

04

Design Description - S1 Architecture AND

04 Design Description

UNDERSTANDING THE DESIGN TASK

1. Designing a multi-storey PCYC.

The project comprises a multi-storey PCYC, distributed across three levels. This poses specific design challenges and requires creation of clear, legible vertical circulation to create an integrated and easy to navigate facility.

2. A community-connected facility.

The existing South Sydney PCYC is thoroughly integrated into the community, a well known and well used facility. The design process has therefore placed emphasis on community engagement, ensuring that the new facility will accommodate the community’s aspirations and gain traction.

3. Accommodating the LEP and Design Guide parameters.

The LEP and Design Guide contain key parameters that the proposal must adhere to, in particular provision of 3500 sq.m of community space on the site, envelope controls of a linear 81x24m footprint, a height plane governed by solar access to the communal open space and Redfern Park, and a requirement for activation of the Elizabeth Street frontage.

4. Engaging with Redfern community and City of Sydney to develop a functional brief.

The functional brief has been developed through ongoing engagement with the Redfern community, including Redfern community organisations, and City of Sydney’s Social City team. A series of Design Jams, facilitated by Yerrabingin, have facilitated engagement with local First Nations community representatives which have helped inform the functional brief for key components.

5. Understanding the site-wide role of S1.

S1 has a particular role within the site, serving as an entry building into the site and framing the central communal open space. The facility has the potential to generate impacts on neighbouring residents within the property and these must be carefully mitigated through design measures.

6. Informed by benchmarks.

The project can be informed by benchmarks, in particular drawing upon lessons learnt from existing PCYC facilities and the high quality City of Sydney sporting facilities.

7. Collaboration with the broader design team.

As part of a multi-designer team with skillful collaborating architectural and landscape practices, the design has an opportunity for enhancement through exchange, review and mutual shaping of built form to provide an optimal site wide outcome.

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UNDERSTANDING THE DESIGN TASK

IMMEDIATE CONTEXT

The building is located on the north-west corner of the Redfern Place site, with the northern end fronting the Kettle Street pocket park and adjacent the signalised crossing.

The building forms a low rise backdrop to the Redfern Park, providing streetscape continuity with S4 to the south, with S2 and S3 rising to the east.

- 1. Redfern public housing
- 2. 3 storey public housing residences
- 3. Proposed Affordable Housing (S2)
- 4. Kettle Street Pocket Park (adjusted geometry shown indicative only)
- 5. Proposed Communal Courtyard
- 6. Proposed PCYC Community Facility (S1)
- 7. Proposed Homes NSW Housing (S3)
- 8. Elizabeth Street
- 9. Proposed Social and Disability Support Housing / Bridge Housing Offices (S4)
- 10. Redfern Oval skate park and basketball courts
- 11. Redfern Oval



Aerial view from the north west showing the proposed precinct including S1, S2, S3 & S4.

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DESIGN DRIVERS - LEP & DESIGN GUIDE PARAMETERS

KEY PARAMETERS

The design for S1 is controlled by the objectives and controls outlined in the LEP and Design Guide.

These controls and objectives have informed the massing, levels, facade extent and configuration of the facility. A summary of the key requirements has been prepared below.

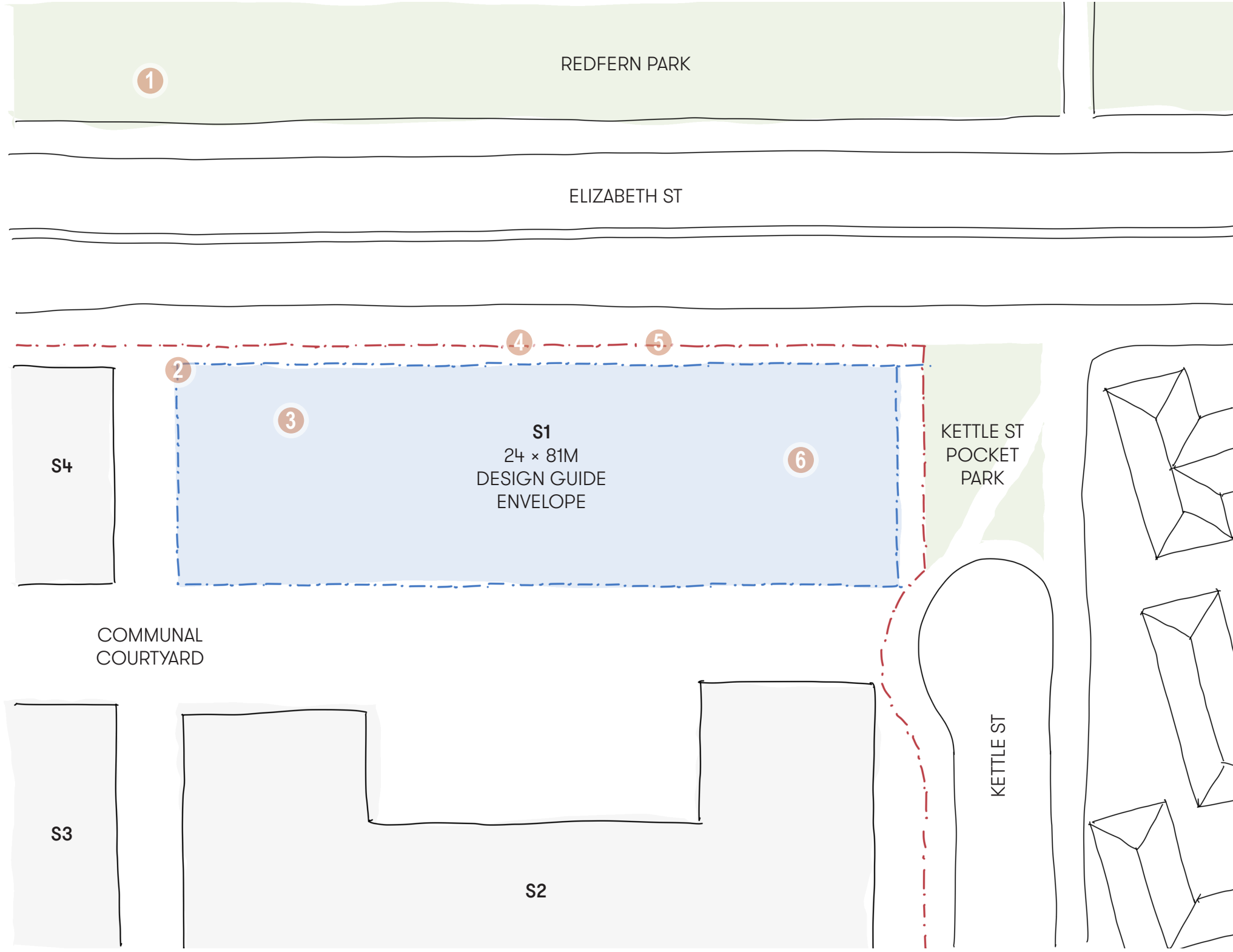
Key:

--- 24 x 81M Design Guide Envelope

--- Site Boundary

1. No overshadowing to Redfern Park (Complies).
2. 24 x 81M Design Guide Envelope (Complies, with the exception of minor articulation exceedances as per City of Sydney consultation).
3. A 3,500 sq.m community facility to replace the existing PCYC facility on site (Complies, 3,542 sq.m are provided).
4. A diverse mix of non-residential uses along Elizabeth Street as close as practicable to street level (Complies, multi-court, feature stair, foyer and entry verandah provided to Elizabeth St frontage).
5. 2m footpath widening along Elizabeth Street (Complies - incorporated into design).
6. PV arrays that supply substantial energy to the broader development (Complies - significant solar array provided).

Note: Functional brief informed by consultation with Redfern community and City of Sydney (Complies).



Site Plan Diagram - 1:500

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DESIGN DRIVERS - DESIGN REVIEW PANEL FEEDBACK AND RESPONSES

FEEDBACK SUMMARY

DESIGN REVIEW PANEL MEETING 02 - 30/01/24

Develop the eastern elevation with a focus on balancing visual transparency and amenity impacts on neighbouring residences.

Ensure internal unprogrammed spaces can accommodate a variety of social and age groups.

Consider the visual presentation of the roof as a 'fifth facade' given its prominence in the downward views of surrounding residences.

Be mindful of cost in material selection, fit out and specification.

DESIGN REVIEW PANEL MEETING 03 - 12/03/24

Adjust the scalloping facade along Elizabeth Street to remain wholly outside of the 2m footpath widening at ground level up to a height of 4m above footpath level.

Refine the interface between the facade and the public domain, particularly at the northern entry. Consider a generous canopy element in lieu of the proposed ground floor awning.

Consider enlarging the external arrival area to allow for gathering.

Develop opportunities for views into the courts from circulation spaces.

Develop opportunities for art and murals.

Ensure easy roof access is provided for regular maintenance and cleaning.

DESIGN REVIEW PANEL MEETING 04 - 16/04/24

Consider landscape species selection along the eastern elevation to help minimise the scale of the built form.

Consider the southern entrance in terms of levels and ramping.

Ensure integration of services does not dilute the resolution of the building.

Consider an alternative location for signage to preserve the presentation of the upper level facade.

KEY DESIGN RESPONSES

Incorporated. A detailed study of the eastern elevation was conducted to ensure a balance between transparency and amenity for neighbouring residences.

Incorporated. Furniture layouts have been tested in each room / space to ensure multiple age groups can comfortably co-exist.

Incorporated. A parapet has been included to conceal roof services from the surrounding context. Roof plant enclosures have been positioned carefully to mitigate visual impact.

Incorporated. Cost plans have been developed at key milestones. Materials have been selected for their cost-effectiveness as well as their quality, appearance and maintenance requirements.

Incorporated. The facade was adjusted to avoid encroachment on the 2m footpath widening at ground level.

Incorporated. The western and northern facades have been developed to enhance the public domain. A welcoming covered canopy has been included over the entry area.

Incorporated. The covered entry area was increased in size to accommodate gathering.

Incorporated. Views from circulation spaces into the courts and gymnastics have been achieved from level one and two circulation spaces.

Incorporated. Opportunities for art / murals have been identified internally and externally.

Incorporated. Direct roof access has been included, comprising a stair and a roof access system.

Incorporated. The landscape architects have developed a suitable planting palette for the areas around S1.

Incorporated. The southern entry has been developed and resolved with the landscape architect.

Incorporated. Services schematics have been obtained. Ducting, electrical conduits and lighting have been modeled and tested to ensure the current design is capable of absorbing them.

Incorporated. Opportunities for signage have been identified on the ground floor brickwork and glazing.

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DESIGN DRIVERS - COMMUNITY ENGAGEMENT



SOUTH SYDNEY PCYC MANAGEMENT / YOUTH

What we heard:

- The former South Sydney PCYC manager raised the idea for the building to be known as 'the tree house', in contrast to the existing building which is known as 'the blue box'.
- The importance of connection to nature, and the grounding effect this has on the visitors.
- It is important to provide a mix of spaces for different youth age groups (e.g so 7-12s don't need to hang out with 12-16s)
- Dedicated spaces that suit youth programs like 'Friday Night Lights', barbershops and dance are important to protect in the design.

REDFERN COMMUNITY AND ORGANISATIONS

What we heard:

- Redfern lacks a space for community events.
- Consider providing a meeting room that serves the broader community.
- Space needed to deliver temporary outreach services.
- A single point of entry may limit outreach programs.
- Community spaces need to be flexible and adaptable.
- Youth hub should be separate to the Community Room.
- Kettle St Park is used by local services as a distribution park.

