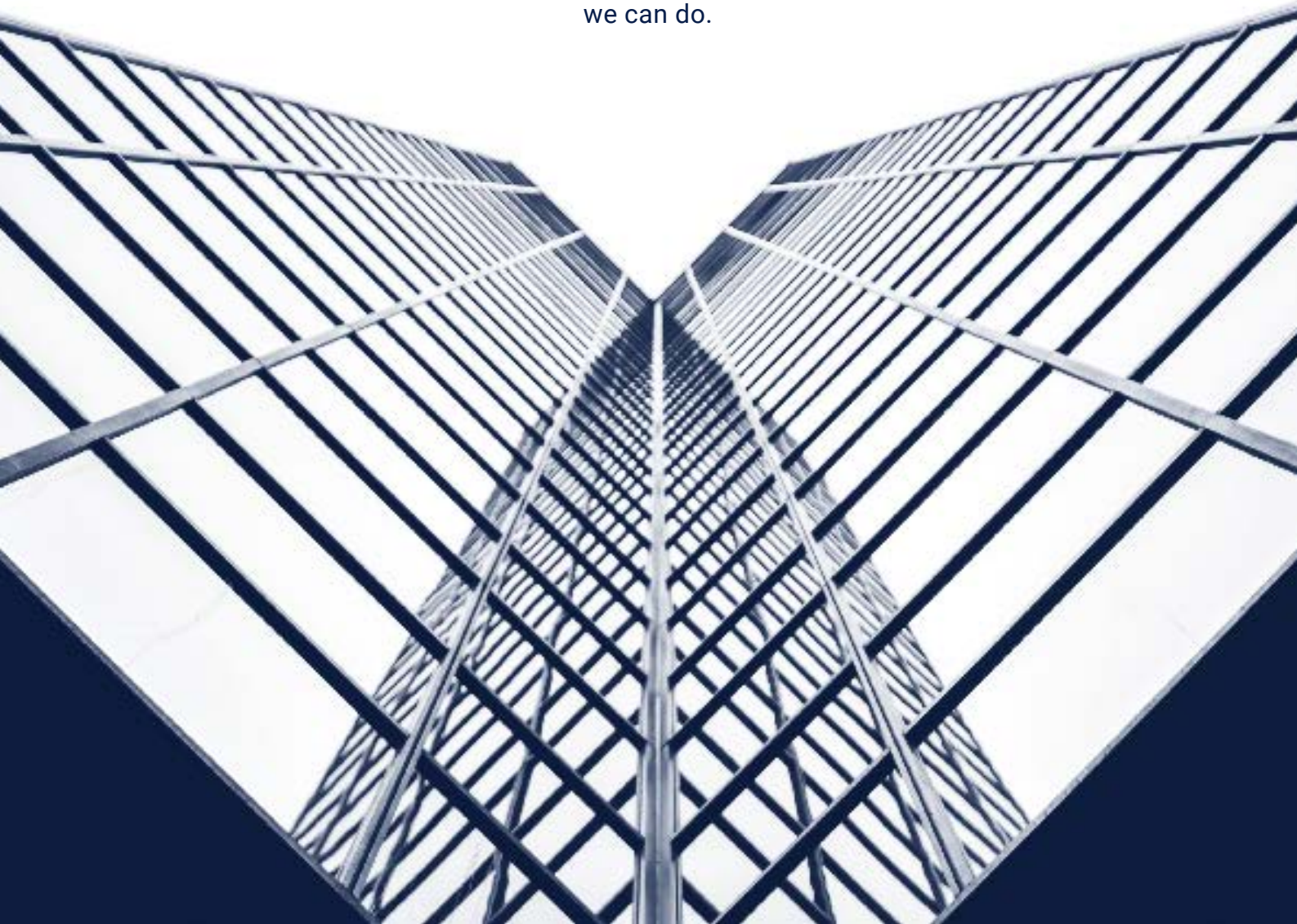


Project Experience

General

United Building Consultants is an independent consulting firm providing building surveying consulting services to the Victorian property and construction industry.

We are proud of what we have done... and what we can do.



