

CASE STUDY

Sheepfolds Public Realm Project, Sunderland

resapol®

PROJECT OUTLINE

The Sheepfolds Public Realm project formed a key part of the ongoing Riverside Sunderland regeneration programme, transforming a strategically important gateway between the city centre, the River Wear, Sheepfolds Stables and the Stadium of Light. Designed to improve connectivity, accessibility and the visitor experience, the scheme delivered a high-quality public space that reflects Sunderland's ambitions for growth, investment and placemaking.

With the city selected to host the opening match of the Women's Rugby World Cup at the Stadium of Light, the project carried an immovable deadline. The newly created public realm needed to provide safe, efficient access for tens of thousands of spectators attending the prestigious opening fixture, ensuring visitors could move seamlessly between the city centre, fan zones and the stadium while experiencing a welcoming and vibrant environment.

This high-quality urban landscaping project is designed to create an accessible, future-proof public space that will continue to serve residents, businesses and visitors long after the tournament.

PROJECT DETAILS

Project Name: Sheepfolds Public Realm Project, Sunderland

Location: Sunderland

Start Date: 26th March 2025

End Date: 29th April 2026

Customer: Esh Construction Ltd
(Main Contractor)
Sunderland City Council
(Client)
P&M Paving (Installation/
Paving Team)

INSTARMAC®

PROFESSIONALLY
RECOMMENDED

HIGH QUALITY PRODUCTS

THE PROJECT

Esh Construction's Continued Partnership with Sunderland City Council (SCC) and Resapol

Esh Construction was delighted to continue their partnership with SCC, reinforcing their commitment to delivering quality services in the North East of England. As well as continuing their long standing relationship with Resapol Stockton, ensuring products were delivered in full and on time.

Project Details

- The project transformed former industrial land into a modern pedestrianised walkway. Approximately 5,500m² of premium paving was laid after the excavation of approximately 5,000 cubic metres of soil.
- The paving was a mix of Indian Sandstone, Granite paving and Natural Stone. Reclaimed cobbles were used on the historic wagonway route to the River Wear.
- All surrounded by green spaces - new trees, custom planters and modern lighting.
- Approximately 5,000 m² of Ultrascap Pro-Bed bedding mortar was laid, with an average thickness of 40 mm. The bedding mortar was supplied through a combination of silo refills and 1-ton bulk bags, ensuring a solid base for the new paved area.
- Ultrascap Pro Prime was mixed and applied to both the bedding mortar and paving slabs to enhance their adhesion to the bedding base.
- Finally, Ultrascap Flowpoint jointing mortar in charcoal and natural colour shades, were slurried over the paving slabs to fill all joints.

In total, around 800 tons of bedding mortar was utilised for this project, all mixed with water on site to achieve optimal results.



PRODUCT IN FOCUS



ULTRASCAPE PRO-BED HS

FINE BEDDING CONCRETE BULK

- Can be laid from 10-75mm in one pass
- BS 7533 compliant
- Just add water
- Open to vehicular traffic in 24 hours
- Open to pedestrian traffic in 12 hours
- Ideal for large scale projects

ULTRASCAPE PRO-PRIME

CEMENTIOUS SLURRY PRIMER

- Provides exceptional bond between bedding concretes and all types of paving elements
- User-friendly - requires only the addition of water on-site
- BS 7533 compliant
- Quick and easy application
- Part of the UltraScape streetscape system, which guarantees compatibility and reduces split liability



ULTRASCAPE FLOWPOINT

SLURRY JOINTING MORTAR

- Open to foot traffic in 1 hour
- Open to vehicular traffic in 4 hours
- BS 7533 compliant
- Set time: 30 minutes
- Depth: 20-200mm
- Just add water