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Sent: 21 September 2026 13:07

To: Hawkins, Grant (Principal Planning Officer) <Grant.Hawkins@newport.gov.uk>

Subject: RE: Planning Consultation Request for case ref: 26/0670 (Neptune Works Usk Way Newport South Wales) (PRNO)

Hi Grant

Re: PRIOR NOTIFICATION OF DEMOLITION FOR NEPTUNE WORKS

Located upon the former Rhos-Wen wharf, The Neptune Engineering Works were established in the early 20th century, first appearing as a relatively small building within the OS map of 1921 (Monmouthshire XXXIII.8 revised 1918-20). Soon after, it became Braithwaite & Co. Neptune Works (as a subsidiary of Braithwaite & Co Engineers Limited, U.K.), a company established in 1913 for undertaking fabrication of Structural Steel Works.

By 1937, the Newport premises was much expanded, to incorporate the landing stage of Cork Wharf to the south. Braithwaite & Co Engineers Ltd became part of the Rowecord Group in the 1960's, after which time the Newport premises were dramatically expanded to the north (after 1970), with modern warehouses and gantry which extend to the boundary of the southern distributor road. In 2018 the Associated British Ports (ABP) acquired the Neptune Works, to develop its port facilities across the country, and Newport Dock became the biggest general trading port in South Wales, handling predominantly timber, steel and animal feeds.

This large building is unlisted. Waterloo Conservation Area is located to the north, the southern boundary for which is conterminous with the buildings fronting Usk Way (which incorporates the Grade II Listed Waterloo Hotel Public House). To the north-east is the spectacular Grade I listed Transporter Bridge: the finest and largest transporter bridge in Great Britain, and the only one in the UK by Ferdinand Arnodin.

Though the twin towers of the transporter bridge stand some 75m above the road level, views of the asset from the southern end of Alexandria Road (as the principal 'gateway' to Alexandria Docks) are intruded upon by the modern gantry system which extends from the later-added warehouse buildings to the northern end of the site proposed for demolition. Their removal will enhance views of the GII asset from

this location – and reveal new views of the same asset from the publicly accessible portion of the northern end of East Way Road.

The Grade II listed Waterloo Hotel Public House, the Waterloo Conservation Area and the Grade I listed Transporter bridge also share a notable interconnection: the hotel having been constructed only two years before the bridge, in service of the dockland community, with the southern end of Alexandria Road also providing location for key visual interconnection between the two listed buildings. Demolition of those modern structures to the northern end of The Neptune Works building will also result in enhancement to this visual connection – and therefore the setting of both the Waterloo Public House and its associated Conservation Area.

Many thanks,

Guy Arnall

Prif Swyddog Treftadaeth / Principal Heritage Officer

Swyddog Dirprwyedig (Adeiladau Rhestredig) / Delegated Officer (Listed Buildings)

Adfywio a Datblygu Economaidd / Regeneration and Economic Development

Cyngor Dinas Casnewydd / Newport City Council

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