

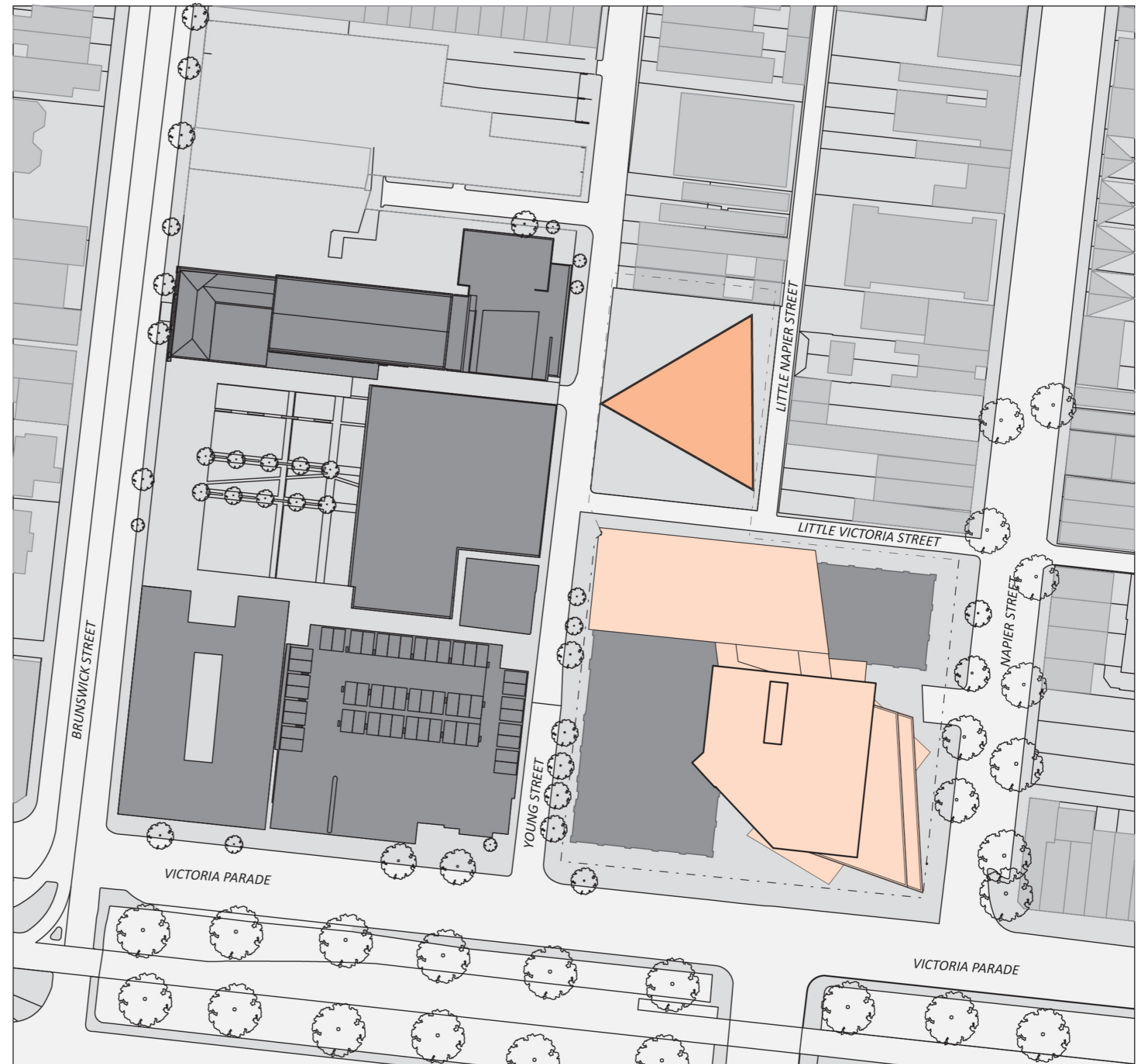
4.4.11 28 - 42 YOUNG STREET

The existing multi level car park will be removed to make way for a new student facility and community space with public open space. The following drawings indicate the indicative layout and building envelopes.

4.4.12 DESIGN GUIDELINES - 28-42 YOUNG STREET

The proposed building form for the Young Street Building provides the following key design outcomes:

