

3.0 Appearance & Materiality

External Materiality

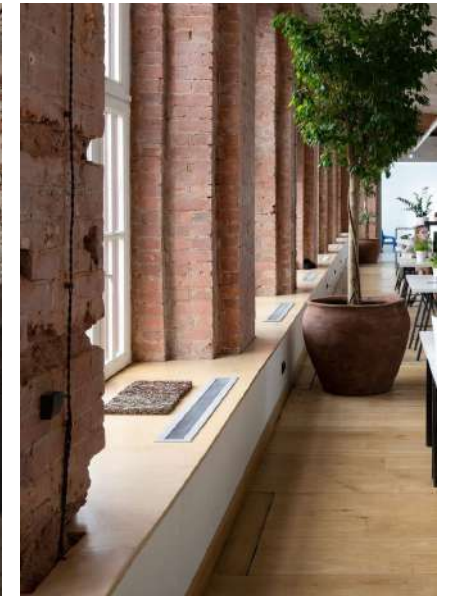
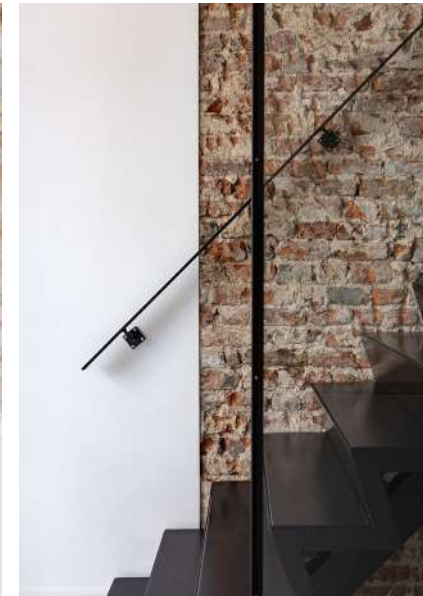
- Standing seam dark metal cladding
- Perforated mesh panel screens
- Dark matte metal frames
- Exposed distressed existing brickwork
- Timber decking
- Living green acoustic wall



3.0 Appearance & Materiality

Internal Materiality

- All existing masonry exposed and limewashed, limewash to areas of repointing and repairs
- Low level band of new lime based plaster to 1st 2nd 3rd floors and perimeter external walls
- All existing and new exposed structural steel structure to be finished in RAL 6001 Emerald Green to match original colour scheme
- Retained and reclaimed timber flooring throughout, matching existing ground floor



