

# Project Case Study

**TOTAL  
CONSTRUCTION**

Concept to Completion

**Project**

Administration  
Office Fit Out

**Location**

Melbourne, VIC

**Client**

RMIT – City Campus

**Project cost**

\$1.8 million

**Completion**

July 2009



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We were engaged by the Royal Melbourne Institute of Technology (RMIT) and Spowers Architects to fit out Level 2 of Building 37 located in the Swanston Street campus.

750m<sup>2</sup> had been fully demolished and all services decommissioned. The five main areas in which this project was divided were reception, plant rooms, kitchen/ breakout area, academic offices and open offices/seasonal hot desks.

In most areas the existing concrete ceilings were preserved and all the services appear exposed. To counteract this industrial look throughout the level, the finishes for the joinery and the doors are very stylish and aesthetic.

This project entailed numerous challenges such as control of noisy works in a fully operational academic building, night works and the data room works which feeds the whole building, so all works undertaken in this room had to be carefully scheduled in order not to disrupt the functioning of the rest of the building.

All furniture and self storage units were supplied and installed by Total Construction.

Both the client and architect were very happy with our work. This is our fourth project for RMIT and our second with Spowers Architects.

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