

GENERAL

CAPABILITY STATEMENT

ABOUT EMPIRE

Empire Project Management is a market leader in providing comprehensive development, planning, design, construction, operations and client representation services. Operating across a variety of key sectors nationally, we are able to leverage cross-sectional learnings in a way that overly specialised firms can't. We are laser focused on driving successful project outcomes, not methodologies.

With our highly integrated and agile team structure, fresh thinking and abundance of experience, you can confidently rely on our project management experts to be with you every step of the way to bring your project vision to life.

We are your transformative partner in project success.

OUR DIFFERENCE



Teamwork & Collaboration



Reliability & Trustworthy



Dedicated Director Involvement



Around-the-Clock Support



Broad-Based Experience



Leadership & Accountability



End-to-End Solutions



Specialised Processes



EMPIRES LEADERSHIP



Mark Pritchard

Managing Director

Mark is the founder of Empire with over 30 years proven success. He is respected among clients, industry consultants and contractors as having the ability to consistently execute due to his collaborative style and outcome-centrism. He has led numerous projects through the entire lifecycle and with his qualifications in construction management, he has successfully managed complex capital projects of up to \$180M. Mark's mix of broad perspective, insights from several project participant standpoints, and personal style – coupled with a desire to forge an enduring boutique project management business – make him the safest set of hands to lead client projects.



Nathan Gallon

Director

Nathan has been involved in the construction and property industry for over 20 years and is an accomplished project management professional and Director of Empire. Nathan has an impressive track record of successfully completing a diverse range of construction and refurbishment projects across various sectors up to the value of \$250M. He is highly competent at identifying and mitigating risks while pivoting towards new opportunities, ensuring his clients' interests are safeguarded. He takes great pride in delivering project excellence and his commercial acumen is second to none.

OUR PEOPLE



Our people are our greatest asset.

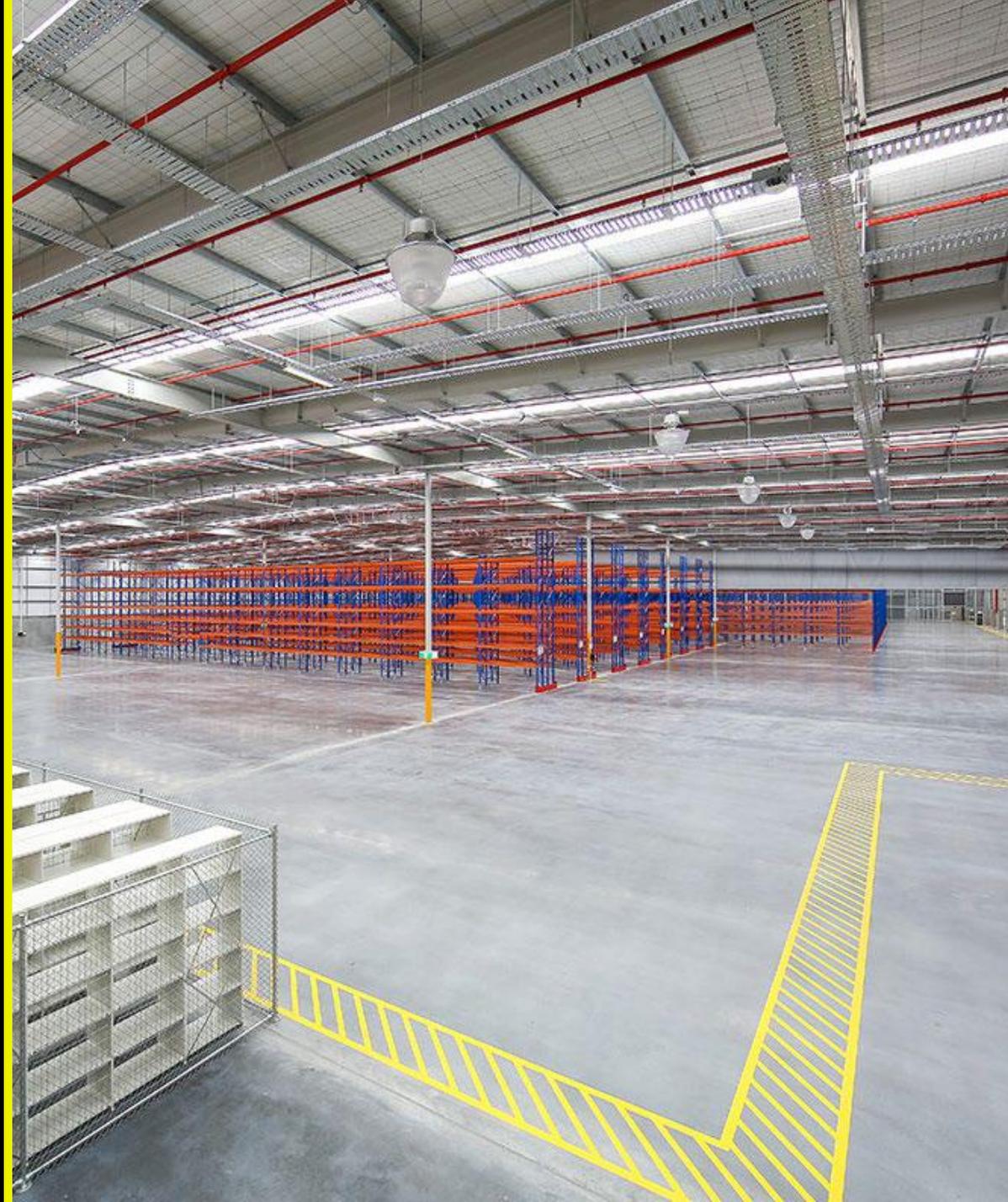
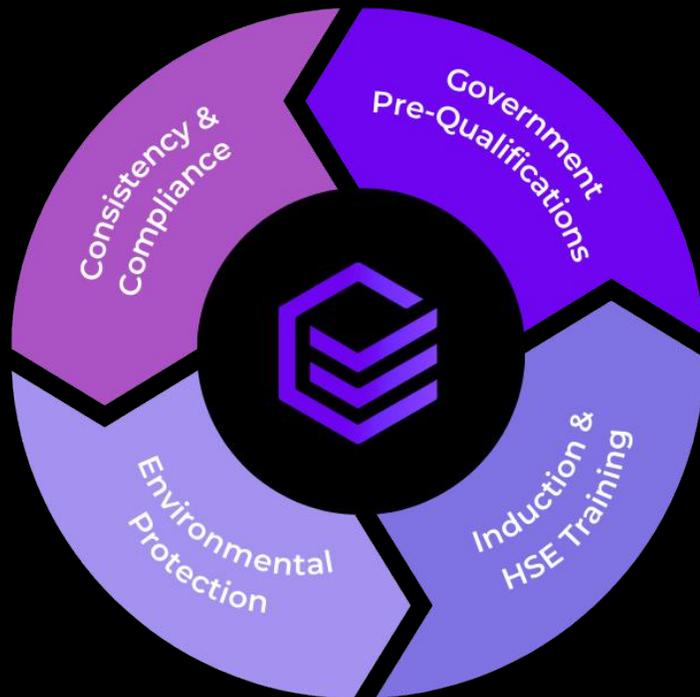
They live and breathe our values and enable us to deliver on our mission for our clients and the projects they entrust us with. All tertiary qualified, our team that nears 20, is comprised of the full range of Project Management capability from recent Graduates to highly experienced Project Directors.

