



ELSTON GRAND SURF RESORT



AAERO DYNAMIC

Air conditioning specialists, Aeromac Pty Ltd, supplied and installed air conditioning systems for all 192 apartments and communal areas at the new Elston Grand Surf Resort in Surfers Paradise. Aeromac also supplied all mechanical ventilation requirements including car park exhaust and stairwell pressurisation systems.

To allow individual control to each apartment, Daikin VRV heat recovery systems were specified that utilised bulkhead fan coil units. Each apartment system is controlled by an entry swipe card, and along with individual control of each indoor unit, avoids energy wastage and provides greater flexibility for tenants.

The Daikin VRV system uses inverter technology to achieve significant savings in energy, running costs and space. Further management and efficiencies of the VRV systems were achieved with a building management system. These sophisticated but easy to operate systems provide building owners and managers with individual monitoring and control of every unit in any size building.

Generally, condenser units are located on the roof avoiding the need for a plantroom and providing more usable space for occupancy. However, at Elston Grand Surf Resort, the developer welcomed Aeromac's suggestion that the condensers be mounted externally behind the lift shaft on every second level of the building, leaving the roof space free for use as an outdoor recreation area. "It also allowed us to reduce pipe runs and thus eliminate efficiency losses and reduce pipe riser space requirements" said Project Manager Peter Brunt, "this saved quite a bit of time and cost. This solution also allowed a

more flexible work schedule as installation of the condensers could be carried out on every second floor progressively in step with the tight construction programme.

Aeromac Pty Ltd was established in April 2002 and has grown steadily. "I believe our reputation for customer service and innovative solutions to problems has a great deal to do with our success" said General Manager Lee Mitchell. "Nearly 80% of our work comes from either referral or repeat customers, which certainly shows considerable strength in the relationships we build. Our core business activity is the design, supply and installation of air conditioning systems. However we back that up with our service company Air Repair, which offers both a breakdown service and preventative maintenance programmes.

Part of Aeromac's organisational culture is to encourage all its staff suppliers and customers to adopt a green approach to their operations as well as using the most efficient and sustainable products and technology.

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GRAND PLANTS

The lush, semi-tropical plantings in the gardens of the new Elston Grand Surf Resort are the work of native and exotic plant specialists Daly's Native Plants.

For more than 10 years, Daly's has been propagating and supplying plants, trees and grasses for property development landscaping, to retail and wholesale nurseries, landscapers and local government councils Australia-wide. More recently, they have shipped Australian species to other countries, such as Singapore. As wholesale distributors, they specialise in Australian native water-wise trees and grasses, agave, delonix, dracaena, strelitzia, grevillea and brachychiton.

From receiving the architects specification for the gardens at the Elston Grand Surf Resort, sourcing, growing, preparing and delivering the required plants was an eight month project for Daly's. All but the cycads and the very large strelitzias came from Daly's own facility. The large strelitzias were a special challenge, as the specification called for plants with a 200 litre bag size, much larger than nurseries normally supply

"The client wanted the effect of an instant, fully-grown garden," said proprietor Robin Daly. "As soon as we received the order, we bought in 100 litre strelitzias and then set about nurturing and growing them until they reached the size demanded for planting on the site."

"Doing that within eight months is no small achievement, when you consider that there was a full winter in the middle of that time span," said Robin.

Daly's has invested substantially in equipment and systems to ensure quality and consistency. Nearly 99% of all plants are propagated in-house and in their own ten mother stock gardens to minimise the risk of disease. Their facilities include large igloos, with thermostatic and time controlled misting and air circulation.

Some previous major projects that Daly's Native plants have worked on are Hope Island Resort and a residential development in Tweed Heads.

"We don't cut corners," said Robin. "We take pride in what we do, and we do it professionally."

DALY'S NATIVE & EXOTIC PLANTS

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