CITY OF SYDNEY - SOCIAL CITY

What we heard:

- Sports courts work best on ground floor to draw people to the facility and create an active atmosphere.
- Understand the CoS Profile ID for Redfern.
- AV / IT hardware should be included to assist with accessibility.
- Opportunities for social enterprise should be considered.
- A commercial kitchen space should be considered.
- Quiet space for neurodiverse people should be included in the plan.
- Involve kids in the Youth Hub fitout design to foster a sense of ownership.
- Provide a Changing Places facility.

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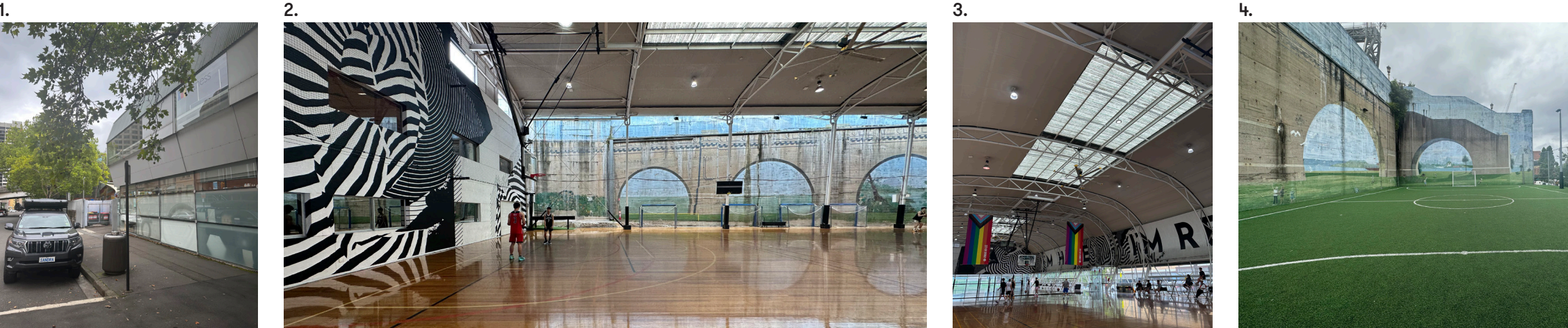
DESIGN DRIVERS - FACILITIES TOURS

LOCAL BENCHMARKING

In order to inform the project, a series of local projects have been inspected. The adjacent photographs provide a sample of the many projects inspected, each demonstrating varying responses to the design task of community sporting facilities.

Key Findings:

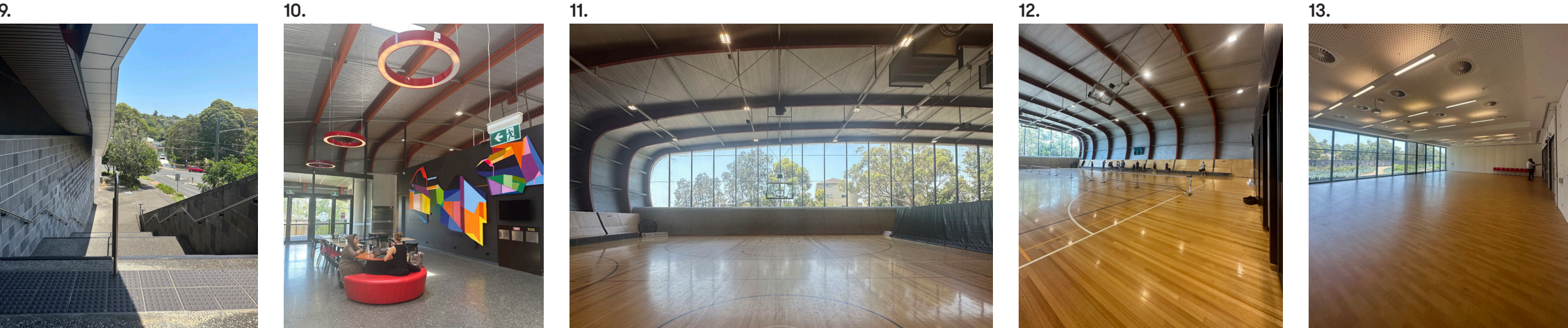
- Elevated drum like form with visual connectivity from the street.
- Natural light distributed throughout the interior, with skylight to the Bridge abutment. Public art contributes character to the space.
- The central vaulted space with natural light in the core.
- Outdoor synthetic court framed by the iconic bridge abutment.
- Functional emphasis - a low key, direct entry porch.
- The elegant structural resolution and white painted steel provide a sense of lightness.
- Ventilation and other performance aspects are integrated into the clear tectonic expression.
- Natural timber recurred through the interior, contrasting with the concrete and masonry materiality.
- A significant cross-fall is negotiated through a large external staircase on one edge of the site. Accessible connection is provided via internal lift accessed through parking lobby.
- A central breezeway space is the central focus.
- The vaulted space is terminated by a large glass wall, resulting in glare at high daylight periods.
- Timber returns up a datum line to create a comfortable seating area.



KGV Recreation Centre, The Rocks, City of Sydney



Perry Park Recreation Centre, Alexandria, City of Sydney



PCYC Northern Beaches, Dee Why, Northern Beaches

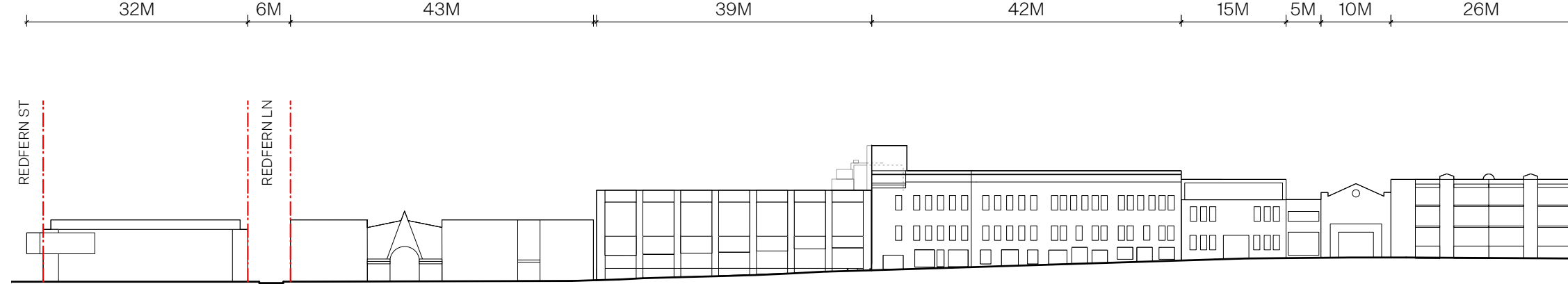
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DESIGN DRIVERS - CONTEXT ANALYSIS

STREETSCAPE GRAIN

The building is located in a streetscape that contains a mix of commercial, community and social housing uses. The streetscape grain pattern is highly varied, ranging from small 5m wide infill buildings to larger 40m+ low rise commercial buildings.

By contrast, the envelope of S1 contains an 81m length, significantly longer than the predominant streetscape grain of the context.



Street Elevation - 571-629 Elizabeth St



Street Elevation - 600-660 Elizabeth St (S1 Community Facility)



611-619 Elizabeth St

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DESIGN DRIVERS - CONTEXT ANALYSIS

SCALE COMPARISON

A series of large infrastructural volumes are present within the context, in particular the Waterloo Metro Station and the Westconnex control centre.

The scale comparison adjacent indicates that these structures are similar in scale to the S1 envelope. This highlights the need for the design to address this scale association, in the case of the S1 proposal by seeking to articulate the volume in multiple forms, breaking the scale and reducing association to the large scale infrastructural volumes of the context.



Waterloo Metro Station



WestConnex Control Centre



Waterloo Metro Station, S1 scale comparison

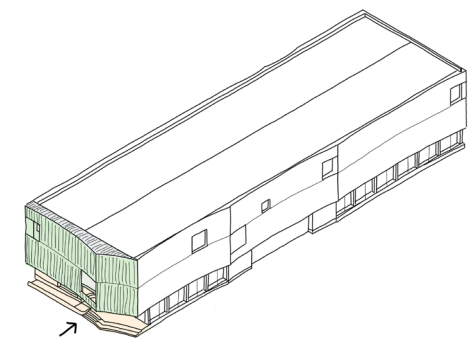


WestConnex Control Centre, S1 scale comparison

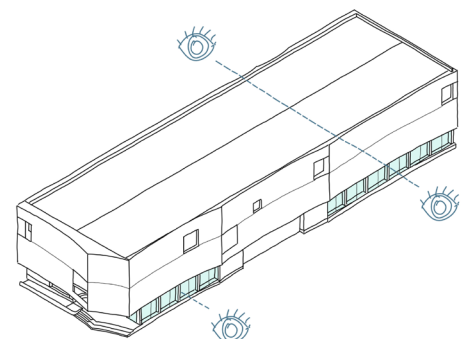
Key:
 S1 Design Guide Envelope, 81 x 24m

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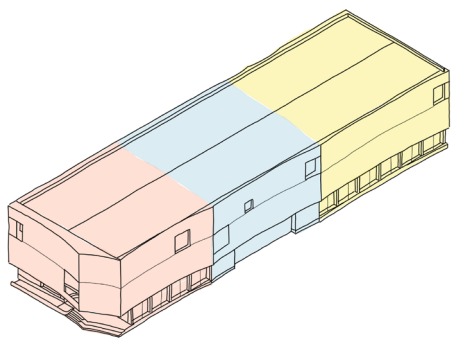
DESIGN DRIVERS - DESIGN PRINCIPLES



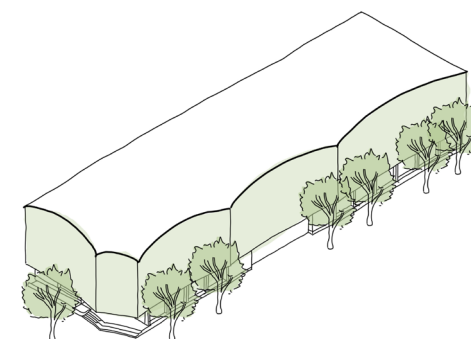
1. Welcoming Northern Entry
The entry is located at the north of the building, addressing the Kettle Street pocket park while providing a single point of entry in accordance with PCYC requirements.



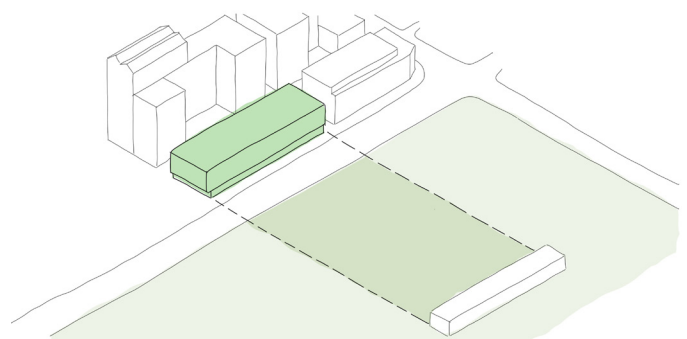
2. Activation Through Visual Transparency
Visual transparency through the groundplane is emphasised, enabling the activities within the interior to be visible from the exterior, contributing activation to the context.



