RMIT Capital Works program

RMIT’s $500 million capital works program will:

- Introduce two architecturally innovative buildings to the City Campus - the Design Hub and the Swanston Academic Building.

- Employ environmentally sustainable design practices for new and refurbished buildings.

- Consolidate disciplines within Schools in the same building or across clusters of closely grouped buildings.

- Roll out major, state-of-the-art learning, teaching and research facilities across RMIT’s campuses.

- Upgrade and expand current student services including the Library and retail outlets.

- Develop outdoor recreation spaces, including sporting facilities and student and staff lawns.
### Impact of capital works on City campus

<table>
<thead>
<tr>
<th>CITY CAMPUS</th>
<th>243,110</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Buildings affected by Capital works</strong></td>
<td><strong>New Space generated by Capital Works</strong></td>
</tr>
<tr>
<td><strong>Current 2008</strong></td>
<td></td>
</tr>
<tr>
<td>Build 1 All levels Chancellery</td>
<td>-3,800</td>
</tr>
<tr>
<td>Build 9 All levels Applied Comm</td>
<td>-6,175</td>
</tr>
<tr>
<td>Build 13 All levels Grad Schoo of Bus</td>
<td>-4,269</td>
</tr>
<tr>
<td>Build 22 2 levels I &amp; D and Other</td>
<td>-950</td>
</tr>
<tr>
<td>Build 24 All levels Art</td>
<td>-712</td>
</tr>
<tr>
<td>Build 51 1 level CMTS</td>
<td>-1,089</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
</tr>
<tr>
<td><strong>Late 2008</strong></td>
<td></td>
</tr>
<tr>
<td>Build 14 3 levels App Sci(Physics)</td>
<td>-3,716</td>
</tr>
<tr>
<td>Build 48 All levels Demolition/SAB</td>
<td>-8,374</td>
</tr>
<tr>
<td>Build 7 All levels Civ Env &amp; Chem Eng</td>
<td>-4,660</td>
</tr>
<tr>
<td>Build 10 3 levels Arch &amp; Des</td>
<td>-4,071</td>
</tr>
<tr>
<td>Build 14 1 level Student Serv</td>
<td>-1,264</td>
</tr>
<tr>
<td>Build 37 All levels GSSSP</td>
<td>-4,592</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
</tr>
<tr>
<td><strong>2009</strong></td>
<td></td>
</tr>
<tr>
<td>Build 8 1 level DSC P'folio</td>
<td>-2,885</td>
</tr>
<tr>
<td>Build 2/4/6 All levels Art</td>
<td>-8,842</td>
</tr>
<tr>
<td>Build 10 3 levels Elec Comp Eng</td>
<td>-4,223</td>
</tr>
<tr>
<td>Build 55 All levels Adv Manufacturing Precinct</td>
<td>-3,591</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
</tr>
<tr>
<td><strong>GFA affected by Capital works OFF LINE</strong></td>
<td>-63,213</td>
</tr>
<tr>
<td><strong>% GFA affected by Capital Works</strong></td>
<td>26%</td>
</tr>
</tbody>
</table>

| **LEASES** | |
| BLD 87 | Levels 2 to 7, 410 Elizabeth Street, Melbourne | 4664 |
| BLD 88 | ITS Department ( Levels 9 & 10 ) | 3267 |
| BLD 92 | Senises and RMIT Training | 1894 |
| BLD 101 | PCPM/NieCap/CCap | 434 |
| BLD 108 | Level 3 / Business and carpark | 5217 |
| BLD 112 | RMIT International Level 5 & 6 ( Net Rent ) | 1258 |
| BLD 117 | Centre for Excellence in Digital Design ( Pt Lvl 3 ) | 352 |
| | ( Currently surplus to requirements) | |
| BLD 158 | Graduate School of Business | 1431 |
| | **GFA of leased space to be retired by capital works** | 23246 |
Francis Ormond Building (Building 1)
124 La Trobe Street, City Campus

Architect: Peter Elliott Architecture + Urban Design
Budget: Approx. $12 million
Start Date: May 2008 (Under contract)
Completion Date: mid-2009

Key features:
• Compliance with a 4 Star Green Building Council of Australia Rating for Design

Environmentally-sustainable design features include:
- rainwater harvesting for garden irrigation and
- solar hot water generation

• Open, glazed stairway and galleries
• Passenger lift servicing all levels of the building
• Staff function room
• North-facing courtyard overlooking student and staff lawn
• Reintroduction of period features. Includes:
  - a nine-metre high trussed volume
  - reinstate the original volumes of the central wing on Level 3

The Gothic Revival features of the Francis Ormond Building will be retained

A future image of the north-facing façade of Building 1. A function venue will face onto a courtyard and the building will be flanked by a campus lawn.
The refurbishment of Building 1 opens the existing courtyard to the north, with the demolition of various outbuildings. The proposed glazed corridors to the west and east walls of the courtyard open out to the landscaped area. The courtyard will be secured by a steel fence and gates and there will be a clear view to the University lawn.
## Building 9

