

## 6.4 Final concept design - North Melbourne Community Hub Development

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**Report Presenter:** Anthony Neal, Director Libraries, Recreation, and Waterways

**Executive Leader:** Rushda Halith, General Manager Community and City Services

### Executive Summary

1. To meet the current and future needs of North Melbourne's growing community, the City of Melbourne is proceeding with plans to develop a new community hub and public open space at 91-115 Melrose Street. The 3000m<sup>2</sup> hub will improve access to services and deliver high-quality community spaces that support population growth. The project will deliver an additional 1400m<sup>2</sup> of vibrant public open space.
2. On 10 September 2024, the Future Melbourne Committee (FMC) endorsed the draft concept design for public consultation. Community engagement was conducted over a four-week period, from 20 November to 18 December 2024.
3. Through engagement with the community, consultants and stakeholders, clear recommendations were identified and have been used to inform the final concept design. This report outlines those recommendations, the associated design responses, and presents the final concept design for endorsement.

### Recommendation from management

4. That the Future Melbourne Committee resolves to:
  - 4.1. Approve the North Melbourne Community Hub final concept design.
  - 4.2. Authorise the General Manager Infrastructure and Amenity to make any further minor changes to the North Melbourne Community Hub final concept design.

**Purpose**

5. The purpose of this report is to seek Future Melbourne Committee (FMC) endorsement of the North Melbourne Community Hub (NMCH) final concept design (refer **attachment 1**).

**Background**

6. The NMCH development is a Major Initiative (42) of the Council Plan 2021 – 25 and responds to anticipated population growth and the need to upgrade ageing community assets. The new community hub is located in the Macaulay urban renewal area. The Macaulay Structure Plan 2021 (MSP) identified a community centre of 3000m<sup>2</sup> would be required to support current use and significant future population growth.
7. On 27 June 2023, Council selected 91-115 Melrose Street as the site for the new community hub. Council resolved on 30 April 2024 to use half of the site for the community hub, retaining the remainder for another future Council use.
8. Consultation conducted in 2023 gathered community feedback on key service, design, and construction priorities for the new community hub. This community feedback informed the draft concept design, which the FMC endorsed for broad community engagement on 10 September 2024.

**Key considerations**

9. Community engagement on the draft concept design was open from 20 November to 18 December 2024. During the engagement period 5,224 views were received on the Participate Melbourne webpage and 310 surveys were completed. 76 per cent of participants were either satisfied or extremely satisfied with the proposed draft concept design. Results show strong participation from across North Melbourne, West Melbourne, Kensington and the wider municipality. The Community Engagement Report was shared with councillors on 17 March 2025 and made publicly available on Participate Melbourne.
10. A Community Reference Group (CRG) collaborated on developing the Community Engagement Plan to identify and address possible barriers to engagement. Continued involvement of the CRG is planned during both the design and construction phases.
11. Engagement has also been undertaken with the Wurundjeri Woi-wurrung Cultural Heritage Aboriginal Corporation (WWCHAC), the City of Melbourne's Disability Advisory Committee, the Melbourne Design Review Panel (MDRP), and relevant internal stakeholders (including officers from Healthy Aging, Family and Youth Services).
12. Feedback from engagement identified the importance of providing a variety of flexible, practical, and accessible spaces suitable for different activities. These spaces include quiet zones, large community halls, outdoor gardens, children's play areas, a toy library, and areas for youth engagement. Financial accessibility for all community members was also highlighted as a significant consideration.
13. More green space areas in North Melbourne were also seen as a key priority for community in both rounds of community engagement. Suggestions included community gardens, shaded rest areas, and natural playgrounds with climbing structures and water play. Feedback also supported use of eco-friendly materials, and integration of greenery throughout the space.
14. The community identified the importance of on-going engagement and ensuring the design of the hub reflects its diversity. In addition, the importance of the design incorporating culturally safe spaces which are functional and considered, was highlighted.
15. As a response to feedback, the final concept design includes:
  - 15.1. A range of flexible, adaptable spaces that can respond to a wide variety of community needs over time. The design and operations of the building will maximise community access.
  - 15.2. The project will deliver an additional 1400m<sup>2</sup> of vibrant public open space, designed to meet the needs of North Melbourne's growing community. More than just a green area, the space will

celebrate the site's landscape and enhance the broader network of open spaces across the precinct. The landscape design includes a range of spaces for passive recreation and connection to nature, catering to all age groups. Planting of new trees and shrubs will strengthen biodiversity, while the use of natural materials reflects and honours the site's geology.

- 15.3. Increased setbacks provided to Pearl and Sutton Street to allow for more generous footpath widths and activated edges to all edges of the site. Previous inclusion of 'sunken garden' near the entrance on Melrose Street has been omitted from the design to create a more seamless connection between inside and outside spaces.
16. Location of programmed spaces have been revised from draft concept. The updated proposal located the hall on level one (previously located on the top floor level) to improve relationship to main entry, while more discrete programs (e.g. Family Services) are now located higher in the building to improve acoustic comfort, security and deliberately limit access.
17. Recreation services will remain at the current North Melbourne Community Centre at Buncle Reserve and are not included in the scope of the new hub. Community feedback highlighted the need for a fit for purpose recreation facility to replace the indoor stadium and gym in North Melbourne. The City of Melbourne will explore redevelopment at Buncle Street Reserve and other opportunities to meet these needs as part of long-term community infrastructure planning.
18. Construction on the NMCH is planned to commence in late-2027 and completed in FY2028/2029.
19. Engagement with technical consultants has confirmed the concept design is appropriate for the site conditions. All necessary approvals and permits from the relevant authorities will be obtained before works commence. Appropriate allocations have been budgeted for environmental site conditions including (Special Building Overlay) SBO and other site constraints.

## Legal

20. There are no direct legal implications as a result of the recommendation from management.

## Finance

21. The financial implications as a result of the recommendation from management have been endorsed through the City of Melbourne's Annual Plan and Budget Procedure.
22. Cost Plan B remains consistent with Cost Plan A, maintaining a total budget of approximately \$41.7 million. Additional cost plans will be developed as detailed design progresses, with a final cost plan prepared before tendering and Council considering the appointment of a Principal Contractor.
23. An endorsed budget of \$40.5 million has been included in the 4-Year Council Works Budget (2026–29).
24. The budget is subject to annual plan and budget process and has been distributed as follows:

FY 2024–25	FY 2025–26	FY 2026–27	FY 2027–28	FY 2028–29
\$1,230,000	\$953,945	\$6,896,526	\$23,096,769	\$9,615,893

25. Of the funds allocated to the development of the NMCH across 2026-29, \$9.2 million is expected to be attributed to developer contribution funding, subject to dwelling numbers anticipated in the Macaulay Structure Plan.

