

# Watpac National Project Update | December 2017

Watpac is pleased to provide the following update on our key projects.

## CONSTRUCTION



Casey Hospital Expansion

## HEALTH & SCIENCE

### Casey Hospital Expansion

Melbourne, VIC

Works are underway on the Casey Hospital Expansion in southeast Melbourne with the project officially launched by the Premier of Victoria in October 2017. Watpac, as part of the Plenary Health consortium with Plenary Group and Brookfield GIS, will deliver the 13,000 square metre expansion to the existing hospital facility. The expansion includes 160 new beds, the hospital's first intensive care unit, six new operating theatres, additional recovery capacity, a new day surgery unit, upgraded pharmacy, pathology and back-of-house areas, and a new front entry building that includes education and training spaces for Monash University. More than 300 new car parks will also be provided as part of the works.

### NSW Forensic Pathology and Coroner's Court Facility

Western Sydney, NSW

In June 2017 Watpac was awarded the contract to build the NSW Forensic Pathology and Coroner's Court facility for long-term client, Health Infrastructure. With works underway on site, the project will deliver a three-level building including identification and waiting rooms, counselling rooms, a mortuary and laboratories, conference rooms, court registry, administration rooms, offices and the Coroner's suites and courtroom. The facility is anticipated to be operational by 2019.

## Herston Quarter Redevelopment

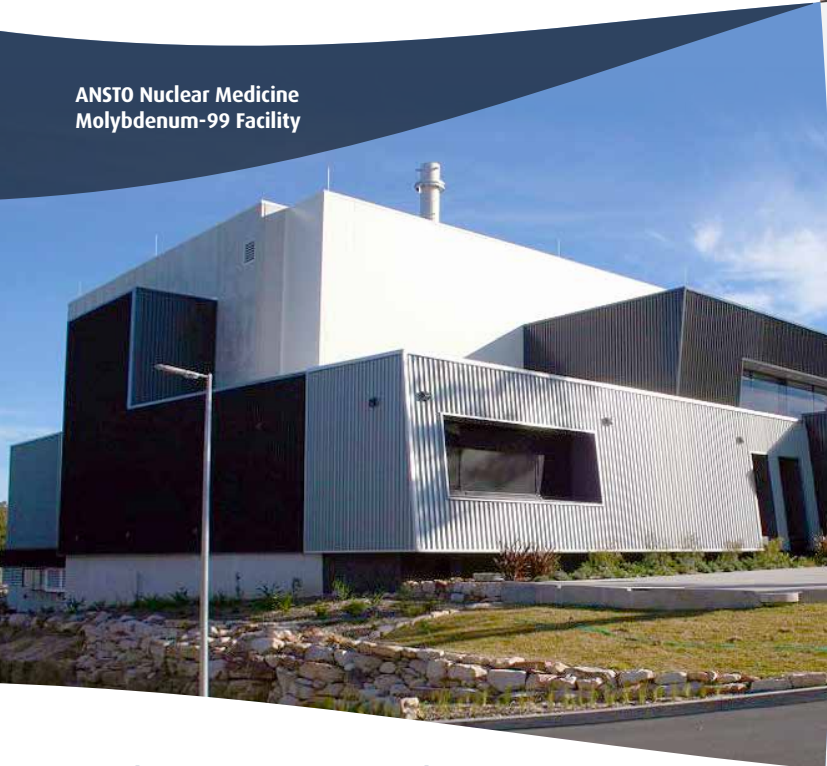
Brisbane, QLD

Works at Herston Quarter have focused on the demolition of a number of existing buildings including the old Royal Children's Hospital and the Surgical Building, in preparation for construction of the new Specialist Rehabilitation and Ambulatory Care Centre (SRACC). Approximately 80 per cent of the Coles and Woolworths buildings have been demolished. Approval for excavation and retention system civil works has been received and construction of the new SRACC building is expected to commence in February 2018. Watpac is also delivering the Spanish Steps – which will extend from Herston Road into the main public realm; dedicated carparking underneath the SRACC and the Spanish Steps, and major infrastructure upgrade works and associated road upgrades.



