Thompson's Lane, which it backs onto. The terrace on the south east side is more decorative and shares similarities with the houses on Park Parade. Channeled views north east take in the greenery of Jesus Green. The views to the south west have the new buildings of the Varsity Hotel and Bishop Bateman Court as a focus.



St John's Road

SIGNIFICANCE - LOW

General Overview

The two terraces provide a strong sense of enclosure, whilst the consistent two storey scale as well as the uniformity of gault brick and general form unifies the streetscape. The regularity and formality of the buildings confirms that this is a planned development, and the provision of small front gardens to the south east side and uniformity of additional details such as the dormer windows also suggests that a single landowner was responsible. The use of Gault brick throughout provides a consistent colour, with those to the south east side having red brick detailing to bay windows and eaves, however the impact of this consistency has been reduced by the painting of several properties. Notable attractive features include the corner turret on the end of terrace house at the corner of Thompson's Lane.



Sense of enclosure



Small front gardens

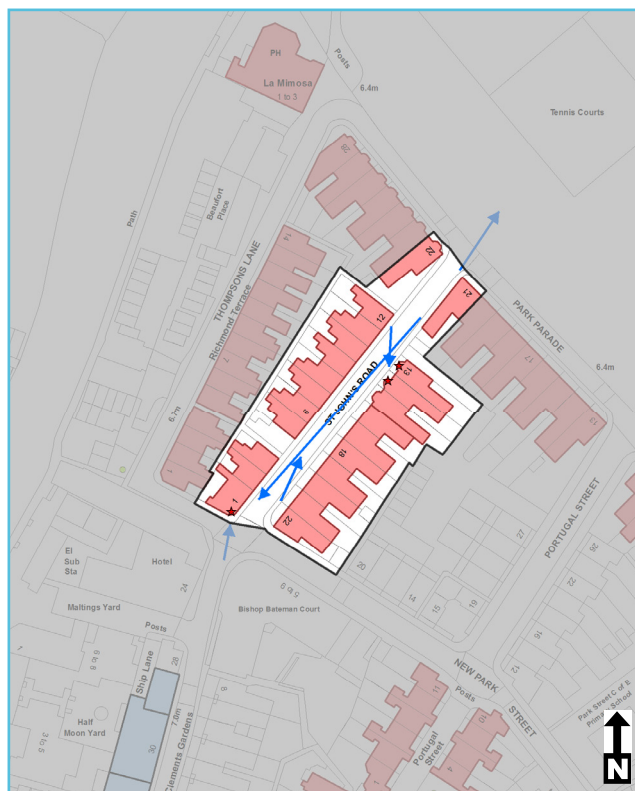


Dormer windows



Turret to corner of Thompson's Lane

The small front gardens on the south east side of the street provide some greenery, and the regular width plots create a strong rhythm in the street scene. The details of the buildings are well preserved and attractive, such as the use of Gault brick walls with contrasting red brick details and the small dormer windows with steeply pitched roofs which reflect the use of attic spaces for bedrooms. The paired bay



	Grade I Listed Building
	Grade II* Listed Building
	Grade II Listed Building
	Positive Building/Structure
	Building of Local Interest
➔	Key Positive view
➔	Key Negative view
—	Positive building/structure
—	Historic shopfront
	Grade II* Historic Park & Garden
	Grade II Historic Park & Garden
	Area of Quality Paving
	Positive Green Space
	TPO Areas (Boundaries)
●	Individual TPO
🌳	important trees
★	Focal feature
	Poor Quality Features

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windows and steeply pitched roofs of houses on this side of the street also add a slightly greater sense of height and bulk.

Townscape Elements

- This is a narrow street of opposing terraced houses with a strong sense of enclosure.
- The contrasting rich red and pale Gault brick of the south east terrace provides an attractive streetscape.
- The terraces on the south eastern side have projecting two storey bay windows, with large gables and front gardens.
- The terraces on the western side are located on the back of the footpath, with a consistent roofscape, simple brick stacks, and gabled dormers.
- There are no trees within the street, although shrubs planted in the small front gardens of the south east terrace provide greenery in views.
- Several also retain Victorian tiled garden paths.
- The view north is channeled to Jesus Green.

- To the south the view is dominated by the curved façade of Bishops Bateman Court with a varied roofscape beyond.
- Most houses retain their original timber-framed sash windows and four panel doors.

Streetscape Enhancements

Some areas of concrete paving slabs and mixed brick pavers at the junction with Park Parade are in need of improvement.

The properties on the south east side of the street would originally have had cast iron railings as boundaries. Reinstating these would reintroduce an important decorative element to the street.

Building No./ Name	Status	Age	Height (Storeys)	Wall Materials	Roof Form / Materials	Architect	Notes
1-22 (consec.)	BLI	c1890	2 + attics	Gault brick / red brick	pitched with dormers / slate		
Nos. 21 and 22 Park Parade	BLI	c1890	2 + attics	Gault brick	slate		BLI group with Nos. 1 - 28 Park Parade