## Conflict of interest

26. No member of Council staff, or other person engaged under a contract, involved in advising on or preparing this report has declared a material or general conflict of interest in relation to the matter of the report.

**Charter of Human Rights and Responsibilities**

27. The recommendation contained in this report is compatible with the *Charter of Human Rights and Responsibilities Act 2006* as it does not raise any human rights issues.

**Health and Safety**

28. Major growth is planned for North Melbourne and West Melbourne, including the Arden and Macaulay structure plan areas. It is critical that appropriate service planning and development of supporting infrastructure takes place now to avoid future risk to health and safety of the wider community.
29. Delivery will improve access to Family, Youth and Healthy Aging services and provide more high-quality community spaces for the growing population.
30. Gender Impact Assessment and Crime Prevention Through Environmental Design reviews will continue throughout process of design development.

**Consultation**

31. Details of consultation undertaken by the project are outlined in earlier sections of this report and at Attachment 1.
32. Ongoing engagement will occur throughout the design and construction phase with the Community Reference Group, the Disability Advisory Committee, the MDRP, relevant internal stakeholders (including Healthy Aging and Family Services) and the Wurundjeri Woi-wurrung Cultural Heritage Aboriginal Corporation (WWCHAC).

**Relevance to Council Plan and Council Policies**

33. The NMCH development project is identified in the Council Plan (2021–25) as Major Initiative 42.
34. The project is a recommendation in the Macaulay Structure Plan 2012 to address the anticipated densification of areas to the west of this site and ageing and overused existing community assets.

**Social and environmental impacts**

35. **Social impacts**

NMCH will provide a co-located home for existing services allowing for engagement, social cohesion and a better quality of life for the community. The availability of bookable spaces will create opportunities for local businesses, education, and community involvement. The provision of landscaped areas and halls for gathering will foster community connections and the celebration North Melbourne's diverse cultures.

36. **Gender Impact Assessment**

A Gender Impact Assessment was completed to confirm the proposed design is inclusive and accessible. Gender Impact Assessment and Crime Prevention Through Environmental Design reviews will continue throughout the development of the NMCH, ensuring the space remains safe and welcoming for everyone, especially women, children, and gender-diverse communities.

37. **Environmental impacts**

Sustainability is a core principle guiding this project's design. The final plan will prioritise reducing water consumption, waste, energy use, and greenhouse gas emissions. Architectural strategies also include passive design for improved daylighting and thermal comfort, alongside healthy and low impact material specifications for high air quality and biophilic connection to nature.

Landscape strategies focus on increasing surface permeability, expanding tree canopy cover, and introducing diverse understorey planting irrigated with recycled water. These elements will enhance local



biodiversity and create welcoming spaces where children can explore, and the broader community can connect with nature. Rainwater and stormwater will be harvested and reused across the site—both as functional infrastructure and engaging, sensory features. The landscape also supports environmental education by encouraging interaction with nature, wildlife, and bush tucker, reinforcing sustainability as a key learning pillar. Certification goals and sustainability targets are currently being finalised

**Attachment List**

1. Attachment 1 Final concept design North Melbourne Community Hub Development [6.4.1 - 32 pages]

# North Melbourne Community Hub

## Final Concept Design Presentation

FMC – 2 September 2025

CITY OF MELBOURNE

# Project Background



## Purpose

This project is seeking Future Melbourne Committee (FMC) endorsement of the North Melbourne Community Hub (NMCH) final concept design to progress into the detailed design phase.

## Background

- **2021:** Macaulay Structure Plan identified need for a new community hub due to population growth
- **27 June 2023:** Council endorsed 91-115 Melrose Street as the location for the new hub, resolving to retain half of the site for future community use
- **2023:** Phase one of community engagement with feedback on services, design, and construction priorities informing the draft concept design
- **10 September 2024:** FMC endorsed the draft design for consultation
- **Nov - Dec 2024:** Community consultation occurred on the draft concept design with feedback informing the final concept design





Strategic Context

Macaulay Structure Plan (2021):

- New community hub 3,000 sqm required to address population growth and ageing and oversubscribed community assets.
- An intergenerational hub to bring together service teams relevant to different age groups.

Council Plan (2021-25) Major Initiative:

- Construct a replacement to the existing North Melbourne Community Centre precinct for the Melrose community and growing Macaulay population.

Budget Allocation

- \$40.5 million has been included in the 4-Year Council Works Budget (2025–29)



## Project Scope

- 3,000 sqm building to provide space to meet current and future needs of the local population.
- An integrated community hub providing a range of Council services:
  - Healthy Ageing
  - Child and Maternal Health + Family Services
  - Youth Services
  - Toy Library
- Wide range of multi-purpose spaces and outdoor areas.
- Modification and minor upgrades to Jean McKendry to enable continued use of hall and commercial kitchen until completion of the new Hub.
- Excludes sports and recreation facilities. These programs will continue to be provided at Buncle Street Reserve.





## Project Vision

North Melbourne Community Hub will be a welcoming place to celebrate and foster community connections. It will be a beacon of community life that showcases the diverse histories, cultures and voices that have shaped and continue to shape the local area.



### An Integrated Community Hub



**Family Services**



**Youth Services**



**Healthy Ageing**



**Toy Library**



**Bookable Community Spaces**

# Engagement Summary



# Engagement Overview

## Community Engagement Phase 1 – 16 August to 5 October 2023

- Feedback on key service, design, and construction priorities to inform the draft concept design.