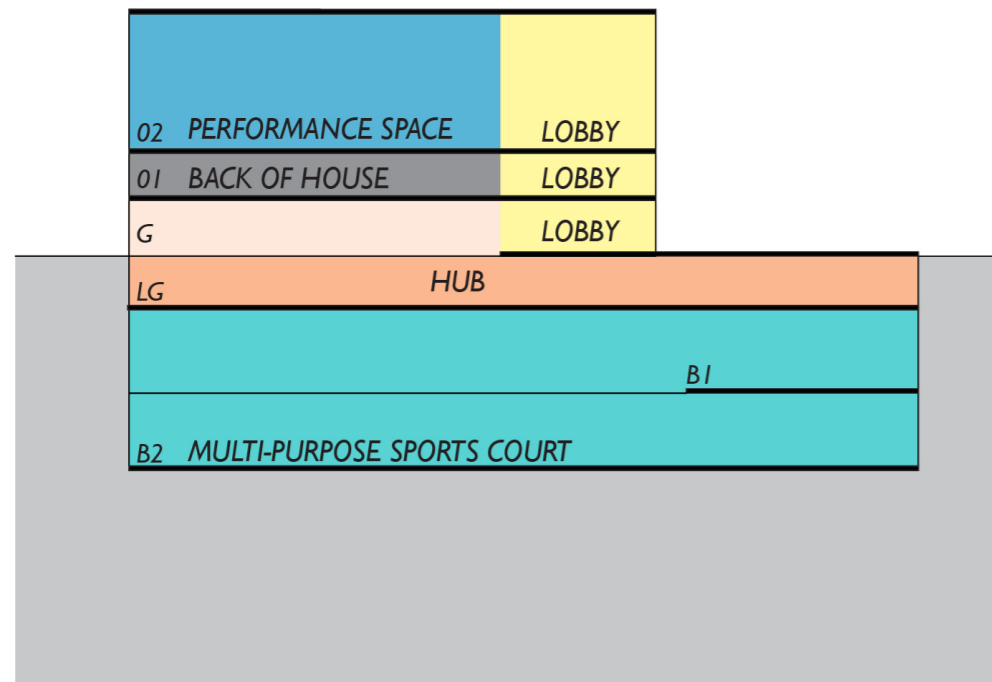
- The triangular form of the new building creates two distinct open spaces to its' north and south, creating valuable urban space that will offer a combination of conditions according to the position of the sun throughout the day.
- The new building, as a building in the round means that it has no distinct front or back, enabling it to open itself up to all parts of the ACU campus and its' surrounding context, whilst ensuring no overlooking of neighbouring properties from habitable spaces.
- The spaces around the new building act as an open campus hub that connect to all areas of the campus forming a singular consolidated space for students and staff at the centre of the campus.



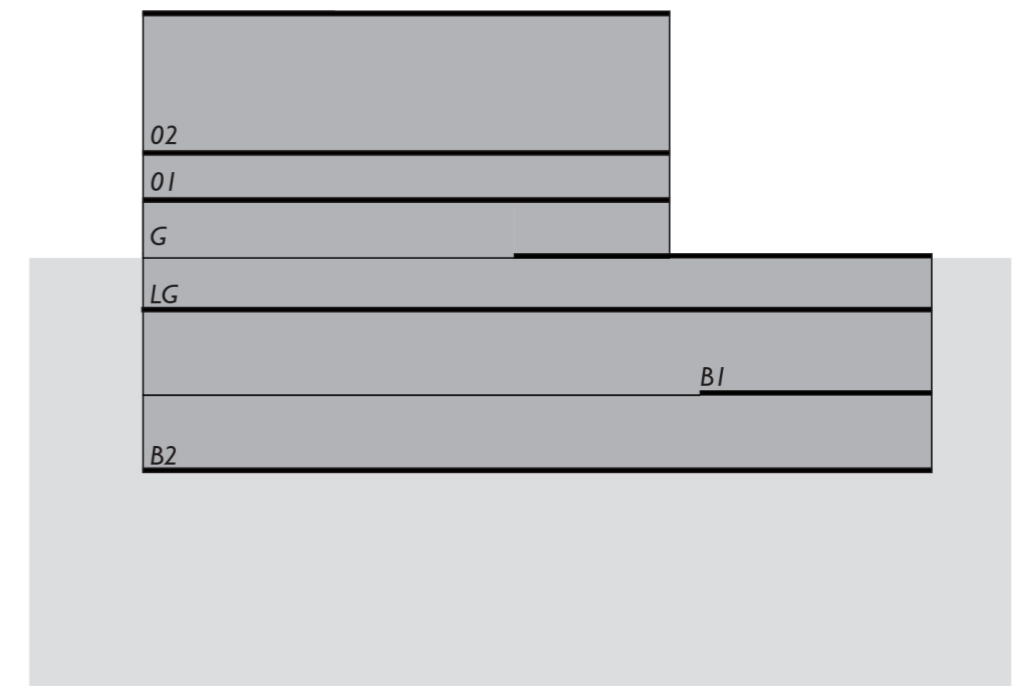
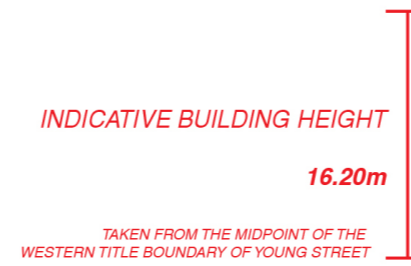
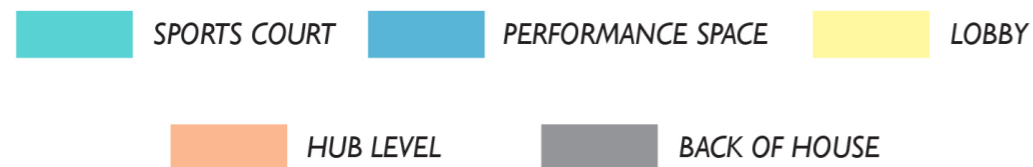
Proposed Plan - Young Street

4.4.13 INDICATIVE SECTION, LAYOUT AND HEIGHT

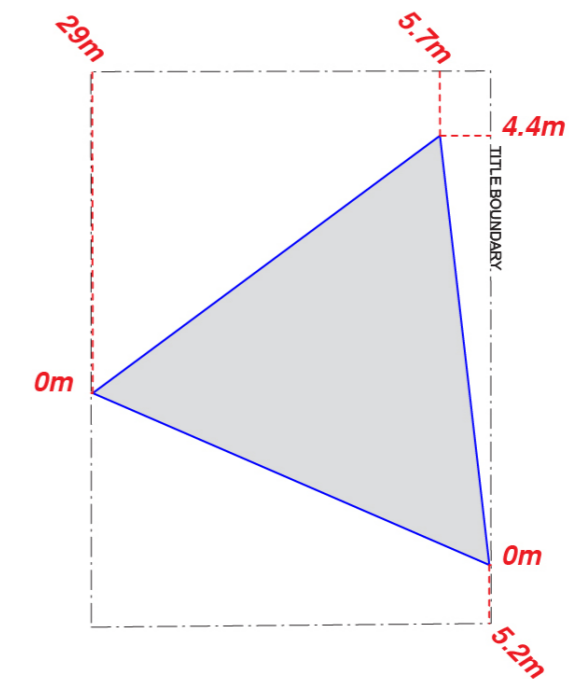
The following diagrams indicate the layout of the proposed building, the indicative building height and setbacks. The internal layout will be developed in accordance with ACU's teaching, student and staff needs, at the planning permit stage.