Herston Quarter Redevelopment

## ANSTO Nuclear Medicine Molybdenum-99 Facility



## ANSTO Nuclear Medicine Molybdenum-99 Facility

Lucas Heights, NSW

Practical completion of this world-class health and science facility for the Australian Nuclear Science and Technology Organisation (ANSTO) was achieved in November 2017. Given the complex nature and uniqueness of the facility, Watpac was tasked to deliver the challenging project in a secure and live-environment. Watpac developed a bespoke design that required specialist fields of expertise, sourced both locally and internationally, all in accordance with the requirements of the Therapeutic Goods Association for the production of pharmaceutical medicine. The facility will significantly increase ANSTO's capacity to produce the critical life-saving radioisotope Molybdenum-99 to a growing world market, positioning Australia as a global leader in this field.

## Frankston Private Hospital

Melbourne, VIC

This major expansion to the Frankston Private Hospital reached practical completion in June 2017. Delivered amidst a live operating environment, Watpac worked closely with key hospital stakeholders to ensure the existing facility remained fully operational throughout construction. The new building now serves as the main entrance to this high quality cancer treatment facility. The project also included a refurbishment to sections of the existing hospital as well as an expansion. The hospital now has an additional 60 beds, three extra operating theatres, an expanded Central Sterile Services Department and a new day oncology unit, with the existing day oncology unit converted into a second stage recovery unit.



Frankston Private Hospital



## RETIREMENT LIVING

### Albert Road Retirement Community

South Melbourne, VIC

A significant milestone for the new retirement living development in Melbourne was reached in September, with the arrival of the tower crane on site enabling the ramp up in structural activities. Recently completed structural works include basement foundations and slabs. Works are now focused on completing the level 1 slab, and the core jumpform reaching level 3 by late December. Located on Albert Road, South Melbourne, the project will deliver a 17-level residential tower comprising 83 purpose-designed apartments and two levels of car parking. The project is anticipated to reach completion in late 2018.



Albert Road Retirement Community

### The Cascades Seniors Living Development

Port Macquarie, NSW

Construction of Port Macquarie's newest retirement living development continues, with approximately 12,000 cubic metres of earth removed from site. Structural works are well underway, with the project expected to top out in early 2018. The project is being delivered in two stages, with the first building to comprise 35 one, two and three bedroom apartments. The second building will provide 17 apartments, of which 15 will be two bedroom apartments and the remainder three bedroom apartments. A number of community facilities will also be provided including a restaurant, coffee shop, gymnasium, community centre and outdoor retreat.

### Jewish Care St Kilda Road Senior Living and Community Precinct

Melbourne, VIC

Enabling works on this seniors living precinct near St Kilda Junction were completed in October 2017. This included services diversions to maintain existing facilities, construction of two temporary commercial kitchens, and associated transport covered walkways. Separable portion two commenced in November 2017 with site establishment activities to facilitate the main works, starting with demolition of the Gandel Besen building's east wing, and basement excavation works. When complete the state-of-the-art nine-storey aged care facility will provide 156 residential units, relevant health care and medical services for Melbourne's Jewish community. Associated retail and commercial areas, and basement parking will also be provided. The development will also feature facilities for residential religious services, including a synagogue and communal kosher kitchens with adjacent dining areas.

Jewish Care St Kilda Road Senior Living and Community Precinct





## RESIDENTIAL

### Ryde Garden

Sydney, NSW

The structure for this three tower residential development has been completed, with Building B topped out in November 2017. Since work commenced in May 2016, 350 concrete pours have occurred. Façade, joinery and internal fit-out of the 830 residential apartments will be the focus for the coming months, in addition to commencing external landscaping and public domain works. The majority of the 2,049 pre-fabricated bathroom and laundry pods have been installed, in addition to 491 kitchens. Watpac is also delivering 2,100 square metres of public park, rooftop gardens and a communal pool. The development will include 1,100 square metres of non-residential floor space consisting of retail, gymnasium and an area dedicated for a future childcare centre. The project will be progressively completed between March and July 2018.



York & George

### York & George

Sydney, NSW

Construction of this 39-storey inner-city mixed-use development continues. With the restoration works of the heritage listed Spiden House and Carlton House key features of this project, the through-link stone feature wall is now complete with the ground floor façade and restoration of the level 1 timber ceiling to Carlton House due for completion in early 2018. The tower core jumpform is currently at level 26 and the concrete pour is at level 21. Fit-out of the 199 residential apartments, retail escalator installation and level 7 plant room fit-out have commenced. The project is expected to reach completion in the second half of 2018, and will feature 32 levels of residential living, a seven-storey retail and commercial podium and two underground basement levels.

