

5.0 Design Philosophy of Individual Buildings with Buxton Masterplan

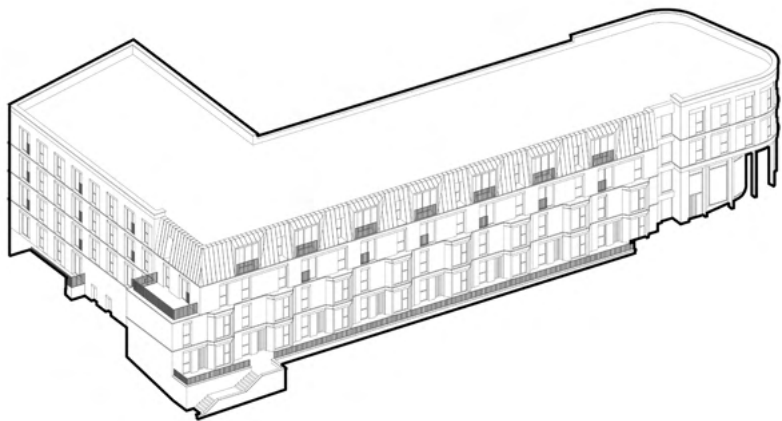
5.2 Block 2

- commercial GIA 138.4m2
- residential GIA 4,626.3m2
- apartment numbers 59 units
- total area 4,764.7m2

Located at the pivotal junction of Station Road and Station Approach, Block 2 occupies a key position at the entrance to the masterplan, effectively book-ending the site alongside Block 1. Together, the two buildings establish a strong and memorable gateway composition that frames the approach from Buxton Railway Station and marks the transition into the new development.

Block 2 is arranged in an L-shaped plan that addresses both Station Road and the new public square. The building steps up in height to form a taller corner element marking the entrance to the square, distinguished by its rounded corners that reference Buxton's vernacular forms. A colonnade extends from the retail frontage on Station Road into the public square, offering sheltered pedestrian movement through the site. This covered route provides both a practical amenity and a symbolic connection to Buxton's architectural heritage, in particular the colonnade of the Crescent Hotel. The L-shaped configuration encloses a south-facing private garden, offering residents high-quality outdoor amenity space and contributing to the layered sequence of public, semi-public, and private landscapes within the masterplan.

The building accommodates 59 residential units, comprising a mix of duplex apartments at ground and first floor levels with single storey apartments above. This arrangement ensures active, human-scaled frontages and a variety of dwelling types that support a balanced residential community. The duplex apartments fronting Station Road benefit from private gardens, which not only provide residents with direct outdoor space but also help to soften the building's appearance, introducing greenery and a domestic scale to the streetscape akin to a traditional townhouse. A ground-floor retail unit animates the Station Road frontage, providing activity and natural surveillance at the entrance to the public square. Residential entrances are clearly expressed and set within landscaped forecourts, creating defensible space and enhancing the relationship between the building and the street.



view from station road

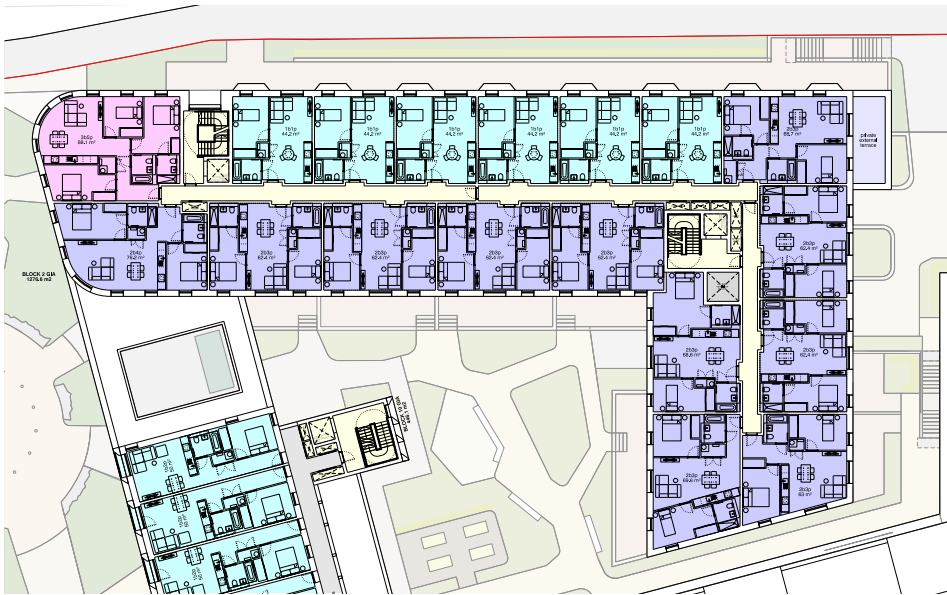
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Architecturally, Block 2 adopts a more traditional and contextual expression than the overtly contemporary Block 1, providing visual balance and contrast at the site entrance. The primary elevation facing Station Road draws on Buxton’s historic vernacular, incorporating minimal stone bay windows that introduce depth and rhythm to the façade. The elevations are composed with a clear hierarchy of materials: a stone base forms a robust plinth that anchors the building and relates to Buxton’s widespread use of natural stone; the first and second floors are finished in high-quality brickwork, providing warmth and texture; and stone string courses and cornices introduce horizontal definition and visual refinement.

The upper level features a contemporary mansard roof articulated with dormer windows, creating a varied and animated roofscape that references traditional Buxton roof forms while providing a modern interpretation suited to the building’s scale and use. At the prominent corner addressing the entrance to the square, an expressed parapet replaces the mansard, introducing a vertical accent that reinforces the sense of arrival and offers a subtle counterpoint to Block 1 across the square.

At its eastern end, the building steps down by one storey to relate comfortably to Block 3, ensuring a sensitive transition in height and maintaining a coherent skyline across the masterplan. Private gardens and soft landscaping fronting Station Road enhance the green character of the street, providing defensible space for residents and helping to integrate the building into its context while reinforcing the established rhythm of Buxton’s townscape.

Overall, Block 2 represents a contemporary interpretation of Buxton’s traditional architecture, combining modern construction and refined detailing with a material palette rooted in stone and brick. The design strikes a careful balance between civic presence and residential character, ensuring the building complements the established streetscape of Station Road while contributing positively to the architectural and social fabric of Buxton.



block 02 upper level floor plan



view from station road