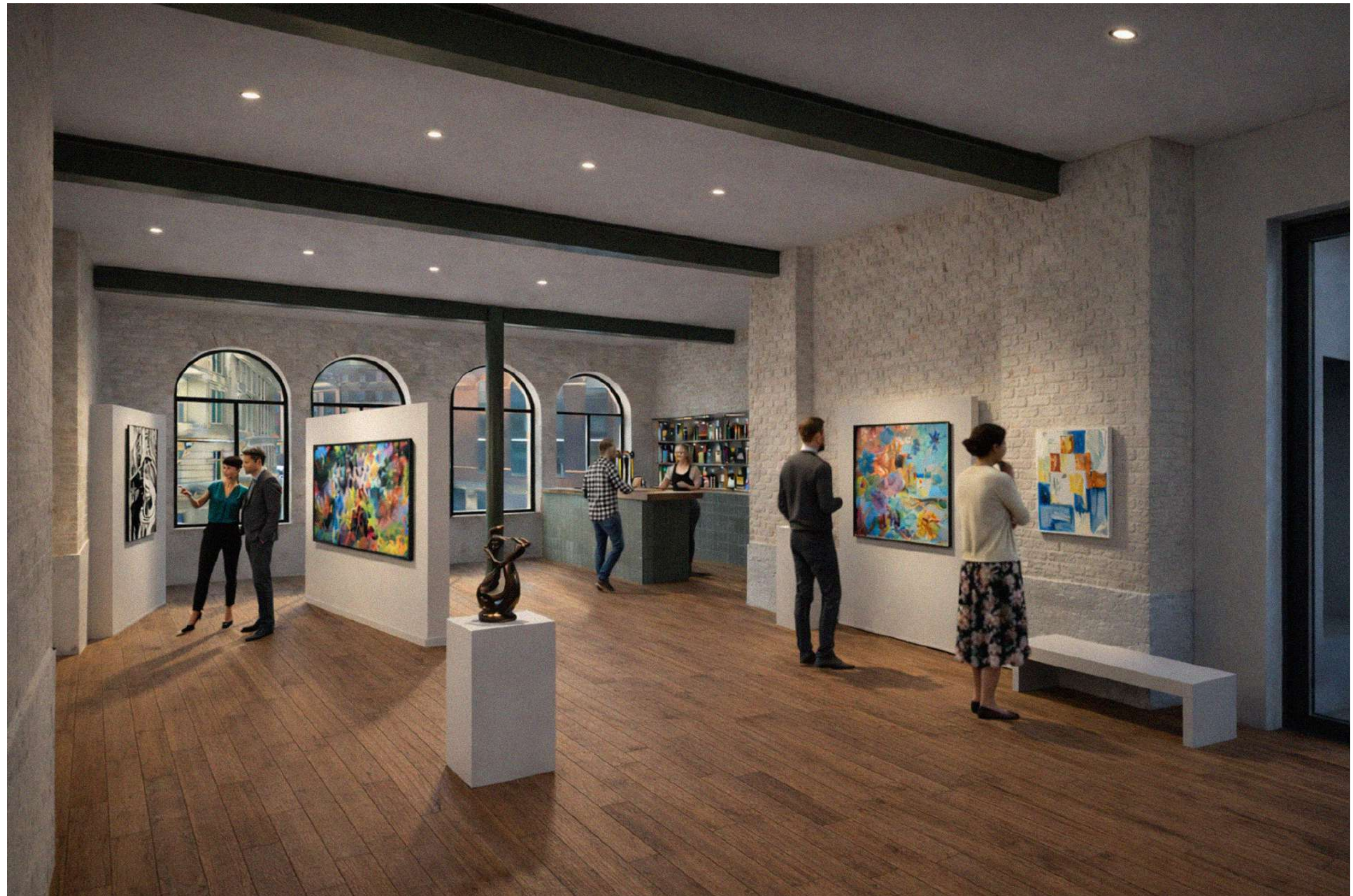
3.0 Appearance & Materiality

External Entrance View – from High Street



3.0 Appearance & Materiality

First Floor Event Space (Exhibition) – facing High Street



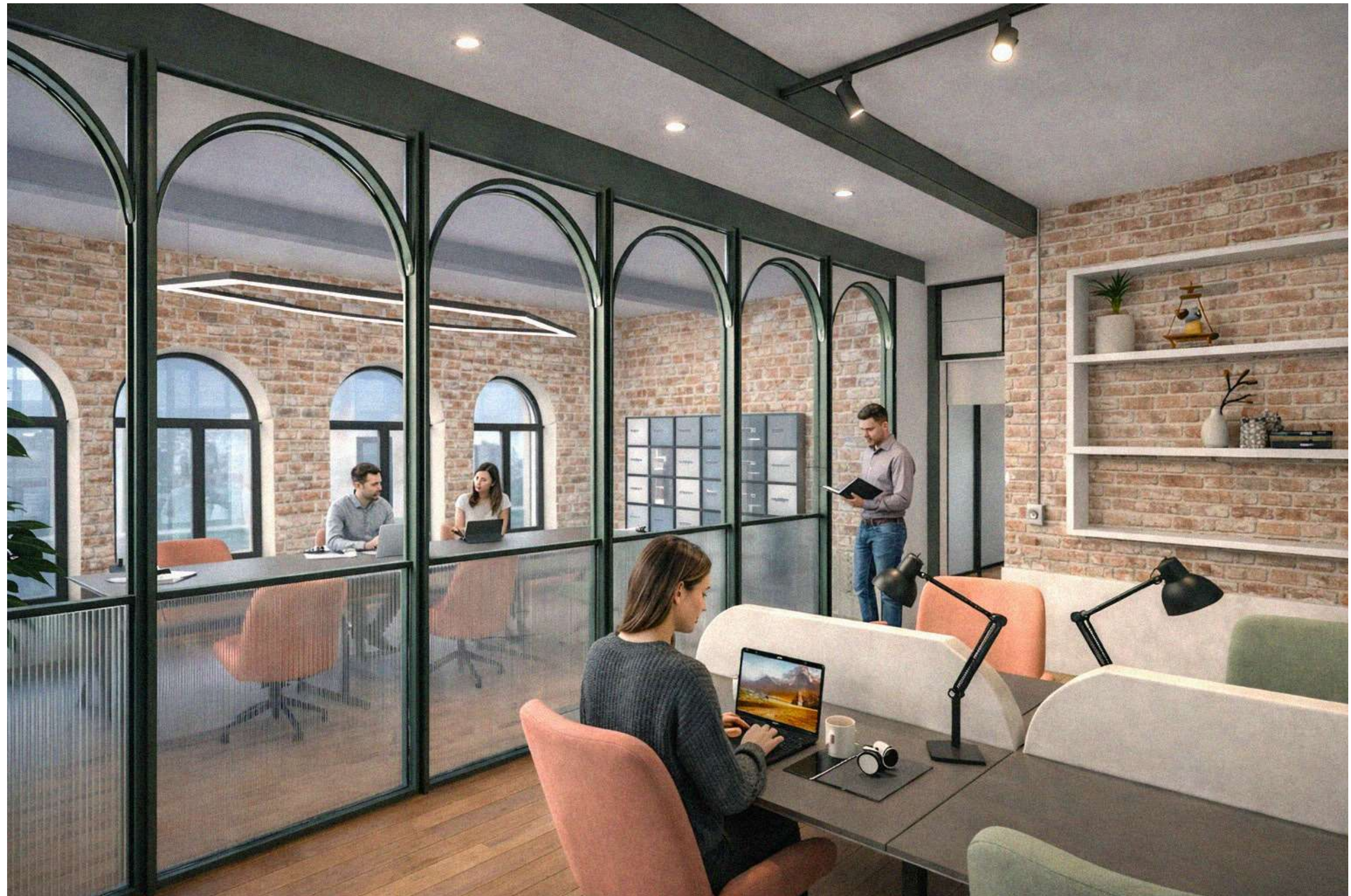
3.0 Appearance & Materiality

First Floor Event Space (Comedy Gig) – facing away from High Street



3.0 Appearance & Materiality

Second Floor Co-Working Studio – facing High Street



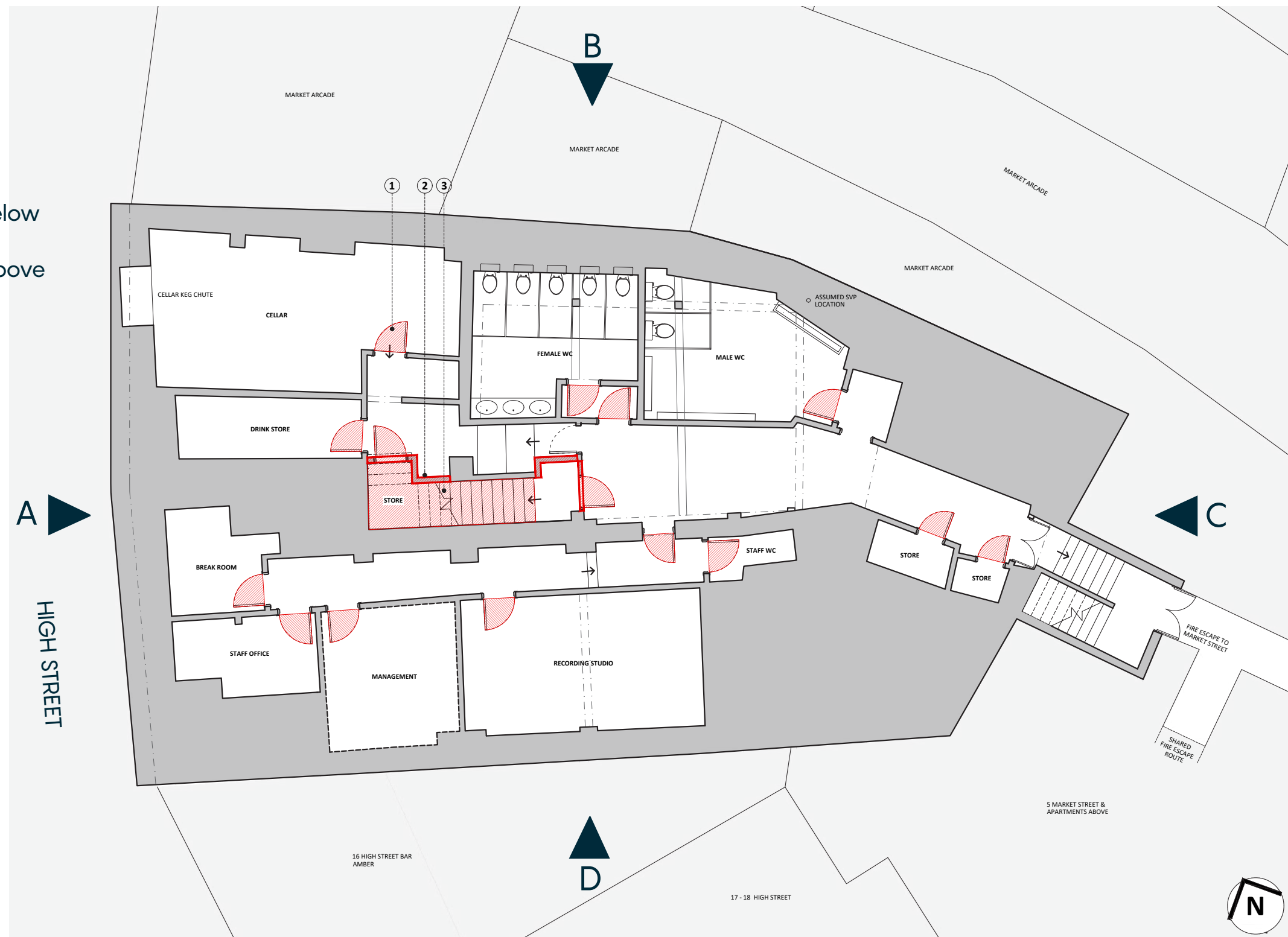
4.0 Downtakings

Downtakings Basement

Downtakings Key:

-  Building Fabric
-  Ducting
-  Roof / Floor Structure Below
-  Roof / Floor Structure Above

1. Existing non-compliant doors to be removed and replaced with new compliant door sets
2. Existing partitions forming stair enclosure to be removed to accommodate new platform lift shaft.
3. Existing stair structure and railings to be removed.



4.0 Downtakings

Downtakings Ground Floor

Downtakings Key:

-  Building Fabric
-  Ducting
-  Roof / Floor Structure Below
-  Roof / Floor Structure Above

1. Main entrance double doors to be removed.
2. Entrance lobby timber partitions and panelling and storage doors to be removed.
3. Double doors, surrounds, and steps to be removed with partial masonry wall demolition to accommodate new doorway.
4. Stair structure, railings, and balustrade to be removed.
5. Walls to be demolished at full height to accommodate new stair core.
6. Form new opening in existing flat roof structure, finishes and coverings to accommodate new stair core.
7. Secondary entrance double doors to be removed.