Experienced Consulting Building Surveyors who can find simple solutions to meet compliance

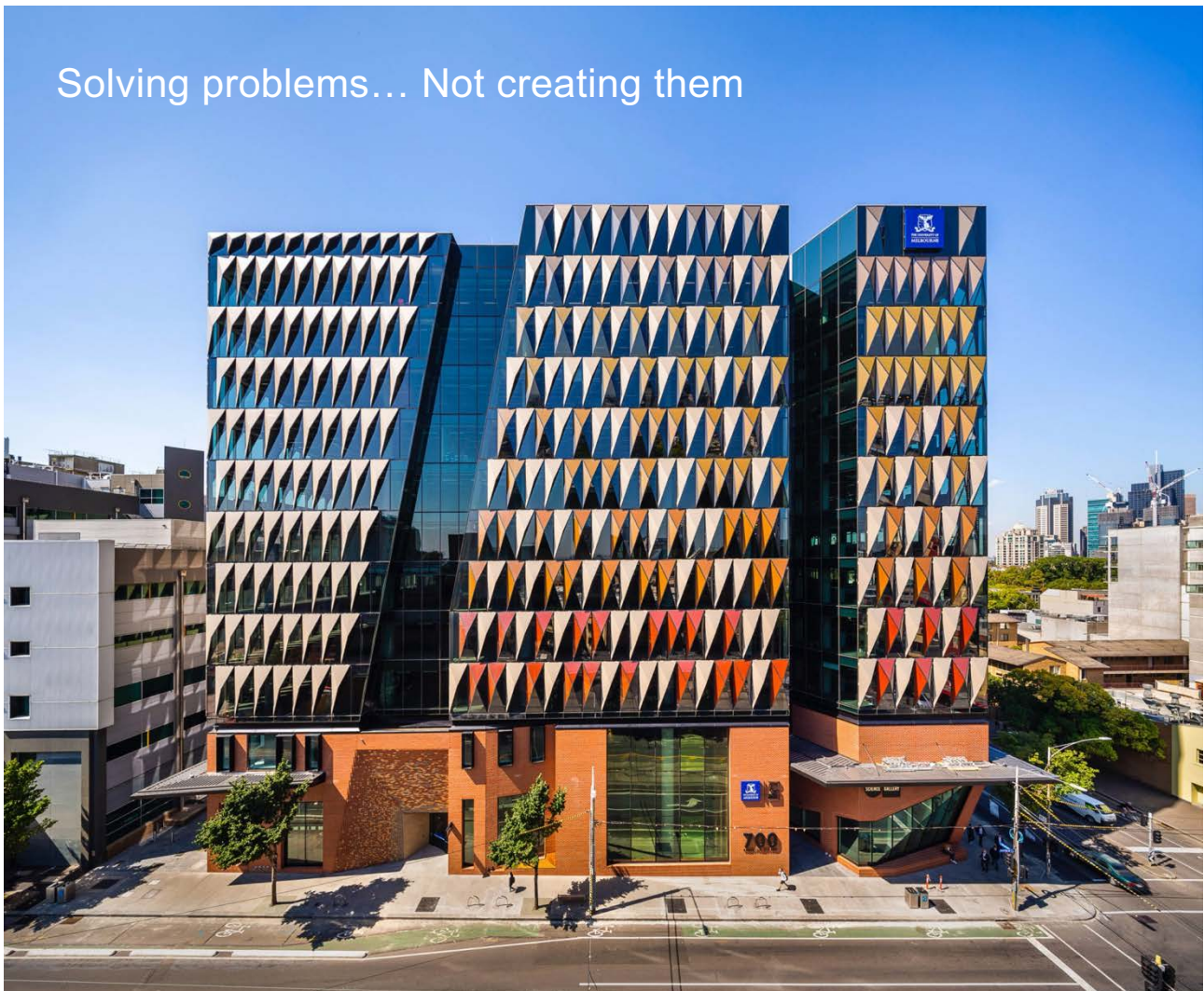
United Building Consultants is a well respected and Australian owned and operated firm, providing Building Code Consulting services. Our hard-working and highly qualified team has extensive experience in all types of construction and rejuvenation projects.

We are proud that our proven, professional building code consulting service has contributed to the construction and redevelopment of many iconic buildings, particularly within Victoria. Our services reduce stress and add value through our timely and methodical proactive approach to the compliance review of concept and design drawings.

As we do not accept appointments to act as the Relevant Building Surveyor, United Building Consultants can act on all your projects in the role of the Consulting Building Surveyor. This meets the requirements of the VBA's Code of Conduct which commenced on 1 January 2021 and will require significant change to the current practices of appointing Building Surveyors.