## Community Engagement Phase 2 – 20 November to 18 December 2024

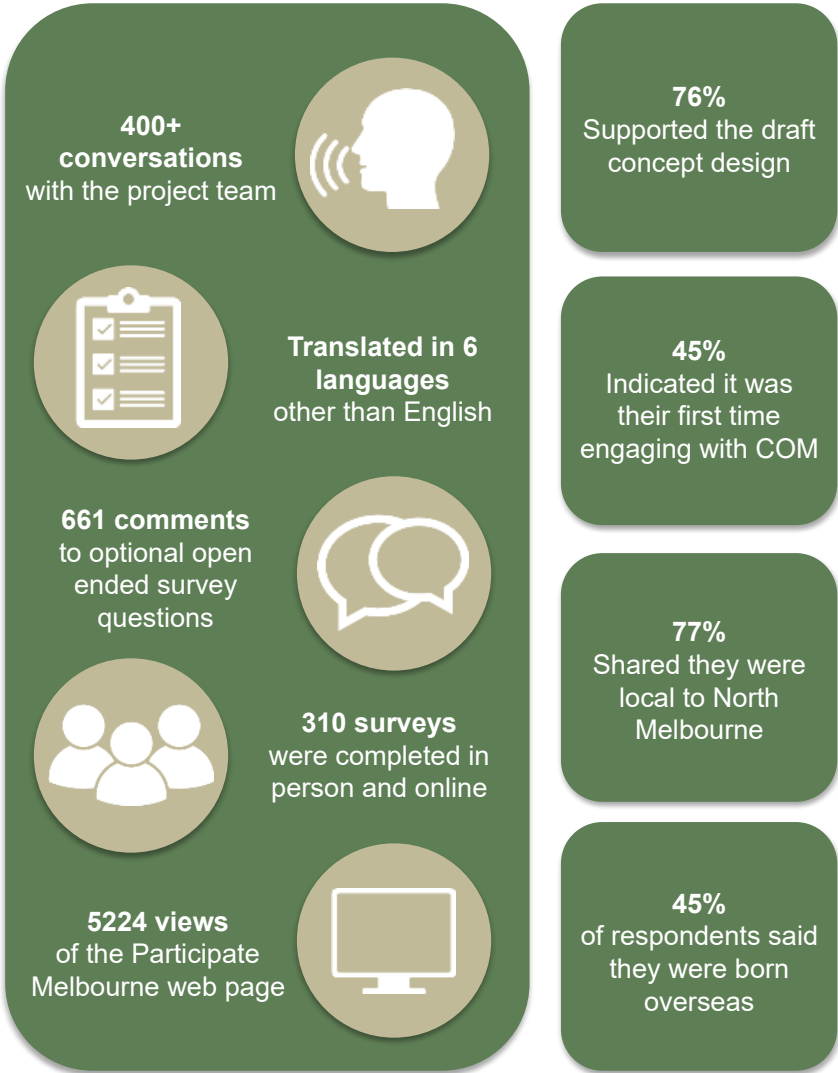
- An opportunity to demonstrate how previous community feedback shaped the proposed design while also assessing community support.

“It will be wonderful! Good luck with the project and can’t wait to see it.”

“I want to congratulate the input you are doing consulting some of the people and the community... This means you care about us and the community.”

“I am excited to see the design in real life ... I encourage more detail mapping of the services and user’s experience and journey day-to-day operation of the hub to ensure use by range of community groups.”

“Having our valuable toy library included as part of the children’s spaces would be wonderful.”



COMMUNITY ENGAGEMENT				PLAN			
Engagement objectives Purpose of engagement		Engagement activities Planned activities (e.g., survey, workshops)		Engagement risks Potential risks (e.g., timing, topic)			
To gather input, assess support, and refine key elements of the proposed draft concept design through community feedback. Feedback received from this second phase of engagement will help inform the final concept design for the North Melbourne Community Hub, for consideration by the Future Melbourne Committee in September 2025.		<ul style="list-style-type: none"><li>• Surveys (paper and online)</li><li>• Community pop-ups</li><li>• Attendance at community meetings and events</li><li>• Community Reference Group (CRG) meetings</li><li>• Stakeholder workshops</li></ul>		<ul style="list-style-type: none"><li>• Misinformation on the project and engagement process</li><li>• A diverse representation of North Melbourne is not captured during engagement.</li><li>• Barriers for community to participate are not mitigated</li><li>• Timing of engagement (close to Christmas)</li></ul>			
Engagement scope Parts of project that can and can't be influenced by community feedback		Key stakeholders and target participants People and groups impacted by the decision		Communications activities Activities to reach target participants (e.g., social media, newsletters)			
<u>For consultation</u> <ul style="list-style-type: none"><li>• How the community would like to access and use the hub</li><li>• Allocation and type of community spaces (based on demand)</li><li>• Floor planning (design of spaces to accommodate activities)</li><li>• The design and materials used within the hub</li><li>• The look and feel of the landscaping around the hub</li></ul> <u>Out of scope for consultation</u> <ul style="list-style-type: none"><li>• Mix, type and function of service provision in Hub</li><li>• The size and location of the building</li><li>• Timing of the construction and opening of the hub</li></ul>		<ul style="list-style-type: none"><li>• Current service users</li><li>• North Melbourne residents (diverse population)</li><li>• Local business owners</li><li>• Community groups and organisations</li><li>• Disability Advisory Committee</li><li>• Traditional Owners</li></ul>		<ul style="list-style-type: none"><li>• Draft concept design and information on Participate Melbourne</li><li>• Print media and website postings</li><li>• Geo-targeted social media advertisements</li><li>• Multilingual flyers and posters with QR codes</li><li>• Key community groups and organisations emailed directly to advise of engagement.</li></ul>			
Aug 2024	Sep 2024	Oct 2024	Oct 2024	Nov 2024	Nov 2024	March 2025	March 2025
Community engagement scoped.	FMC endorse community engagement on draft concept design.	Consultation with the Melbourne Design Review Panel (MDRP).	CRG forms and co-design of CE occurs. Disability Advisory Committee consulted	Broad engagement opens on 20 November. Engagement activities commence	Engagement closes 18 December. Community notified on Participate Melbourne	Engagement Summary Report presented to Councillors on 17 March 2025.	Engagement Summary Report shared on Participate Melbourne.