YOUNG STREET BUILDING

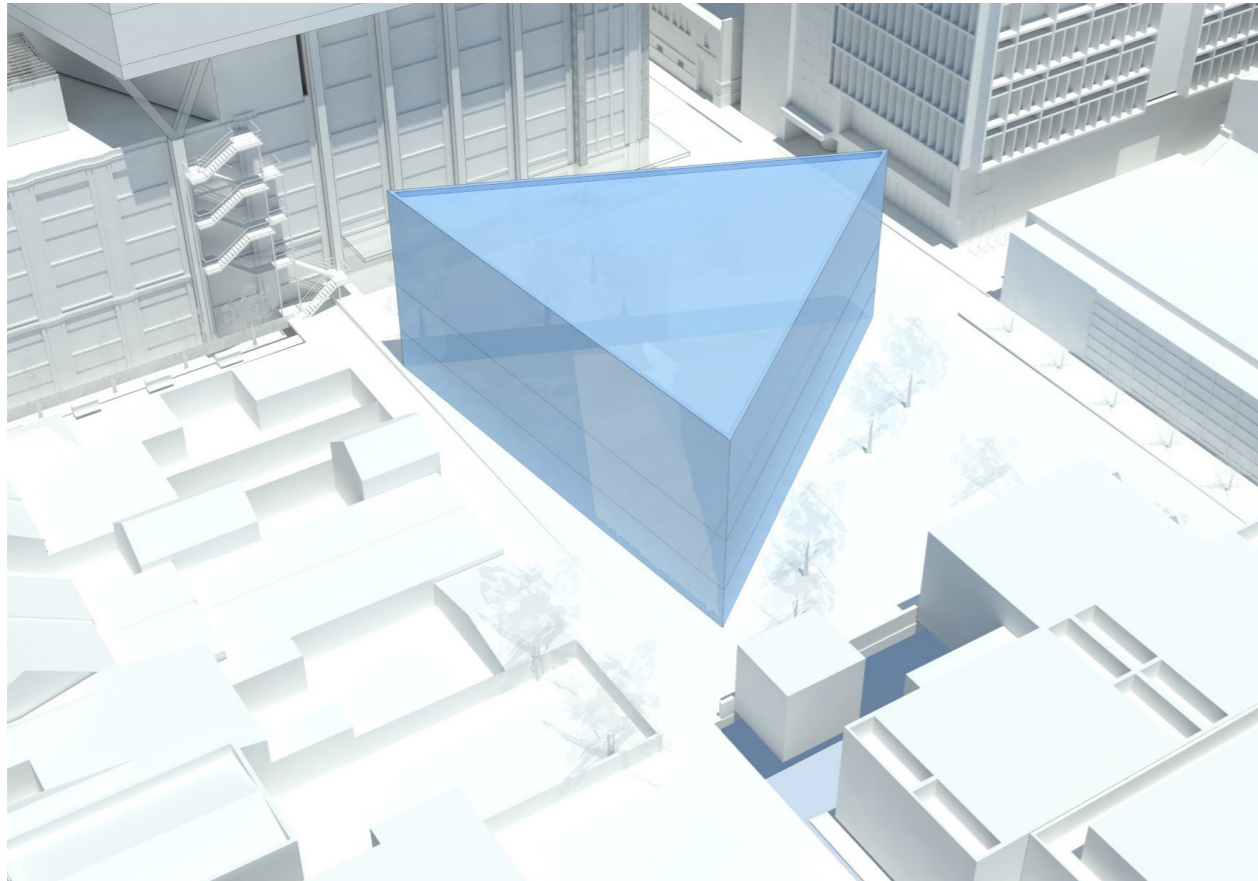


YOUNG STREET BUILDING

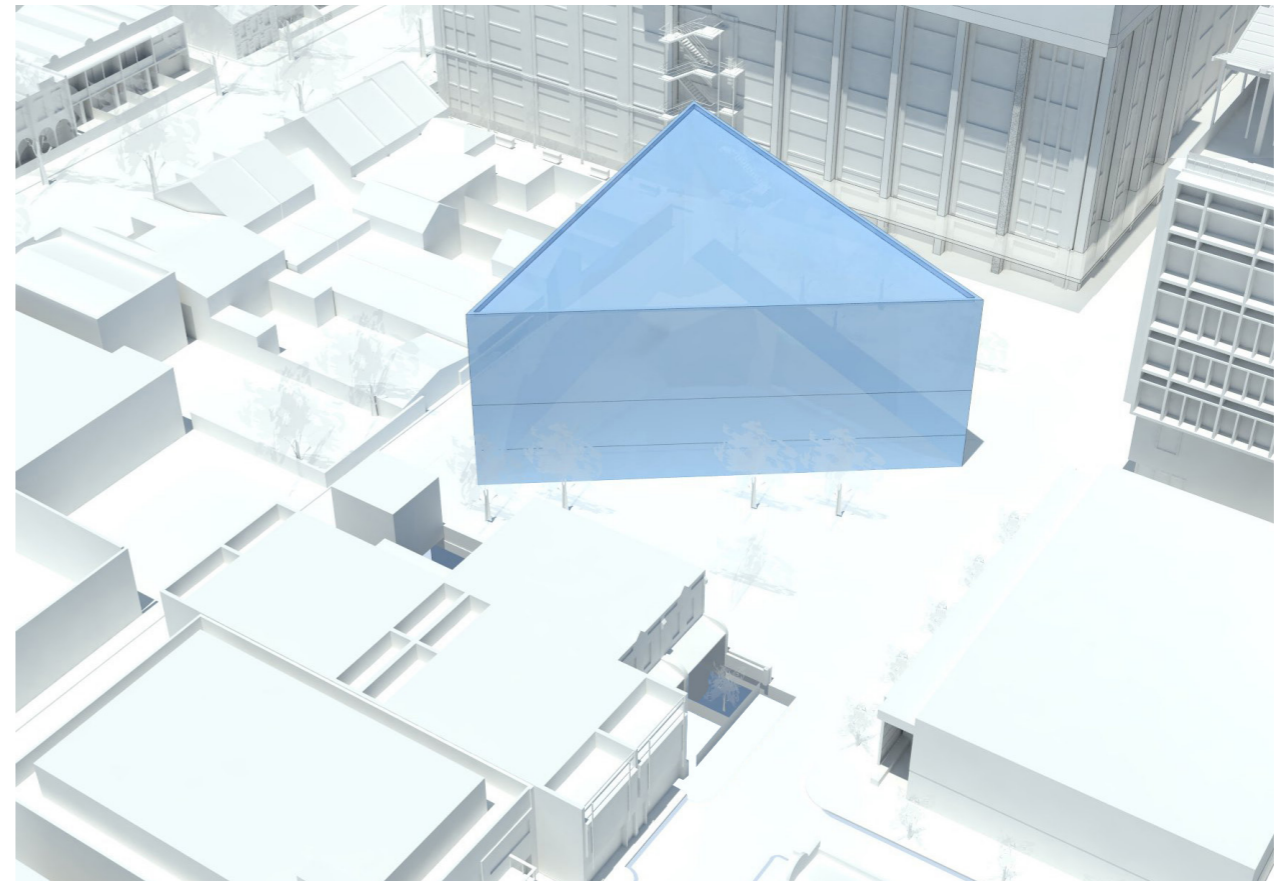


GROUND LEVEL - LEVEL 3

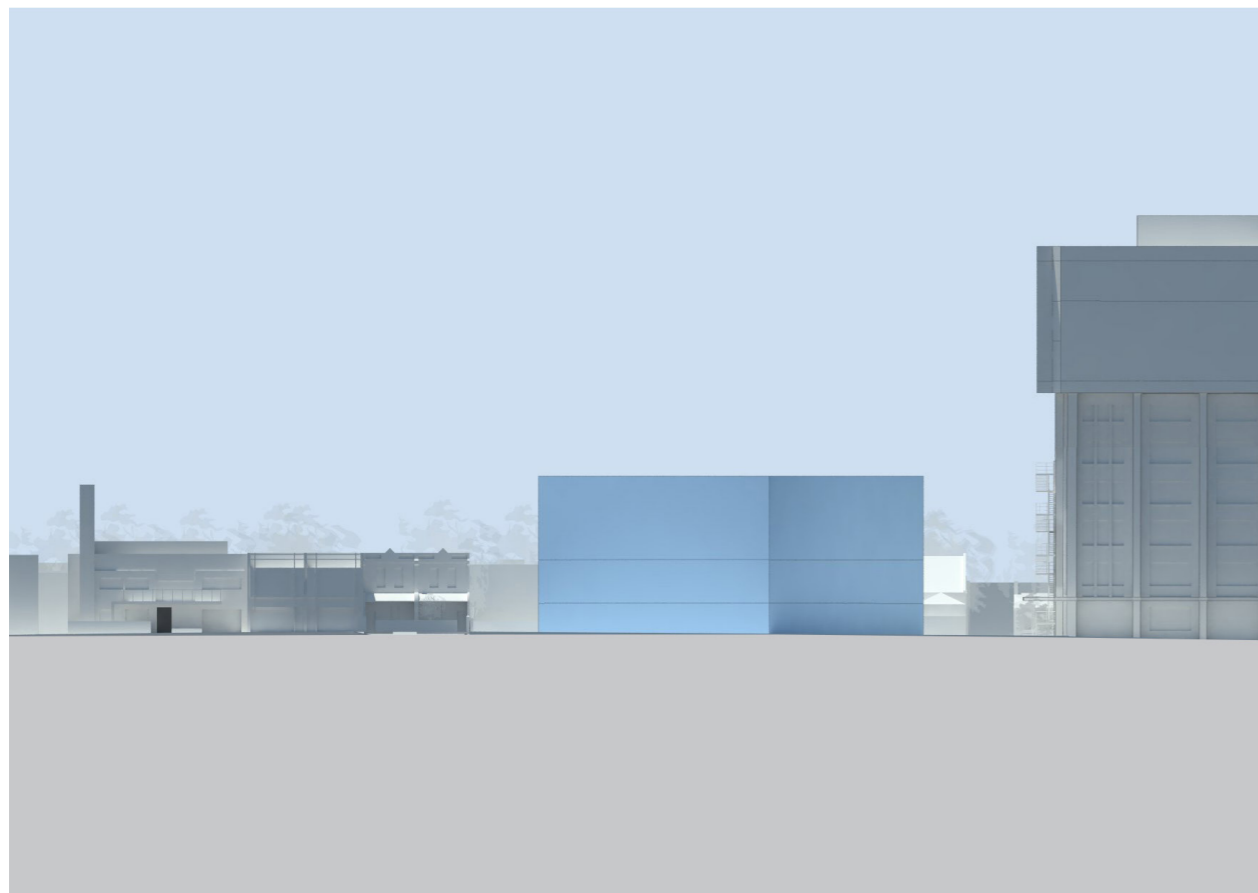
4.4.14 INDICATIVE BUILDING ENVELOPES



