



THE ROYAL AUSTRALIAN MINT

MAIN CONSTRUCTION COMPANY : St Hilliers
CLIENT : Department of Finance and Deregulation
and the Royal Australian Mint
PROJECT MANAGER : Aurecon
PROJECT END VALUE : \$66 Million
COMPLETION : February 2010

HEADING THE MINT UPGRADE

St Hilliers, one of Australia's leading providers of property and construction services, was engaged to act as the Managing Contractor for the complete refurbishment of the Royal Australian Mint project, which included upgrading the facility and incorporating a new administration area, as well as the installation of a tunnel within a 'live facility' and the upgrade of the process engineering areas. The refurbishment also included upgrading services to comply with BCA requirements with the aim of achieving 4.5 NABERS operational energy efficiency rating. The upgrade of the facilities is the Royal Australian Mint's most substantial since its original construction in 1965, and was carried out from January 2007 through to February 2010. The \$66 million transformation offers a modern and innovative experience for all visitors.

The scope of the work involved the complete upgrade of the mechanical plant including chiller sets, pumping systems, cooling towers and boilers. An electrical substation was decommissioned and a second sub station

was upgraded. Other electrical work included re-wiring and installation of a new communication and security system. Hydraulic services included the installation of an 8 tonne goods lift and new passenger lifts.

One of the more unique challenges facing the project team was ensuring the facility maintained coin production, whilst the refurbishment work was undertaken. This was achieved by breaking the project into six stages to meet this requirement. The staged project involved the transformation of the Process and Administration buildings, which have heritage characteristics, to provide suitable commercial space for coin processing, a museum, retail outlet, public theatre and future café as well as a contemporary education and visitors gallery. The Administration building has been completely refurbished in preparation for a new tenant and existing secure loading dock, located between the two buildings, became the new entry with a landscaped forecourt area.

With more than 370 employees St Hilliers provides high quality, cost

effective contracting services and has a strong record of performance and growth since it was established in 1989. Clients benefit from the company's proven industry experience gained from completing a diverse range of projects throughout Australia. This is reflected in its ability to develop innovative construction solutions that provide sound outcomes for clients and business partners. The company's competitiveness in the contracting market is demonstrated by the \$840 million of projects it currently has under construction across the industrial, commercial, retail and residential sectors of the industry.

St Hilliers is celebrating 20 years of operation and has enjoyed a significant period of growth and achievement in contracting, property development and funds management. The sustained growth of St Hilliers has been achieved with the support and contribution of their staff.

St Hilliers is proud of its achievement and values the many relationships established with clients and stakeholders over the past two decades. Widely

respected for the open and transparent structures and processes it has developed, the company's activities are conducted in an ethical, fair and transparent manner. St Hilliers looks forward to the continuing challenge and responsibility of delivering projects that enhance the quality of the built environment and to contributing to Australia's economic and social wellbeing.

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AUDIO VISUAL & COMMUNICATION

KLM Group established in 1981 specialises in total integrated electrical and communications solutions for audio visual, video conferencing, security and energy management. They have built a reputation as one of Australia's foremost electrical, communications and audio visual providers. Some of the areas of operations include full electrical installations, data and voice communications cabling, turnkey audio visual installations, as well as lighting and building automation.

Through a vast array of exciting product and service innovation, KLM Group provide services to the Construction, Defence, Government, Financial, Commercial and Infrastructure markets. With more than 800 employees around Australia they are able to deliver infrastructure needs across high level commissioning of total integrated electrical and communications solutions.

For the Royal Australian Mint refurbishment project KLM provided the audio visual services for the new administration building, in particular the supply and installation of a fully integrated AMX control system fitted with audio and video conferencing products. Within this was the fit out of a couple of audiovisual rooms and teleconferencing systems, which required some custom design work.