COMMUNITY ENGAGEMENT		SUMMARY REPORT
Project background	Participant demographics	Key findings
Project scope and context	Overview of who participated in engagement activities	Key insights from community feedback
<ul style="list-style-type: none"><li>Community consultation in 2023 gathered feedback on key service, design, and construction priorities, which informed the draft concept design for the new community hub.</li><li>The Future Melbourne Committee endorsed the <a href="#">draft concept design</a> for broad community engagement on 10 September 2024.</li><li>Phase 2 of community engagement on the draft concept design was open from 20 November to 18 December 2024.</li><li>A consultation summary and Phase 2 Community Engagement Report was circulated with Councillors in March 2025. This has now been shared with community on <a href="#">Participate Melbourne</a>.</li></ul>	<ul style="list-style-type: none"><li>During the engagement period 5,224 views were received on the Participate Melbourne webpage and 310 surveys were completed.</li><li>77 per cent of participants were residents from North Melbourne. Results also show strong participation from across West Melbourne, Kensington and the wider municipality.</li><li>48 per cent of participants were between 25 – 44 years of age.</li><li>45 per cent of participants indicated that this was their first time engaging with the City of Melbourne, demonstrating that the consultation effectively reached new members of the community.</li><li>41 per cent of participants said they speak a language other than English at home and 45 per cent of participants said they were born overseas.</li></ul>	<ul style="list-style-type: none"><li>76 per cent of participants were either satisfied or extremely satisfied with the proposed draft concept design.</li><li>Feedback highlighted a need for a mix of flexible, practical and accessible spaces to accommodate a wide range of activities. This includes quiet areas, large community halls, outdoor gardens, play areas for children, a toy library, and spaces for youth engagement. Ensuring financial accessibility for all community members was also a key concern.</li><li>More green space areas in North Melbourne and was seen as a key priority for community in both rounds of community engagement. Suggested green spaces at the hub included community gardens, shaded rest areas, and natural playgrounds with climbing structures and water play. Feedback also supported use of eco-friendly materials, and integration of greenery throughout the space.</li><li>The importance of on-going engagement with community and ensuring the design of the hub reflects the diversity of the North Melbourne community. In addition, the importance of the design incorporating culturally safe spaces which are functional and considered.</li><li>Community feedback highlighted the need for a fit for purpose recreation facility to replace the indoor stadium and gym in North Melbourne.</li></ul>
Project methodology		
Overview of engagement activities		
<p>To help identify and alleviate potential barriers for engagement the project worked with a Community Reference Group (CRG) to co-design the Community Engagement Plan.</p> <p><b>Activities</b></p> <ul style="list-style-type: none"><li>Draft concept design and information on Participate Melbourne</li><li>Print media and website postings</li><li>Geo-targeted social media advertisements</li><li>Multilingual flyers and posters with QR codes</li><li>Key community groups and organisations emailed directly to advise of engagement.</li><li>Pop-up community engagements across North Melbourne</li></ul> <p><a href="#">More information please see the full Community Engagement Report.</a></p>		
	Next steps	
	<ul style="list-style-type: none"><li>Feedback received from this second phase of engagement has helped inform the final concept design for the North Melbourne Community Hub. Ongoing engagement will occur throughout the design and construction phase with the Community Reference Group.</li></ul>	

# What did we hear from Community Engagement?

## Community priorities



### Flexible, accessible community spaces

Provide a wide variety of multi-use and program specific spaces that respond to the varying needs of community.



### Outdoor and green spaces

Deliver a sustainable and responsible design with a diversity of green spaces for the community.



### Culturally inclusive & community driven

Ensure community voices are captured and reflected in the design and embedded throughout the hub.

## Project responses

- A wide variety of adaptable spaces are proposed in the design that align with community expectations.
- Spaces are arranged within the building to consider operational requirements and respond to the varying needs of the community.
- Incidental play and social engagement will be prioritised throughout design of landscape and interior spaces.
- The Operational Model of the Hub is progressing in conjunction with design development. This will explore the day-to-day operations of the Hub, opening hours, a prioritisation of needs framework and community access.
- Extensive indoor and outdoor green spaces are being prioritised to enhance building activation and safety.
- Landscaping will aim to include a range of edible plants including herbs, Indigenous edible plants and productive fruit trees where possible.
- Generous footpath widths and activation of the edges of the site.
- Sustainable strategies including low-carbon, responsible materials, passive design, integrated solar panels, water-saving systems, and natural cooling methods will be included.
- The design will retain the significant existing trees fronting Melrose Street.
- The design will include spaces that can respond to changes in community and programmatic needs.
- Inclusion of a toy library based on strong support from community.
- Diversity of the community reflected through artwork and language throughout the Hub. The operational model will look to replicate and build upon the diverse programming at existing facilities.
- Ongoing engagement to continue with community and key stakeholders including the Community Reference Group.
- First Nations voices and perspectives will be meaningfully embedded into the design.



State Library Queensland, Brisbane. Partners Hill.  
Image: David Chatfield



The Roundtable, North Melbourne. Common and Enlocus.  
Image: Dianna Snape



Naarm ngarrgu library, Melbourne. Six Degrees Architects.  
Image: Dianna Snape

# What did we hear from Community Engagement?

## Community priorities



### Safety, lighting and security

Deliver a welcoming Hub that feels safe and secure for the entire community.



### Food and social gathering spaces

Provide a range of food preparation and eating areas which support cultural and social exchange through the sharing of food.



### Recreation

Ensure the community has access to high quality recreation facilities.

## Project / design responses

- Lighting design will be prioritised and amenity spaces such as bike parking provided within landscape.
- A specialist lighting design brief will be developed alongside City of Melbourne's industrial design team.
- Gender Impact Assessment and Crime Prevention Through Environmental Design reviews will occur throughout design development process.

- Extensive internal and external, 'fit-for-purpose' food preparation spaces to be provided in the design. This includes kitchenettes, small kitchen areas and commercial kitchens.
- The provision of food preparation, dining and gathering areas to be included in the landscape design.

- Recreation services will remain at the current NMCC at Buncle Reserve and are not included in the scope of the new hub.
- The current facilities at North Melbourne Community Centre (Buncle Street) includes an indoor single court stadium (not full-sized court). These facilities are nearing end of life.
- Investigations into options for future recreation facilities are currently underway to understand where they could be located.



Collingwood Yards, Melbourne. Fieldwork Projects.  
Image: Dan Preston



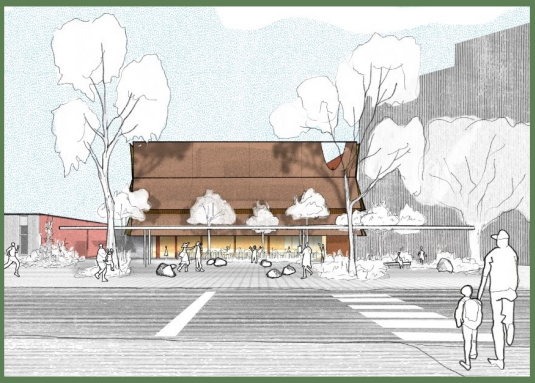
Anna Puigjaner, Kitchenless City.  
Image: Architectural Review



Image: City of Melbourne



Proofing of Concept Design



In addition to community feedback, the final concept design was developed and tested through collaboration with stakeholders, consultants, and the following processes.

September FMC 2024

Approval of Draft Concept Design

September FMC 2025

Approval of Final Concept Design

**Melbourne Design Review Panel**

The panel is a pillar of Council's Design Excellence Program and consists of design experts that provide independent advice on city-shaping projects.

**Traditional Owner Engagement**

Cultural consultations enable meaningful dialogue with Wurundjeri Elders regarding proposed development to occur on Wurundjeri lands.