The future home for the School of Applied Communication  
Corner of Franklin and Bowen Streets, City Campus

<table>
<thead>
<tr>
<th>Architect</th>
<th>Peter Elliott Architecture + Urban Design</th>
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</thead>
</table>
| Budget             | Stage 1. Approx. $10.6 million (Under contract)  
Further stages. Approx. $10.625 million (Design and development) |
| Start Date         | October 2007 |
| Completion Date    | April 2009 |
| **Key features:**  |                                          |
| Compliance with a 4 Star Green Building Council of Australia Rating for Design. Environmentally sustainable design features that include:  |
| - rainwater collection tanks  
- natural ventilation  
- energy-efficient lighting  
- chilled beam technology  |
| - Two additional storeys and 2052m2 of extra space  |
| - A staff precinct  |
| - A teaching and learning precinct  |
| - Cross-disciplinary, flexible, multi-purpose teaching spaces  |
| - An ‘open to the sky’ courtyard  |
| - Student-designed graphics throughout the interior developed by The Works.  |
Building 9

Proposed cross-disciplinary learning environment

Student Atelier: a collaborative, non-timetabled studio space for students across undergraduate and postgraduate programs

The “nucleus” is a meeting and presentation space, which can also be used as a casual gathering and electronic media gallery.

A preliminary graphic by The Works. The Works will be engaged to continue their consultancy and “tie” the School together using environmental graphics and electronic graphics.

Diagram of typical staff office space
The “flexible” cross-discipline classroom environments have been developed through significant collaboration and workshopping and seek to promote student-directed learning in combination with more traditional delivery methods.
Emily McPherson Building (Building 13)

the future home for the Graduate School of Business and the Juris Doctor program and a conference centre
Corner of Russell and Victoria Streets, City Campus

Architect: Lovell Chen Architects and Heritage Consultants
Budget: $23.2 million (Contract pending)
Start Date: October 2007
Completion Date: late 2009

Key features:
- Compliance with a 4 Star Green Building Council of Australia Rating for Design
- Future potential for the Ethel Margaret McPherson wing to house further graduate programs
- Rooftop corporate facilities
- Learning and teaching spaces customised for executive education
- Multi-purpose hall
- Student lounge
- Cutting-edge multimedia technology
An architectural rendering of the future Emily McPherson Building. The façade will be rejuvenated and will be the entrance to a state-of-the-art executive learning and teaching facility.
Externally the Emily McPherson building is being detached from the Old Melbourne Gaol and a new façade with a 'glazed' street at ground level will be introduced to open the rear of the building to the campus beyond. This extends to the new rooftop addition that colonises the previously abandoned roof terrace.
Internally, the generous, high-volumed spaces of the original classrooms are being reinterpreted as ‘next generation’ collaborative learning environments that make the most of the access to natural light and outlook while creating spaces that students will enjoy occupying outside the traditional context of a formal class.

This need for spaces in the building to be interactive and flexible to encourage students to linger, chat and engage with their peers is a fundamental part of the brief.
Building 22

An additional conference and function room facility on the Building 22 (Info Corner) roof.

330-334 Swanston Street, City Campus

Architect: ARM Architects
Budget: Approx. $8.9 million (Design development)
Start Date: November 2008
Completion Date: May 2009
Features:
• Compliance with a 4 Star Green Building Council of Australia Rating for Design
• Two conference/function Rooms with adjoining gallery/foyer space.
• Outdoor terrace flowing out from the gallery area, which overlooks Swanston Street and the city beyond.
• Additional kitchen and toilet amenities to support the new conference and gallery facilities.
• Quality office accommodation for the International and Development Portfolio

Swanston and La Trobe Street corner view of the conference and function room facility to be built on top of RMIT’s Info Corner.
Building 22

- Bird’s eye view of the Info Corner roof.
- Future Swanston Street view of the conference and function room facility to be built on top of RMIT’s Info Corner.
- Penrose ivy motif that forms the façade of Level 5.
Design Hub

Will provide facilities, accommodation and a collegial research base for RMIT’s diverse range of design initiatives, design research groups and postgraduate programs.

North-west corner of Victoria and Swanston Streets on the former CUB site

<table>
<thead>
<tr>
<th>Architect:</th>
<th>Sean Godsell Architects in association with Peddlethorp Architects</th>
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<tbody>
<tr>
<td>Budget:</td>
<td>$56 million (Design development)</td>
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<tr>
<td>Start Date:</td>
<td>late 2008</td>
</tr>
<tr>
<td>Completion Date:</td>
<td>mid 2010</td>
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Features:

- Two basement levels and eight levels above the street. 12,000m2 of GFA.

