NEW LECTURE THEATRE AND COLLEGE KITCHENS
WORCESTER COLLEGE, OXFORD

Preliminary Briefing Paper
Expressions of interest are invited from architect-led teams for the design of a new Lecture Theatre and College Kitchens for Worcester College, Oxford. The College is hoping to attract interest from architects with exceptional design skills to work with the College to develop a contemporary solution befitting the historical setting. The ambition is for the new building to be completed in time for the celebrations of the College’s 300th anniversary in 2014. Selection will take the form of a design competition organised by Royal Institute of British Architects (RIBA) Competitions.

The successful team will need to strike a balance that considers architecture, functionality and durability, as well as displaying the ability to work closely with the College to generate an outstanding vision and to see that vision through to completion.

The competition will invite a shortlist of up to six teams to develop design concepts in response to the College's outline brief. The competition will be held in two stages:

Stage 1: Expressions of interest
Stage 2: Design concepts and interview with Jury Panel

In the first instance expressions of interest are invited, in accordance with the requirements set out in this paper.

A maximum of six teams will be invited to stage two and each will receive an equal honorarium of £5,500 + VAT. The winning teams' honorarium represents an advance on their professional fee.

**Background and Context**

Worcester College is one of the 38 constituent colleges of the University of Oxford. There has been an institution of learning on the site since the late thirteenth century, though Worcester College, in its current form, was founded in 1714. Within the main quadrangle there is a diverse range of buildings from medieval cottages which are among the oldest residential buildings in Oxford, to an imposing eighteenth-century neo-classical building. One of Worcester's architectural distinctions is that it brings together on a single site the work of four major architects: Hawskmoor, Wyatt, Keene and Burges.

Until Beaumont Street was built in the 1820s the site was relatively cut off from the city: as a result the College buildings still sit within 27 acres of wooded grounds which contain a sports field, and a listed garden, landscaped around an ornamental lake.

Further details about the College and its history can be found on the College's website: www.worc.ox.ac.uk.
The Building

The new 150-seat (approx) lecture theatre and kitchen will provide the College with a first class facility. The new theatre will need to provide a space that meets the College's aesthetic and functional requirements - flexible, comfortable, welcoming, and easy to maintain. A key challenge to design teams will be the constrained nature of the site and access to it – the anticipated location is between the Nuffield building and the existing buildings, which can be seen on the attached illustration. From a planning point of view it is to be noted that the site falls within a Grade 1 curtilage, faces onto the main College garden, and is bounded to the East by the College wall and Worcester Street.

Specifically the building will need to accommodate the following:

- A lecture theatre to seat up to 150, with uses to include conferences, lectures and student performances.
- A new kitchen to serve the College – this element may include re-use of parts of the current kitchen space.

Key expectations are summarised as follows:

- The design must be of high quality and sensitive to the historic context.
- The new building should be creatively integrated into the complex of existing buildings and uses.
- The building must be efficient and environmentally sustainable.
- There should be minimum disruption to College activities, to be achieved through timing of construction in relation to the academic year.
- The target completion date is late 2013.

Budget

The anticipated budget for the new building is £3 million excluding fees, fixtures, fittings, and VAT. The project is subject to final confirmation of funding from a private donor.

Competition Programme

Key dates, which may be subject to alteration are as follows:

- Deadline for Expressions of Interest: 16th March 2011 at 14.00hrs
- Shortlist notified: 25th March
- Stage two brief issued to shortlist: 30th March
- Submission of design concepts: 18th May
- Final assessment (interviews): w/c 6th June
- Report to Governing Body: 22nd June
- Winner announced: 22nd June onwards
Selection Criteria

Stage 1 (expressions of interest):

- high quality and imaginative architecture
- experience of/understanding of designing within a similar context
- approach to sustainability, environmental considerations and techniques
- collaborative approach to involving clients and users in the design process.

Stage 2 (design concepts):

- understanding of client expectations, preliminary response to site and brief
- appreciation of the historic context of the site and consequent conservation and planning issues
- demonstrable innovation and creativity in solving complex projects
- capacity to design a building of high architectural distinction
- pragmatic and workable solution
- ability to work in partnership with the client team
- capacity to manage the project, taking into account the challenging site-access issues.

Eligibility

The competition is open to architect-led, multi-disciplinary design teams.

Jury Panel

The College representatives on the Jury Panel will be the Provost/Provost-Elect, the Vice-Provost, the Estates Bursar, the Development Director, Dr Cathryn Costello and Dr Antonis Papachristoudoulos. The RIBA Architectural Adviser to the Jury Panel will be Terry Pawson of Terry Pawson Architects.

The Jury Panel will be supported by an independent Quantity Surveyor who will appraise the submissions prior to final judging.

The final decision on the appointment of the winning team will rest with the College Governing Body. The role of the Jury Panel is to make a recommendation to the Governing Body for their consideration and final decision. The College will reserve the right not to proceed beyond the competition in the event that no one scheme meets the requirements and aspirations set for this competition, however all prize funds as indicated will be awarded.
Submission Requirements

Expressions of interest should be presented as follows:

a) On a maximum of 20 A4 single sided (or 10 A4 double sided) pages the following information:

i. Full contact details of the architectural practice, identifying the key point of contact for the competition.
ii. An introduction to the practice, to include specific skills and experience, as well as reasons and motivation for applying for this project.
iii. Details of relevant projects, including images (clearly annotated).
iv. Three client referees (contact details only at this stage).
v. Names of consultants (it is suggested this may include an acoustician) with whom the practice would propose to work.

The distinction should be made between completed projects, on-going projects and competition entries.

b) In addition to the above, a single A4 sheet (loose) to provide the judges with an overview of the practice - this should include one key image and supporting text to summarise point 2 above (approximately 250 words).

c) A CD-ROM containing a pdf copy of a) and b). The latter must be no more than 1Mb.

Three hard copies and one CD-ROM should be submitted.

Please note:

- Submissions should be enclosed in a single package and sent to: RIBA Competitions 6 Melbourne Street, Leeds LS2 7PS.

- Only teams responding in accordance with the submission requirements will be considered. The EoI must be annotated with the unique registration number (to be received on registration) which should be placed on the top right hand side of the front cover of each document and CD ROM.

- Overseas competitors should note that for Customs purposes no commercial value should be assigned to the submission. Failure to do so may result in your submission being delayed and/or returned to you unopened, as the RIBA will not be liable for any charges otherwise incurred.

- Late submissions will not be accepted and it will not be possible to submit entries via e-mail.
Enquiries

The competition is being managed by RIBA Competitions. Any enquiries should be addressed to the RIBA. Members of the jury panel and the client team should not be solicited for information as this may lead to disqualification from the competition.

RIBA Competitions
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Leeds LS2 7PS
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www.architecture.com/competitions

How to Register

There is a registration charge of £35 (plus VAT).

Registrations can be made online via the website www.architecture.com/competitions. Please go to the Live Competitions page where you will be required to sign in to make your payment. If you have not used the website before, you will need to go through a short sign up process before proceeding to the payment area.

Once your payment has been processed you will automatically receive confirmation of your registration. RIBA Competitions Office will send your unique registration number to the email address provided within 2 working days.

For alternative payment methods please contact the Competitions Office.