**Gender Impact Assessment (GIA)**

The innovative GIA process undertaken by the project team identified tangible opportunities to better embed inclusion into the final concept design.

**Service Provider Design Workshops**

The project team have worked collaboratively with City of Melbourne service delivery teams to ensure design is both fit-for-purpose and best practice.

**Community Reference Group**

Ongoing meetings with local representatives ensure the concept design meets the needs and aspirations of the existing and future community.

**Disability Advisory Committee (DAC)**

Advice and insights from DAC on the concept design have provided a lived experience lens and reflect the diversity among people with disabilities.

**Engineering & Building Services Coordination**

The project has undertaken extensive consultant coordination to proof the design and identify the most effective and efficient project delivery.

# Final Concept Design

## Site Occupation and Approach



### Existing Conditions

The current site feels enclosed and difficult to access



### Connecting to Context

Landscaping will celebrate typography and improve precinct accessibility

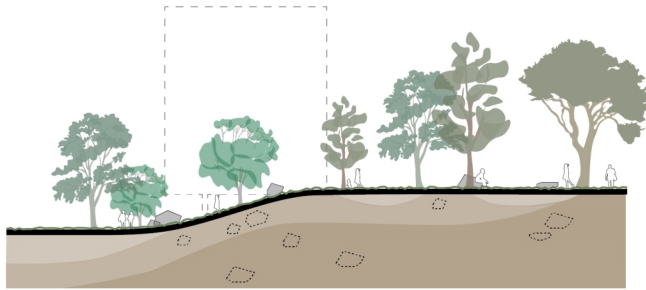


### Nestled in Nature

Open space, landscape and new entrances will welcome visitors to the hub.

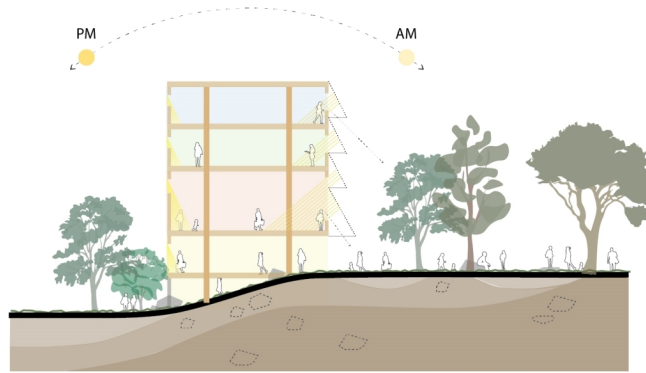


## Designing the Community Precinct



### Welcome ground

New public open space that embraces the site's terrain and celebrates underpinning geology



### Framing community

A climate-responsive, rational building structure shaped by site orientation and community use



### An inviting local icon

A dynamic façade that reflects the hub's evolving programs and community life

Site Masterplan

- 1. Connection through to Buncle Street
- 2. Lower ground rear entrance
- 3. Bleacher seating and feature stairs
- 4. Jean McKendry Hall entrance
- 5. New Hub main entrance
- 6. Welcome ground arrival landscape
- 7. Gathering circle
- 8. Outdoor tables
- 9. Perching along edges
- 10. Ongoing use of existing Jean McKendry Hall and Commercial Kitchen.
- 11. Temporary landscaping

A place to be

A place to access services

A place to share stories





Precinct Material Palette

Reflecting the local landscape



Unearthing geological layers to reveal clay, mudstone and basalt



Rocky embankments of historic riverine landscape



Surrounding canopy trees abundant with life and texture



Restrained structural expression of local industrial buildings



Dappled light and shadows reflect seasonal change

Proposed Materials



Bluestone / recycled red bricks



Boulders and masonry anchor building in landscape



Mass timber and natural materials



Robust exterior skin



Light and texture from feature mesh





**Welcome ground**

*A new public open space provides a landscaped forecourt, including a variety of gathering spaces - to connect, share food, stories and relax under canopy trees.*





## Melrose Street Arrival

*A building animated by activities unfolding from morning through to the evenings.  
The entrance landscape peels open to invite the public in.*





**Sutton and Melrose Street Corner**

*The hub unites an evolving range of programs under one roof, including shared areas, multi-purpose meeting spaces and dedicated community services.*





**Pearl Street Entrance**

*Creating new precinct connections, the hub will be accessible on two sides and at two levels. Celebrating the sloping terrain and historic escarpment shrublands with a place to play, engage with water and catch the sun.*

# Final Concept Design Drawings



Ground Floor Plan

- 1. Welcome ground arrival landscape
- 2. Hub main entrance
- 3. Presentation auditorium / lounge
- 4. Toy library
- 5. Entrance hall / drop-in space
- 6. Study area
- 7. Amenities (WC, DDA WC)
- 8. First aid + office
- 9. Feature steps and seating
- 10. Jean McKendry entrance
- 11. Existing Jean McKendry terrace
- 12. Existing Jean McKendry hall
- 13. Existing Jean McKendry commercial kitchen

