

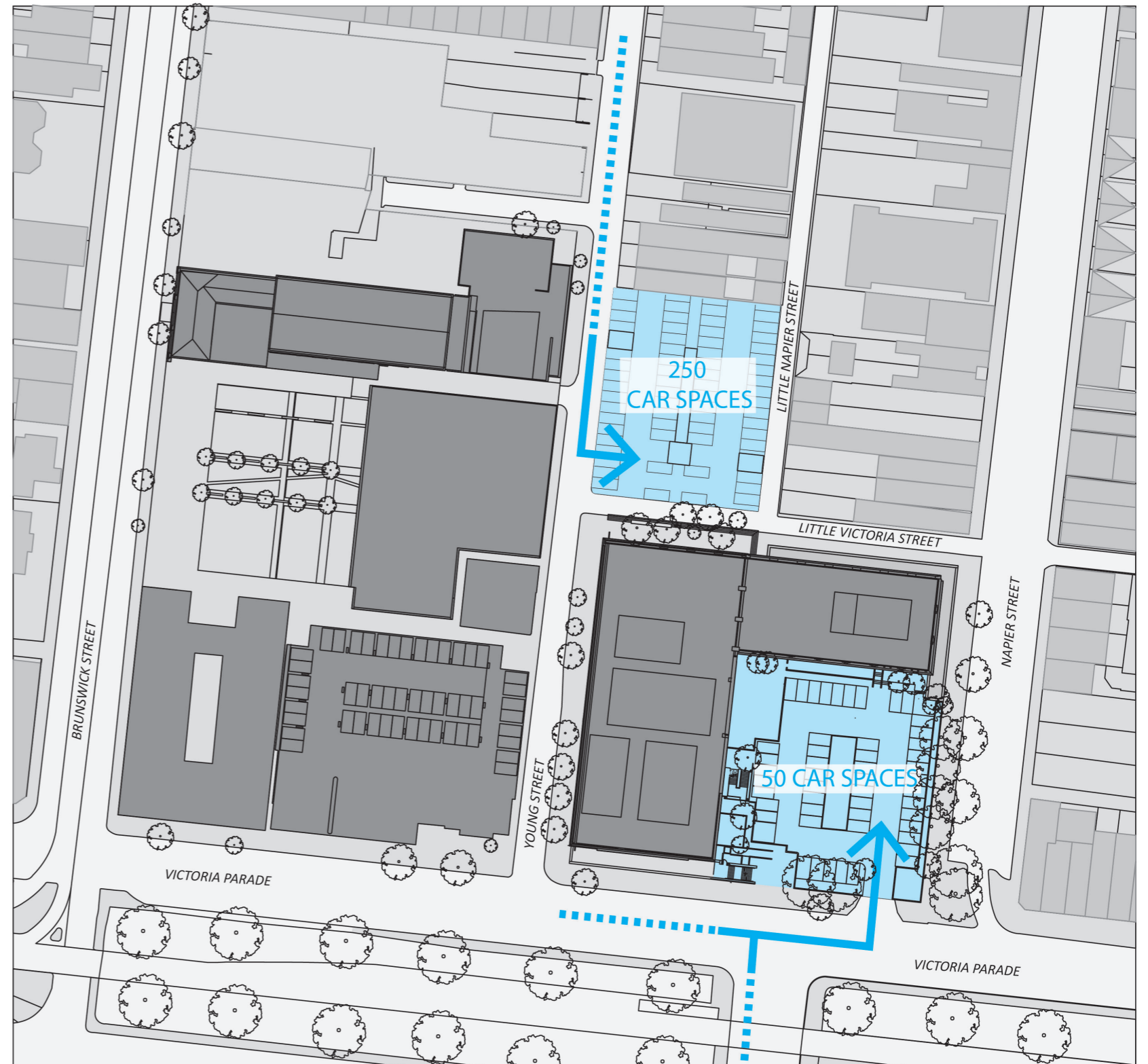
## 2.8 Existing open space network

The existing open space areas are generally limited to use by ACU students and staff and the Development Plan seeks improvements to open up the campus and open space areas to the wider community.



## 2.9 Existing access arrangement

Existing access arrangements are provided to the at grade car park on the corner of Victoria Street and Napier Street and to a multi level car park in Young Street.



## 2.10 Access & Movement Analysis (pedestrian and vehicle)

The main buildings on campus are proximate to a wide array of transport options including major vehicular routes, all types of public transport, cycling routes and walking linkages. The intended campus consolidation and eventual growth will harness the excellent access available to future staff, students and visitors while also seeking to prioritise sustainable modes of transport by improving access to public transport and integrating pedestrian linkages into the wider pedestrian network.