Ryde Garden





## Kodo

Adelaide, SA

Kodo will become central Adelaide's tallest residential apartment complex when the project reaches completion in late 2018. The substructure and podium floors are now complete and level 7 is expected to be completed by the end of 2017. Work on the tower floors and internal fit-out have recently commenced. When complete the residential tower will feature 208 apartments, a sky garden, plus ground floor retail and commercial tenancies.

## Riverlight

Brisbane, QLD

Major milestones in the construction of this waterfront residential development have been achieved in recent months including completion of the external structure, removal of crane two, and finishing the 20-metre lap pool's structure. Construction of the roof plant areas continues, with hard landscaping works, scaffold removal and installation of Origin plant commencing in November. The project is on track for practical completion in May 2018. This premium residential project will feature a combination of 240 one, two and three bedroom apartments and high-end penthouses. In addition, recreational facilities include an alfresco dining room, an outdoor master-chef barbecue retreat, a 20-metre lap pool and sun deck, a sensory garden and a fully equipped gymnasium will also be delivered.



## Union Tower

Melbourne, VIC

Located in the heart of Melbourne's central business district, works on this residential tower development are progressing well with the core structure up to level 31, the main floor plate at level 26 and curtain wall façade at level 16. Joinery installation is underway with permanent power to be connected before year end. The residential tower's prototype apartment is expected to be finished in February 2018, with project completion on schedule for September 2018. The new 35-storey development on Little Lonsdale Street will offer 165 sophisticated one and two-bedroom apartments, and feature a six-storey podium with amenities including shared and private work spaces, a gymnasium, bike storeroom, common workshop facilities and retail precinct.

Union Tower

Summer Hill Flour Mill

## Summer Hill Flour Mill

Sydney, NSW

This two-stage project involved the conversion of Summer Hill's historic flour mill site into a mixed-use residential precinct. The flour mill silos were converted into 45 apartments, which formed part of the 127 residences delivered across seven buildings. The precinct also features 18 three-storey terrace homes. Construction included landscaping and roadworks, services infrastructure and retail spaces. The project has recently welcomed residents into the second portion of the project.

## Newstead Series

Brisbane, QLD

A major milestone in this boutique residential development was achieved in October 2017 with the pouring of Tower 2's level 9 roof slab marking the completion of all external structures. Works are now focused on scaffold removal, external finishes and fit-out of the apartments. The new development will include a total of 300 apartments and townhomes across four boutique towers – The Carlyle, The Donaldson, The Ajax and The Koerstz. An expansive half acre of subtropical landscaped gardens will bring the buildings together. Amenities include a 25-metre lap pool and spa, sauna, gymnasium, alfresco dining areas, outdoor cinema, recreational lawns and exercise spaces.

## DEFENCE AND SECURE FACILITIES

Virgin Australia Baggage Handling System Upgrade



### **Virgin Australia Baggage Handling System Upgrade**

Brisbane, QLD

The upgrade and expansion of the Virgin Australia baggage handling system in the Brisbane Airport Domestic Terminal Building reached completion in November 2017. With the project completed in a live airport environment, Watpac's priority was to deliver the upgrade with minimal impact to daily operations. Works undertaken included upgrading existing baggage carousels, installation of three new carousels and extending the roof to cover a new mezzanine and gantry for the upgraded x-ray machines, and upgraded baggage-handling software to meet new standards.

### **Brisbane Airport Inter Terminal Transfer Upgrade**

Brisbane, QLD

Works on this upgrade project to improve the passenger connection journey between Brisbane Airport's International and Domestic terminals commenced in October 2017. Upon completion, the project will provide improvements to the International Terminal including upgraded baggage handling systems, increased processing capability of the level 2 bag drop area, new transfer check-in at level 2 Arrivals and relocation of level 2 bus stops.



## EDUCATION

### Arthur Phillip High School and Parramatta Public School

Parramatta, NSW

In July 2017 Watpac was awarded the contract to build two new state-of-the-art schools for the New South Wales Department of Education. Located in Parramatta, the new 18 storey high-rise Arthur Phillip High School will accommodate up to 2,000 students; and Parramatta Public Primary School will feature a new multi-storey 1,000 student facility. Works to be undertaken include the demolition of the existing schools and an upgrade of the existing heritage buildings on both sites. Landscaping of a rooftop garden area for Parramatta Public Primary School and sports fields for Arthur Phillip High School will also be delivered.