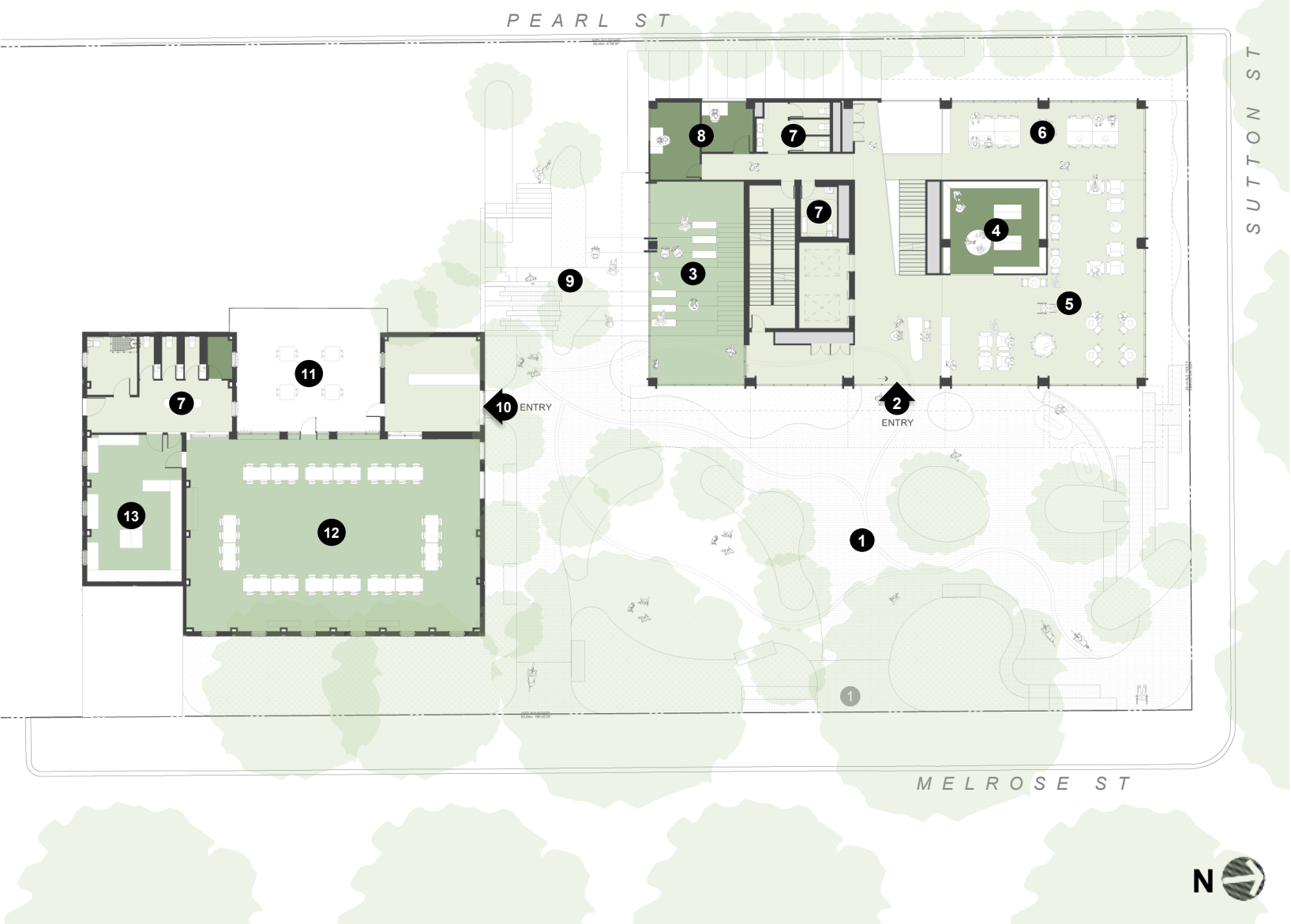
LEGEND

Shared spaces

Multi-purpose

Fixed use

Back of House



Lower Ground Floor Plan

- 1. Pearl Street entrance
- 2. Lobby
- 3. Presentation auditorium / lounge
- 4. Feature steps and seating
- 5. Youth space
- 6. Youth Services staff area
- 7. Amenities (WC, DDA WC)
- 8. Audio recording room
- 9. Changing Places
- 10. Laundry
- 11. Building services (e.g. waste)
- 12. Connection through to Buncle Street



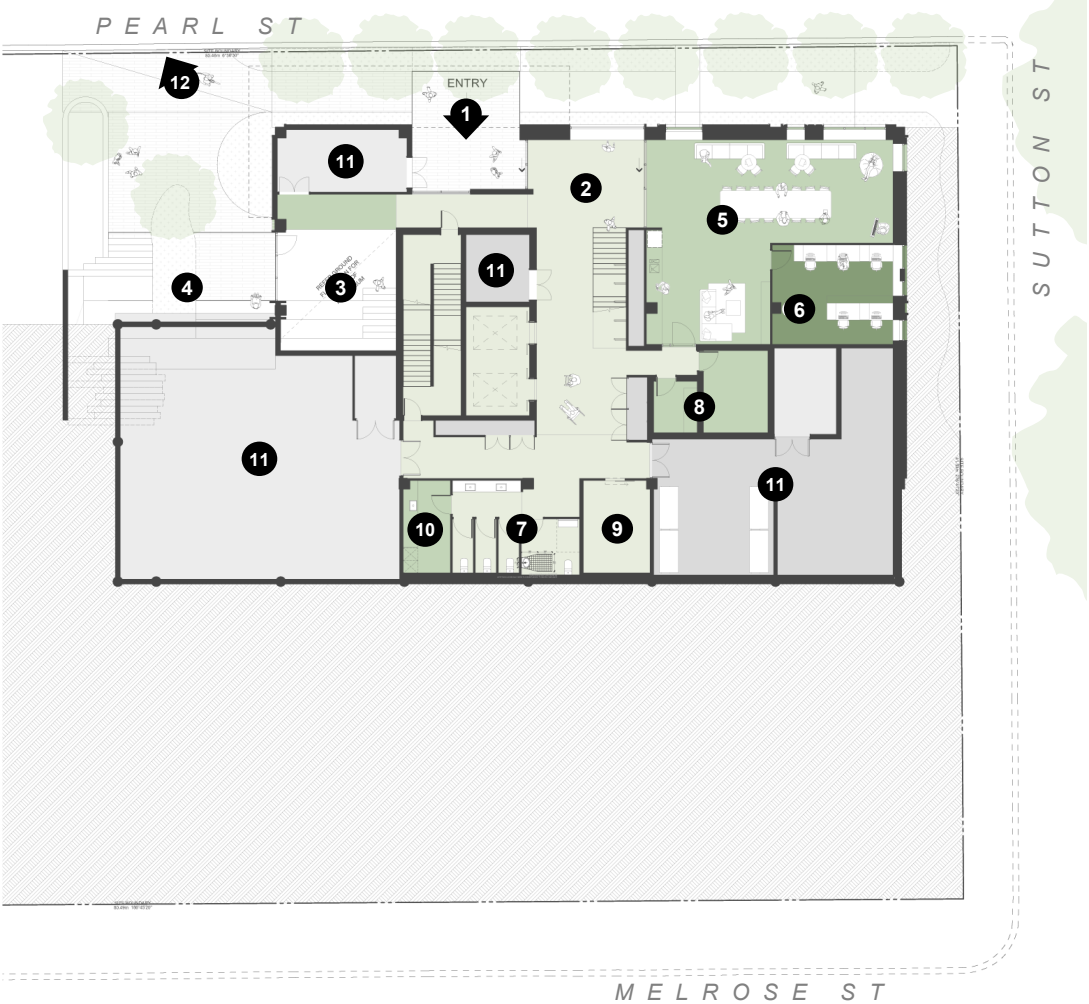
Auditorium bleacher seating for informal and formal use.  
Central Somers Town Community Centre, London. Adam Kahn Architects. Image: David Grandorge.