- Compliance with a 5 Star Green Building Council of Australia Rating for Design. The key “green” feature is:
  - a translucent “smart skin” made up of more than 16,000 sandblasted glass cells, some of which have photovoltaic collectors to harness solar power. The cells track the sun via the building computer automation system to help shade and power the building.

  The inner skin is a high-performance, double-glazed layer and is designed to be upgraded over time to accommodate new solar technologies.
Design Hub

- Other sustainable design features:
  - rain and waste water harvesting
  - the use of recycled materials
  - internal waste management system
  - floor-by-floor air handling and closed loop cooling towers
  - monitoring and public display of energy consumption
- The façade can be back-lit and rear-projected and has the potential to become a digital billboard.
- Open-plan, research warehouses spaces
- Exhibition spaces
- Design Archive housing permanent collections,
- A 300-seat space and 250-seat lecture theatre and seminar rooms
- Function rooms and a café
- A sunken forecourt
Design Hub

A detail of the intricate Design Hub facade. The glass cells track the sun via the building computer automation system to help shade and power the building.

Corner detail of the Design Hub with a close up view of the building’s “smart skin”.

Night-time view of the Design Hub. The second skin transforms into a back-lit screen at night and has the capacity for rear projection.

Daytime view from the sunken forecourt, which provides an outdoor area for the Design Hub and connects to the future development of the site by Grocon.
Design Hub

The west-facing façade of the Design Hub.

The east-facing façade of the future Design Hub.
Swanston Academic Building

will occupy the vacant Swanston Street car park next to the Oxford Scholar Hotel, on the corner of Swanston and A’Beckett Streets, and the neighbouring RMIT Building 48, at 449 Swanston Street, which is set to be demolished in 2009.

- **Architect:** Lyons
- **Budget:** Approx. $185 million (Feasibility)
- **Start Date:** November 2009
- **Completion Date:** early 2012

**Features:**

- 40,000 sqm of Gross Floor Area (GFA), RMIT’s largest development to date.
- Compliance with a 5 Star Green Building Council of Australia Rating for Design.
- Leading-edge, large-scale learning spaces for use by all academic schools (to replace existing outmoded facilities). (18%)
- Innovative, smaller-scale learning space primarily for use by Business Portfolio Schools and GSSSP. (40%)
- New home for the Business Portfolio office and Schools. (27%)
- Student study and social spaces plus supporting retail outlets. (15%)

Open-plan spaces with interconnectivity between student recreation, study and teaching and learning spaces.
Swanston Academic Building

- A separate development will be built directly behind the Swanston Academic building, on the corner of A’Beckett and Stewart Streets.

  - The Swanston A’Beckett Building will house the Property Services Group, Financial Services and the Academic Registrar’s Group.

- Strengthen RMIT’s “Swanston Street precinct”.

- Connectivity between Swanston Academic Building and the rest of the City Campus, to be achieved by the proposals

  - To extend Swanston Street Walk to the corner of Franklin and Swanston Streets.

  - To close A’Beckett Street to traffic from the corner of A’Beckett and Swanston to the edge of RMIT-owned properties.
“Laneway learning.” Melbourne is renowned for its laneways and their range of eclectic cafes, bars and boutiques. Stewart Street will become a laneway that divides and connects the Swanston Academic and Swanston A’Beckett buildings.
Swanston Academic Building

The Swanston Academic Building will seamlessly connect with RMIT's Swanston Street precinct.
The Swanston Academic Building will be distinguished by innovative learning and teaching facilities. A digitally rendered lecture theatre concept: an ampitheatre-style lecture theatre with “cabaret” seating room in the centre.
Swanston Academic Building

Since May this year, Lyons architects have consulted extensively with a wide range of academic staff to gather information about their current (and future) learning and teaching methodologies (pedagogies) and the types of learning and teaching spaces that will enhance their teaching practice.

Student feedback will also inform the shaping of the future teaching and learning spaces.

Lyons has drawn up a large number proposed learning and teaching spaces based on feedback from staff and student consultations.

Business Portfolio and GSSSP staff and SET Portfolio disciplines who run large classes are being polled about their preferred learning and teaching spaces, as drafted by Lyons.
**RMIT Bundoora**

Plenty Road, Bundoora

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**RMIT Building 201 lift upgrade**

- **Passive Recreation Area:** Improve heritage landscape in partnership with community and students.
- **Active Recreation Area:** Upgrade Hockey/Netball facilities to null court when replacement due.
- **Active Recreation Area:** Redevelop for 2 soccer fields, cricket and baseball with pavilion in conjunction with CSW.
- **Food service Upgrade L2:** Improve interface with foyer and outdoor area.
- **B210 Library Upgrade:** Continue teaching facilities upgrade and consider larger lecture theatre.