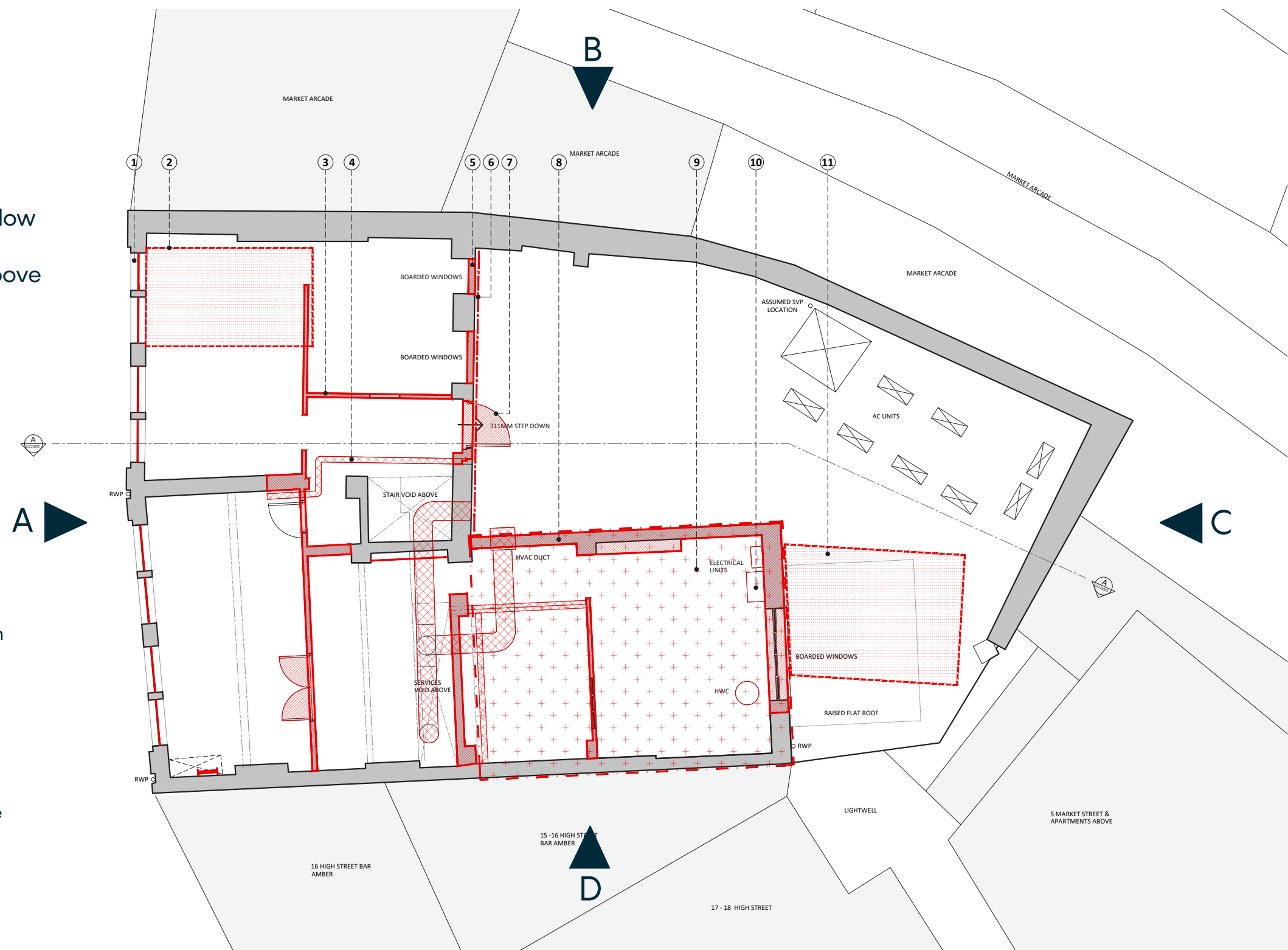
4.0 Downtakings

Downtakings First Floor

Downtakings Key:

-  Building Fabric
-  Ducting
-  Roof / Floor Structure Below
-  Roof / Floor Structure Above

1. Timber window frames and single glazing to be removed.
2. Form new opening within existing floor structure to accommodate new stair core.
3. Deteriorated timber partitions to be removed at full height.
4. Ducting and fixings to be removed.
5. Temporary window boarding to be removed.
6. Remove crumbling plaster finish to expose underlying brickwork.
7. Temporary door and frame to be removed.
8. Irreparable rear extension external walls to be demolished at full height
9. Roof structure, corroded steel members, finishes and coverings to be removed.
10. Remove existing electrical consumer unit & hot water cylinder.
11. Form new opening in existing flat roof structure to accommodate new stair core.



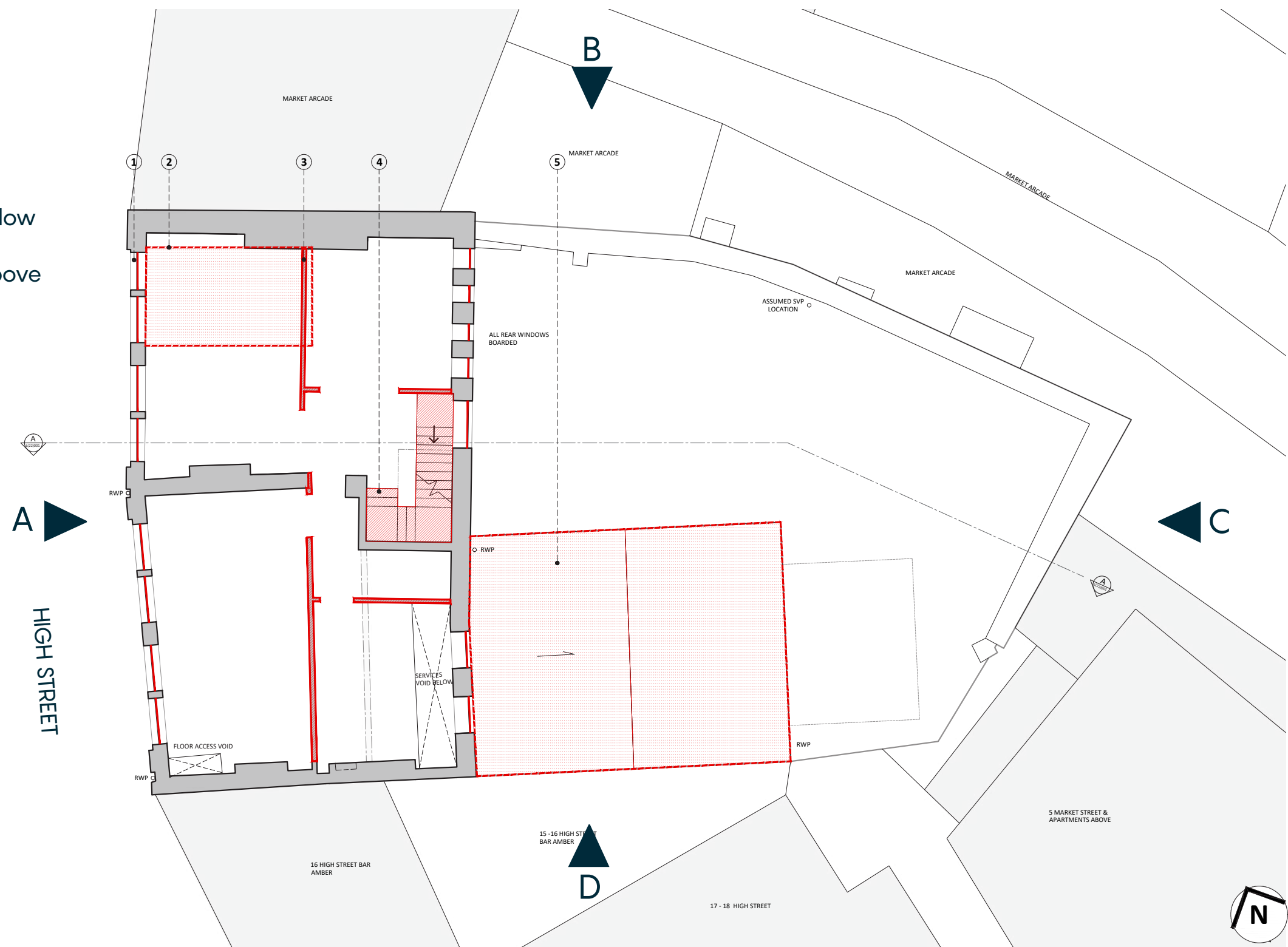
4.0 Downtakings

Downtakings Second Floor

Downtakings Key:

-  Building Fabric
-  Ducting
-  Roof / Floor Structure Below
-  Roof / Floor Structure Above

1. Window frames and glazing to be removed.
2. Form new opening within existing floor structure to accommodate new stair core.
3. Timber partitions to be removed at full height.
4. Timber stair structure and balustrade to be removed.
5. Roof structure, corroded steel members, finishes and coverings to be removed.