### Victoria Parade

Victoria Parade is one of the major thoroughfares of inner Melbourne. Between Spring Street and Hoddle Street it is a divided road with a wide reservation down the middle. Victoria Street is the extension of the Parade to the east and west that runs for over six kms, between North Melbourne and the Yarra River.

Victoria Street and Parade form a part of the borders of several inner Melbourne suburbs including West Melbourne, North Melbourne, Melbourne, Carlton, East Melbourne, Fitzroy, Collingwood, Richmond and Abbotsford. In addition to the Carlton Gardens, several other Melbourne landmarks are located on Victoria Parade, including RMIT University, the Royal Exhibition Building, St Vincent's Hospital, Queen Victoria Market, the Eastern Hill Fire Station and the Victorian Trades Hall.

### Public Transport

The site is very well serviced by trams, trains and buses. Diagonally opposite the Campus is the St Vincent's Plaza super stop which is on the corner of Victoria Parade and Brunswick Street. Trams from this stop service the CBD and travel to North Balwyn, Docklands, Box Hill, Port Melbourne, Victoria Gardens, St Kilda and West Preston. The Nicholson Street Tram is approximately 250m from the Campus servicing Bundoora and East Brunswick.

Parliament Station can be accessed via a short tram ride and it is within a 10 minute walk from the campus for an able bodied person.

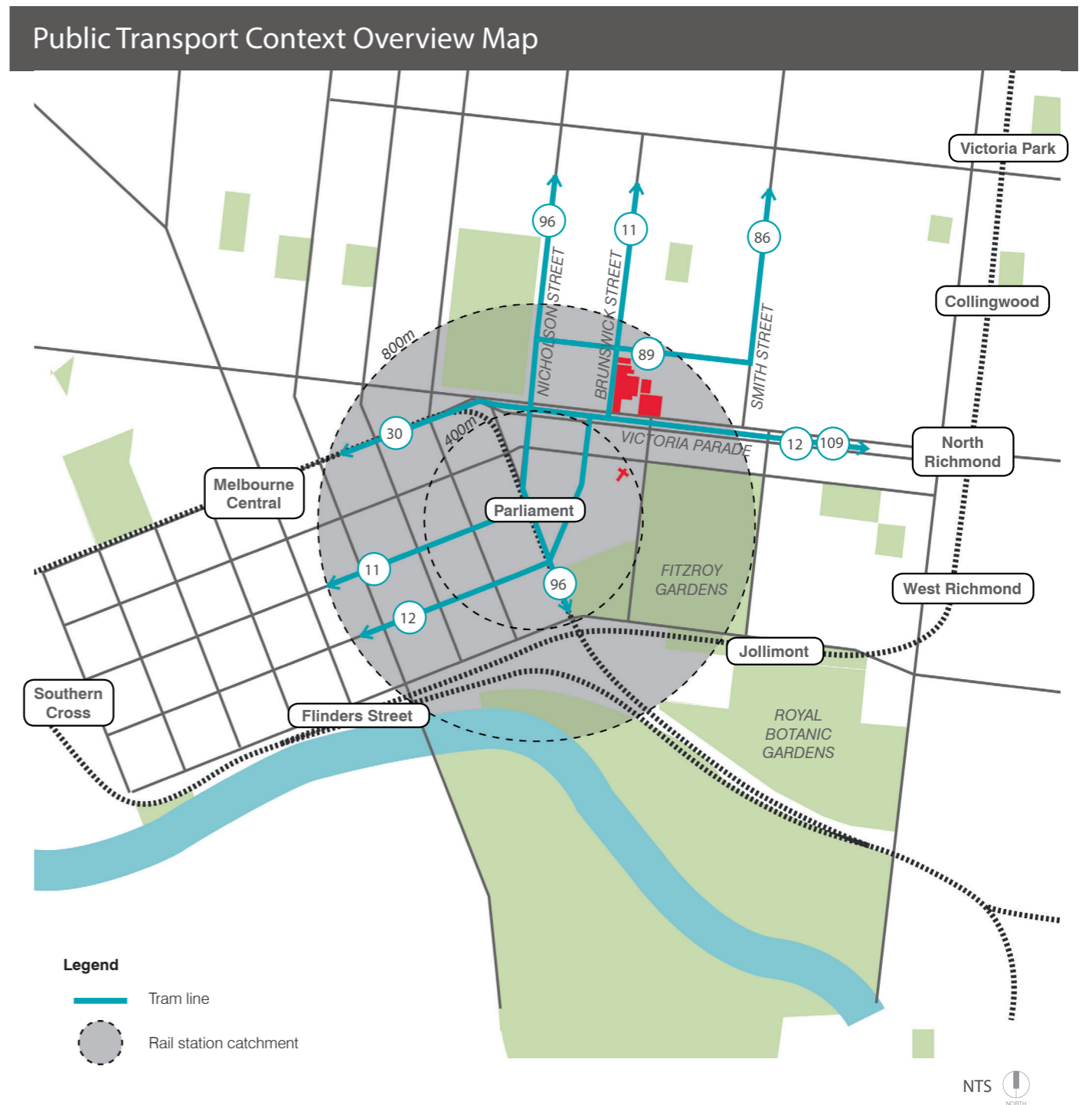
Victoria Parade is a priority Bus Route with buses servicing the Northern and Eastern suburbs including Bundoora, Kew, Doncaster, Ringwood and Healesville.