Feature steps for rest, seating and connecting to nature.  
Waller Park, Meyer Studio Land Architects. Three-fold Architects. Image: Charles Hosea

LEGEND

- Shared spaces
- Multi-purpose
- Fixed use
- Back of House



Level One Floor Plan

- 1. Main Hall with option to divide into two spaces
- 2. Balcony
- 3. Lobby
- 4. Drop-in area
- 5. Bookable meeting room
- 6. Storage
- 7. Amenities (WC, DDA WC)
- 8. Reflection room
- 9. Commercial Kitchen



Bringing the outdoors in: A spacious hall with tree canopy views.  
State Library Queensland, Brisbane. Partners Hill.  
Image: David Chatfield

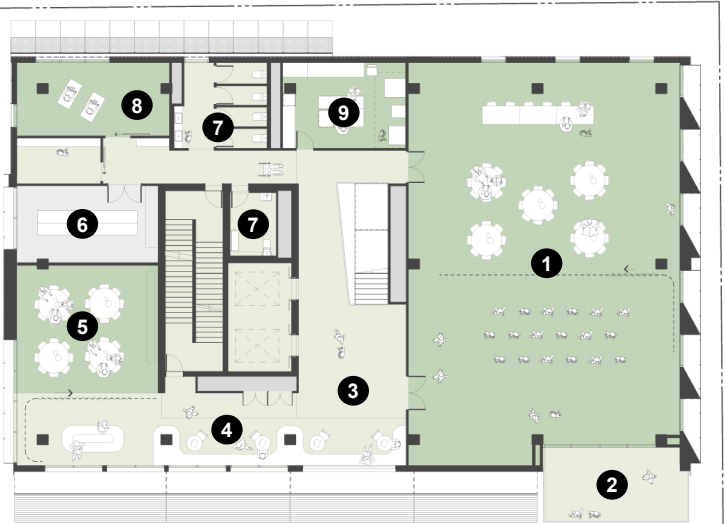


Rooms with adaptable room configurations for community.  
Darebin Intercultural Centre, Preston. Sibling Architecture. Image:  
Peter Bennetts

LEGEND

- Shared spaces
- Multi-purpose
- Fixed use
- Back of House

PEARL ST



SUTTON ST

MELROSE ST



Level Two Floor Plan

- 1. Bookable meeting space (extra-large)
- 2. Lobby
- 3. Drop-in area
- 4. Staff offices
- 5. Staff meeting room
- 6. Community group storage
- 7. Amenities (WC, DDA WC)
- 8. Community kitchen
- 9. Bookable meeting room (small)
- 10. Bookable meeting room (medium)
- 11. Bookable meeting room (large)  
Suitable for art and craft activities



Flexible spaces for informal community use and hire.  
Sand End Arts and Community Hub, London. Mae Architects. Image: Michael Dillon

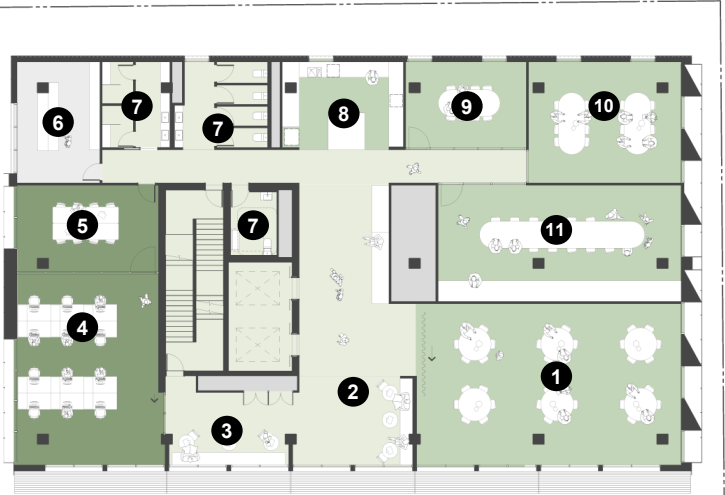


Community kitchen space for food preparation.  
Anna Puigjaner, Kitchenless City. Image: Architectural Review

LEGEND

- Shared spaces
- Multi-purpose
- Fixed use
- Back of House

PEARL ST



SUTTON ST

MELROSE ST





Level Three Floor Plan

- 1. Waiting area / lobby
- 2. Reception desk
- 3. Pram parking
- 4. Outdoor play space
- 5. Indoor play space
- 6. Parent Room
- 7. Amenities (WC, DDA WC)
- 8. Storage
- 9. Child and Maternal Health staff areas
- 10. Consult rooms
- 11. Child and Maternal Health waiting area



Outdoor play spaces.  
Naarm ngarru library, Melbourne. Bush Projects Landscape Architecture. Image: Dan Preston

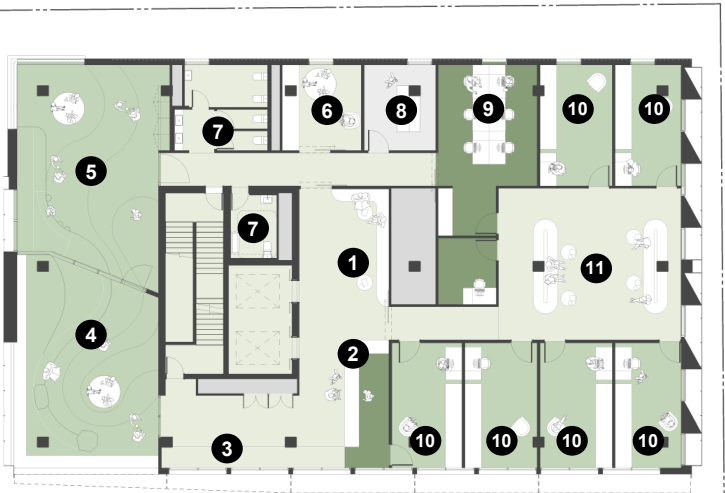


Indoor play spaces.  
Djerring Flemington Hub, Melbourne. Croxon Ramsay Architects. Image: Dianne Snape

