

# MOVING AHEAD

With more than 30 years experience in the Australian property industry, FKP Property Group is one of Australia's leading diversified property and investment groups.

FKP Property Group has operations encompassing a diverse range of property development and investment activities throughout Australia including construction, design and project management; low, medium and high-density residential developments; industrial, commercial and retail projects; master-planned residential communities; ownership and management of retirement villages; property investment and funds management.

One of FKP's most recent accomplishments is the new corporate headquarters for Victoria's Transport Accident Commission (TAC) in Geelong. The project, which FKP won by tender in 2006, consists of over 16,000m<sup>2</sup> of office and retail space, plus basement car parking. The development is within easy walking distance of the Geelong railway station, bus interchange, waterfront, Deakin University, as well as the CBD retail precinct – all of which make it a prime location.

As the first major Victorian government body to move into a regional area, the vision for the project was for the building to be one that provided services previously only available in the Melbourne CBD to those working, living and visiting Geelong. With public access from Brougham Street right through to Corio Street and a ready-made client base working directly above, it's easy to see the appeal for local businesses.

In line with FKP's environmentally-conscious operations, the TAC headquarters has achieved a 5 star Green Star (design) rating from the Green Building Council of Australia, with certification awarded in November 2008. The building has additionally been designed to achieve a 4.5 star National Australian Built Environment Rating System (NABERS) Energy rating.

The building is designed to utilise

ecologically-sustainable principles such as 'low flow' water devices, black water treatment, solar shading, solar-boosted hot water and under-flood air-conditioning systems, all of which have set a new benchmark for commercial space in Geelong.

"Providing a base for an organisation like TAC is an unprecedented exercise and we're very proud to have been able to deliver this development to their specifications," says FKP's Victorian General Manager, Evian Delfabbro. "It would not have been possible without the close working relationship that's been built between TAC and FKP, as well as builders, subcontractors, Geelong City Council and the broader community."

The building was handed over to TAC on December 13, 2008, where loose and soft furnishings and general equipment were moved in to the premises ahead of the official commencement of business operations on January 5, 2009. The mass relocation was the largest ever office relocation undertaken by a Victorian Government organisation, but all went according to plan due to the open and organised working relationship shared by FKP and TAC. TAC's relocation from the Melbourne CBD is expected to generate more than 850 jobs and \$59 million to the regional economy each year.

More than 800 employees, contractors and consultants have contributed approximately 400,000 hours of labour to the building's development since construction commenced - a massive collaborative effort. As well as being an example of environmentally-sustainable design and a superior business location, the new TAC headquarters illustrates just what can be accomplished with strong working partnerships. 🌱



L – R: Janet Dore, CEO TAC, and Evian Delfabbro, FKP Executive General Manager, Victoria



PROFILE



The new corporate headquarters for Victoria's Transport Accident Commission (TAC) in Geelong.

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**D&F Plumbing Pty Ltd trading as “The Norris Group” have been engaged by FKP Constructions to undertake the Design and Construction of the Hydraulic & Fire Services systems for the Energex project @ Newstead, Riverpark**

The project is committed to achieving a 6-Star design and as-built green star. The project will also provide environmental leadership in all aspects of the design through to the construction.

The hydraulic services design intent is to provide systems that achieves the functional outcomes for the building, utilizing energy efficient systems, easy to maintain and is visually comfortable.

The hydraulic services installation for the project will achieve excellent outcomes in relation to product longevity and installed quality to achieve low maintenance for years to come.

D&F Plumbing Pty Ltd have completed the design phase of Energex project in partnership with FKP Constructions design team and are now moving forward with the construction phase of the project.



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