4.0 Downtakings

Downtakings Third Floor

Downtakings Key:

-  Building Fabric
-  Ducting
-  Roof / Floor Structure Below
-  Roof / Floor Structure Above

1. Window frames and glazing to be removed.
2. Form new opening within existing floor structure to accommodate new stair core.
3. Load bearing masonry wall to be partially demolished at full height to allow for new opening.
4. Timber stair structure and balustrade to be removed.



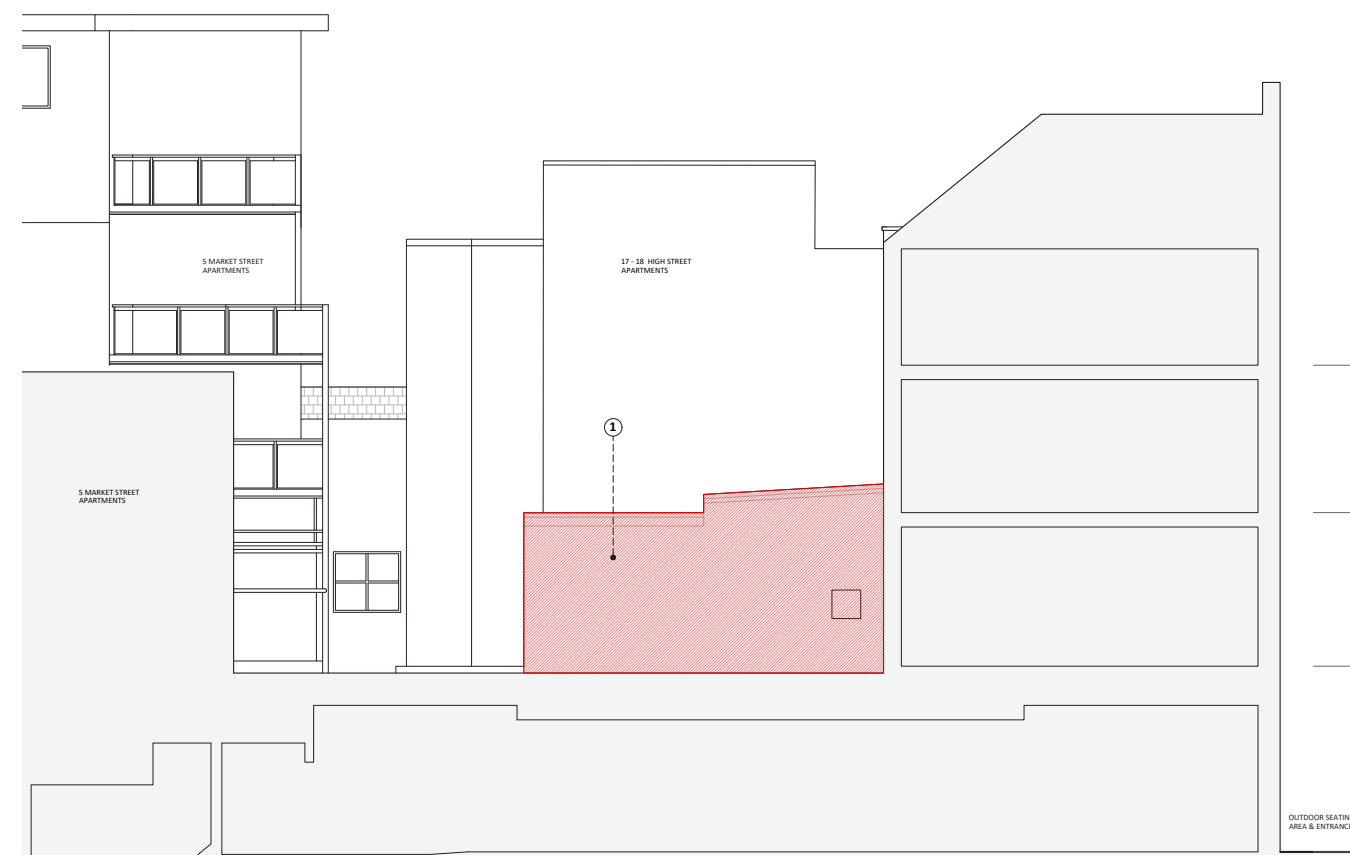
4.0 Downtakings

Downtakings Elevations A & B



Elevation A

1. Main entrance and secondary entrance double doors to be removed, surrounding timber and glazing to be retained and protected.
2. Window frames and glazing to be removed. Existing structural openings, surrounds, reveals, lintels and adjacent finishes to be retained and protected.
3. Window frames and glazing to be removed. Existing structural openings, surrounds, reveals, lintels and adjacent finishes to be retained and protected.