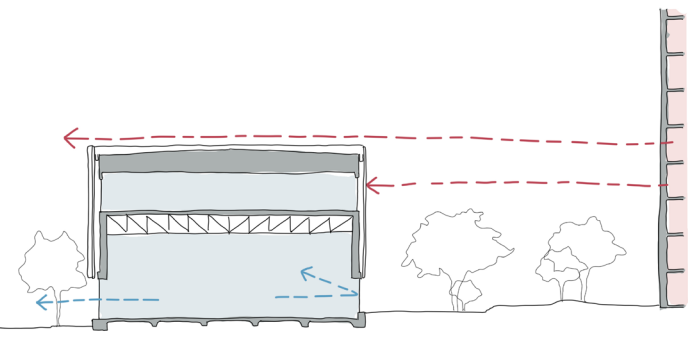
3. Break Down Scale
The volume is subtly broken into three forms, expressed through a gentle scalloping profile.



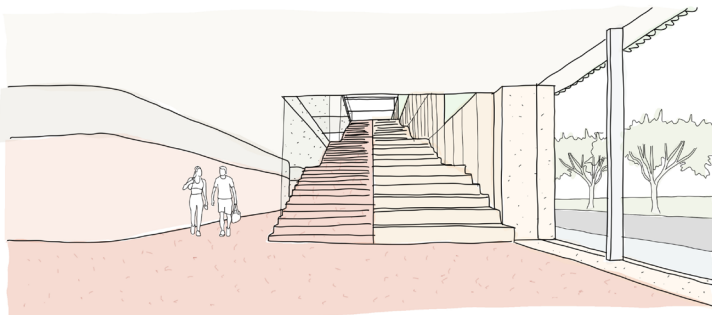
4. Scalloped Geometry Receives Treescape
The scalloped geometry has a sense of 'receiving' the treescape, as though offset from the Elizabeth Street tree canopy.



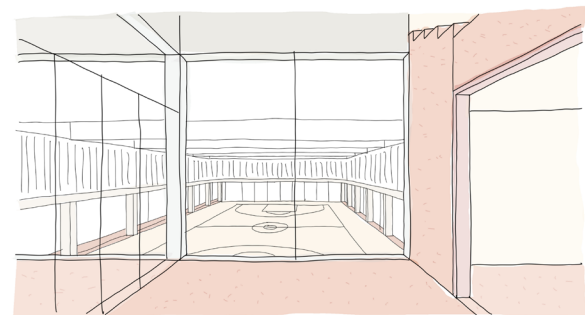
5. Retain a Green Backdrop to Redfern Park
By virtue of it's layers of canopy, the existing site presents a green backdrop to Redfern Park. In conjunction with trees in the centre of the site, the green colour tone of the building contributes to the preservation of a green backdrop to the park.



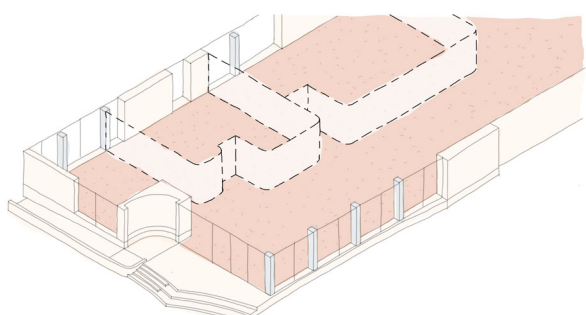
6. Mitigate Impacts on Neighbours
The eastern and southern elevations are designed to mitigate visual and acoustic impacts to residents, locating glazing away from dwellings, overlaying screening where necessary and limiting operability to lower noise generating spaces such as meeting rooms.



7. Legible Vertical Circulation
Legible vertical circulation is provided via a 'celebratory stair', linking all levels with stairs in sequence. This provides a clear visual connection throughout the facility and intuitive wayfinding.



8. Leverage Views into Double-Height Spaces
The double height spaces of multi-court and gymnastics are distributed throughout the building. The circulation and adjacent flexible multi-purpose rooms leverage this and capture dynamic outlooks into these spaces.



9. Flexibility
The clear footprint and rational structure provides flexibility into the future, enabling PCYC to adjust it's offering to evolving community needs.



View from northwest (several trees hidden for clarity, signage shown indicative only)

IMAGE BY DIM STUDIO

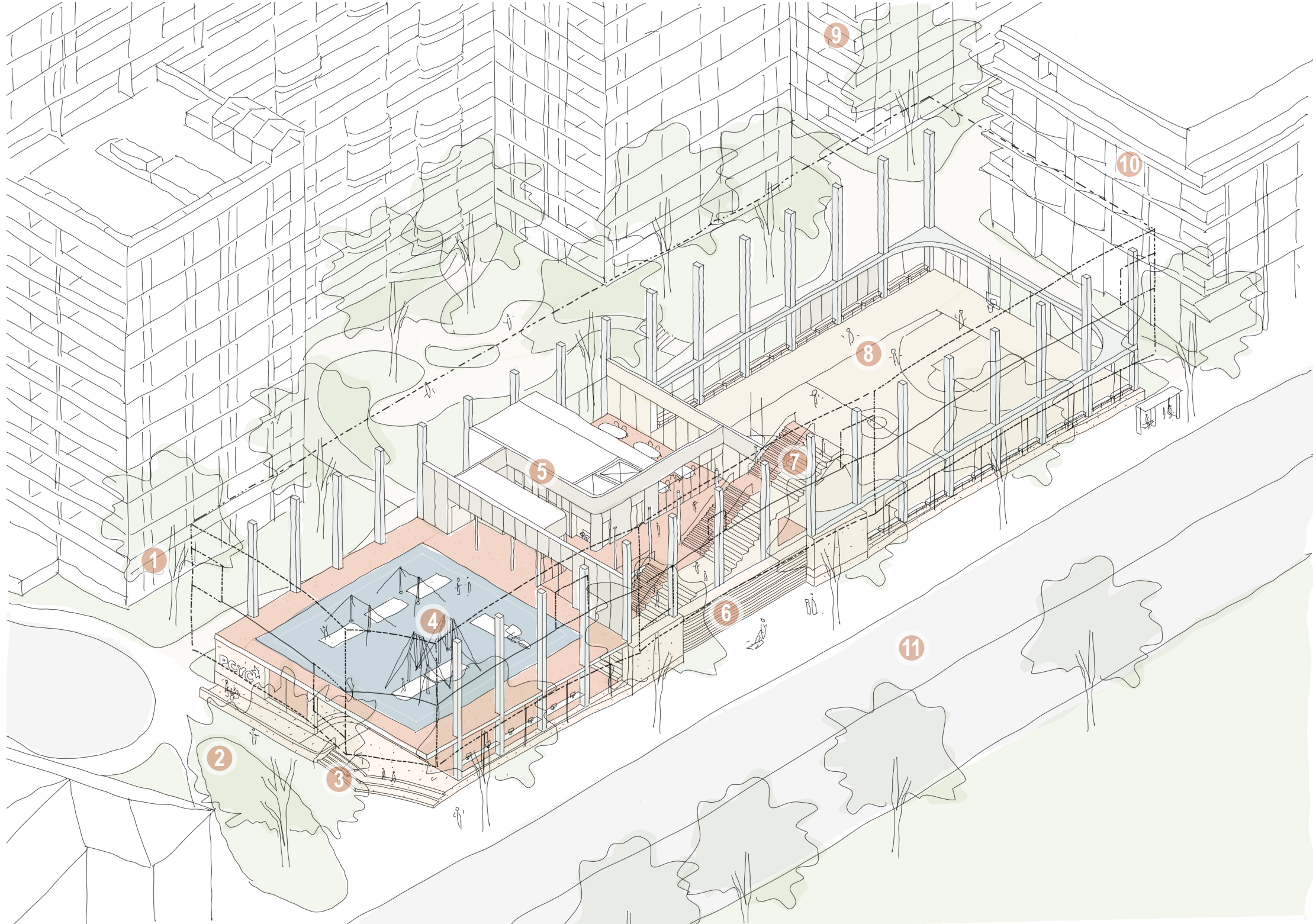
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INTERNAL CONFIGURATION

The celebratory stair anchors the internal configuration, providing connection throughout the facility. The large volume spaces are distributed vertically and laterally throughout the facility to provide a rich spatial experience.

By locating the multi-court, the most active space, at ground level, the activation of the facility is maximised. This activation in turn supports the general traction and engagement of the broad programming of the facility.



Internal Axonometric Diagram (upper levels hidden for clarity)

- 1. Proposed Affordable Housing (S2)
- 2. Kettle Street Pocket Park (updated geometry shown indicative only)
- 3. Covered Northern Entry
- 4. Gymnastics / Parkour
- 5. Level 1 Amenities, Lift, Fire Stair
- 6. Substation located under stair
- 7. Celebratory Stair
- 8. Ground Floor Multi-court
- 9. Proposed Homes NSW Housing (S3)
- 10. Proposed Social and Disability Support Housing / Bridge Housing Offices (S4)
- 11. Elizabeth Street



Internal view of celebratory stair and generous circulation leading to ground floor multi-court.

IMAGE BY DIM STUDIO

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GROUND FLOOR

The ground floor is set at a consistent level above the 1% AEP, minimizing the need for internal stairs or lifts. The level has been set as close as practicable to the Elizabeth St footpath to help activate the public domain.

A generous foyer is provided at the northern end of the site, flanked by the youth hub.

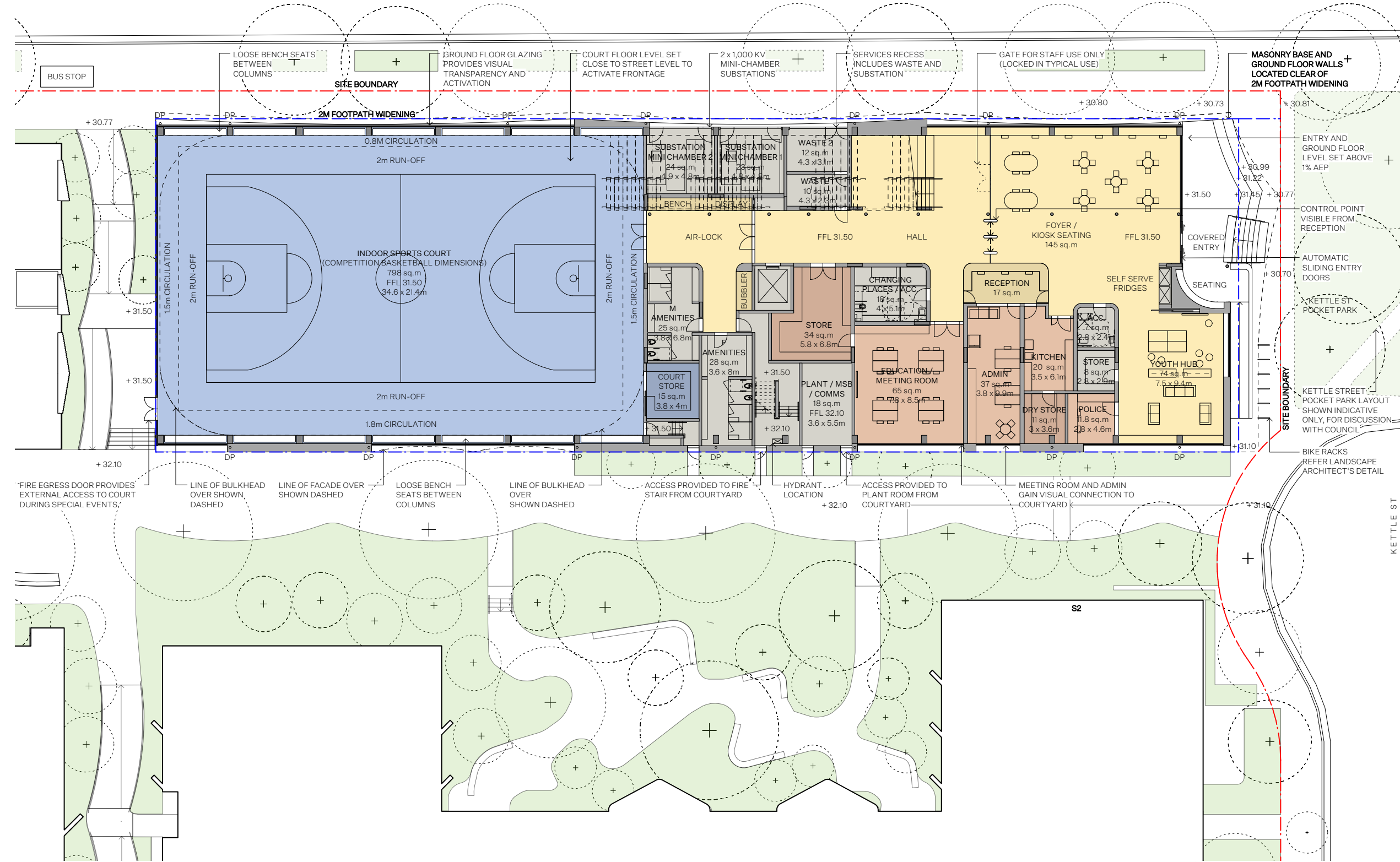
A clear visual connection is provided to the stair and through the length of the facility to the multi-court.