### Cycling Access

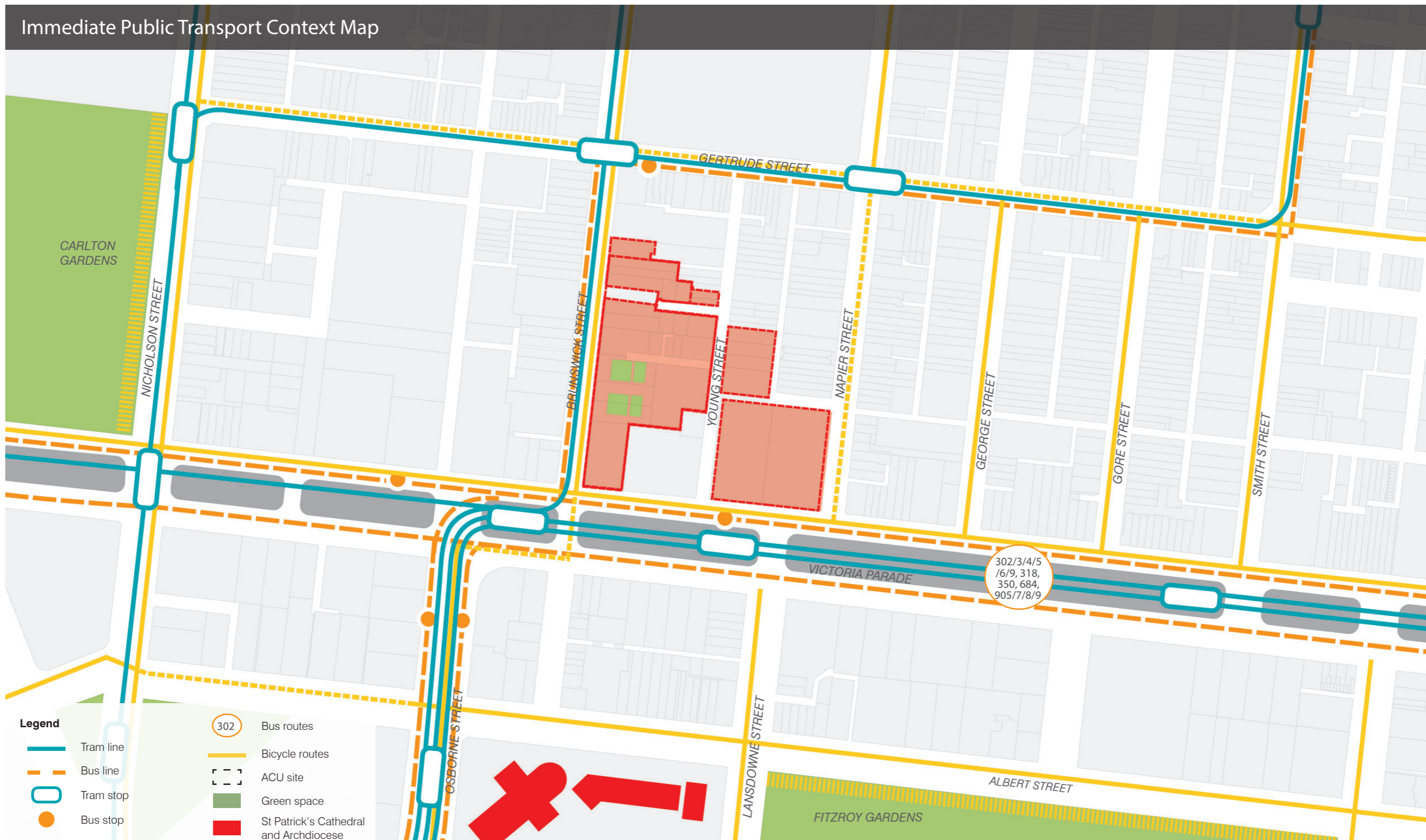
The ACU campus has good access to the adjacent Napier Street priority cycling route and the recently completed Copenhagen style cycling link to the east of the site along Wellington Street.

