

ATLAS NORWEST

CONSTRUCTION COMPANY : Taylor Construction Group
CLIENT : Capital Corporation
COMPLETION : May 2011
SURVEYOR : Hard & Forester Consulting Surveyors
ARCHITECTS : Turner & Associates
PROJECT END VALUE : \$40 Million

TAYLOR CONSTRUCTION GROUP
Suite 2.10, 5 Celebration Drive
Bella Vista NSW 2153
t. 02 8884 9000
www.taylorconstruction.com.au



QUALITY RESULTS FROM INNOVATIVE EFFORTS



When taking on a challenging project Taylor Construction Group (TCG) deliver a quality outcome, with innovative construction methods and a value-adding approach to design. For Capital Corporation's Atlas Norwest project, TCG completed the design and construct of the \$40 million commercial complex, and also the fitout of the new Virgin Active Health Club, in one single stage of just 57 weeks.

Atlas is located at the gateway to Norwest Business Park, and comprises over 40,000sqm including 17,400sqm of GFA and 23,000sqm of carparking, ramps and terrace areas. The complex features two adjoining structures, with a two storey 740 bay car park positioned above a common basement. A six floor commercial office tower, with striking double-floor foyer and ground floor cafe, faces Norwest Boulevard. The adjoining building facing Windsor Road features the Virgin Active Health Club, a first class gymnasium over two levels, complete with two pools and spa.

One of the major logistical challenges was having only one access point to the entire site. Another was integrating the Virgin fitout with the main construction works. The multi-faceted fitout covers an area of 4,650 square metres over two levels. It included the construction of a 25 metre heated indoor swimming pool with spa, separate Learn to Swim pool, and play areas for children. Other elements of the facility include an indoor rock climbing wall, yoga studios with natural light, a Kids Club, internet stations with high-speed access set in a contemporary living space, expansive exercise equipment rooms and free weights room, group training rooms, administration and sales offices.

Atlas Norwest has been designed to high environmental sustainability standards, with high performance glazing throughout, abundant natural light, and water and energy efficient fixtures. The complex is a noteworthy landmark within the Business Park, with views over the Park and beyond to the Blue Mountains.

The success of the Atlas project has seen TCG contracted for a second design and construct project for Capital Corporation, also in the Norwest Business Park. 22B Norwest will be a mixed used development comprising approximately 11,000m² of high quality office space, speciality showrooms and 106 serviced apartments over seven levels to be managed by Medina Apartment Hotels. The design also includes a cafe, three level open deck car park, coach set down and parking areas.

"Our team is focused on the client and our approach is to totally understand their commercial objectives so that we can deliver exactly what they need. We try to understand what drives them and how they judge the success of the project. We endeavour to work with clients at the early stages of a project's lifecycle so we can add value and provide innovative solutions and ideas which will help them achieve their desired results at the most cost effective and efficient way. Our team become part of their team and we work closely with all consultants to ensure the whole process runs smoothly," said TCG Business Development Manager, Shane Strong.

"Our vision is to be a team of professionals whose culture sets the benchmark in our industry! Repeat work is critical to the success of our organisation and the way we go about our business ensures this continues to happen. We aim to ensure the project is a success for our clients – as when it is a success for them then it is a success for us."

TCG has the capabilities to deliver projects from \$5M up to over \$50M across the Commercial, Retail, Industrial, Aged Care and Education sectors. Established in 1994, TCG has grown organically to a firm with over 80 staff from apprentices to senior management. Their expertise in house includes a full time Design Manager, full time OH&S Manager and construction professionals with extensive track records on projects up to \$100M. Their team is the foundation for the company's success, and cultivating teamwork and recognising staff efforts has made TCG an employer of choice within the construction industry.

Other recent projects completed by TCG include Kotara Homemaker Centre. The new \$28M 30,000sqm bulky goods facility near Newcastle was completed three months ahead of schedule. TCG contributed to the design to maximise the effective use of the site, and added further value by extensive use of tilt-up panel and precast construction of the 22 individual units, six of which they also fitted out.

TCG are currently building a new 144 bed high and low dependency aged care facility under a Design and Construct contract for Bupa Care. The multi-faceted project features administration areas, superior quality residential suites with balcony terraces across multiple wings, surrounding spacious landscaped courtyards, and amenities including onsite laundry, catering facilities, day spa, hair salon, cafe, and basement car parking.