Arthur Phillip High School and Parramatta Public School

### Victorian New Schools PPP



### Victorian New Schools PPP

Various, VIC

Building works are essentially complete at the six Tranche 2 schools being delivered over four sites in the Geelong region, including two highly technical special needs schools. Final services are being completed and inspections are underway with handover expected on 1 January 2018. This will conclude works at each of the 15 schools Watpac has been delivering as part of the Learning Communities Victoria consortium for the Victorian State Government's New Schools PPP Project. This multi-site project involved the construction of primary, secondary and special schools, in addition to some community facilities. Workforce levels peaked in November 2016 when all 15 projects were active with 90 staff and over 1,000 subcontractors. A total of 60 buildings were delivered with a floor area of 63,000 square metres over 55.2 hectares of land.

### Queensland Schools PPP

South-East Queensland

Site works have commenced on Springfield West, the tenth and final school Watpac is delivering for the Queensland Government as part of the Plenary Schools Consortium. Unlike the other schools, Springfield West is being delivered in one stage and is due for completion ahead of the 2019 school year. Stage 2 works at Caboolture West, Griffin, Pallara and Ripley North were completed and handed over ahead of schedule in November 2017 allowing the schools to use the new facilities for end of year functions. Preparation for 2018 Stage 2 works at Bellbird Park, Caboolture North East and Redbank Plains will be established prior to the 2018 academic year, with completion scheduled prior to Term 1 commencing in 2019.

### Queensland Schools PPP





## SPORTS



North Queensland Stadium

### North Queensland Stadium

Townsville, QLD

Watpac was appointed to provide Stage 1 Managing Contractor services for Townsville's new 25,000 seat North Queensland Stadium in May 2017. The project will be delivered in two stages and is expected to engage with more than 2,000 people across the design and construction phases. The design and early works programme is well underway, with Stage 2 scheduled to commence in 2018.

### Gabba and Suncorp Stadium Video Board Replacement

Brisbane, QLD

Watpac has delivered four new high definition LED video display screens at the Gabba and Suncorp Stadium. The infrastructure upgrade allows all sporting fans a greater opportunity to be a part of the on-field action. At Suncorp Stadium, the two 167 square metre screens were installed prior to the start of the 2017 State of Origin series at the end of May 2017. The two 147 square metre screens at the Gabba – one at the eastern and the other the western end of the ground, were installed in time for the first Ashes test in November 2017.

Gabba and Suncorp Stadium  
Video Board Replacement





## HOTELS

### Pullman Ibis Hotels and Conference Centre

Brisbane, QLD

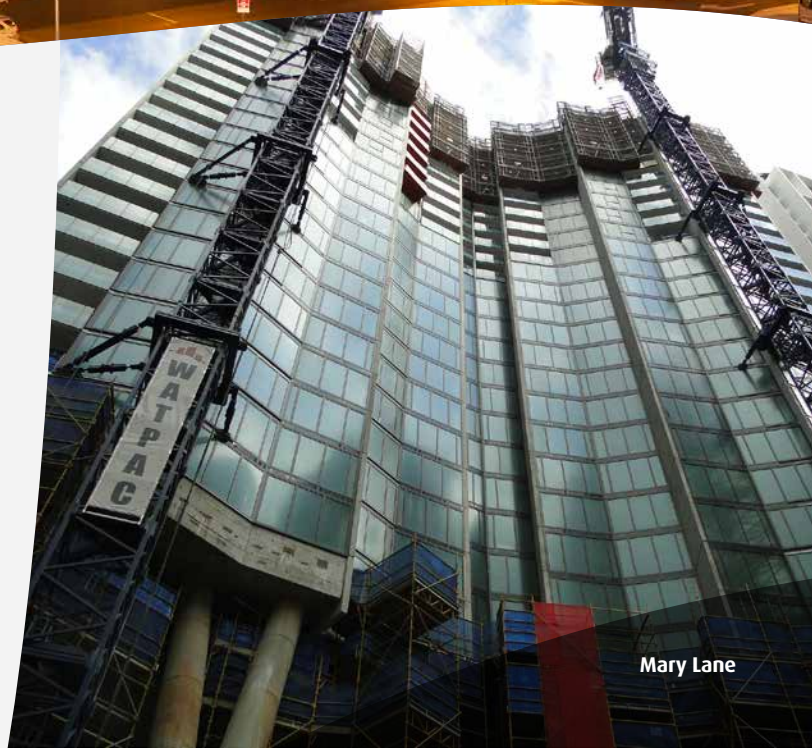
The new hotels and conference centre development reached practical completion in early October 2017, welcoming its first guests the following day. Located at Brisbane's Domestic Airport, the 3.5-star Ibis Hotel and 5-star Pullman Hotel offer 243 and 130 rooms respectively, with lounges, rooftop bars and views of the airport across to Moreton Bay. Accompanying the two-tower hotel development is the Brisbane Airport Conference Centre, which can host up to 600 delegates across 13 conference and meeting rooms, including a 300-seat ballroom. The third party development was the biggest undertaken to date at Brisbane Airport.