Solving problems... Not creating them

Melbourne Connect



Our Services

CONCEPT DESIGN

- Pre-Planning audits of proposals to ensure design optimisation
- Pre-Planning audits of existing structures to identify and recommend upgrades
- Liaising with Councils, Fire Brigade, etc
- Advice on performance-based compliance strategies

BUILDING APPROVALS AND CONSTRUCTION CERTIFICATION

- Coordinate building permits via an independent RBS for any type of project
- Coordinate appointment of fire engineers, DDA consultants, and other specialists
- Independent assessment of documentation for any type of project

EXISTING BUILDING UPGRADES

- Audits of existing buildings against current code requirements
- Develop fire safety and DDA upgrade strategies
- Resolve Building Notices and Building Orders with Council
- Develop a scope of works to progressively bring existing buildings up to an acceptable level of compliance with current building standards

CLADDING AUDIT / REPLACEMENT

- Audits and reports on existing buildings for combustible cladding
- Liaise with Fire Engineers to determine the most cost effective and appropriate retention / replacement strategy

TECHNICAL DUE DILIGENCE

- Audits and reports on existing buildings
- Preparation of Capex forecasts, upgrading and prioritisation of works

OTHER SERVICES

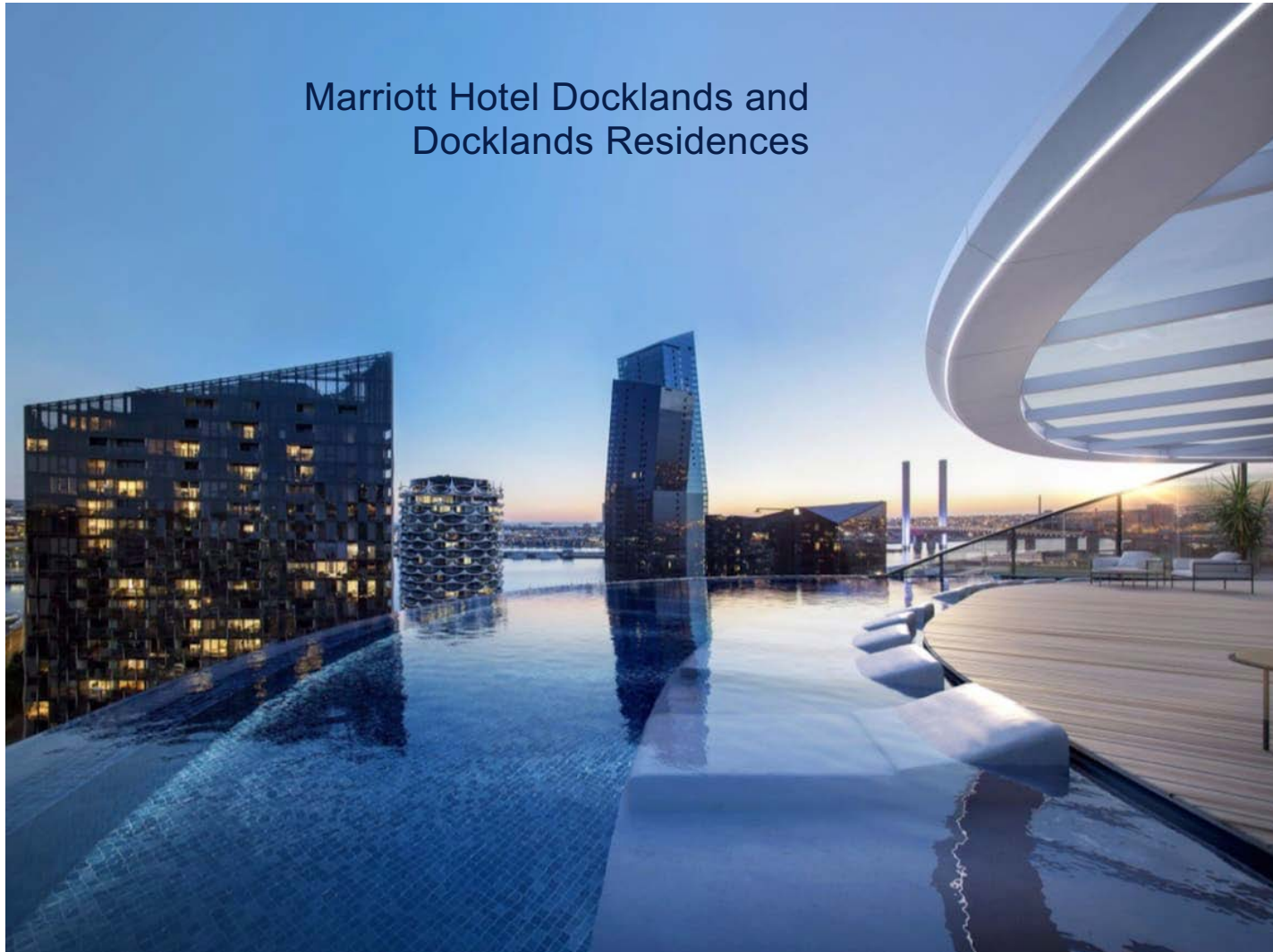
- Expert witness services in court disputes relating to building regulations, building approvals, fire safety, building approvals and quality
- Subdivision of Existing Buildings (Regulation 231) in Victoria
- Preparation of annual fire safety statements on behalf of building owners, including inspections and review of maintenance work
- Project management of rectification works