A SOLUTION TO YOUR RECRUITMENT & STAFFING NEEDS



Active APC Pty Ltd ("APC") is a privately owned and operated Recruitment and Training company based in Norwest Business Park, Baulkham Hills, Sydney NSW and are a very proud supplier to Taylor Projects Group.

With four branches located throughout the Sydney Metropolitan area and another about to open in Cardiff (Newcastle) NSW, they are one of the largest suppliers of short and long term site and office staff to the Construction and Industrial / Warehousing markets. There is also an Administration division which services their clients, both "blue and white" collar, with quality Administration Support and Managerial staff.

APC has built a team of industry experienced and trained consultants, with an intimate knowledge of not only the time and cost constraints that are placed on them, but also the demands that their clients face on a daily basis in relation to OH&S, programming, budgets, Industrial Relations and the myriad of other issues that can be there one day, gone the next, only to appear "out of the blue" again.

APC believe they have a "Taylor made" solution to your recruitment and staffing needs and are only too happy to discuss them with you.

As well as recruitment APC now, through their association with Back to Basics, can now assist with a wide range of Construction industry and

business based training programs for both the individual (via distance learning) and commercial operations across Australia. Course structure, timing, delivery and (if applicable) Government funding can all be co-ordinated to best suit the needs of the client to ensure the best possible outcome for both the trainee and their host employer.

For more information on the range of Employment and Training options that are available please head to our website at www.activeapc.com.au or contact Gavin Jennens at gavin@activeapc.com.au or 02 8824 9100.

We would like to again congratulate the team at Taylor Projects for their ongoing success in particular at the Atlas Norwest Project and are proud to be associated with them.



ACTIVE APC PTY LTD
5a/5 Meridian Place, Norwest Business Park
Baulkham Hills NSW 2153
t. 02 8824 9100
f. 02 9905 5711
www.activeapc.com.au

TOP-CLASS STEEL SKILLS AT ATLAS NORWEST



ACM GROUP
t. 02 9632 3678
f. 02 9632 2978
e. acm39@bigpond.com

Given a challenging design, ACM Group delivered spectacular results for the Atlas Norwest project. ACM fabricated and installed the structural steelwork for the project, including a 19m X 3.5m steel pedestrian bridge, awnings, a covered walkway and stairs, as well as a glazed stainless steel balustrade and handrails.

ACM completed all detail design and shop drawings for the structural steel, then manufactured everything at the company's Guildford factory. Surface treatments used included sandblasting, painting and hot dip galvanising. The pedestrian bridge element demonstrated the company's logistical abilities, as it was manufactured as a complete assembly, which had to be transported on an oversized semi-trailer with escort along a planned route from the factory to the special painters in Rosehill then from Rosehill to site. It was lifted into position using an 80 tonne crane.

ACM's on site works at Atlas Norwest were undertaken by a crew of ten highly experienced and safety-conscious installers, who installed the bridge, all other structural steel, the stainless steel balustrade and glass to the balustrade. On site welding equipment including specialised TIG welders for stainless steel.

With almost 20 years in the structural steel trade, ACM have the skills and facilities to meet the needs of major construction projects across the Sydney-Newcastle region, South Coast, Central Coast, Southern Highlands and Blue Mountains. The company's 20 staff includes

estimators, draftspersons, boilermakers and welders, riggers, fabricators and installers; and the fully-equipped factory is capable of handling structural steel projects of up to 150 tonnes. ACM are specialists in Heritage restoration works and complex design structures.

The Metalwork division of ACM delivers top quality work including staircases, balustrade, handrails, floor grating, steel gates and mezzanine decks. ACM's Structural Steel division has completed projects for school buildings, university lecture theatres, church buildings, stadium structures and factory/warehouse buildings, ranging from basic portal frame or complex space frame design to architectural building features. The in house design engineers use the latest 3D CAD software to produce models of full working structures, structural prototypes and highly accurate shop drawings.

"Our success in maintaining our client base comes from commitment supported by experience, industry knowledge, the use of best available technology and quality product and installations," said ACM Group Spokesman, Klint Busby.

"Collectively our key personnel have extensive qualifications and a good cross-section of industry experience. This combined with our "nothing is impossible" attitude means we are well equipped to assist our clients to achieve their goals. Our expertise can give valuable advice to project consultants, such as engineers and architects."