



Premier Inn, The Gate, Newcastle-upon-Tyne

PAREX CHOSEN FOR ICONIC LANDMARK HOTEL

PAREX render and EWI (External Wall Insulation system), contribute to the comfort and energy efficiency of a new £11 million hotel development for Premier Inn in the city of Newcastle.

The leading UK hotel chain, owned by Whitbread, has based its seventh hotel in the city at the landmark art deco former Co-op building in Newgate Street.



The major refurbishment of the 1902 building carried out by main contractor Interserve, Stockton-on-Tees office, has preserved the best features of the original building while incorporating the latest energy-efficient technology and systems to provide the highest levels of comfort in the 184-bedroom property.

The sympathetic restoration of the building involved the partial demolition of a Victorian arcade at its core to create an inner courtyard area at first floor level. The original building benefitted from the advanced PAREX THERM Acrylic EWI render system onto a Siniat Weather Defence render board and the new timber frame construction received the PAREX DIRECT Acrylic Render system onto a Knauf Aquapanel render board, providing thermally efficient facades with an attractive rendered top coat in contrasting geometric designs in light and dark finishes.

The PAREX THERM Acrylic system specified to the existing concrete and steel framed building consisted of a Siniat Weather Defence backing board which received 90mm Plustherm insulation adhesively fixed with Parex Maite and then coated with a layer of Maite and 355 AVU reinforcement mesh. The facade was then finished with a DPR Sand Coarse coat finish using Dark Grey to reflect the profile of the concrete frame and Light Grey for the infill panels.

The PAREX DIRECT Acrylic Render system was used for the new build timber-framed extension, again onto render board but Knauf Aquapanel was used on the timber frame, with a 5mm Maite base coat, fully embedded with 355 AVU mesh, with Dark Grey finish to recreate the same concrete frame outline and Light Grey for the infill panels.

Special design considerations took into account compression joints in the timber frame building to allow for structural movement, as well as finishing details for the render system to incorporate the original glazed tiles which are subject to a preservation order.

CASE STUDY: Renders & Façade Systems

PAREX



The render system was applied by specialist rendering sub-contractors EdenDene Construction Ltd, of County Durham.

The building, well-known for its "twin towers", operated as the Co-op's flagship Newcastle department store until about ten years ago when it became a food only outlet before eventually closing in 2011.

The sensitive restoration has seen the retention of key internal features including a memorial to the Co-op staff who lost their lives in the two world wars, a stunning period balustrade around the main marble staircase and the cast iron arcade that that formed the central section of the now-demolished inner buildings.

The new hotel incorporates a 143-seat restaurant, bar area and has the city's leading stores and theatres close by.

The hotel has been built to incorporate the latest green technologies and will achieve a minimum of very good BREEAM rating.

Client: Interserve Developments

Main Contractor: Interserve Ltd

Parex Approved Contractor: EdenDene Construction Limited

Architect: Archial Norr – Newcastle Office



PAREX MATERIALS USED

- Insulation - EPS70E 90mm Plustherm
- Insulation adhesive - Maite
- Base coat - Maite
- Base coat mesh - 355 AVU
- Primer - DPR Primer
- Top coat - DPR Sand Fine

Other materials used:

- Render board - Siniat Weather Defence
- Render board - Knauf Aquapanel

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