Aerial view from above little Napier Street looking towards Young Street



Aerial view above Graham Street looking towards the Mary Glowrey Building



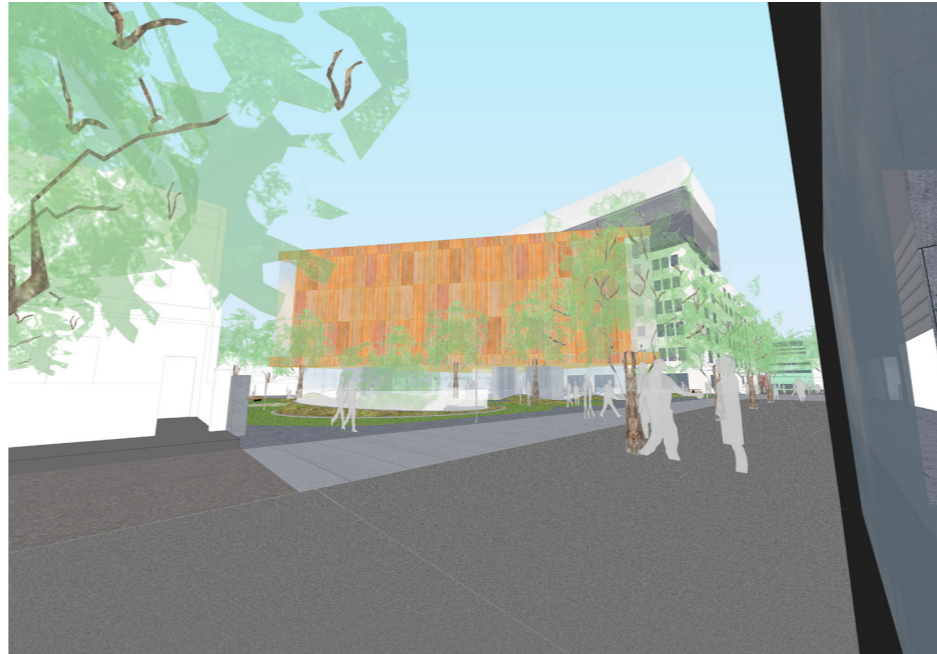
West Elevation

4.4.15 INDICATIVE BUILDING APPEARANCE