We carefully select our project teams to provide the optimum blend of experience and capability to navigate the expected project risks and challenges, attentiveness to the Brief, and value for money for our clients.

OUR QHSE APPROACH

Project outcomes matter. Delivering on time and on budget is key, but so is meeting the brief and creating high quality spaces that exceed expectations.

Quality, Health, Safety and the Environment are the cornerstones of every project we undertake. They are the threads that connect every on and off-site operation. To maintain project excellence, we rely on robust QMS policies and proactive processes to minimise risks and deliver efficiency whilst complying strictly with relevant statutory and legislative requirements. Our philosophy aims to actively promote better physical, mental and environmental health for our people and all our stakeholders.



SECTOR EXPERIENCE

Residential

Hotels

Clubs

Pubs

Industrial

Self-Storage

Government

Health

Aged Care

Education

Medical

\$500K

\$5M

\$50M

\$100M

\$500M+

Choose Us Once, You'll Partner With Us Forever.



EXPERIENCE OVERVIEW

Empires depth of experience across a diverse range of sectors is unparalleled. We have extensive coverage of the Eastern seaboard of Australia and have delivered projects in excess of \$250M in value. We invite you to explore a selection of some of our recent projects throughout the following pages.





PAMA RESIDENCES CASUARINA

Project Details

- Contract Superintendent Services throughout construction
- Value: \$76M
- Completion Date: 2024
- Design: Plus Architecture
- Contractor: J Hutchinson Builders

In collaboration with Holm Developments and DeMartini Fletcher property, the \$76M boutique apartment building will offer 47 luxury, coastal two, three, and four-bedroom apartments across four levels with various configurations.

It is a tropically inspired development, including a 20-metre heated swimming pool with its own sandy beach, a board shack with custom paddleboards and surfboards in true Casuarina style, a shared vintage bicycle scheme with 30 customer PAMA bikes available and landscaped grounds delivered from 100% renewable sources.

