

# HITTING THE BEACH

DEVELOPER : Metropolitan Redevelopment Authority  
MAIN CONSTRUCTION COMPANY : Georgiou  
ARCHITECT : TCL/UDLA/Hames Sharley  
STRUCTURAL ENGINEER : ARUP  
CONSTRUCTION VALUE : \$50.9 million



Redevelopment of the iconic Scarborough Beach saw new landscape features, beach hub, and an intergenerational plaza including the largest skate park in WA, climbing wall, half-court basketball and the relocation of the heritage Scarborough Clock Tower.

**Awarded the \$50.9 million Scarborough Beach Redevelopment project in 2017, Georgiou has been the main point of call for the redevelopment of public domain areas spanning from Reserve Street to Brighton Road, shopfront to shoreline.**

Responsible for the intensive revitalisation of Scarborough's beachfront, Georgiou has overseen what will be the largest skate park in Western Australia. With a scope of work extending from demolition, earthworks and removal of services to the construction of several bespoke structures such as architecturally designed arbours, a children's playground, climbing wall, half-court basketball area, skate park; a new surf club and council facilities building; and relocation of a historic clock tower, the Georgiou team of more than 150 employees proved beyond proficient at the task.

A project aimed at helping Scarborough Beach find a listing among Australia's finest beaches, Georgiou was first engaged to undertake a programme of forward works – demolishing the existing infrastructure and removing services to clear and prepare the site for new construction, including vast areas of hard and soft landscaping. Having established the site, construction of main buildings was undertaken with smaller structures to follow and new irrigation including groundwater bores. This construction phase also saw to the establishment of waste-water facilities and pump stations, telecommunications and electrical rearticulation and lighting.

A key aspect of the project was to ensure funding partners – Metropolitan Redevelopment Authority (MRA) and the City of Stirling – as well as major stakeholders such as the service authorities were kept well informed of the programme. One of Georgiou's strengths on the project was to accommodate a number of impacts of programme – the staging of works, design changes, requests to change scope etc. Needing to maintain access to the beach, and essentially through the construction site, as well as retention of parking and considerable roadworks required innovation and flexibility; something that has been greatly appreciated by the community.

“Perhaps one of the most challenging aspects of the redevelopment was relocation of the

iconic Scarborough Tower Clock – a Western Australian registered commemorative structure that has been in place since 1979,” Project Manager, Ben Guile explained.

“The fragile local icon needed to be moved less than 6m west, however the risks associated with shifting the clock tower were high. The relocation took hundreds of hours of planning including engagement with a range of stakeholders, and weeks of preparatory works onsite before the final shift was completed over a single night shift.”

As Georgiou had completed the forward works package prior to being awarded the redevelopment works, the team was able to achieve savings of more than \$7 million in the value engineering process. “By working closely with MRA, local stakeholders and the design consortium, we were able to identify areas of savings, both in time and money. Additionally, our team has managed to divert 98% of demolished materials away from landfill through a number of reuse and recycling initiatives.”

With more than 600 current employees nationwide, Georgiou has established themselves as a national civil and building construction company with more than 40 years experience. In 1998, CEO John Georgiou amalgamated family owned businesses – Direct Drainage, Geocrete and Roadpave – to become Georgiou Group. With offices in Perth, Sydney and Brisbane, Georgiou aims to be “the best people to work with” and with a set of strong values such as safety, profit, relationships, people and innovation, it's not just about work but risk management and client satisfaction.

Georgiou projects both past and present show a burgeoning across a range of sectors from commercial, industrial, retail, health, defence and education to water infrastructure, transport, land development and mining. A multi-award winning group with a passion for sustainability, environmental integrity and diversity in market and company-client culture, Georgiou's contribution to the Scarborough project is sure to be of long standing profit.

**For more information contact Georgiou Group,** PO Box 1815, Osborne Park WA 6017, phone 08 9209 9200, fax 08 9249 2754, website [www.georgiou.com.au](http://www.georgiou.com.au)

# PLUMBED IN SUCCESS

Contracted by Georgiou for the Scarborough Beach Redevelopment project, family owned business Altona Plumbing and Civil applied their 40+ years of experience to deliver a package inclusive of the supply and installation of large wastewater pumping stations, waste-water reticulation throughout the site, potable water and fire mains, outdoor showers and drinking fountains.

Altona have worked with Georgiou for over 20 years and in acquiring the Scarborough project, prove themselves an asset once more. A complex redevelopment project, it aims to revitalise the Scarborough beach front and help redefine it as an attractive, stimulating and competitive tourist destination.



With the aim not only to beautify the environment but to provide facilities for extensive community use, Project Manager, Darren Byrne, said the project was “exciting but challenging”. Involving 4,000m of underground piping, and the use of 200 tonne cranes and large machinery, the work was completed over 11 months.

Specialising in plumbing and civil works, Altona Plumbing and Civil have successfully delivered a wide scope of projects. Their expertise can be said to cover major inground infrastructure, civil works, commercial hydraulics, 24/7 maintenance services utilising an extensive range of company owned excavators, skid steers, wheel loaders, water trucks, shoring systems and dewatering equipment.

They believe the company’s robust and competitive standing in the construction industry can be attributed to their commitment to continued training and development, supplying the best workforce possible to the industry. Completed and ongoing Altona projects range from urban development to marine and infrastructure projects.

Altona Plumbing and Civil congratulate Georgiou on yet another successful project for the Metropolitan Redevelopment Authority.

*For more information contact Altona Plumbing and Civil, 7/24 Baile Road, Canning Vale WA 6155, phone 08 9455 1137, fax 08 9455 1467, website [www.altonapc.com.au](http://www.altonapc.com.au)*



## WA ROLLER DOORS SALES AND SERVICE

WA Roller Doors was proud to be associated with the new Scarborough Redevelopment in Perth, supplying a Roller Door/Sectional Door package for the ground floor installation of the new Surf Club undercroft storage area. There were 11 custom aluminum sectional doors that were designed with different patterning systems to break up the monotony and creating an ultra-modern look which is slick and aesthetically congruent with the building design.

The Custom Aluminum sectionals were manufactured with our unique Built in Truss (BIT) 25 microns natural anodised frame, this was the standard that was required to meet all coastal environmental factors for the Scarborough Surf Club project. The sectional door infills were designed utilising WA Roller Doors complete range of Danpolon, Perforated and Solid aluminum sections, that were complimented in a range of Duratec powder coat colours giving all doors a real coastal look that blended in.

All doors were supplied and installed with a Grifco S Drive remote controlled motor system designed for heavy duty use and commercial applications.

Perhaps tantamount to the Scarborough project is the attention to detail by providing a Surface Technology treatment to all hardware, screws, bolts and nuts to ensure their resilience in the coastal context.

WA Roller Doors organised this by outsourcing to a local company and in doing so, have ensured the doors will maintain their durability in a coastal environment.

WA Roller Doors have been in operation for over 25 years. Their past and current projects show experience and capabilities in many industry areas, from domestic garage doors to large industrial roller shutter applications. Supplying mining industry clients such as BHP and Rio Tinto, they have experience in supplying all areas of the door industry. Showcasing a portfolio of products for both domestic and industrial use, the WA Roller Door signature for style and durability is spotlighted for excellence through out the Scarborough project.

*For more information contact WA Roller Doors, PO Box 110 Floreat WA 6014, phone 08 9285 0333, email [sales@warollerdoors.com.au](mailto:sales@warollerdoors.com.au), website [www.warollerdoors.com.au](http://www.warollerdoors.com.au)*