

Northcote
High's

NEW SPORTS EDUCATION CENTRE



- Two/three indoor sports courts
- Car parking underneath
- Option for additional classrooms
- Positioned on abutting Merri Park
- A community sports hub 14 hrs a day
- Sports, dance, fitness, meetings and shared local club facilities for basketball, netball, volleyball, futsal and large footprint sports
- Probable capital cost- \$15m



NORTHCOTE HIGH SCHOOL

BENEFITS

Three Indoor Sports Courts

Building the resilience of our children, and encouraging them to be more physically active

Interschool sports for local schools, centrally located

Meeting education performance standards for increased physical activity in schools (20%)

Capacity and opportunities for different sports, and for girls

Providing options to play a social or competition sport of choice, including new and emerging sports

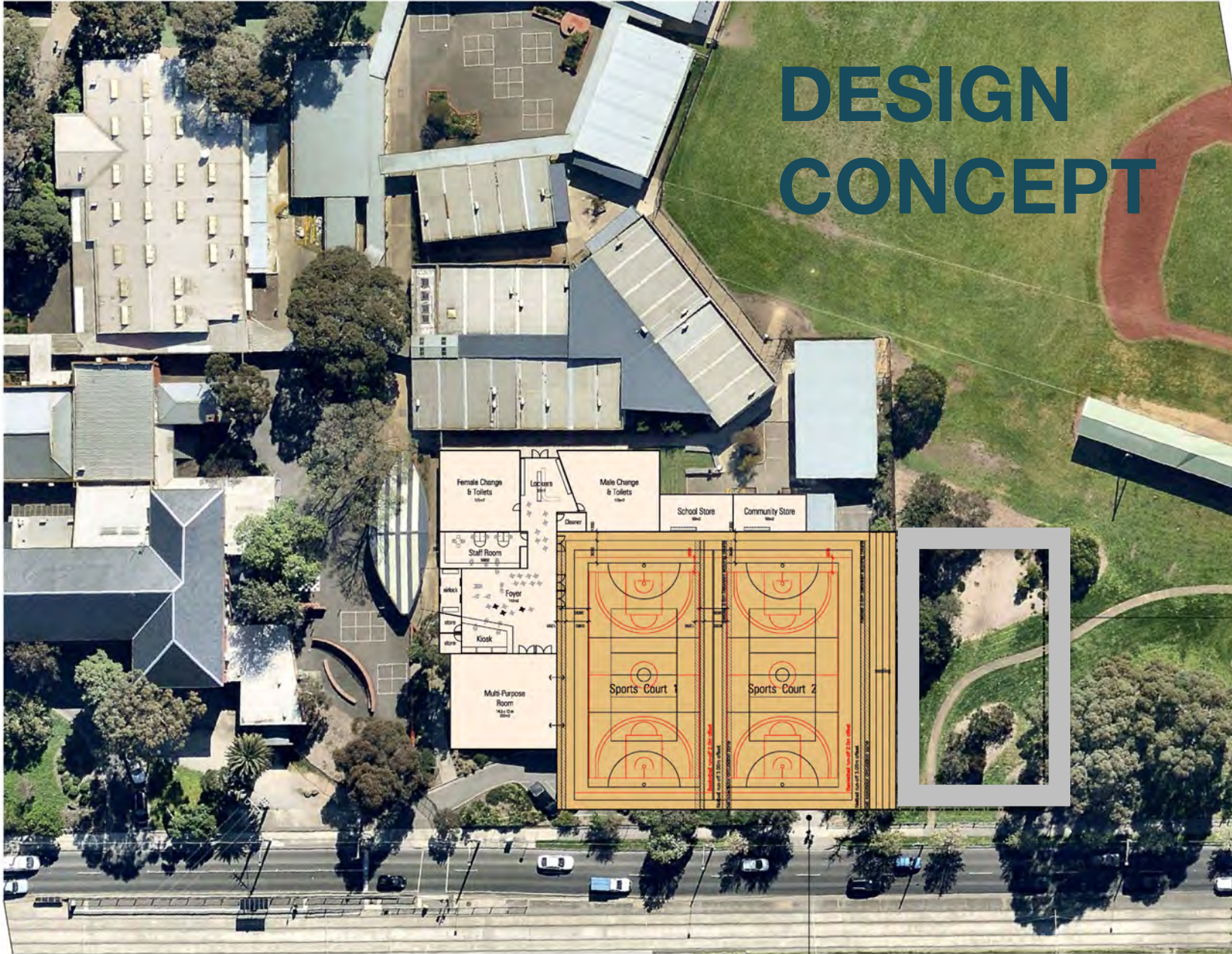
Redefining Merri Park as a community sports hub