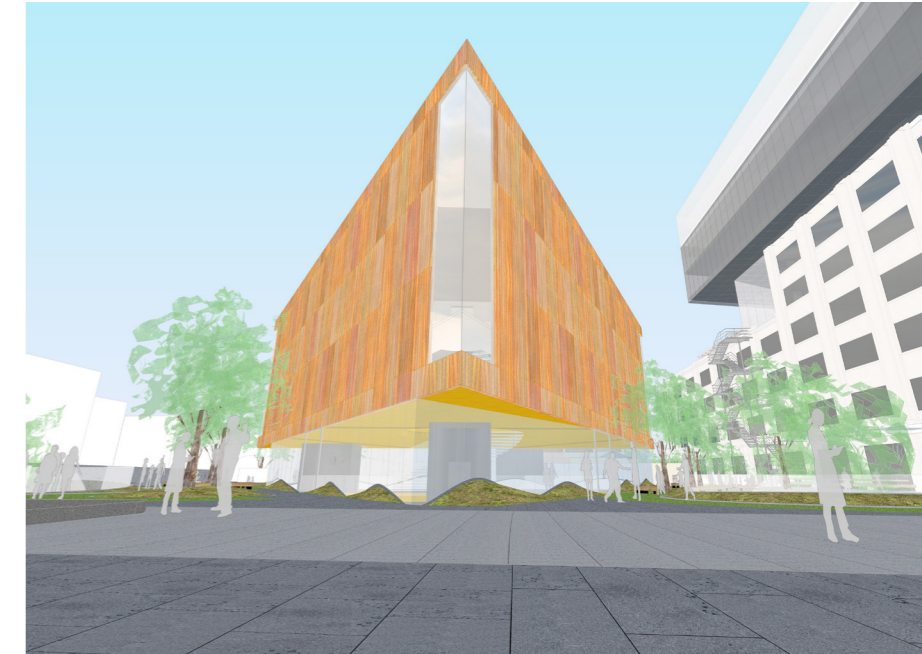
The following diagrams give an indication of the general appearance of the proposed building. This will be subject to further review and refinement at the detailed design and planning permit stage.