Amenities, meeting rooms and admin spaces are located on the eastern edge of the facility, where appropriate gaining outlook to the communal garden.

A changing places bathroom ensured comfortable and dignified facilities for all building users.

As parking requirements are for PCYC staff and mini bus only, a basement lift is not required. Basement access is provided to staff via the shared lobby in S4.

The ground floor includes a substation under the western stair and an OSD tank under the south east corner of the multi-court. These shared assets have been absorbed into the plan without impacting the functional requirements of the brief.



Ground Floor Plan - 1:300

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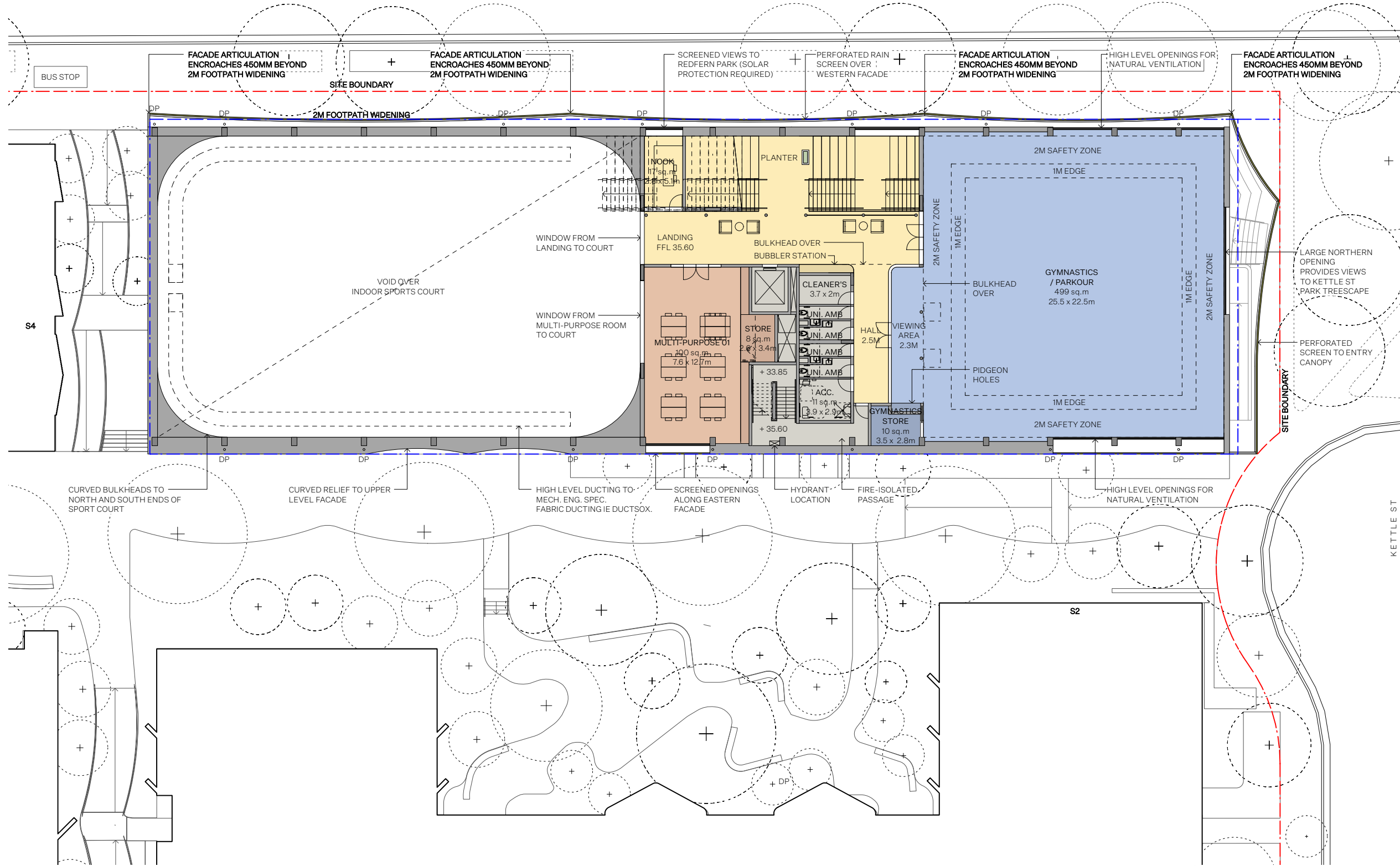
LEVEL 1

The double height gymnastics space is located at the northern end of the building, served by ambulant and accessible bathrooms.

A multi-purpose room gains a screened outlook to the communal garden and a glazed outlook over the multi-court.

A generous circulation space provides ample width for seating, serving as an incidental social space.

A nook space is located adjacent the corridor, with outlook to Redfern Park, providing a space for small meetings and retreat to support neuro-diverse building users.



Level 1 Plan - 1:300

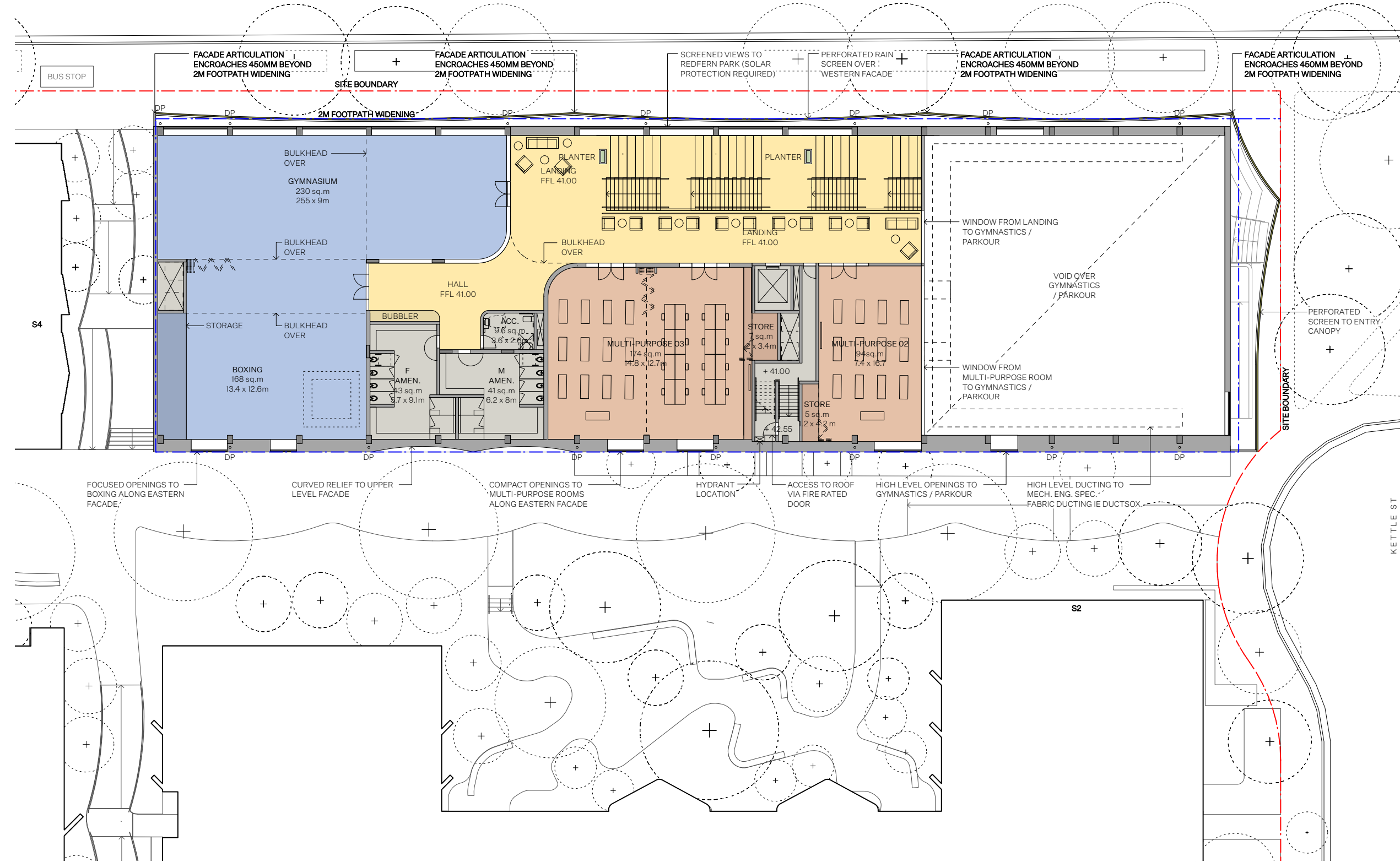
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LEVEL 2

The gymnasium and boxing space is located at the top of the stair and at the southern end of the building, supported by additional amenities. The gymnasium gains panoramic views of Redfern Park, with the glazing overlaid by screening to mitigate western heat gain. The boxing space contains compact, fixed glass openings, mitigating impacts on residents while

A medium and large multi-purpose room are provided, gaining outlooks across the gymnastics space and with compact openings to the east gaining outlook to the communal garden canopy.