Adding indoor to outdoor courts and fields, accessible by multimode public transport and bike paths

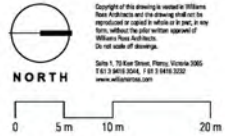
A large flexible space for programmed school activities

More options for classes, fitness, dance and sport for more young people more of the time





DESIGN CONCEPT



CONCEPT PLAN
20 07 2017

Ground Floor (total):	2,625 m ²
Sports Courts	1,610 m ²
Spectator Seating	136 m ²
MultiPurpose Room	200 m ²
Support areas	679 m ²

Undercroft Parking:
 Parking available under two new Sports Court areas.
 approx. 52 Cars space max.

Footprint of possible future third Sports Court (outside current site boundary)

Parking under building

Ground Floor

Revision Design Plan without Classrooms (New Floor)	20.07.2017	A
Description	Date	Revision
williams ross architects		
Northcote High School Sports Feasibility Study		
Option G (2 Courts & Support) Floor Plans		
Date:	May 2017	
Scale:	1:250 @ A1	
Job No:	1795	
ND-7		A

PROBABLE COSTS

21 July 2017

@Leisure
534 Mt Alexander Road
Ascot Vale Vic 3032

Attention: Sally Jeavons, Tejas Shah

Dear Sally, Tejas,

Amended Concept Plans Northcote High School – Indoor Sports Courts Concept

We have prepared two (2) additional concepts, as requested, which indicate the following amendment options.

- ND-06 Two (2) Classrooms only on First Floor (that is, deletion of two classrooms and circulation),
- ND-07 No classrooms required (that is, deletion of all four classrooms on First Floor, including the lift, stairs and upper level circulation).

Costings for the original concept plan ND-05 issued 15 June 2017 were as follows.
These are to be the basis for the adjustment of scope (and savings) as requested below.

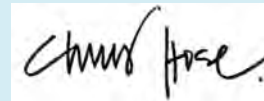
Building Works, Site Works and External Services Cost (excl. GST)	\$ 12,842,450
Total Project Cost (excl. GST)	\$ 15,964,000

1. Exclude the classrooms all together on the top floor (ND-07), with 2 courts.
Total Project Cost (excl. GST) \$ 14,300,000
2. Include a smaller footprint upstairs – say only 2 No. classrooms (ND-06), with 2 courts.
Total Project Cost (excl. GST) \$ 15,155,000
3. Exclude the classrooms all together on the top floor (ND-07), with 3 courts.
Total Project Cost (excl. GST) \$ 18,195,000
4. Include a smaller footprint upstairs – say only 2 No. classrooms (ND-06), with 3 courts.
Total Project Cost (excl. GST) \$ 19,050,000

Refer next page for further breakdown of cost for each of the options above.

Should you wish to engage the Quantity Surveyor to undertake further assessment, please advise.
Please do not hesitate to contact our office should you have any further queries.

Yours faithfully
Williams Ross Architects



Chris Hose
Director

Attachments: Concept Plans ND-06 and ND-07

WHERE WE ARE



Demand assessment

Feasibility –business case

Design concept

Capital cost estimate

Funding now sought