It is our job to allow the Architect's vision to be realised... with compliance complementing that vision rather than impeding it.



Bendigo Hospital

Project Experience



Marriott Hotel Docklands and Docklands Residences

Construction of a new hotel and residential apartment development including 197 hotel rooms and approximately 103 residential apartments.

Euan was the Relevant Building Surveyor for the 17-storey five-star hotel that forms part of an interlinking two-tower project that includes 110 apartments and 200 hotel rooms at the Harbour Town Shopping Precinct. The new Marriott Hotel in Docklands was the first new Marriott Hotel in Australia in 20 years.

The centrepiece of the development is the rooftop infinity pool, serviced by an adjoining bar. At ground-level an additional bar, restaurant and laneway cafe is available for guests, residents and visitors to the development.

Following the success of the project, Euan was then appointed for the first AC Hotel by Marriott in Australia.

**Client: Capital Alliance
Investment Group
Development Manager:
Urban Pty Ltd
Value: \$250M
Year: 2021**

Project Experience



Shepparton Arts Museum

The new Shepparton Art Museum is an inviting cultural landmark and 'beacon in the landscape' for the regional community of Shepparton. A two-hour drive from Melbourne, Victoria, it is set within the beautiful surrounds of Victoria Park Lake.

Designed by internationally renowned architects Denton Corker Marshall, the new Shepparton Art Museum (SAM) is a five-storey building housing the Museum, Visitor Centre, and the Kaiela Art Gallery and Studio. The 5,300m² building also includes a café and event space, with a roof top viewing deck.



Vietnamese Museum

Euan was appointed as the Relevant Building Surveyor for this important cultural project dedicated to the Vietnamese diaspora, the museum has been an aspiration of the Vietnamese Community over the last two decades and will be the first Vietnamese Museum in Australia. The four-level building will include a ground floor reception area, social service area, gift shop, multicultural hub, kitchen presentation space, exhibition space, shrine and roof terrace. The VMA will be an important part of the ongoing journey of the Vietnamese Australian Community.

Client: Vietnamese Cultural Museum, Footscray
Architect: Konzepte
Value: \$13M

Project Experience



Construction of the new Australian Embassy in Jakarta, which commenced in 2012, is the biggest project that the Australian government has spent on a building complex outside the shores of Australia. The new Australian embassy compound has been built in South-Central Jakarta and is the largest diplomatic facility of the Australian government overseas.

It comprises a 26,000sqm office building, 32 staff residences for Australian officers, an executive residence for a senior embassy officer, recreation facilities, and extensive perimeter security works.

Australian Embassy Jakarta
Client: Dept of Foreign Affairs & Trade
Architect: Denton Corker Marshall

Project Experience



Euan was the Relevant Building Surveyor for the University of Melbourne fitouts within the recently completed Melbourne Connect project brings together the digital expertise of industry leaders and the University of Melbourne under one roof on the former site of the Royal Women's Hospital.

Five connecting buildings have recently been completed along the circular perimeter of a central public outdoor garden, dubbed the Oculus, which will anchor the entire precinct.

Client: The University of Melbourne
Architects: Woods Bagot & Hassell
Value: \$500M
Year: 2020

Project Experience

Melbourne University/Peter Doherty institute

Euan was the Relevant Building Surveyor responsible for the new Peter Doherty Institute for Infection and Immunity which is an infection and immunity powerhouse combining research, public health and education, supported by the Victorian Government and Melbourne Health.

