

Building & refurb

Facilities of the future

In addition to meeting current tastes and preferences, a core consideration for Australian architects and builders is that aged care facilities must function to support new and emerging models of care. AAA profiles three projects that do just that.



'Responsive models of care'

The Tudor Village Community Centre designed by CHT Architects is the result of a considered response to the needs of the service provider, residents and staff of Tudor Village, Lilydale. From inception, the project had to be respectful of and make reference to the original building, which burned down on the site in 2013, says CHT director David Carabott.

Considering this, he says, it was important to create a new and modern facility that would still be familiar to the residents living in the facility. "The approach to the interior design of the community centre included this

methodology to create an open-plan space, which is flexible to change and suits the resident's needs and desires," he says.

The centre harnesses an abundance of natural light as it is mainly used during the day. The open layout of the centre includes the ability to segregate the lounge from the dining area to allow for functions or more secluded, private spaces for residents to use. This is achieved through concealed sliding doors which are seamlessly integrated into the design of the building. "This subtle design strategy is carried through to the integration of the air-con and of the LED, feature-strip lighting in the pitched roof," Carabott explains.

"This modern take on the traditional aspect of architecture from the Tudor era provided the opportunity to create a consistent language that carries through the community centre and connects to the surrounding buildings, keeping with the context of the local community.

"The pitched ceiling within the community centre, gives a feeling of grandeur and to soften the potential effects of this design to the noise quality of the space, an acoustic ceiling and the use of carpet is utilised to absorb more sound, thus creating a softer setting for staff and residents."

The colour palette of the design was kept simple, including four primary materials, which complement the character of the centre. To create a warm yet elegant environment, timber,

"The approach to the design of the community centre was to create an open-plan space, flexible to suit the residents' needs."



marble, bluestone and carpet were utilised, he says. It was necessary for the space to be as user-friendly as possible, which resulted in the inclusion of safe and easy-to-use amenities that are suitable for functions and private use. This is evident in the self-serve kitchenette, to help residents feel at home. In keeping with this notion, the use of timber in the library and media spaces helps to emulate this feeling, he says.

"The visual connection between spaces was of great importance to the interior design intent as seen in the glazed windows in the pool and gym areas, which also include mirrors to enhance the connection between these spaces," Carabott says.

"This interactive nature is also evident in the visual connection between the interior and exterior, ensuring that residents feel connected both to nature and the outdoors, as well as to the activity that is taking place within the outdoor courtyards, bowling green and gardens.

"The open, natural ventilation of the BBQ space, which is kept in close proximity to the community hub, creates a dynamic area that is well-connected, simultaneously to the landscaped exterior and the comfort of the interior," he says.



David Carabott

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