### Campus Pedestrian Access

The Campus surrounds has a high number of pedestrians with people moving between the nearby bus and tram stops, large car parks and street car parking areas.



Immediate Public Transport Context Map



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## 2.11 Existing Urban Character Analysis

The ACU main campus is located within the block bounded by Brunswick Street, Napier Street, Victoria Parade and Gertrude Street, with Young Street running north-east through this wider block. ACU manages 15 buildings within this space as previously demonstrated in Section 2.6.

Victoria Parade is a major vehicular boulevard with distinctive trees creating a central avenue. Victoria Parade plays host to a range of larger buildings, more suitable to face this robust physical interface than the low scale residential areas beyond. Such buildings include various health and research facilities such as St Vincent's Private Hospital, Centre for Eye Research Australia, Epworth Freemason's Maternity Unit, and numerous others. Built form ranges widely in height from single and double storey heritage or period homes, to multi storey commercial facilities. Located within the blocks behind Victoria Parade (to both north and south) are a wide range of fine grain heritage or period dwellings interspersed with other commercial or larger residential developments.

The lower end of Brunswick Street exhibits a wide array of built form including the large social housing developments located between Gertrude and Duke Streets, with further single to triple storey developments of varying heritage or modern value between the social housing and the university.

Within Young Street, which itself is a narrow local access street, beyond the existing ACU campus buildings and the two car parks, are varying single to triple storey housing in period to modern architectural styles.

Napier Street, like Young Street, a local access street, is largely low-rise with single to triple storey residential and small scale commercial uses. The street is similar to many others in the wider area, demonstrating a fine-grain heritage streetscape interspersed with some more modern development.

The interface between the university buildings and the lower scale built form to the north and east is softened at present through the use of varying architectural treatments and design styles, designed to complement the heritage nature of some of the building stock, softened further by landscaping which fits the treed avenues.