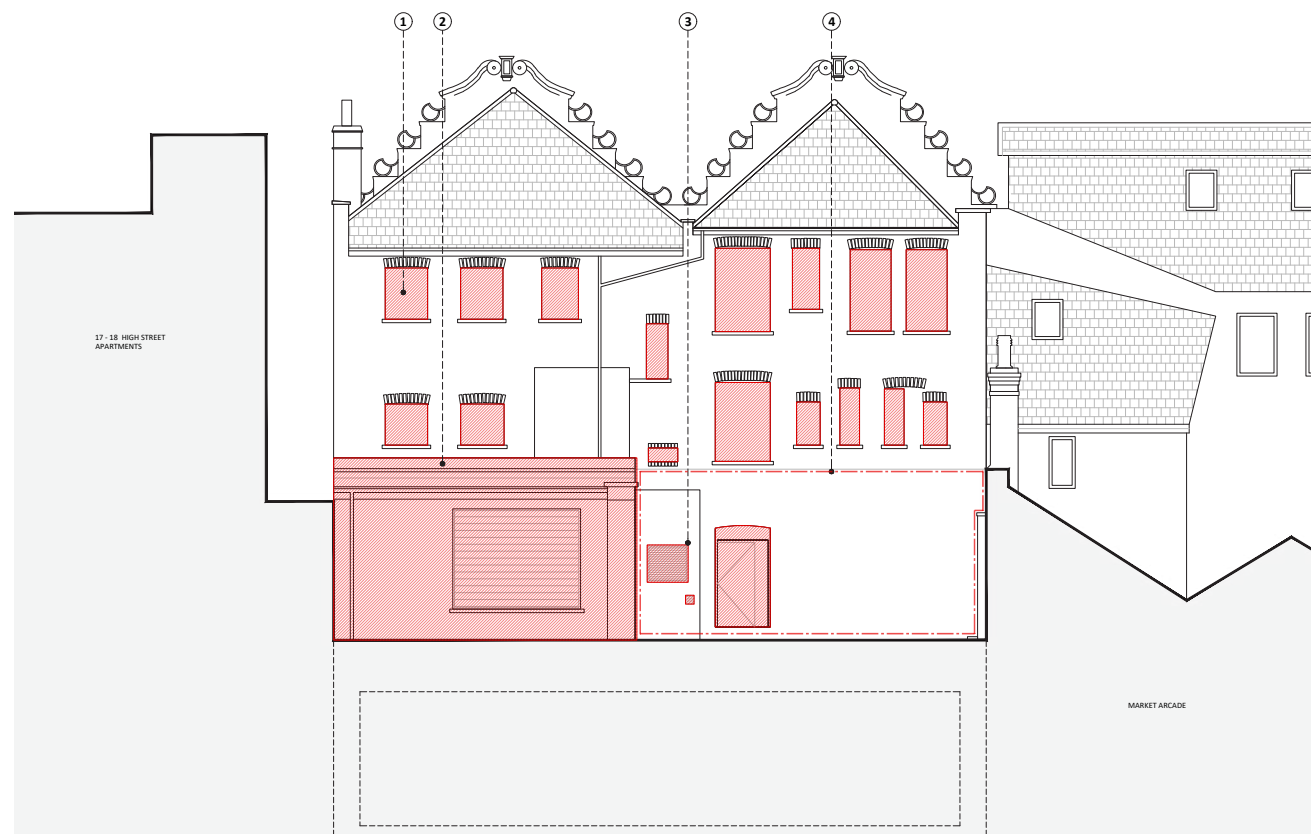


Elevation B

1. Rear extension external walls to be demolished to finished floor level. Interface with retained masonry to be carefully cut, with adjacent masonry protected.