The building is 14 levels and provides 26,000m² of space including specialised laboratories, integrated teaching facilities, a 200 seat auditorium, office/admin areas and a substantial bike storage area. Construction spanned two years and was highly technical in nature due to its PC3 and PC4 rated laboratory use, including Australia's only biosafety level four laboratory (PC4) for diagnostic work and research on easily transmissible, fatal diseases in humans such as Ebola.

Client: Peter Doherty Institute for Infection and Immunity, University of Melbourne
Architects: Grimshaw/Billard Leece
Value: \$210M



Bendigo Hospital

The new \$630 million state-of-the-art Bendigo Hospital has won an international award for excellence in design. Stage One of the landmark project won the Best of Asia Pacific Design Award from the International Interior Design Association in the healthcare category. It is the only Australian building to win an award in the competition.

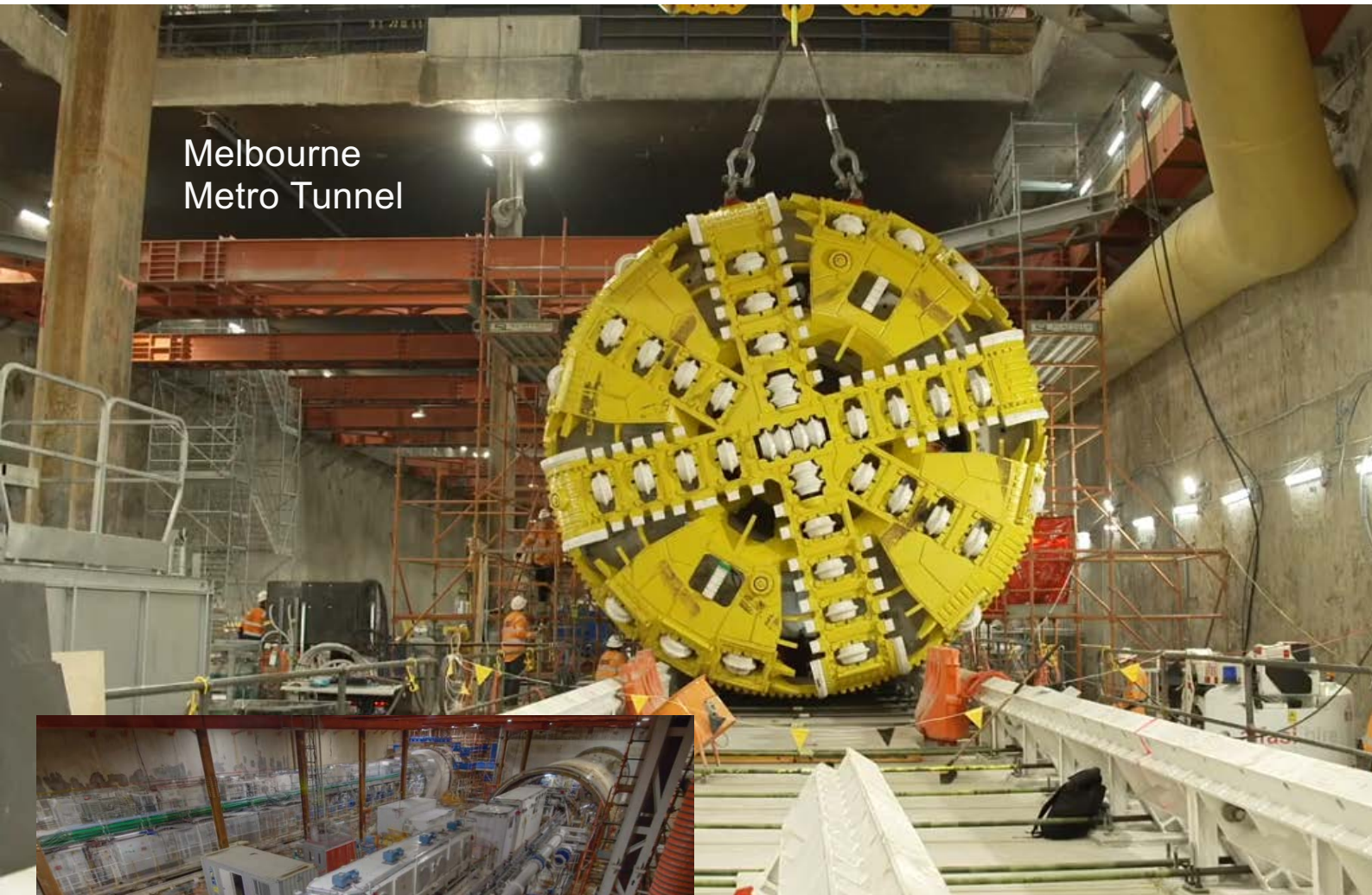
The top international honour recognises inspiring design and acute architectural understanding of the way people live and work in a local context.