Epworth Freemason's Hospital, East Melbourne

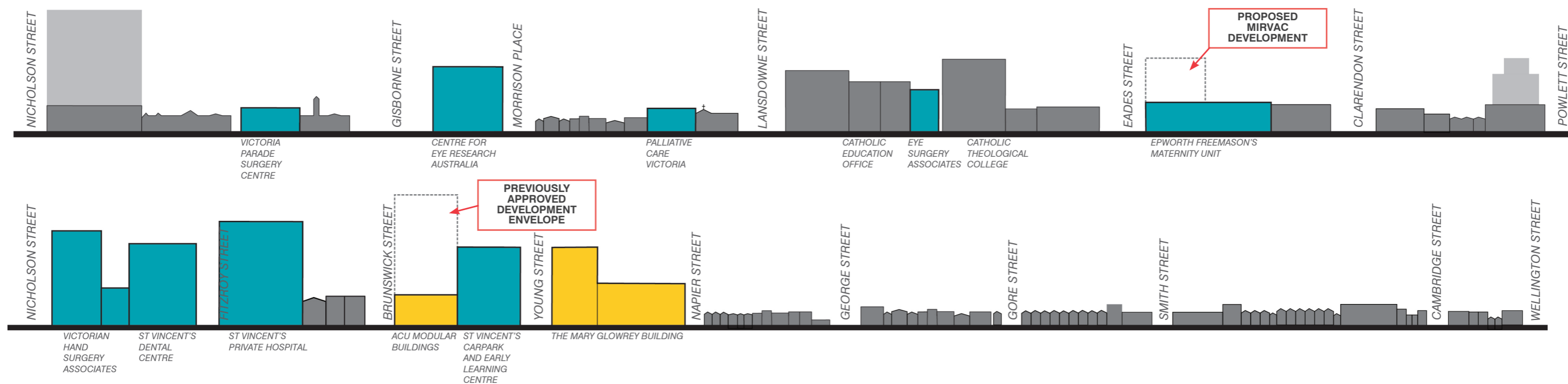


St Patrick's Cathedral, East Melbourne



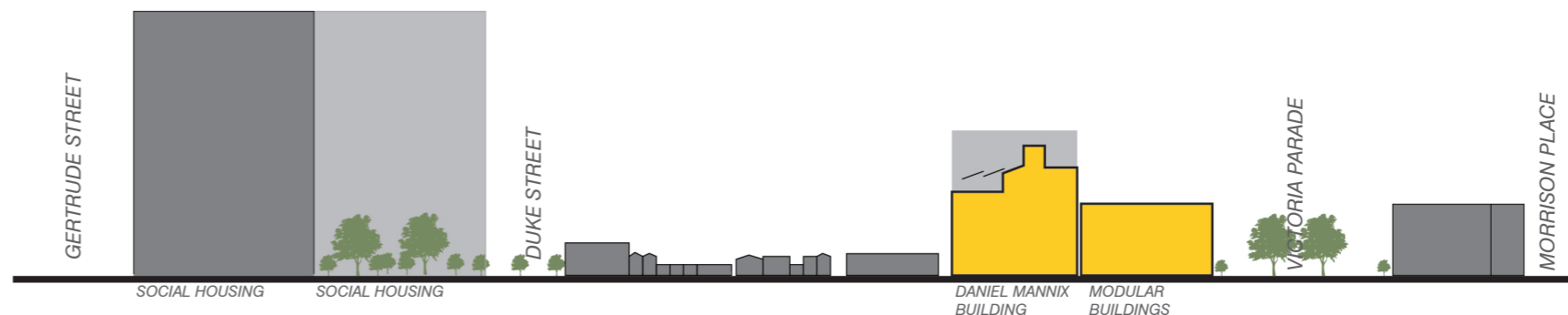
St Vincent's Private Hospital, Fitzroy

Victoria Street opposite to the ACU



Victoria Street facade adjacent ACU

- Legend**
- Education services
  - Health services
  - Previously approved development envelope



Built form joining ACU along Brunswick Street



Victoria Street, south view away from the Australian Catholic University



Victoria Street, north view towards Australian Catholic University



- View 1 - Hard commercial edge along Victoria Street opposite to ACU
- View 2 - Mixed use Victoria Street facade adjacent the ACU
- View 3 - Finer grain heritage protected built form joining the ACU along Brunswick Street



Brunswick Street, view to the left of the Australian Catholic University



## 3.0 DEVELOPMENT PLAN PRINCIPLES

### 3.1 Key Drivers

The following section sets out the key drivers of the Development Plan, campus design drivers and ideas and design principles for new buildings.

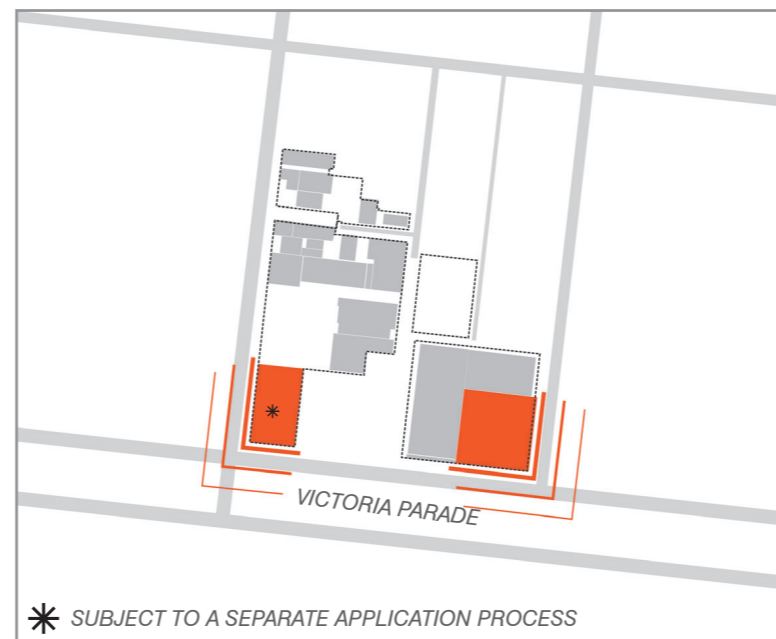
#### Responding to **Victoria Parade** through appropriate scale and mass.

Responding to the established and future character of the Victoria Parade Health and Education Corridor as a higher density mixed use urban zone, the sites location on a major civic boulevard provides the opportunity to accommodate greater scale and height similar to buildings on St Kilda Road



#### Improving the **legibility of the Campus** through the development of well designed larger buildings for visitors to the site and as the north east entrance to the CBD

Higher Buildings will be oriented toward Victoria Parade to strengthen the presence of the University as part of this important gateway to the central city. New well designed buildings on Victoria Parade will improve the presentation of the Campus when viewed from its surrounds.



#### Responding to the range of **local scale and heritage character conditions** to the north and east of the Campus.

The size and orientation of the Campus provides the opportunity for higher scale development to be located on the Victoria Parade frontage with height transitioning down to the north to assist in reducing the impact of bulk on the sensitive residential uses to the north of the Campus