### Mary Lane

Brisbane, QLD

Work on the 37-storey hotel and apartment tower in the heart of Brisbane is progressing with the suspended slab pour currently at level 27. Installation of the air-cooled chillers and generators have been completed, and fit-out of the hotel rooms for the 5-star international Westin Hotel is underway. It is anticipated that all external structural works will be complete in March 2018, with practical completion on track for November 2018. In addition to the hotel and 184 luxury one, two and three bedroom residences, the Mary Street precinct will feature a multi-layered atrium with laneways, fine dining restaurants and bars. The development incorporates separate facilities for residents and guests including a rooftop recreation deck with pool, gymnasium, barbecue and function areas. The 286-room 5-star hotel element includes four podium levels with a large, resort-style pool with swim up bar, gymnasium, day spa, function space, lobby bar and restaurant.



Mary Lane



## CIVIL & MINING



Axehandle Gold Mine

### Axehandle Gold Mine

Southern Cross, WA

Mining has progressed, as per contract, down into fresh rock. The available work space has decreased significantly, reducing the required fleet down to one on day and night shift. Managing the sequencing of drill and blast operations as well as water management remains a critical issue. The pit is now over 100 metres deep which means higher dewatering rates are needed to facilitate the steady progression of mining the pit.

### Mt Magnet Gold Mine

WA

Watpac has provided mining services at Mt Magnet Gold Mine since 2011 with operations completing in October 2017. More than 40,000 truck hours were utilised to haul 4.1 million bank cubic metres of ore and waste over the life of the project. In addition to the original mining services contract from 2011 to 2016, Watpac negotiated a \$45 million extension in 2016 with additional works delivered over a 16-month period at the Blackmans, Titan and Brown Hill Pits. This project extension is now complete and was executed both safely and according to plan. The scope of works included drill and blast services and load and haul of waste and ore. The pits were mined using 100 and 200 tonne excavators depending on pit geometry and geological constraints.

### Tutunup South Mineral Sands

Busselton, WA

Watpac has been the sole provider of mining services at Iluka Resources' Tutunup South Mineral Sands Mine since operations commenced in 2011. Watpac was contracted to establish this greenfield site, build noise bunds, haul roads and process dams, relocate sensitive wetlands, and undertake all other site civil works. Located 17 kilometres south of Busselton, this mine is predominately a source of ilmenite for the Capel Processing Plant. Mining is done conventionally with two 87 tonne excavators and a fleet of 50 tonne and 40 tonne articulated dump trucks.

### Silver Lake Imperial Majestic Pits

Kalgoorlie, WA

Mining services continue at Silver Lake Resources' Imperial/Majestic project site. The Majestic pit was delivered in three stages with operations reaching completion in September. Mining continues in the Imperial pit with 100 per cent drill and blast activities. Additionally, Watpac commenced mining activities in the new Majestic West pit in July and it is anticipated this smaller pit will be depleted by the end of 2017. Production during October returned to a single fleet operation as per the original scope of works.



## Kalbarri Roadworks

Kalbarri National Park, WA

Located east of Kalbarri, 570 kilometres north of Perth, this project involves an upgrade to 20 kilometres of unsealed roads/tracks in the Kalbarri National Park for the Department of Parks and Wildlife (DPAW) in Western Australia. Road sealing for the Stage 2 Loop / Z Bend Access Roads and Carparks Upgrade Works was completed in July 2017. This stage of the project also includes earthworks, drainage, winning of pavement materials, and pavement construction and carparks.



Kalbarri Roadworks

## Capel Satellite Project

Busselton, WA

Work on this project is seasonal, running from October to April each year with the 2017/2018 season recently commencing. Activities include the removal and drying of iron oxide concentrate from the dams, ready for export to market. Located 35 kilometres north of the Tutunup South mine site at Iluka Resources' main processing plant in Western Australia, this project commenced in September 2014 and is due to be completed in May 2018. Watpac's primary contract is to clean out secondary product dams, in addition to general site support and minor civil work projects.