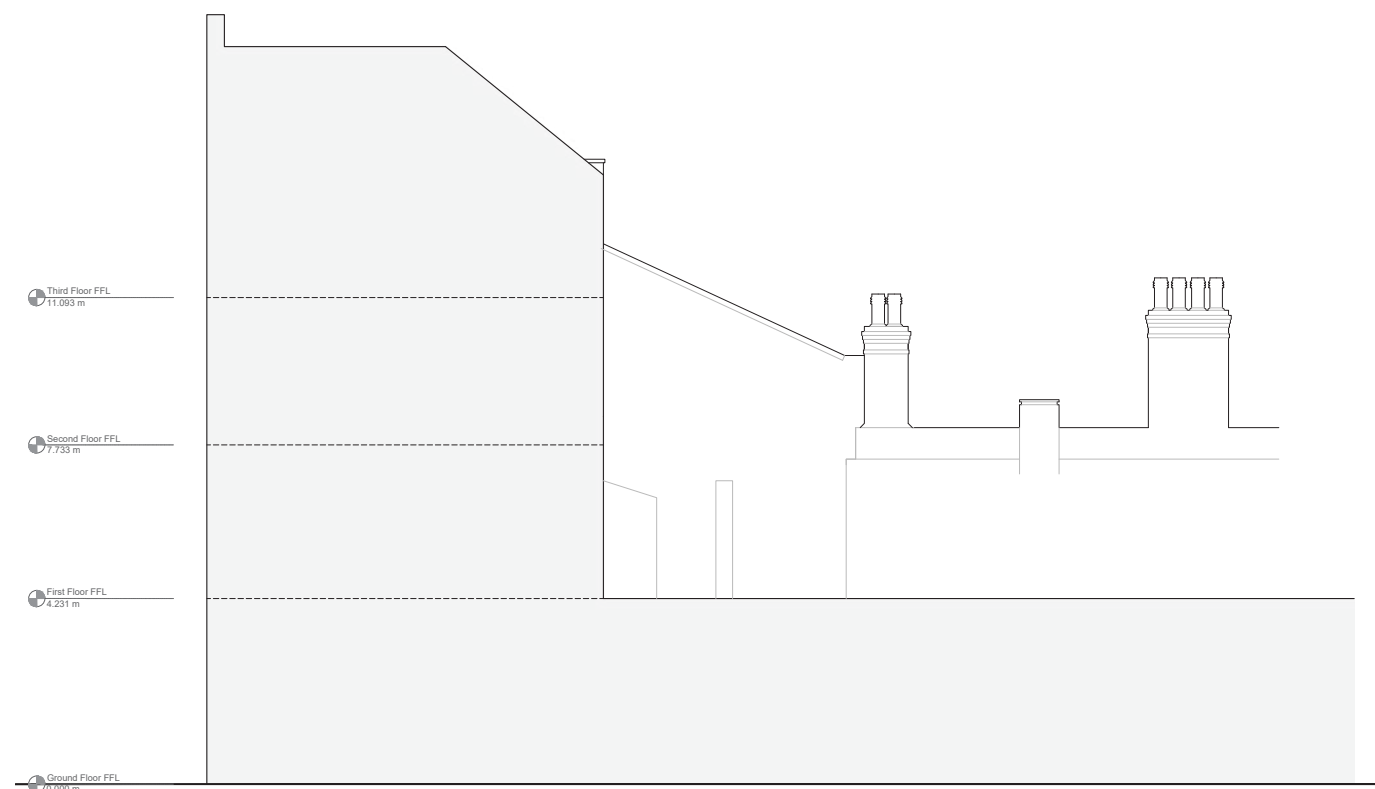
4.0 Downtakings

Downtakings Elevations C & D



Elevation C

1. Temporary window boarding to be removed. Existing structural openings, surrounds, reveals, lintels and adjacent finishes to be retained and protected.
2. Rear extension external walls to be demolished to finished floor level. Interface with retained masonry to be carefully cut, with adjacent masonry protected.
3. Ducting vents to be removed.
4. Hammer test to be applied to remove all detached render to the rear elevation. Re-render affected areas with a breathable lime-based render. Existing brickwork substrate to be retained and protected throughout the works.

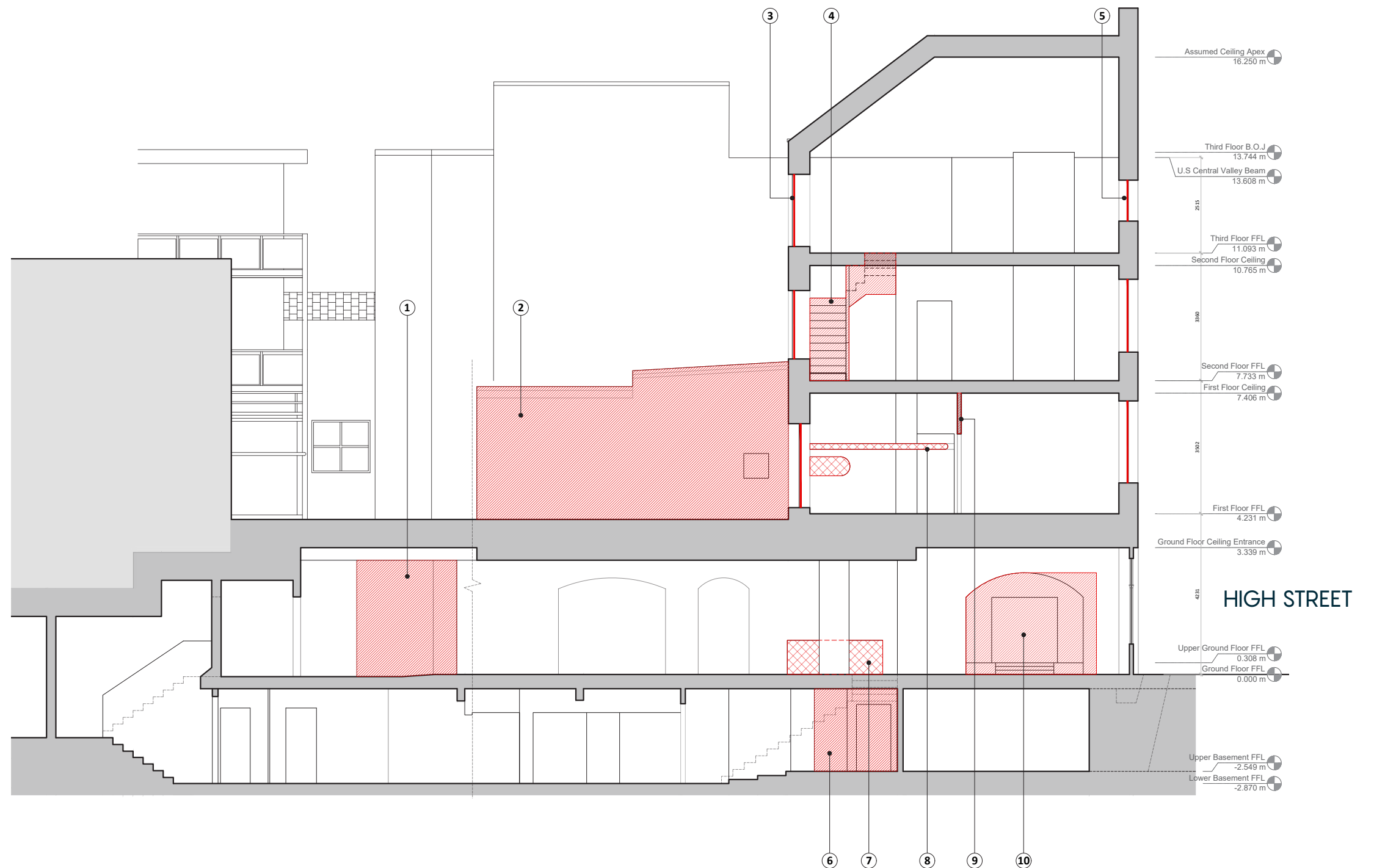


Elevation D

4.0 Downtakings

Downtakings Section

1. Walls to be demolished at full height to accommodate new stair core.
2. Rear extension external walls to be demolished to finished floor level.
3. Window boarding to be removed. Existing structural openings.
4. Timber stair structure and balustrade to be removed.
5. Window frames and glazing to be removed.
6. Existing partitions forming stair enclosure to be removed to accommodate new platform lift shaft.
7. Balustrade to be removed.
8. Ducting and fixings to be removed.
9. Timber partitions to be removed at full height.
10. Double doors, surrounds, and steps to be removed with partial masonry wall demolition to accommodate new doorway.



5.0 Access

Access Statement

Le Pub is situated within the Newport Town Centre Conservation Area, a zone defined by high urban density and exceptional transit connectivity.

Positioned on the primary pedestrianized artery of High Street, the site benefits from a “transit-first” location.