Level 2 Plan - 1:300

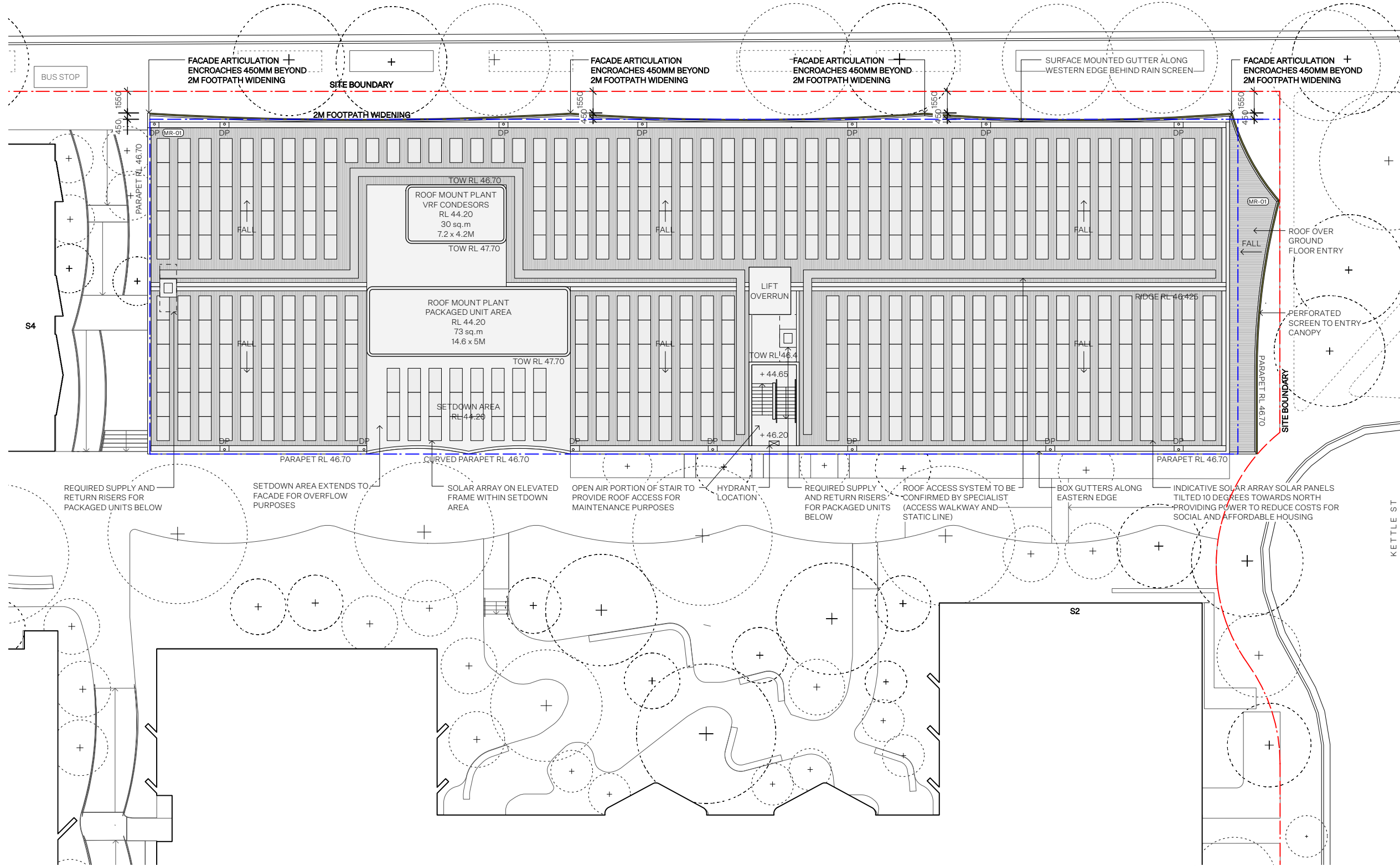
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ROOF

The roof has been designed with consideration of resident outlooks from upper levels of S2, and with consideration of the presentation to the streetscape, ensuring roof mount plant is neatly integrated.

A substantial solar array contributes power to the overall development. A set down area is provided to reduce the height of roof mount plant. Acoustic screening is inset from the sides of the building to minimise the visual presence from within the context while ensuring acoustic impacts to neighbouring residents are addressed.



Roof Plan - 1:300

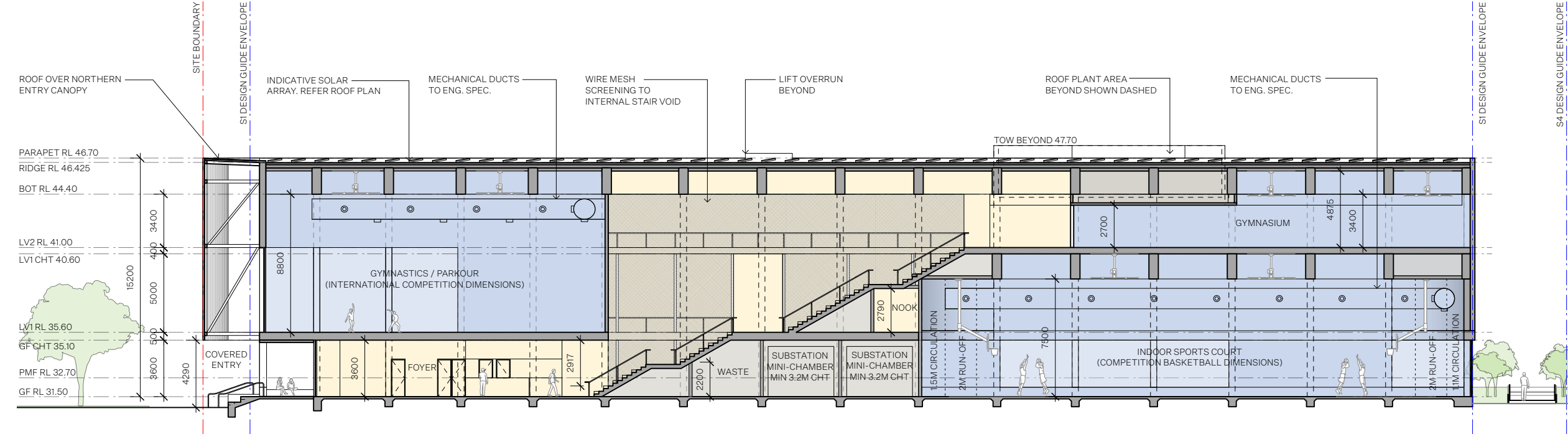
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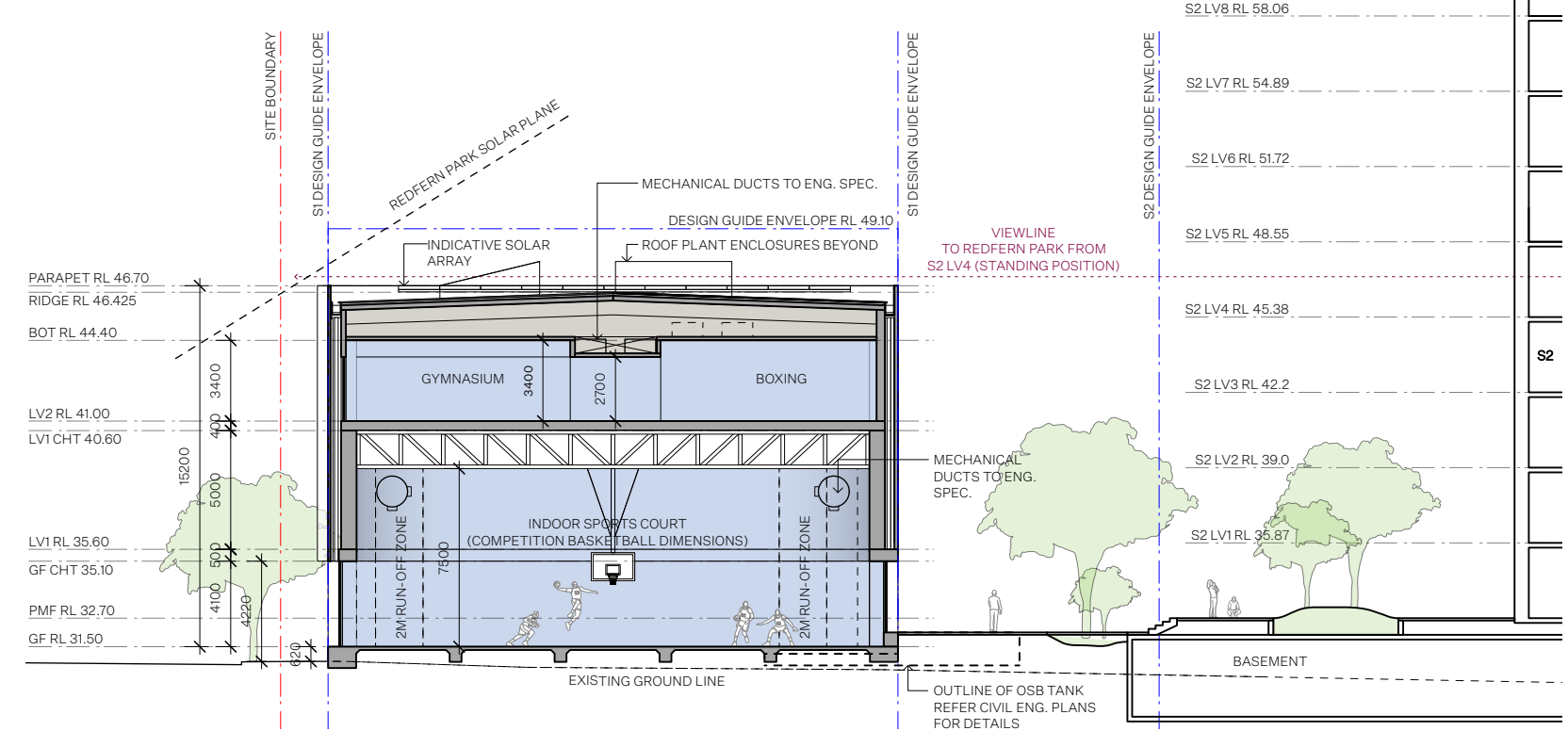
SECTIONS

The stair anchors the sectional arrangement, linking all levels.

The double height gymnastics and sports court spaces are distributed vertically, contributing spatial dynamism within the facility.



Long Section through Foyer, Gymnastics, Celebratory Stair, Multi-court, Gymnasium - 1:300



Short Section through Multi-court, Gymnasium, Boxing



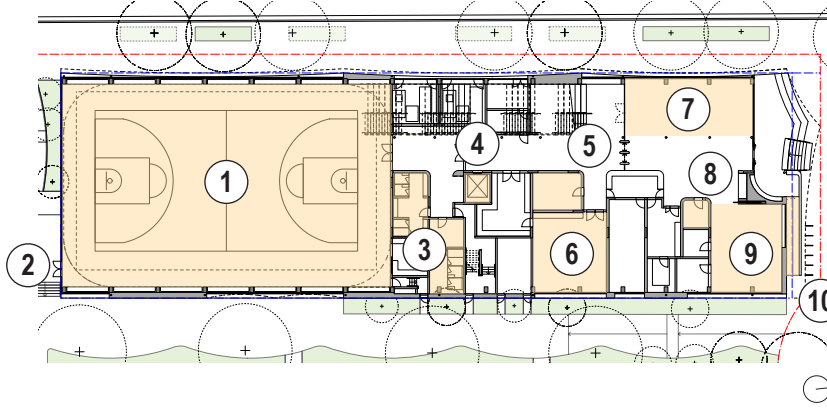
Internal view of ground floor multi-court facing south west.