The PAMA Casuarina project is currently under construction. Designed with the latest contemporary and modern features coupled with high end amenities. Empire are delivering expert contract superintendent services for the main works Design and Construction contract.





REDCAPE HOTEL GROUP PORTFOLIO

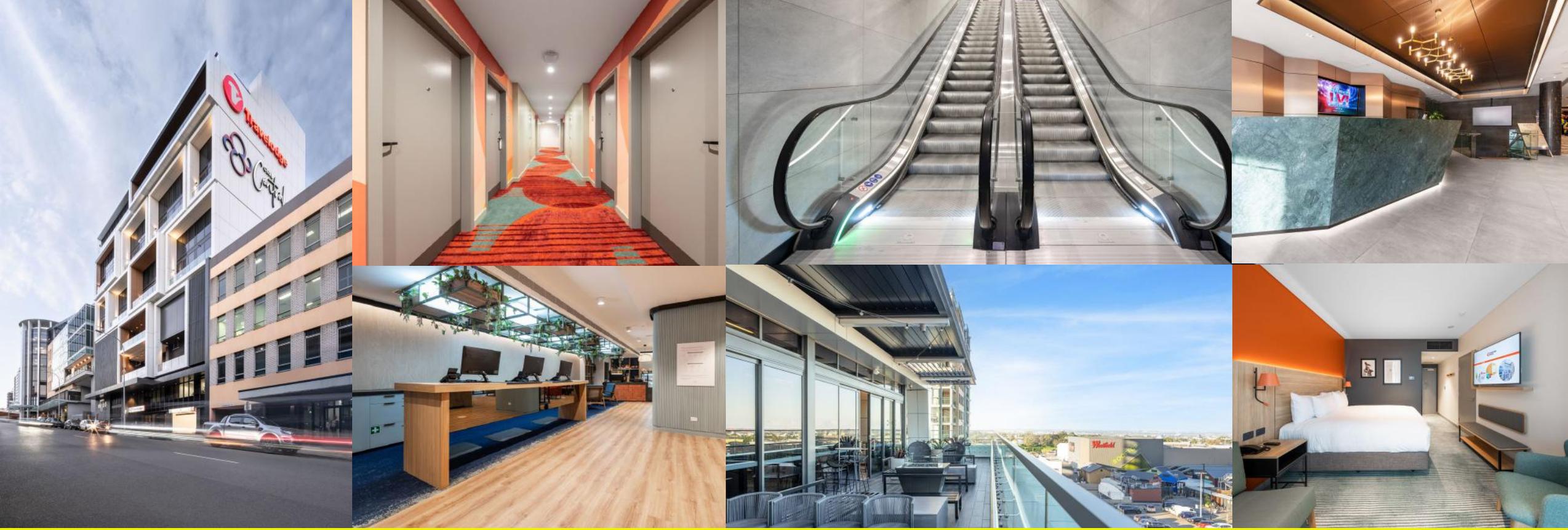
Project Details

- Project Management and Procurement services
- Value: \$25M per annum
- Completion Date: Ongoing
- Design: Various
- Contractor: Various

Empire Project Management were responsible for managing the planning and delivery of all Capital works upgrade projects for Redcape Hotel Group across their portfolio of 40 Venues in NSW, QLD and VIC. This was managed throughout the entire project lifecycle from concept, planning, design and delivery. Empire was responsible for managing a capex budget of \$25M each financial year. During our time partnering with Redcape, Empire have delivered approximately 50 Refurbishment and Upgrade Projects with a total value of around \$60M.

Empire have a nominated Program Manager enabling a single point of contact for Redcape. As the number of projects and the nature of those projects is continuously evolving across the property portfolio, Empire have progressively developed an intuitive dashboard tracker identifying each of the input tasks for each project which then populates a dashboard summary. This provides Redcape senior management with snapshot of the status of each project at any given time. The tracker can also be filtered to identify actions required by certain project team members.





TRAVELODGE HOTEL HURSTVILLE

Project Details

- Head contract administration and construction superintendency
- Value: \$65M
- Completion Date: April 2021
- Design: Crawford Architects
- Contractor: Belmadar

This project involved constructing a new building over nine floors that includes a new 124-room Travelodge Hotel, five-storey basement carpark, upgraded infrastructure to service the new development, and three levels of extension of Club Central to provide new Function space accommodating 600 people, new Bistro and new rooftop café with sweeping views across Botany Bay.

Empire were engaged after construction had commenced and all consultants engaged. Empire's immediate task was to bring the project under control regarding time, cost and quality, applying our strong leadership and technical skills, regular communication with our client and clear expectations being demanded of the consultants and contract.

The project was successfully completed to achieve the desired result of a 50% increase of the existing footprint, which included a new build of 9-storey buildings above ground, a 5-storey basement carpark, a 124-room Travelodge Hotel, and an upgrade of infrastructure. The project helped to diversify revenue streams with less reliance on gaming.





