

SEPTEMBER 1997

BDAV AWARDS



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**BUILDING DESIGN
OF THE YEAR
1997**

**Designed by Peter J Jackson
Building Design Consultants**

Building Design of the Year - 1997

Winner: Peter J Jackson Building Design Consultants
Contact: Peter Jackson
Phone: (03) 9557 4790
Project: Conversion of a burnt-out warehouse into a home at Richmond, Victoria

The Judges were unanimous in determining that this conversion of a burnt-out warehouse in Richmond into a home that enables the clients self expression is a worthy winner of this year's Building Design of the Year. The client's prerequisite was to keep the existing 100 year old remaining shell, graffiti and all, so as not to draw attention to the building from the outside world. Inside there are two distinct areas: one for living/entertaining; the other for private relaxation and sleeping.

This warehouse conversion is filled with natural character that is almost impossible to achieve with new homes. The old exterior of the place has been kept in tact as can be seen from the back wall filled with graffiti. Once inside the front wall is the courtyard - and another world.

The front north facing courtyard which doubles as a car space has been integrated into the building by the use of pretension sail cloth to provide shelter to the car and double as a sunscreen for outdoor entertainment. The large north facing windows achieve the maximum north light within the house. To achieve the clients requirement the object was to build rooms without walls but to be able to differentiate between the different living areas. Keeping the elements of the house simple enabled the designer to exploit the potential of colour.

The ground floor consists of lounge/dining/kitchen/meals/family room and laundry have been divided by use of bold colours, variations in ceiling heights,

furnishing and stairs. Velux windows provide additional light and ventilation to the middle of the house.

The transition to the master bedroom is via a mezzanine



floor level, which also doubles as a study and a library opening onto the living area below. The first floor consists of master bedroom with a private sitting area, an open ensuite and concealed two way walk-in robe. French doors open off the master bedroom to pick up direct views of the city skyline and to enable cross flow ventilation throughout the house. A view of the ground floor living area can also be achieved from the upstairs private living space.

In the Judges words ... a truly stunning design!



ALSO WINNER:

- Best Design of Alterations & Additions to an Existing Home - Over \$100,000
- Best Design Incorporating Energy Efficient Principles (Victorian winner)
- Best Interior Design
- Best Use of CSR Building Products

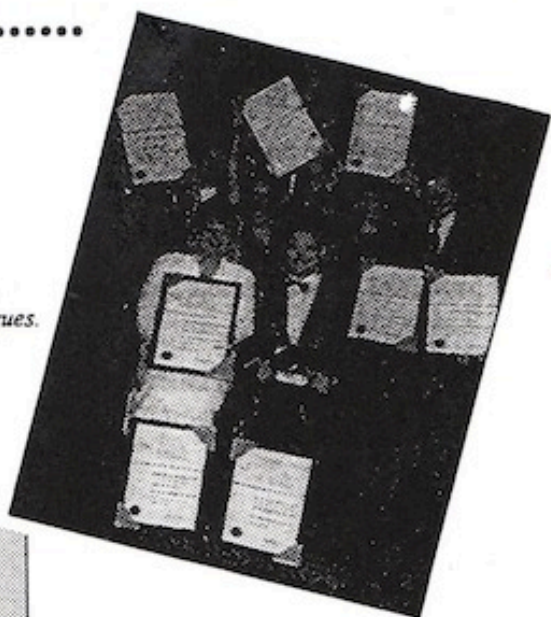
A Picture Says a Thousand Words

Some of our Awards winners



Graham and Ella Jones with their seven awards

Peter and Ann Jackson (front) seen here with all their awards, proudly supported their colleagues.



Minister Maclellan presenting Peter Jackson with his Building Design of the Year Award.

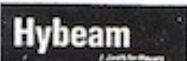


*Sean Hamilton (left) receives his Karel*Mate Best Use of CAD Award from Garry Bradley of Karel*CAD*



Neil Blackburn (left) accepting the Pilkington Award for Best Use of Glass from Pilkington's Group Marketing Manager, Nigel Finney

The Building Designers Association of Victoria acknowledges, with thanks, the sponsors of the 1997 BDAV Building Design Awards:



MAGIC MOULDINGS



Winner: Peter J Jackson Building Design Consultants
Contact: Peter Jackson
Phone: (03) 9557 4790
Project: 17 sq holiday house with open floor plan and double carport to suit coastal site, at Inverloch, Victoria

The Judges were impressed with the design of this 17-square holiday house, which blends well with the heavily treed coastal site. All rooms have been designed in proportion to the family's space and storage needs.

Due to the site being so heavily treed, the only portion of the house that is viewed from the street is the carport. Therefore, the Designer had to create a carport that had visual interest and street appeal. This has been achieved by using a split curved roof which is supported on steel columns with a solid brick corner to create some visual aesthetics at the front of the property.

The carport is connected to the front entrance for protection from the coastal weather. Port hole windows beside the front door help to create the seaside

theme of the house. Once inside the house, the waved entry wall helps to carry this theme right through. The kitchen/meals and main living area have raking ceilings giving a perception of space and volume whilst highlight windows face the north thus maximising solar penetration.

The Designer's close attention to colours, textures, form and light have enabled the owners to re-acquaint themselves with the virtues of a simple life, where the emphasis is on enjoyment and basic everyday pleasures. The Judges agreed this was a most worthy winner of this award.

Winner: Best Use of Boral Building Products



Finalist: Graham Jones Design
Contact: Graham Jones
Phone: (03) 5981 0276
Project: To design a three-bedroom, two bathroom beach house at Safety Beach with the largest possible living area for under \$100,000 - oh yes and don't forget the double carport, storeroom, brushbox floors, stainless steel Italian appliances, wetseal tiled shower bases etc. The result is a stylish trendy 15 square house with clean lines and flowing spaces. Simplicity in design enabled the designer to achieve all items on the clients "hit list" within the budget. Construction was cost effective by taking a simple rectangular shape, which was positioned to take advantage of the northerly aspect for winter sunshine into the living room. A pergola was added to protect the west facing windows from the hot summer sun.