Approximately 250m from Newport Railway Station, providing direct access to the South Wales Main Line and national rail services.

Major bus interchanges at Upper Dock Street and the Friars Walk Hub are within a 5-minute walk (approx. 400m)

As part of the city’s pedestrianized core, the building is accessible via high-quality, level-surface public realm paving.

Cycle provisions include a safe storage location 200m on Skinner Street.



5.0 Access

Inclusive Access

The proposal aims to bring the building's historically fragmented interior more in line with Le Pub's inclusive values.

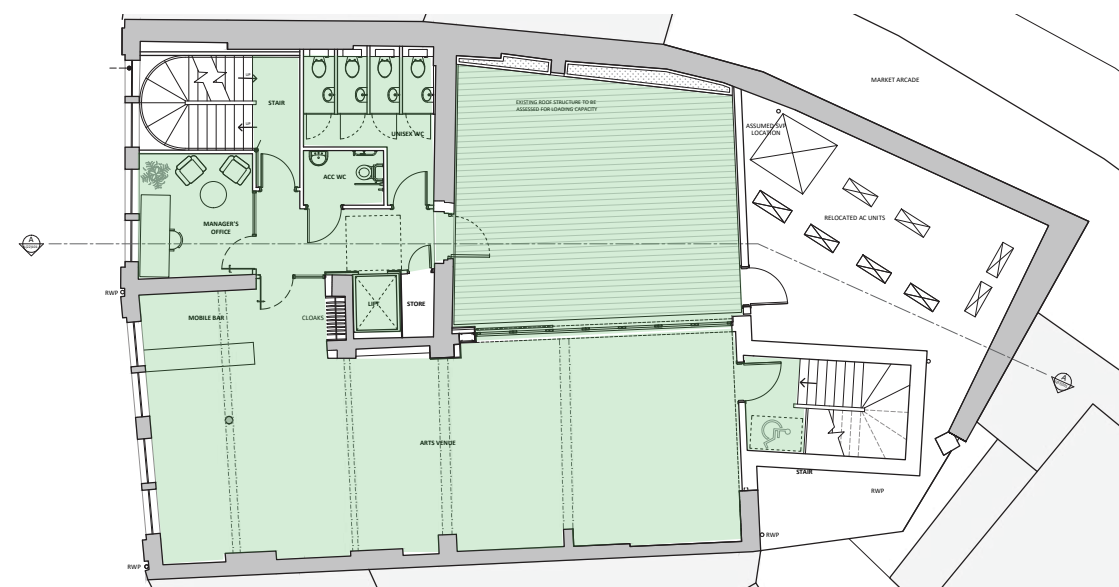
The Ground Floor maintains the existing level-access (highlighted in green) profile and retains an ambulant WC catering to a broad range of physical and sensory impairments.

The new platform lift provides full, independent access between the Ground and First floor for the first time.

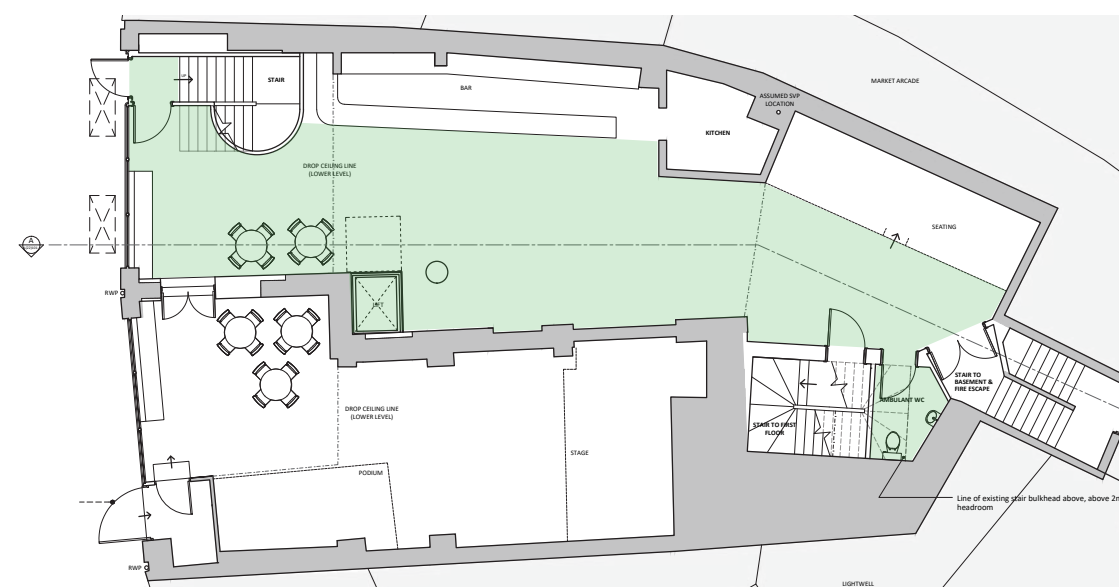
The First Floor provides full level access across all zones and a dedicated accessible WC.

The stair repositioning simplifies vertical connectivity, benefiting neurodivergent patrons and those with sensory issues.

Lighting design, interior colour choices, and use of natural tactile materials to the newly renovated floors (1st 2nd 3rd) allow for simplicity of wayfinding, benefiting the visually impaired.



FIRST FLOOR



GROUND FLOOR

6.0 Energy Strategy

Energy Strategy

Upgrade Existing Fabric: To maintain the character of the exposed brickwork, insulation is prioritized for the floors and roof only. All existing windows will be replaced with high-performance double-glazed units.

New Extension: The extension will feature a fully insulated envelope (walls and roof) and triple-glazed screens to minimize heat loss and solar gain.

Heating: Design development to be continued to suit the heritage building fabric whilst considering the increased air tightness – likely a low level trench heating system will be involved.

Ventilation: A new light touch mechanical ventilation design will provide service the activated storeys
– New doors to the Arts Venue to provide purge background ventilation.

Lighting: Low energy LED lighting connected to a smart zoning motion sensor system avoids unnecessary use.