Aerial view above Graham Street looking towards the Young Street site



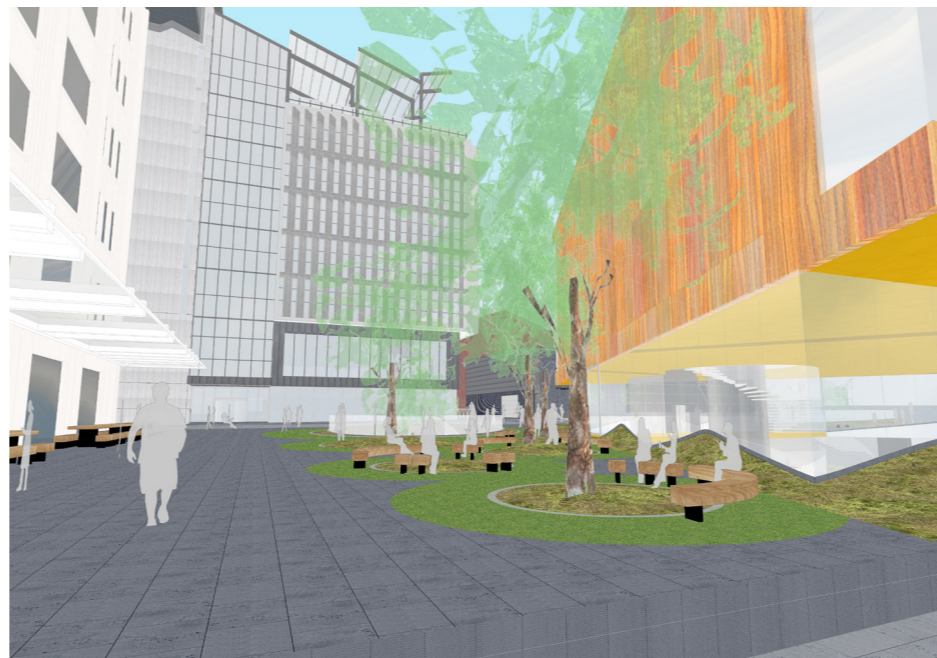
Street view from the corner of Graham Street and Young Street



Street view from the end of Duke Street



Street view from little Napier Street looking towards the Young Street site



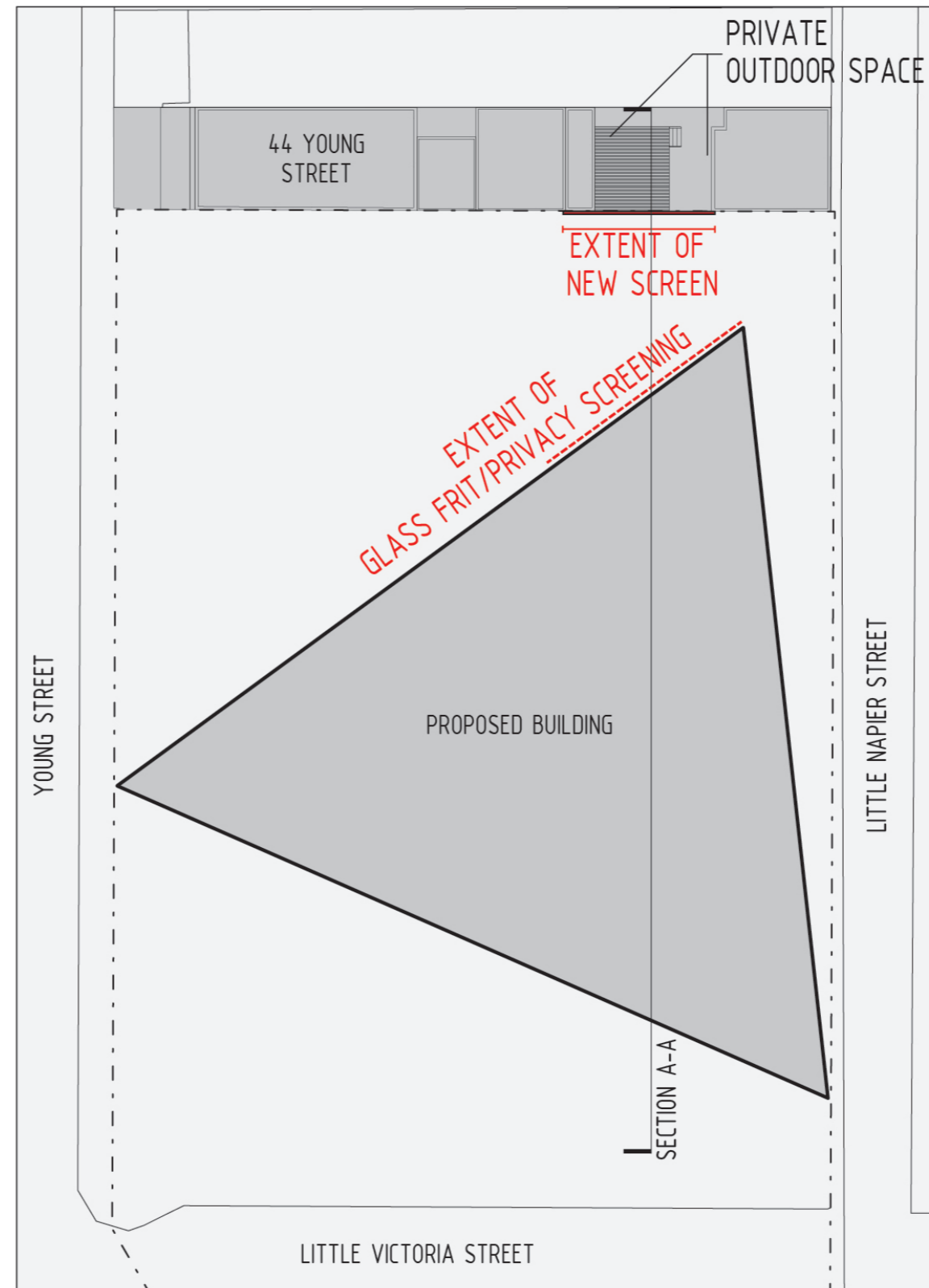
Street view from the corner of Little Napier and Little Victoria Streets



