

# PONTYPOOL MARKET, PONTYPOOL



<b>LOCATION:</b> PONTYPOOL
<b>CLIENT:</b> TORFAEN COUNTY BOROUGH COUNCIL
<b>VALUE:</b> £1.9M
<b>SIZE:</b> 1300M <sup>2</sup>
<b>COMPLETION:</b> 2011 - 2013
<b>SERVICE:</b> ARCHITECTURE, CONSERVATION
<b>SECTOR:</b> RETAIL, COMMERCIAL
<b>STRUCTURES:</b> VALE CONSULTING
<b>SERVICES:</b> HOLLOWAY PARTNERSHIP
<b>COST CONSULTANT:</b> TORFAEN COUNTY BOROUGH COUNCIL

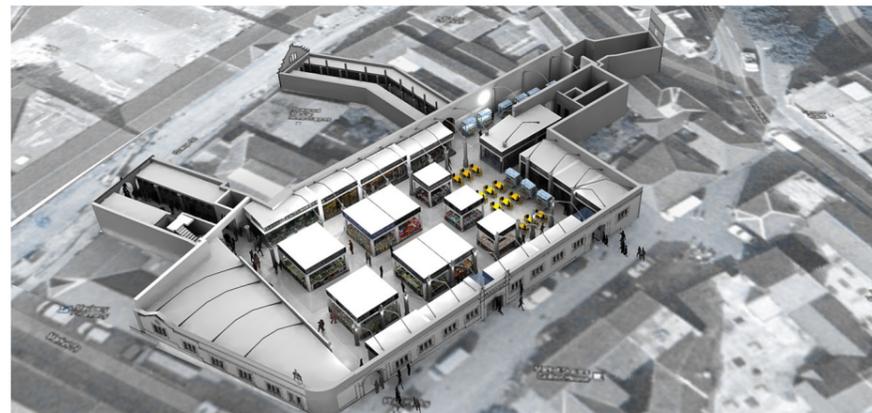
Austin-Smith:Lord was appointed by Torfaen County Borough Council as design team leader, architect and conservation architect to undertake a multi phase project for the restoration of the Pontypool Market Hall.

The project includes the extensive restoration and refurbishment of the existing Victorian Market Hall and adjacent Jubilee Building and the insertion of contemporary new build elements.

Our design proposals reinvented the buildings and have placed them back at the heart of the community in Pontypool. The roofs, ceilings, steelwork and floors were restored to give a fresh feel to the interior of the building. The new stalls are sympathetic to the historic stalls which were also restored and their timber frames painted a selection of colours to give the market a vibrancy reflecting the produce on sale.

*"An amazing set of drawings!, I am really impressed with the proposed designs."*

Stephen Peel, Conservation officer, Torfaen County Borough Council



The works include the restoration of the listed stone façades and roofs, which were in a severe state of rot and degradation. The refurbishment of all the listed features such as cast iron columns, doors, and windows to internal and external areas, and new build stalls and restored historic stalls provide a new sense of life and impetus to the market.

We successfully delivered architectural services from project inception to delivery of a Stage F scheme for tender and completed the first two phases of work to the Jubilee Building and Market hall, receiving much praise and excellent client feedback.

Our role included the creation of strategic options and their appraisal in liaison with the client and stakeholder groups which included

the many stallholders who are essential to the success of the project. We successfully obtained Planning and Listed building consent without any delays, which might have been anticipated for such sensitive listed buildings. Austin-Smith:Lord has been met with much praise for their role from the Council client, stakeholder groups and fellow design team.

Our experience of working on Pontypool Market illustrates our ability to work collaboratively with a local authority client to design a significant community building, which is very similar to Swansea Market.

There were many challenges on the project, firstly, the timescales required to achieve spending requirements meant that we submitted tender drawings for phase 1 of the

Jubilee Building to the client's term contractor, within three days of being appointed to the project. On investigation of the site, we discovered an area of brown rot to a stud wall which was a direct support to the roof structure.

This was in immediate danger of collapse so we had to ensure that props and more permanent shoring was erected within minutes of the discovery. The new wall was designed and built to transfer the load back to the structure below.

This was undertaken in collaboration with the contractors and structural engineers, providing a successful and positive outcome to the issue of the unknown roof conditions.