LEGEND

- Shared spaces
- Multi-purpose
- Fixed use
- Back of House

PEARL ST



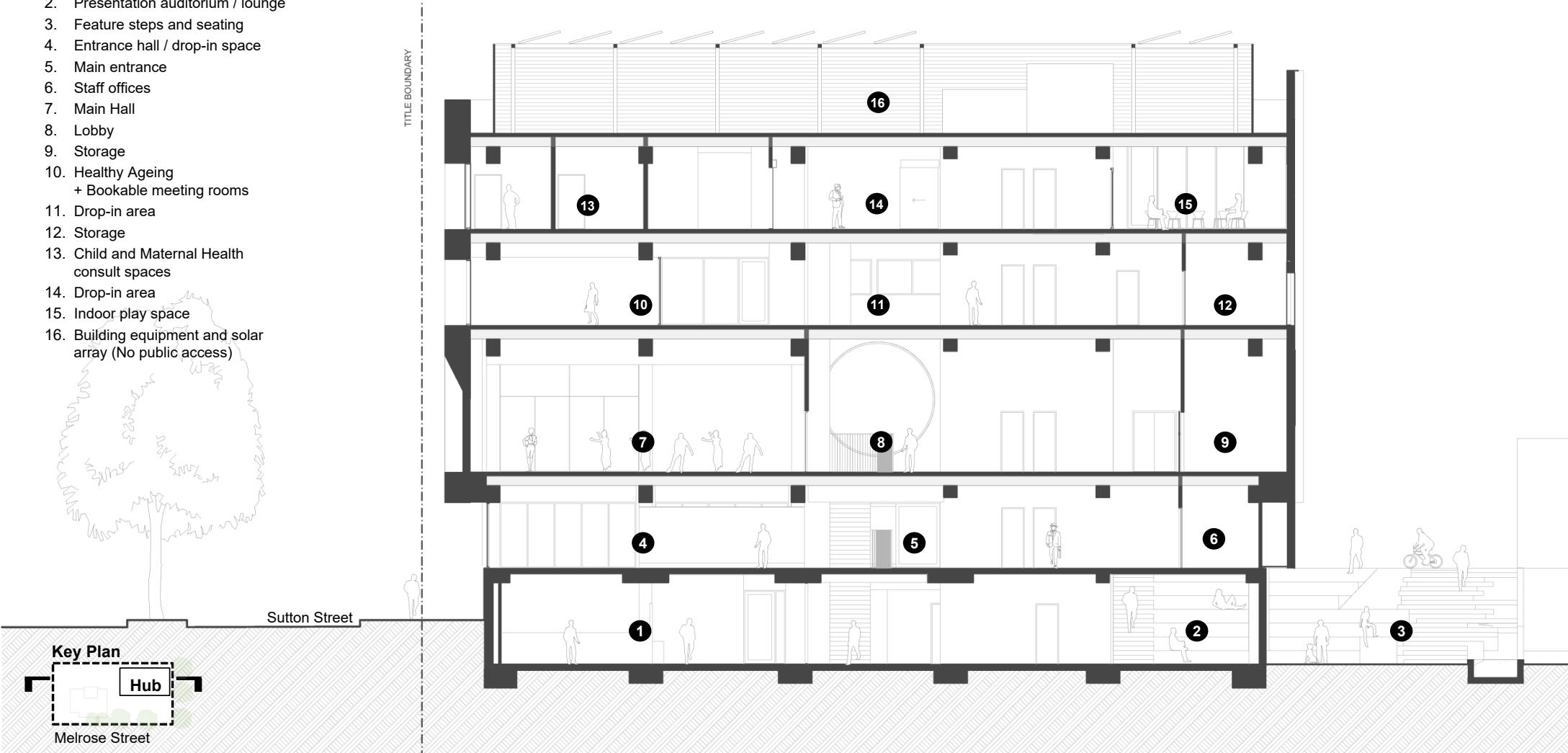
SUTTON ST

MELROSE ST



Building Section – (North/South)

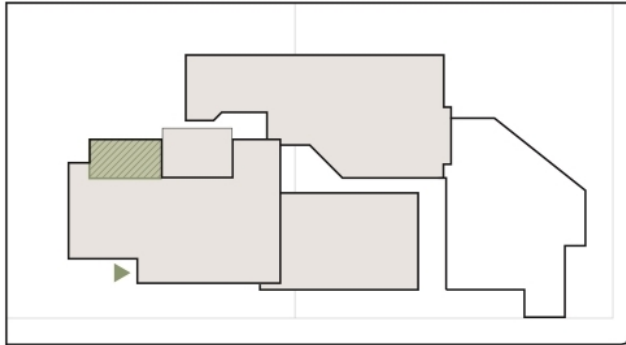
- 1. Youth space
- 2. Presentation auditorium / lounge
- 3. Feature steps and seating
- 4. Entrance hall / drop-in space
- 5. Main entrance
- 6. Staff offices
- 7. Main Hall
- 8. Lobby
- 9. Storage
- 10. Healthy Ageing + Bookable meeting rooms
- 11. Drop-in area
- 12. Storage
- 13. Child and Maternal Health consult spaces
- 14. Drop-in area
- 15. Indoor play space
- 16. Building equipment and solar array (No public access)



# Further Information

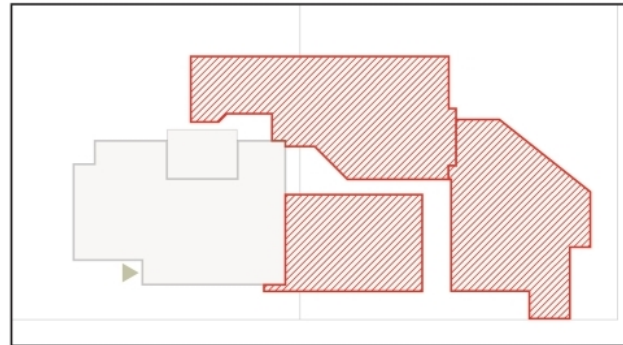
## Project Staging and Delivery

Construction on the North Melbourne Community Hub is anticipated to commence in late-2027.



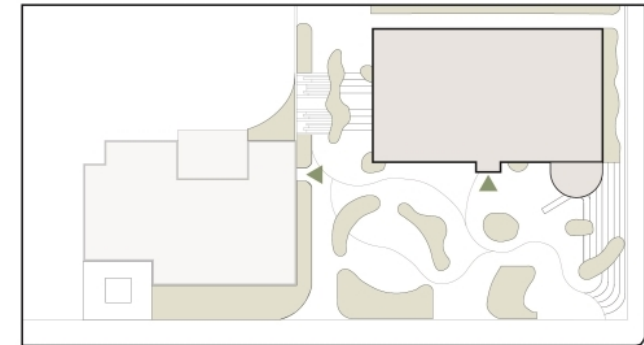
### Stage One: Early Works

Minor modifications and upgrades to Jean McKendry Neighbourhood Centre. This will enable continued community access and use of the hall and commercial kitchen through Stage Two and Three.



### Stage Two: Disassembly

Disassembly of existing buildings on site to allow for major works of Stage Three. Material salvage and re-use to be explored to reduce environmental impacts and reduce upfront carbon.



### Stage Three: Construction of New Hub

Construction of new public building and surrounding feature landscape.