IMAGE BY DIM STUDIO

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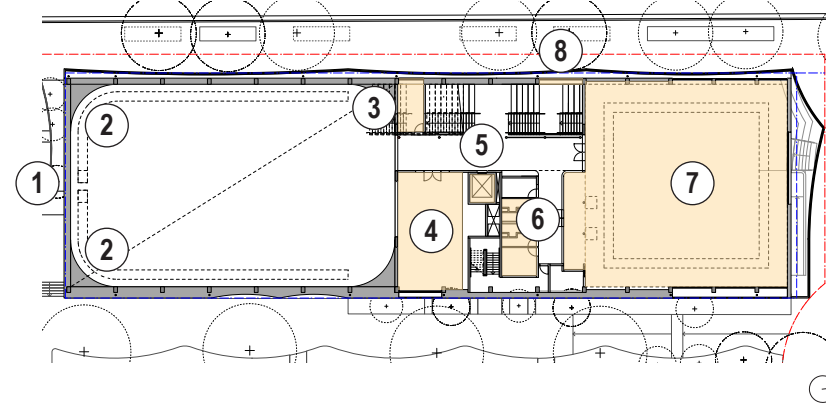
COMMUNITY OFFERINGS

A summary of accessible and inclusive elements included in the design has been prepared as follows.



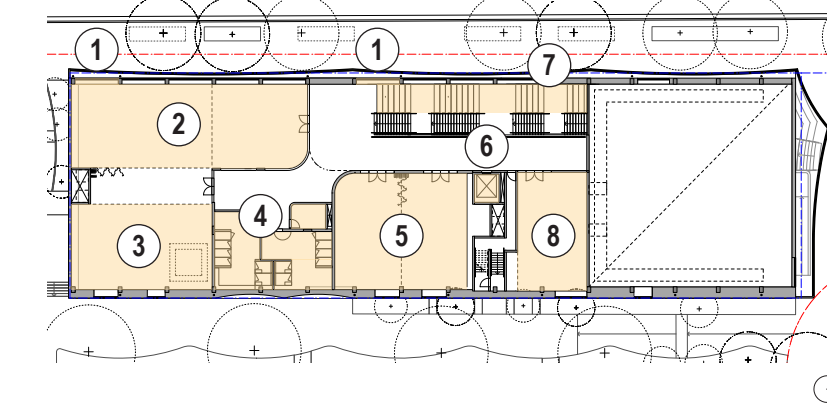
GROUND FLOOR

1. A 740 sq.m multi-court space to ground floor, accommodating basketball, netball and other activities.
2. A separate event entry to the southern end of the multi-court, with direct access from the exterior to support occasional events such as Blak Markets and gala events.
3. Amenities, including accessible bathroom, changerooms and showers located near the multi-court.
4. Lift provides direct access to upper level spaces.
5. Changing places bathroom.
6. Education / meeting room including dedicated storage and kitchenette facilities, suiting multiple program and community uses.
7. Foyer space providing opportunity for informal meetings and suitable for programming for after school programmes.
8. Accessible bathroom located in public foyer in front of control line.
9. Youth hub providing a space for local youth to have a sense of ownership over, providing the hub for youth programming.
10. Accessible entry ramp.



LEVEL 1

1. Opportunity for artwork / mural located on upper level southern facade.
2. Opportunities for artworks / mural located on multi-court upper level walls.
3. Sensory nook provides quiet meeting space with outlook to Redfern Park, driven by trauma-infused design principles.
4. Multi-purpose room including dedicated storage and kitchenette facilities, suiting multiple program and community uses.
5. Lift provides direct access to upper level spaces.
6. Dedicated amenities, including accessible bathroom and ambulant stalls with changeroom facilities. Amenities access kept out of view from primary circulation to provide additional security and passive surveillance.
7. A 500 sq.m gymnastics space to Level 1, providing gymnastics, parkour and a setting for adult play and other activities.
8. Openings in the western facade provide outlook onto the Elizabeth Street treescape and Redfern Park.



LEVEL 2

1. Openings in the western facade provide outlook onto the Elizabeth Street treescape and Redfern Park.
2. Gymnasium with dedicated entry from the landing, benefitting from views across Redfern Park.
3. Boxing and fitness room with the option to separate from the Gymnasium for dedicated use.
4. Amenities, including accessible bathroom, changerooms and showers located near the multi-court.
5. Multi-purpose room including dedicated storage and kitchenette facilities, suiting multiple program and community uses.
6. Lift provides direct access to upper level spaces.
7. Bleacher stair provides informal gathering, meeting and working spaces at each level.
8. Multi-purpose room with potential to be dedicated to youth programs and hang-out space, benefitting from downward views into Gymnastics / Parkour.

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CONSIDERATION OF IMPACTS ON NEIGHBOURS

IMMEDIATE CONTEXT

At a site level, measures have been taken to mitigate impacts on each facade.

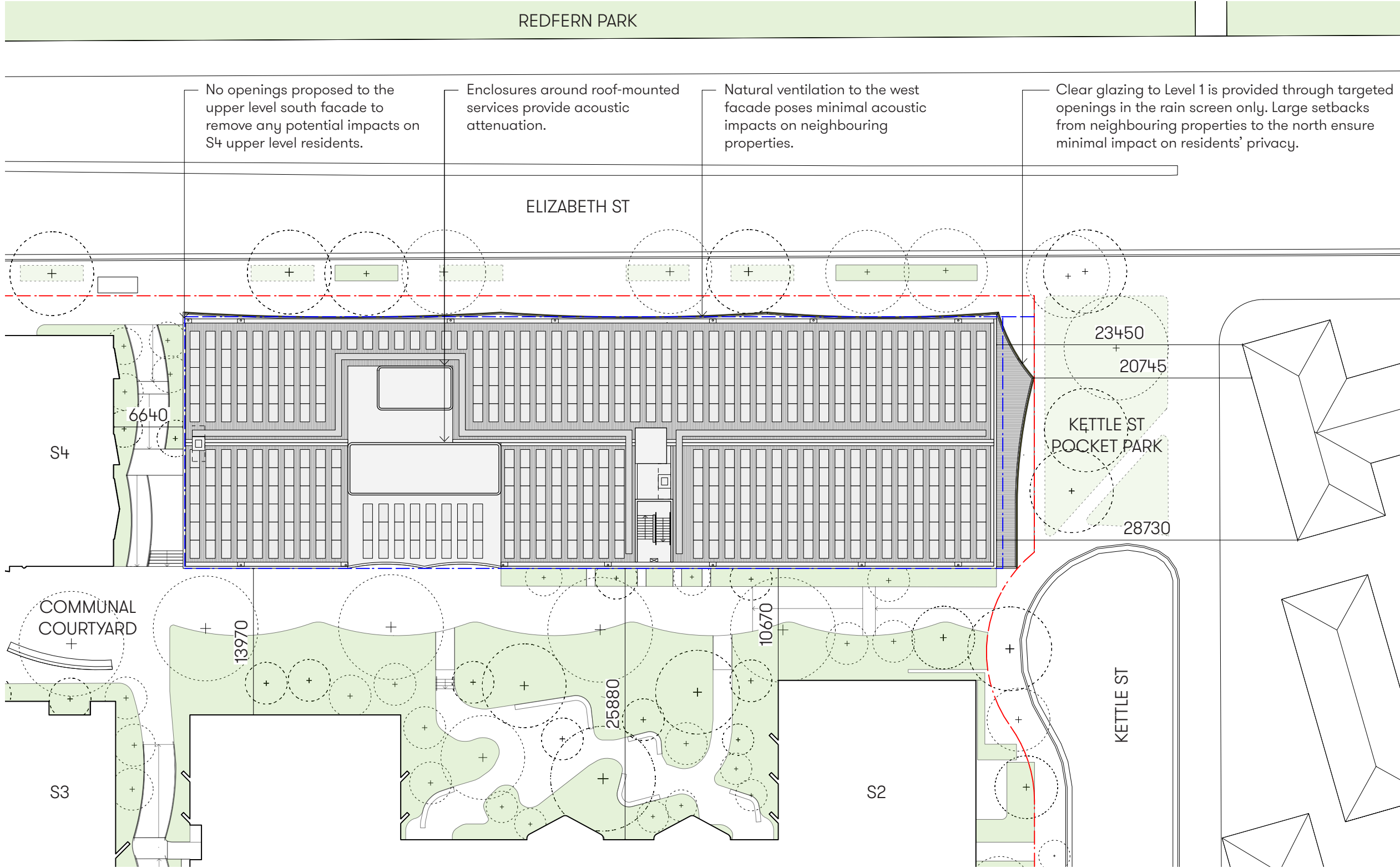
Generous glazing and natural ventilation favour the western facade where impacts on neighbours are not a key consideration.

To the south, where setbacks to neighbours are at a minimum, there is no glazing or openings proposed to the upper facade.

Openings in the eastern facade have been located carefully to minimize any impacts on the upper level residents of S2.

The northern facade benefits from large setbacks to the nearest neighbouring buildings. However, screening has been incorporated to the upper level glazing to further reduce any privacy impacts on residents.

The roof mounted service area has been partially sunken within the roof space to minimize any visual impact. In addition, the enclosure walls have been shaped to ensure they are not visible from key approaches.



Site Plan - 1:400

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CONSIDERATION OF IMPACTS ON NEIGHBOURS

GROUND FLOOR

Neighbouring amenity has been carefully considered, in particular through the limitation of glazing to the eastern elevation to mitigate privacy and acoustic impacts.

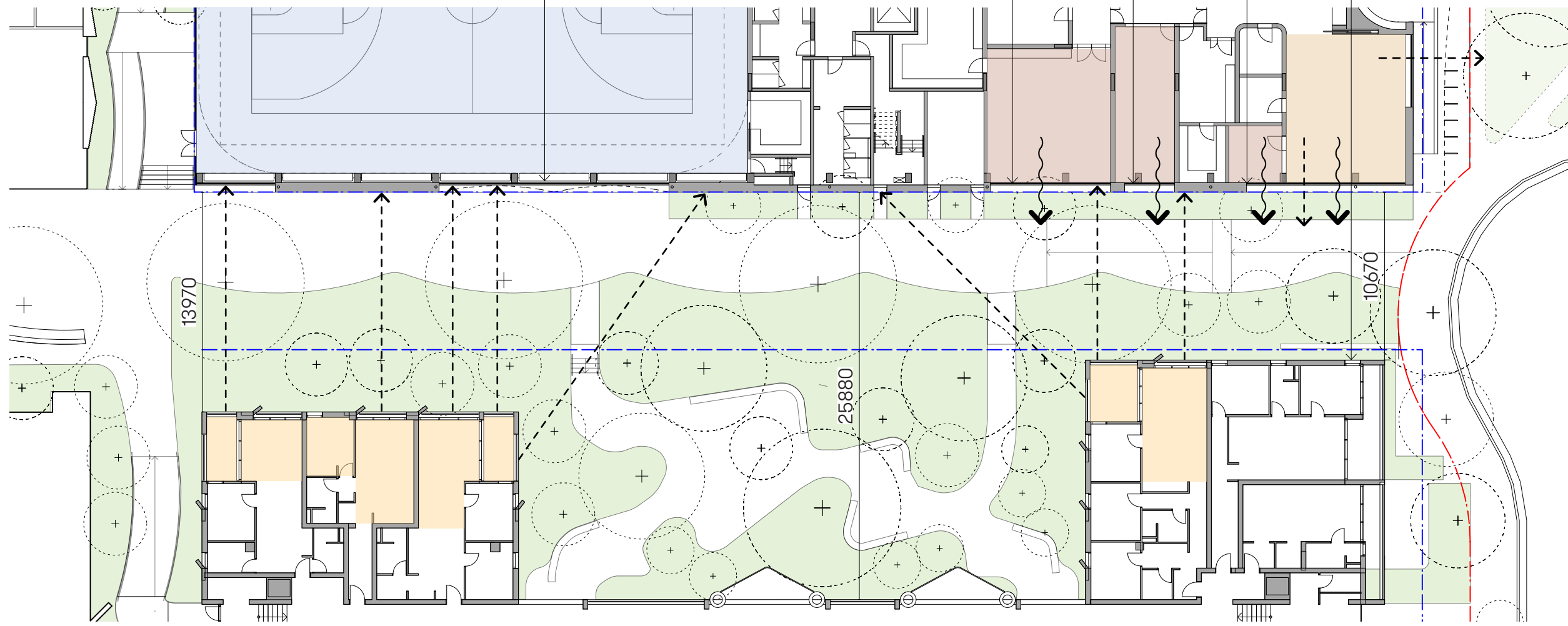
This is balanced with a desire to create visual connectivity, in particular to the multi-court. Fixed glazing to the multi-court provides visual permeability through the facility, enhancing passive surveillance, while mitigating acoustic impacts.