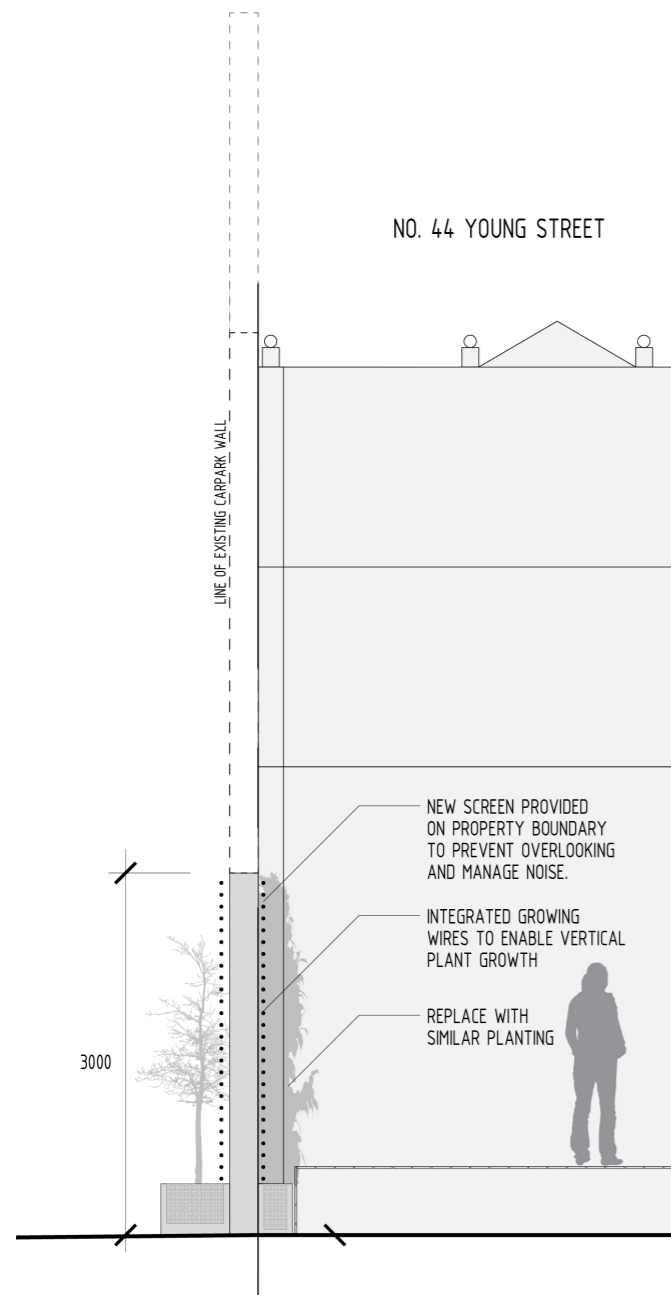
View from the proposed landscape of the Young Street site

4.4.16 NORTHERN INTERFACE

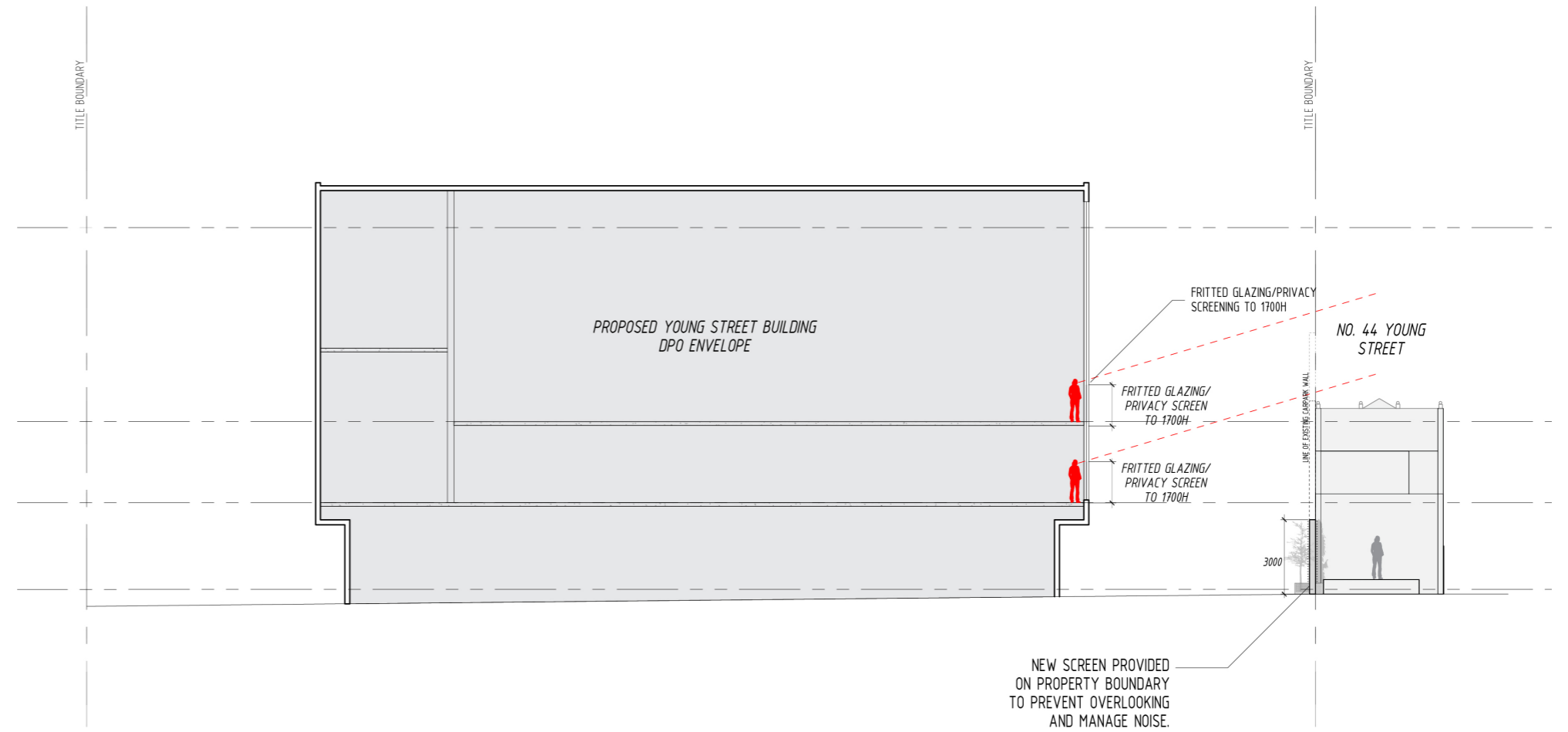
The following diagrams give an indication of the new screen along the northern boundary wall adjacent to 44 Young Street to infill the gap between the dwelling fronting Young Street and the garage facing Little Napier Street to ensure privacy within the secluded private open space and the habitable room windows of 44 Young Street.