It is also home to the largest hospital green roof in Australia and features a 770 solar panel array which has recently been shortlisted as a finalist for the 2017 Premier's Sustainability Awards.

The hospital was designed by health planners Silver Thomas Hanley in collaboration with architectural firm Bates Smart, the Victorian Government and health partners Bendigo Health and Exemplar Health.

Project Experience

Melbourne Metro Tunnel



Euan is the Relevant Building Surveyor responsible for the Melbourne Metro Tunnel project including all five new underground stations, two Portals (tunnels entrances) and various other projects to facilitate this significant major project.

Client: Melbourne Metro Tunnel Project (for Cross Yarra Partnership consortium)
Value: \$13.74 Billion
Year: Due to be completed in 2025

Project Experience



171 Collins Street

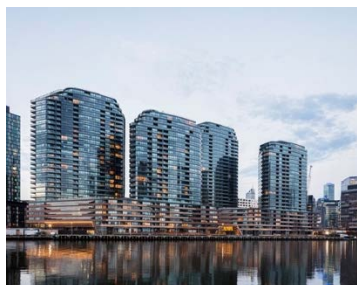
The first premium grade commercial building delivered to the Melbourne CBD in 20 years, BHP Billiton took up residency as anchor tenant, demonstrating their leadership on the world stage.

The new workplace designed by Geyer provides for future flexibility, accommodates the organisation's workplace philosophies and delivers an environmentally sustainable outcome.

**BHP Billiton's
Headquarters Fitout at
171 Collins Street (For
APP Project Managers)
Architect: Bates Smart
Value: \$50M**

Other Projects

United Building Consultants have extensive experience managing compliance in all types of building and construction projects throughout Australia. Here are some examples of projects that we have proudly contributed to.



889 + 883 Collins Street, Melbourne

Two separate residential developments of 520 and 530 apartments, both the 889 and 883 projects each feature a 29-storey tower and a 23-storey tower over a podium containing mixture of retail, commercial, car parking and resort style amenities.

Value: \$36 Billion
Client: Lend Lease
Year: 2017



Continental Hotel Sorrento

Construction of a new 108 room luxury hotel including rooftop pool, Wellness Centre and restaurants as well as the refurbishment of the 1875 original Heritage Hotel.

Value: \$70M
Client: Woods Baggot
Year: 2022



Shrine of Remembrance

Stage 1 provided a new \$7M Visitors Centre and Galleries of Remembrance beneath the grass mound on which the Shrine stands. Stage 2 – The Galleries of Remembrance was the largest and most existing change to the Shrine since its creation in the 1920s comprising 1,600 square metres of permanent exhibition space amongst the original foundation columns of the building.

Value: \$7M + \$45M
Client: Koichi Takada
Year: 2004+2014



The Emporium Melbourne

Redevelopment of the former Myer Lonsdale Street Store. The recently opened Emporium Project has a retail GLA of over 46,000m², and 225 new shops.

Value: \$1.2 Billion
Client: Colonial First State Global Asset Management
Year: 2014



Geelong Civic Precinct

The new Civic Precinct, named Wurriki Nyal, will include 2,600m² of new community spaces, a sustainable and efficient City office and customer service centre, and a second commercial building. Features sustainable mass engineered timber design and multiple atria, open stairs and voids to create a light-filled, healthy, contemporary workplace.

Value: \$220M
Client: Quintessential Equity and the City of Greater Geelong
Year: 2022



Monash University Chancellery Building

Construction of a new three (3) storey Chancellery building (6,380sqm GFA approx)

Value: \$57M
Client: Monash University
Year: Current

Code of Conduct for Building Surveyors

With the introduction of the Victorian Code of Conduct for Building Surveyors on 1 January 2021, United Building Consultants can provide building regulations and BCA consultancy services throughout the design stages of a project. Under the Code, there is a stronger distinction between design consultancy and RBS functions and what constitutes a conflict of interest. The RBS is no longer permitted to participate in a project's early design phases and Pre-Planning assessments.

We believe our decades of experience can help ensure a successful result for any project. Please contact us with any questions you may have, we look forward to the opportunity of working with you.

united
BUILDING CONSULTANTS

**UNITED BUILDING
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