

# awards 2005

## CATEGORY WINNER – CBD HIGH RISE RESIDENTIAL

### UNILODGE ON CAMPUS

9 EARL STREET, CARLTON

<b>Owner</b>	Multiple ownership c/- Piccolo Developments
<b>Develop</b>	Piccolo Developments
<b>Contractor</b>	L.U. Simon Pty Ltd
<b>Builder</b>	L.U. Simon Pty Ltd
<b>Architect</b>	Hayball Leonard Stent
<b>Structural Engineers</b>	Rincovitch & Partners
<b>Services</b>	Andrew Lingard & Associates
<b>Building Surveyor</b>	Design Guide

Squeezed into a 308 square metre lot, UniLodge on Campus provides RMIT's only on-campus student accommodation.

UniLodge on Campus has made the most of its limited space, already boasting 100% occupancy of its 97 apartments. The project sold out 12 weeks before construction began.

Spread over eight storeys, the studio apartments feature their own ensuite bathrooms, kitchenettes and high speed Internet access. Many apartments feature balconies with city skyline views.

A common room and laundry are located on the ground level, and a communal terrace treats residents to spectacular city views on the 7th floor.

The building form maximises the good solar orientation of the site and high level views in all directions. The building incorporates setbacks to the east and north at level seven. This allows for a large north facing communal terrace and height transition to the lower built form along Lygon Street, particularly the heritage graded John Curtin Hotel.

A change of materials and sun shading devices at levels seven and eight demarcate the upper levels of the building. This creates a distinctive skyline profile when combined with the folded roof plane.

The building elevations are composed of a lively pattern of recessed windows staggered from floor to floor, giving a composition of solid and void to the façade. The corner of Earl and Orr Street at ground level is emphasised by a sculptural glazed composition, providing a pleasant visual aspect to the RMIT Garden.



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