- Key:**
- Design Guide Envelope
 - > Viewlines
 - ➔ Natural Ventilation

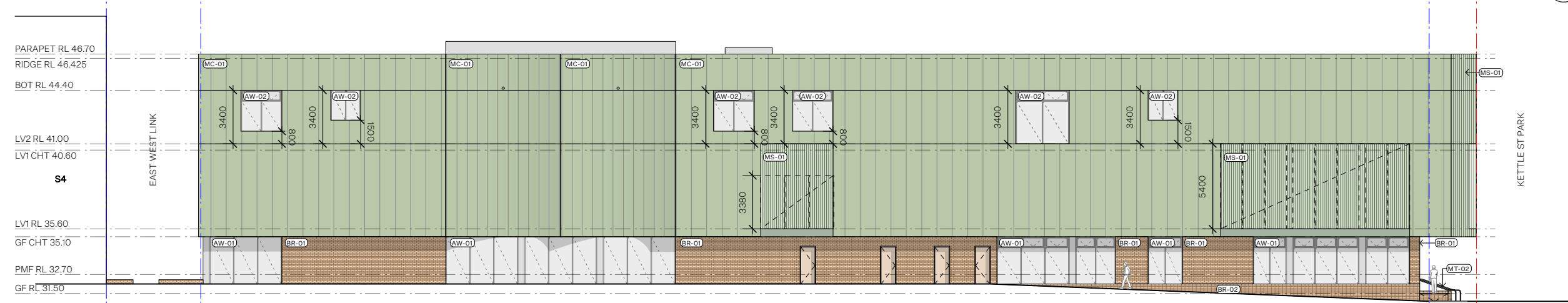
Natural ventilation openings not provided to eastern facade of multi-court due to potential noise impact.

Meeting rooms and offices are used primarily during working hours when S2 residents are less likely to be home. These spaces emit low amounts of noise.

Smaller openings on S2 western facade mitigate any privacy impacts



Partial Ground Floor Plan of S1, S2 and Common Courtyard - 1:300



S1 Eastern Elevation - 1:300

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CONSIDERATION OF IMPACTS ON NEIGHBOURS

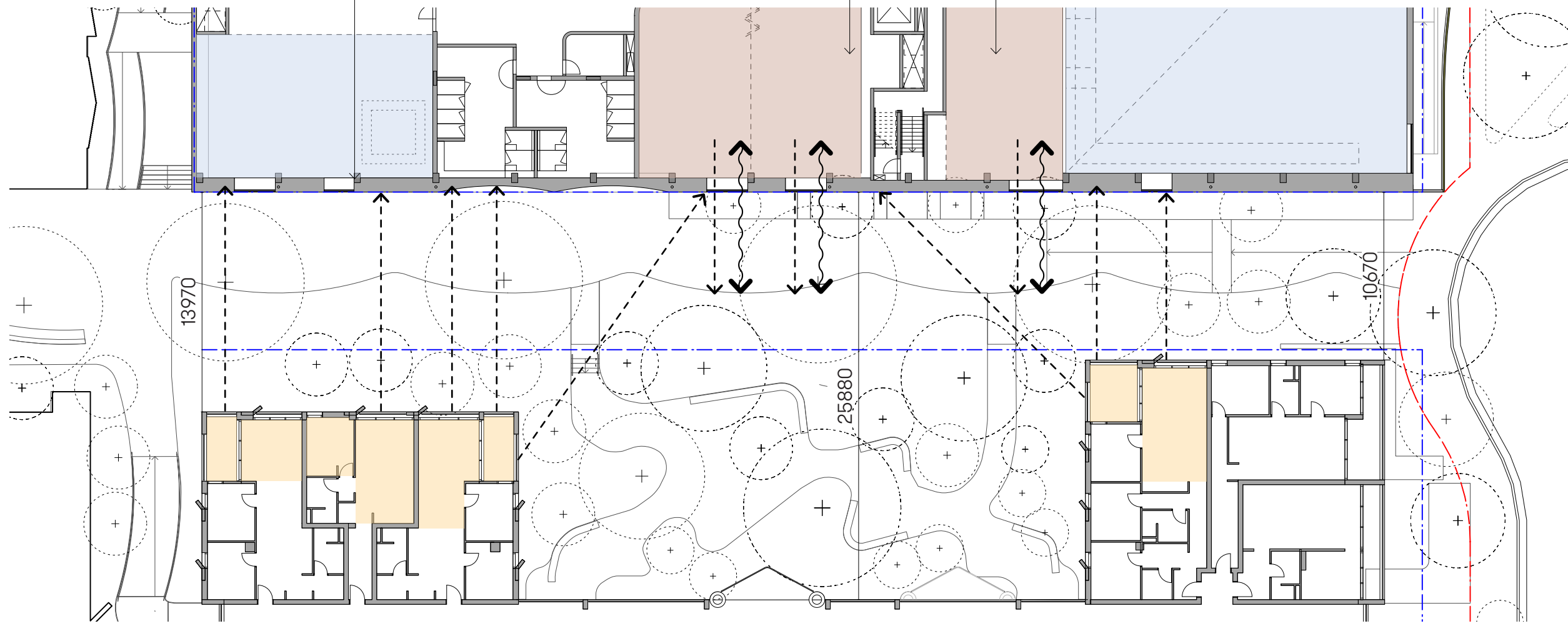
UPPER LEVELS

To the upper levels, impacts are mitigated through the compact scale of openings. Awning windows are provided to support passive performance.

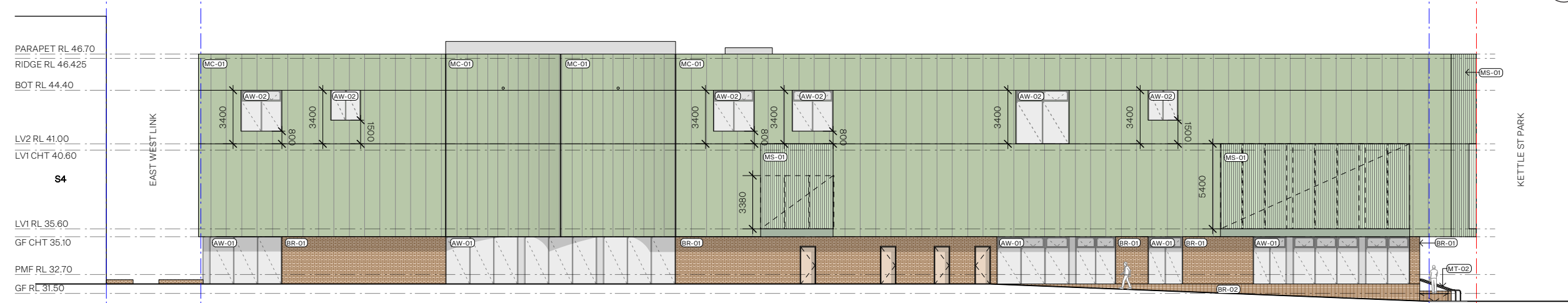
- Key:**
- Design Guide Envelope
 - > Viewlines
 - ➔ Natural Ventilation

Natural ventilation openings not provided to eastern facade of boxing / gymnasium due to potential noise impact.

Multi-purpose rooms are located in the centre of the plan and provide significant offset to S2 by virtue of C-shape configuration. Outlook is to courtyard, through perforated screening.



Partial Level 2 Plan of S1 and S2 - 1:300



S1 Eastern Elevation - 1:300

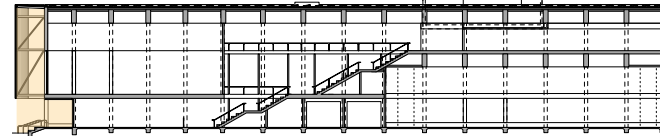
04 Design Description

BUILDING WALKTHROUGH

NORTHERN ENTRY

A generous canopy extends across a covered entry space, providing a sociable setting. A clear view is provided to the celebratory stair beyond.

- 1. Low brick wall with accessible ramp behind
- 2. Youth Hub northern glazing with views across Kettle Street pocket park
- 3. Opportunity for signage
- 4. Perforated rain screen forms entry canopy
- 5. Gymnastics / Parkour northern glazing with views across Kettle Street treescape.
- 6. Bleacher seating with views towards Redfern Park
- 7. Opportunity for signage / wayfinding



View of Northern Entry from Kettle Street pocket park facing south.

IMAGE BY DIM STUDIO

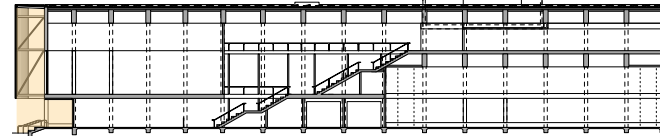
04 Design Description

BUILDING WALKTHROUGH

VERANDAH

The northern verandah is anchored by a bench seat as a place to wait and meet friends. The generous depth of the verandah provides a suitable area for a large group such as a school class to arrive, with ease of movement.

- 1. Bleacher seating with views towards Redfern Park
- 2. Perforated rain screen forms entry canopy
- 3. Accessible ramp
- 4. Brick paving consistent with the proposed landscape and public domain materiality
- 5. Integrated seating
- 6. Opportunity for signage
- 7. Automatic sliding glass doors



View of covered Verandah facing east.

IMAGE BY DIM STUDIO

04 Design Description

BUILDING WALKTHROUGH

FOYER / RECEPTION

The reception provides a welcoming presence and a single control point, enabling the operator to form relationships and discharge their duty of care.

The foyer contains a flexible area with seating and tech bar for laptop work overlooking Elizabeth Street.

- 1. Resilient flooring, earthen tone
- 2. Opportunity for artwork / mural
- 3. Reception
- 4. Tech bar benefiting from western views across Redfern Park
- 5. Control point
- 6. Celebratory stair
- 7. Glazed doors to Multi-court

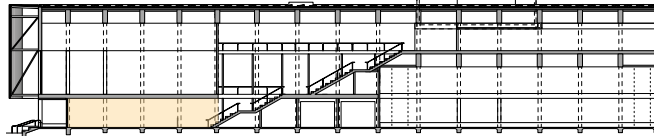


IMAGE BY DIM STUDIO

Internal view of public Foyer and Reception area facing southwest.