Capel Satellite Project

## Harold Road Passing Lanes

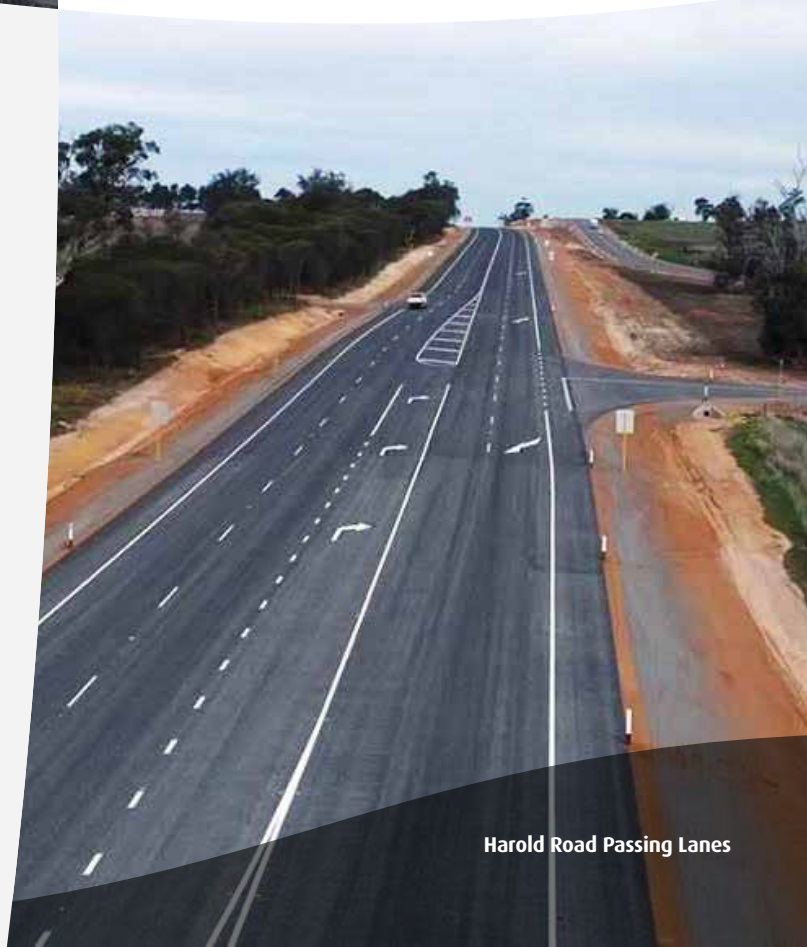
Kojonup, WA

This project to upgrade a 2.8 kilometre section of the Albany Highway just north of Kojonup was completed in June 2017. Project works which included the installation of an overtaking lane in each direction, involved clearing, cut to fill, cut to spoil, pavement construction, drainage, sealing, kerbing, line marking and signage works. The project used 100,000 tonnes of material from locally supplied client gravel pits.

## Remediation of Ravensthorpe Dam No. 4 Bitumen Catchment

Ravensthorpe, WA

Watpac is undertaking remediation works including reconstruction and sealing of the catchment areas at the Ravensthorpe Dam. With works commencing earlier this year, completed activities include the removal of vegetation across all sub-catchment areas and proof rolling of the exposed gravelly basecourse while reconstructing substandard areas with 150 millimetres of basecourse gravel. All areas will be resealed, including surrounding drainage channels with works expected to be completed by the end of 2017 well ahead of schedule.



Harold Road Passing Lanes





**Kwinana Power Station  
SOR Tank Bund Works and  
Drainage Removal**

**South Dandalup Dam  
Outlet Works**



## **Kwinana Power Station SOR Tank Bund Works and Drainage Removal**

Kwinana, WA

Excavation works on this project commenced in September 2017 and reached completion one month ahead of schedule in October 2017. Watpac undertook the removal and disposal of contaminated soils, drainage pipework, HDPE liner, Oil/Water separator and other bund infrastructure from the Kwinana Power Station site in Naval Base.

## **South Dandalup Dam Outlet Works**

South Dandalup, WA

Watpac is delivering an upgrade to the Water Corporation's South Dandalup Dam. This includes upgrading the mild steel cement lined bellmouths to stainless steel as well as changing out the valves inside the intake tower. Rope access and diving crews were required to complete this work. Downstream works below the dam wall are also being carried out including demolition of an existing guard valve pit followed by reinstating the valves and pit, and installation of a DN900 scour dispersion valve at the end of the main scour pipe. The project is anticipated to be completed by the end of the year.