Screening Plan



Screening Detailed Section



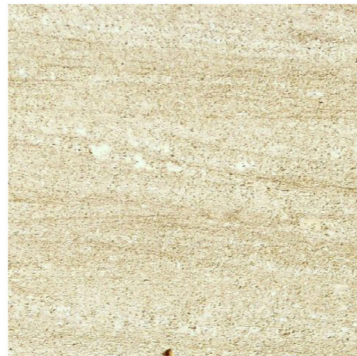
Screening Section

4.4.17 YOUNG STREET INDICATIVE MATERIAL PALETTE

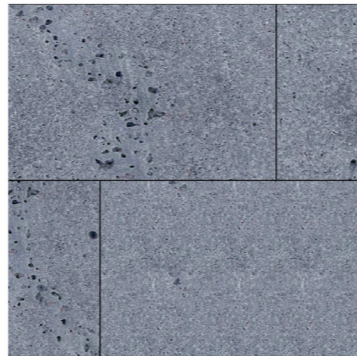
YOUNG ST



SIGNATURE BUILDING YOUNG ST



SANDSTONE



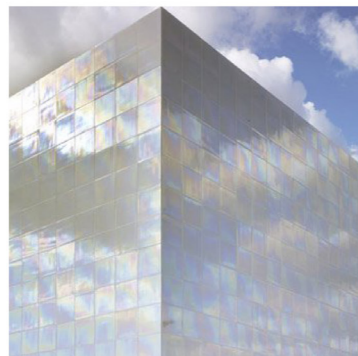
BLUESTONE



CLEAR GLAZING



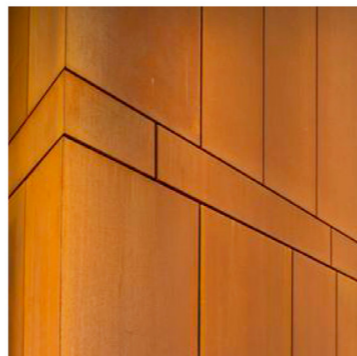
FRITTED GLAZING



TILES



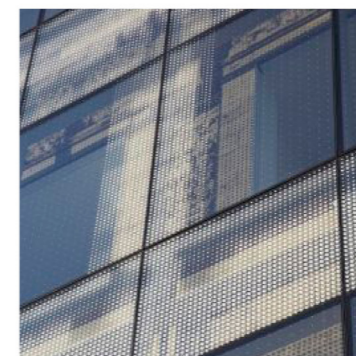
GLAZED TERRACOTTA



CORTEN



CLEAR GLAZING



FRITTED GLAZING

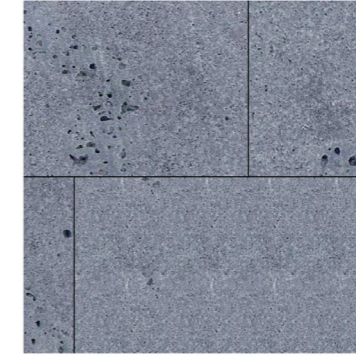
GROUND LEVEL YOUNG ST



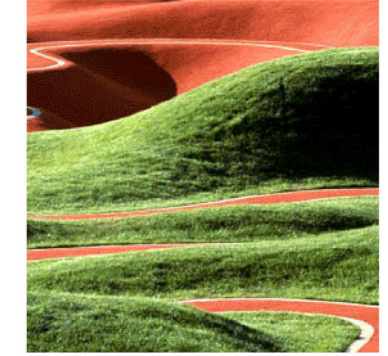
CLEAR GLAZING



CLEAR GLAZING



MAIN PAVING - BLUESTONE



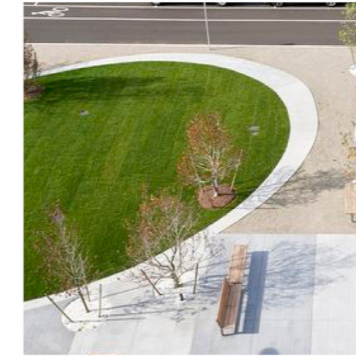
GRASS



CLEAR GLAZING



GRANITE



GRASS



CONCRETE PAVING