04 Design Description

BUILDING WALKTHROUGH

MULTI-SPORTS COURT

The multi-court provides a generous double height space. Above a lower glazed datum, and upper band provides an opportunity for an artwork or messaging. The corners of this upper datum are filleted to provide resolve, embracing form.

- 1. Engineered hardwood sports court flooring
- 2. Eastern views to communal courtyard
- 3. Opportunity for artwork / mural
- 4. High level ducting over court run-off zone
- 5. Fire egress door to provide direct access to courts during occasional community events
- 6. Services located within truss zone
- 7. Western views across Elizabeth Street towards Redfern Oval

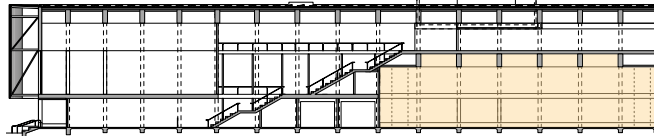


IMAGE BY DIM STUDIO

Internal view of Ground Floor Multi-court facing south.

04 Design Description

BUILDING WALKTHROUGH

CELEBRATORY STAIR

The central stair serves as a social space, while providing clear vertical movement through the facility. Emphasis is placed on visual connectivity throughout the facility, enabling the offerings to be clearly understood.

- 1. Glazing providing downward views into Ground Floor Multi-court from Level 1 landing
- 2. Exposed steel structure, powdercoated finish
- 3. Resilient flooring, earthen tone
- 4. Bleacher seating provides informal gathering spaces
- 5. Screened western openings provide views across Redfern Park
- 6. Acoustic plywood lining

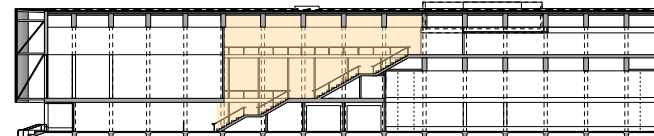


IMAGE BY DIM STUDIO

Internal view of Celebratory Stair and Level 1 landing facing south.

04 Design Description

BUILDING WALKTHROUGH

GYMNASTICS / PARKOUR

The gymnastics space occupies the northern upper levels of the building, capturing outlooks to multiple directions. Screening is provided to west to mitigate heat gain and to east to mitigate visual impact to residents.

- 1. Resilient flooring, earthen tone
- 2. Proprietary Gymnastics raised floor
- 3. Screened western views across Elizabeth Street towards Redfern Oval
- 4. Services located within truss zone
- 5. Northern views across Kettle Street treescape
- 6. High level clear glazing
- 7. Screened eastern views across communal courtyard

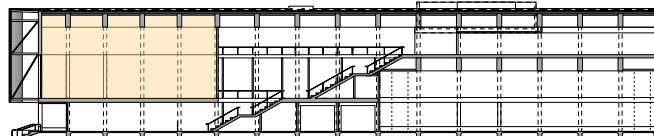


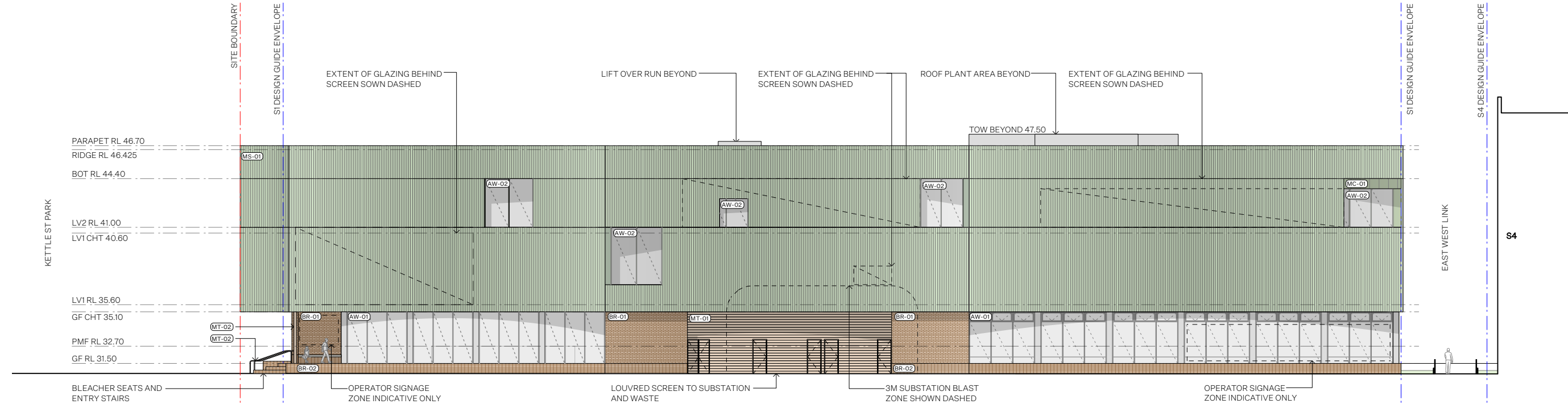
IMAGE BY DIM STUDIO

04 Design Description

FACADE AND MATERIALS



1. Metal roofing, mid-grey tone
2. Perforated, corrugated screen, green tone
3. Aluminium panelised cladding, green tone
4. Face brickwork, colour matched mortar
5. Dry pressed brick paving
6. Metal louvers powdercoated finish, beige tone
7. Insitu concrete, off-white tone
8. Ground floor aluminium doors and windows, silver tone
9. Upper level aluminium windows, green tone
10. Powdercoated steel, off-white tone



Western Elevation - 1:300

04 Design Description

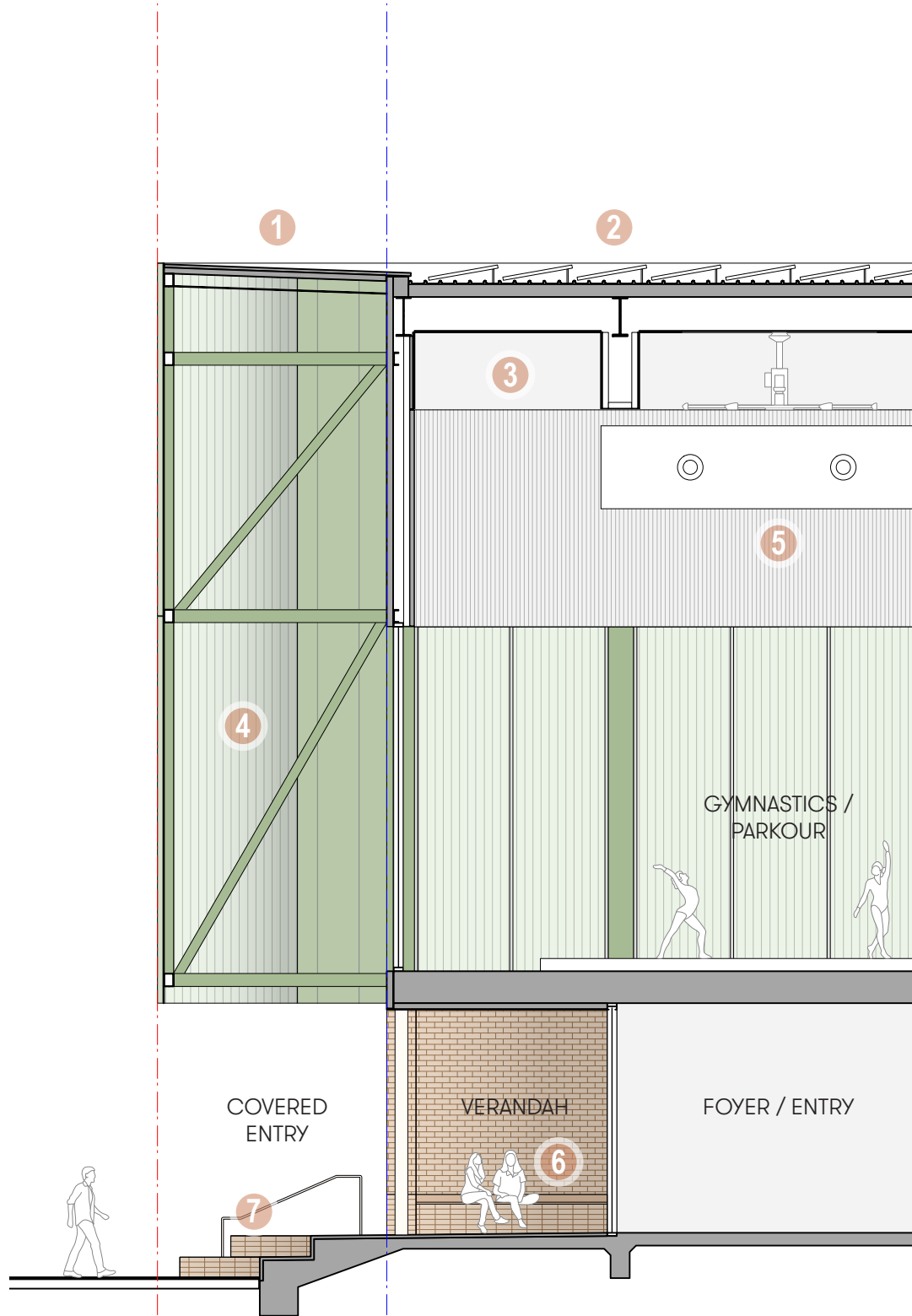
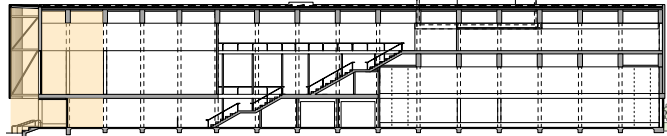
FACADE AND MATERIALS

NORTHERN ENTRY CANOPY

The entry canopy extends across the verandah, with steel structure supporting perforated screening.

The ground floor and groundplane comprise brickwork, providing an anchoring quality.

1. Canopy roof
2. PV solar array
3. Truss zone
4. Entry canopy
5. High level ducting
6. Integrated seating
7. Bleacher seating



Facade section through Northern Entry Canopy



View of Northern Entry Canopy from Elizabeth Street

04 Design Description

FACADE AND MATERIALS

SOUTH / EAST FAÇADES

Glazing to the southern end of the court provides visual connectivity and supports passive surveillance.

The upper level facade comprises aluminium panelling, with a subtle variation of matt and gloss to soften the appearance.

- 1. Site-through link (refer landscape architect's details)
- 2. Opportunity for public art / mural
- 3. Fire egress door provides direct access to Multi-courts during occasional events.
- 4. Opportunity for wayfinding / signage
- 5. Aluminium panelised facade
- 6. Solid walls provide acoustic mitigation and control overlooking from surrounding residences



South and east facades viewed from the central courtyard facing northwest.

04 Design Description

FACADE AND MATERIALS

ELIZABETH STREET

Perforated metal screening is overlaid on the upper level, mitigating heat gain.

Clear visual connection is provided to the ground floor court, with internal roller blinds mitigating afternoon glare and heat gain.

The floor level is set in close proximity to Elizabeth Street, providing a humane and comfortable interface.

- 1. Elizabeth Street
- 2. Full-height glazing to ground floor facade
- 3. Brick upstand between Elizabeth Street and Multi-court finished floor level
- 4. Perforated rain screen to upper levels
- 5. Openings to rain screen to capture views across Redfern Park
- 6. Site-through link (refer landscape architect's detail)
- 7. Proposed Social and Disability Support Housing / Bridge Housing Offices (S4)



Western facade viewed from Elizabeth Street facing east.