Finalist: Graham Jones Design
Contact: Graham Jones
Phone: (03) 5981 0276
Project: To design a house at Mt Martha for a professional artist, whose life revolves around her work. The house, therefore, needed to be primarily a studio. The external look of the house had to be rustic, yet with a beachside flavour. The site was chosen for its sensational views to Port Philip Bay, and it was important to capture those views from the major rooms of the house. The steep site enabled the designer to stagger the house to give a three storey effect, yet complying with council height restrictions of two storeys. 180 degree views have been achieved from all living areas and, most importantly from the studio, where the client spends a great deal of time.



Residential Designs

New Homes: Up to 250 sqm

Entrant: Peter J Jackson Building Design Consultants

Contact: Peter Jackson

Phone: (03) 9557 4790

Project: New 18 square home at Inverloch, with double garage and open floor plan to maximise the shape of the site and north outlook. The design concept for this house was to create a home that is unashamedly identified as coastal, incorporating abundant light and natural ventilation. The floor plan layout is open and free, and designed to take maximum advantage of north sunlight, thus making it solar efficient whilst taking full advantage of views to the parkland at the rear of the site. The front elevation has been designed to create visual interest from the street and to reflect a seaside feeling. The curved windows to the master bedroom have been designed to lead the eye to the focal point of the front elevation, being the entrance. The double

garage has direct access to the house for both security and protection from the weather, and provision has been made for secure parking of a boat behind the garage. The garage has a workshop area and additional storage cupboards for holiday and beach equipment.

Winner: Small Budget Innovation in Building Design



Entrant: Conte & Cosentino

Contact: Joseph Conte

Phone: (03) 9792 2640

Project: To design a three-bedroom home, plus

study, with the character and charm of a bygone era, maintaining its external character to every elevation. The project had to complement the area which ranges from Californian bungalows, Federation and Tudor revival homes. Maximum living area 26 squares. The brief included:

- Family room and bedroom one to optimise outlook of parkland at rear.
- Kitchen, family, meals and lounge to face north, best utilising the solar aspect.
- Double garage, room for work bench.

- Study close to entry.
- Storeroom which can also be used as a guest bedroom.



Entrant: Robin L Barber Design

Contact: Robin Barber

Phone: (03) 5382 4417

Project: Design a four-bedroom federation style brick veneer house on a tight corner allotment at Horsham, with the main living area to take advantage of the adjacent river views.

The residence to include combined family/meals area with a covered outdoor living space adjacent to family room area.

The master bedroom to be positioned away from the other three bedrooms with provision for an ensuite and walk in robe.



Finalist: Conte & Cosentino

Contact: Joseph Conte

Phone: (03) 9792 2640

Project: To design three period style town houses at South Caulfield which were to blend in with the surrounding architecture.

The project was to feature:

open plan to ground floor with a sense of spaciousness.

adequate open space for outdoor living.

One of the town houses was specifically designed for the developer to occupy.

Overall the development complies extremely well with the good design guide, and satisfied the clients' proposed development expectations.



Finalist: Graham Jones Design

Contact: Graham Jones

Phone: (03) 5981 0276

Project: To design a modern, stylish dual occupancy house at Chadstone as large as possible on a very tight site.

This required designing the house to the odd shape of the block utilizing all space to the setbacks.

The curved raised ceiling over the main living area and use of light has certainly achieved a spacious feel in such a small house.

Client's comment:
Imagination, creativity and style are packaged into one small home.



Entrant: Peter J Jackson Building Design Consultants

Contact: Peter Jackson

Phone: (03) 9557 4790

Project: To design seven new units at Malvern consisting of double-storey units and five single-storey units.

The client's brief was to develop the site of 1600 m² to suit the classical style of housing in the Malvern area, to have a mixture of single and double storey units and to be designed in keeping with the requirements of "The Good Design Guide". The basic requirements of each unit was to have three bedrooms, an open plan living area and direct access from the garage.



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Student Entries

The Judges were impressed with the entries received for this year's Student Award for the Best Response to a Design Brief. Students studying Architectural Drafting at the various tertiary institutions in Victoria were invited to submit their response to a set brief, and the BDAV takes this opportunity of thanking participating TAFE Institutes for promoting this category in the competition.

The winner was **Irene Wong**, a student studying at the Holmesglen Institute of TAFE, whose entry featured a spacious sun deck, and attention to energy efficiency elements. The Judges agreed that her submission showed imagination and flair, as well as attention to detail. It is clear this talented young designer has a promising future in the building design profession.

The Judges also requested the efforts of the following students be acknowledged:

- Mu Wen Larnach (student at Holmesglen Institute of TAFE); and
- Lee Greig (student at Holmesglen Institute of TAFE).

Entrant: Neerim Project Design Pty Ltd
Contact: Bill Heseltine
Phone: (03) 5628 1283

Project: Extensions and alterations to existing 1970s brick veneer residence at Wheelers Hill. The client's brief included:

- Turning the existing residence, which comprised a two-storey, flat deck roofed brick veneer structure with exposed beams and plenty of mission brown, into a contemporary, executive style residence with accommodation for four vehicles.
- A large bedroom for each of three teenage children plus a guest bedroom. Master bedroom situated away from the childrens' rooms in the formal zone.
- Living areas to comprise rumpus room and family room, plus formal living/dining room. These rooms maximise the extensive views to the Dandenongs.