Another project the KLM Group has recently completed works on is the nation's Old Parliament House. Works have also commenced on the new Australian Federal Police offices, situated in the heritage listed Edmund Barton building, which is another St Hillier's project. KLM were able to secure this through their efficient work on The Royal Australian Mint refurbishment.

The KLM Group's operations continue to grow, and now cover all aspects of Electrical and Communications including site and system audits, design and consultancy, project management and implementations, system maintenance and 24/7 support services.

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CIVIL WORKS

The company engaged to undertake the civil construction for the Royal Australian Mint refurbishment was Cord Civil. Operating in the ACT and surrounding region since 1993, it has grown from a business that primarily focused on plant hire to a civil contracting business with a large fleet of plant and vehicles and a workforce of over thirty-five staff. This strong growth has been the result of remaining competitive and performing quality work, safely, on time and within budget.

Cord Civil currently provide a complete range of civil contracting services, with extensive experience covering numerous projects in residential, rural and urban areas. These have required Cord to provide a wide range of civil works including Roadworks, Car park Construction, Storm water and Water main Augmentation, On-road Cycling, Bulk & Detail Earthworks and the construction of a 1km, 8 meter deep Trunk Sewer Main along the shores of Lake Burley Griffin, Canberra.

Cord were contracted to demolish an existing floor and excavate inside the building to a depth of 7 metres, for a new tunnel linking the two existing vaults under the mint. Previously these were two independent areas that could now be accessed as one, where coins could be taken out either loading dock.

One of the major complexities of the process was the excavation, where the existing columns holding up the roof had to be underpinned and supported while the tunnel was excavated. This needed a bit of initiative

to get the shutters for the formwork in place, due to the limited height, which was only 4 metres of height inside the building, but there was a 7-metre trench to dig. Access was the biggest problem, as all the work had to take place inside the building, while the plant was still operational.

The Cord team comprises experienced and competent operators with the ability to use a variety of plant such as excavators, backhoes, bobcats, loaders, rollers and graders. Currently the team are working on the Canberra Hospital upgrade.

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EXPERT TILERS FOR THE MINT

The Royal Australian Mint refurbishment tiling was carried out by Expert Tiling, an ACT company operated by Ben and Steven Arranz since 1995. Over the years they have worked on many large projects, as well as smaller building jobs within the ACT.

With 3 permanent employees, for larger jobs like The Australian Mint project they will hire local Sub-contractors. Specialising in all types of walls, mosaics, terrazzo and stone tiles for commercial and domestic projects, Expert Tiling performed all the tiling for the walls, floors in the toilet areas, and the Main Foyer Floor. Additionally they tiled the stair cases with 600 x 600 mm Terrazzo tiles, inserted the expansion joints in the flooring, as well as the tactiles, and did the of patching of some of the sandstone walls to the façade of the original building.

One of the main challenges associated with this project was the inlaying of the foyer steps with coins, which required intricate workmanship from the crew at Expert Tiling. Coupled with this was the need to work around all the different requirements with other tradesmen, while the production plant remained operational during the refurbishment.



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POWERING UP THE MINT

The involvement of Brooks Marchant Industries on The Royal Australian Mint refurbishment project saw them responsible for the manufacture of all the light and power switchboards.

Established in 1965 as a local offshoot of C.W. Marchant, which was a Sydney based company. Since that time it has expanded to 30 employees and recently also established an office in Queensland. The company specialises in the manufacture of both the electrical and mechanical switchboards.

This project required new a new data logging metering system to record the electrical parameters from over 70 individual meters. This means that the system is able to analyse and record voltages throughout the building, as well as other parameters, such as heating loads. One of the main difficulties with this project were the tight timeframes involved with keeping the plant operational during the refurbishment.

They recently entered for the first time in the National Electrical Contractors Awards for the ACT, and won an award in partnership



with another company, Delta Automation for environmental design. The Royal Australian Mint refurbishment also won a commendation for their electrical installation.

Another local project that Brooks Marchant is currently working on is the upgrade to the Canberra International Airport.

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