AHO NEW SUPPLY

Project Details

- Project Management & Contract Administration services
- Value: \$50-\$60M
- Completion Date: On-going
- Design: Various
- Contractor: Various

Empire has been engaged as project manager and contract administrators for the program of works across 48 project sites in NNSW. The new homes will be delivered over the next 18 months under the Closing the Gap (CTG) and Social Housing Acceleration Fund (SHAF) programs as part of the recent NSW Government funding commitment of \$70M to repair, replace and build new homes.

Services include design development, planning approvals, project management and contract administration. Services rendered included verification of all contractors' pre-start requirements, chairing of various meetings and client reporting as per AHO requirements.

Management of the delivery works will be supplemented with several site visits to monitor progress of works against the projects target program and carry out safety and quality checks to ensure a seamless delivery of projects for AHO.





STORAGE KING PORTFOLIO

Project Details

- Project Management Services
- Value: \$32.5M
- Completion Date: 2022 - 2025
- Design: Various
- Contractor: Various

Working closely with our client Abacus Group, Empire was engaged to deliver a number of Storage King projects across the last 3+ years.

The projects include:

- Storage King Morayfield – 6,500m2 NLA across four storeys
- Storage King Helensvale & Coomera - External façade refresh, signage replacement and office refresh
- Storage King Miami – Extension works which resulted in a new three-storey building within an existing facility
- Storage King Acacia Ridge – 2,300m2 across two storeys delivered within a live environment
- Storage King Beenleigh – 300m2 warehouse within an existing facility
- Storage King Kunda Park – Extension of existing facility and new three-storey building and driveway entrance





GEORGES RIVER 16FT SAILING CLUB

Project Details

- Project management services across strategic planning, design development & construction phases.
- Value: Range \$7 – \$8M
- Completion Date: 2025
- Design: Loucas Architects
- Contractor: Evolve Constructions

Georges River 16ft Sailing Club is situated on beautiful sandy shores with picturesque views of Botany Bay towards Towra Point and Woollooware Bay.

The current amenity of the Club is quite dated, and our client intends to improve the sense of arrival and reconfigure the internal layout to use existing spaces better and provide a greater connection to the water views.

Empire was engaged as Project Manager throughout planning, design, construction, and handover phases. Our scope included relocation of the function space to provide higher-quality views. Refurbishment of the existing club to allow for a more Mediterranean look and feel with a more efficient layout.





SAMFORD HOUSE

Project Details

- Design Development & Management, Contractor Procurement, Superintendent
- Value: Confidential
- Completion Date: 2025
- Design: Verve Design Group
- Contractor: Evolve Constructions

Developer Ferradini will be expanding its portfolio through the addition of a new retail centre in Samford. This project is to support the demolition of the existing childcare facility which will be replaced by 7 cold shell tenancies surrounded by alfresco areas. Spanning just under 3,000sqm, the site will also include a new carpark with 41 spaces and landscaping.

The new tenancies will be the home of Food & Beverage outlets such as a Deli with the largest space occupying 348sqm. An adjoining food outlet will be 244sqm and will have a bar and alfresco areas. A micro gin distillery will also be included.

Buildings are being designed to be reflective of the scale, form and materials of other nearby buildings to ensure cohesiveness.

Empire have been engaged to manage the design development phase and provide contract procurement and superintendency services.





LAKES CENTRE CABOOLTURE

Project Details

- Superintendent services
- Value: \$7M
- Completion Date: 2022
- Design: Medhurst Architects
- Contractor: Rork Projects

Lakes Centre was the construction of a new commercial building with 6 tenancies across 3 storeys. Delivery by AS 4920 D&C Contract. Provision of Superintendent services. The building was completed in Q4 2022. The building provides for circa 1,500m² GFA, with secure parking for 23 vehicles, secure bike store and end of trip facilities.

Superintendent services were provided throughout construction phase to support the construction of 3 storey commercial building.

Incorporating retail on the ground floor, secure parking with EV charging, bike store and EOT facilities. The contractor had to manage construction without disruption to business for the adjoining neighbours within the same lot.



COMPANY PROFILE

Legal Business Name: Empire Project Management Pty Ltd
Office Locations: Suite 1, Level 111 Elizabeth Street, Sydney NSW 2000
Level 6, 307 Queen Street, Brisbane, QLD 4000
Level 8, 805/220 Collins St, Melbourne VIC 3000
Team Size: 15+ employees
Year Established: 2017
ACN/ABN: 631 470 276 | 39 631 470 276
Public Liability: \$20M
Professional Indemnity: \$10M
Workers Compensation: As required by law
Builders License: QBCC – Project Management Services

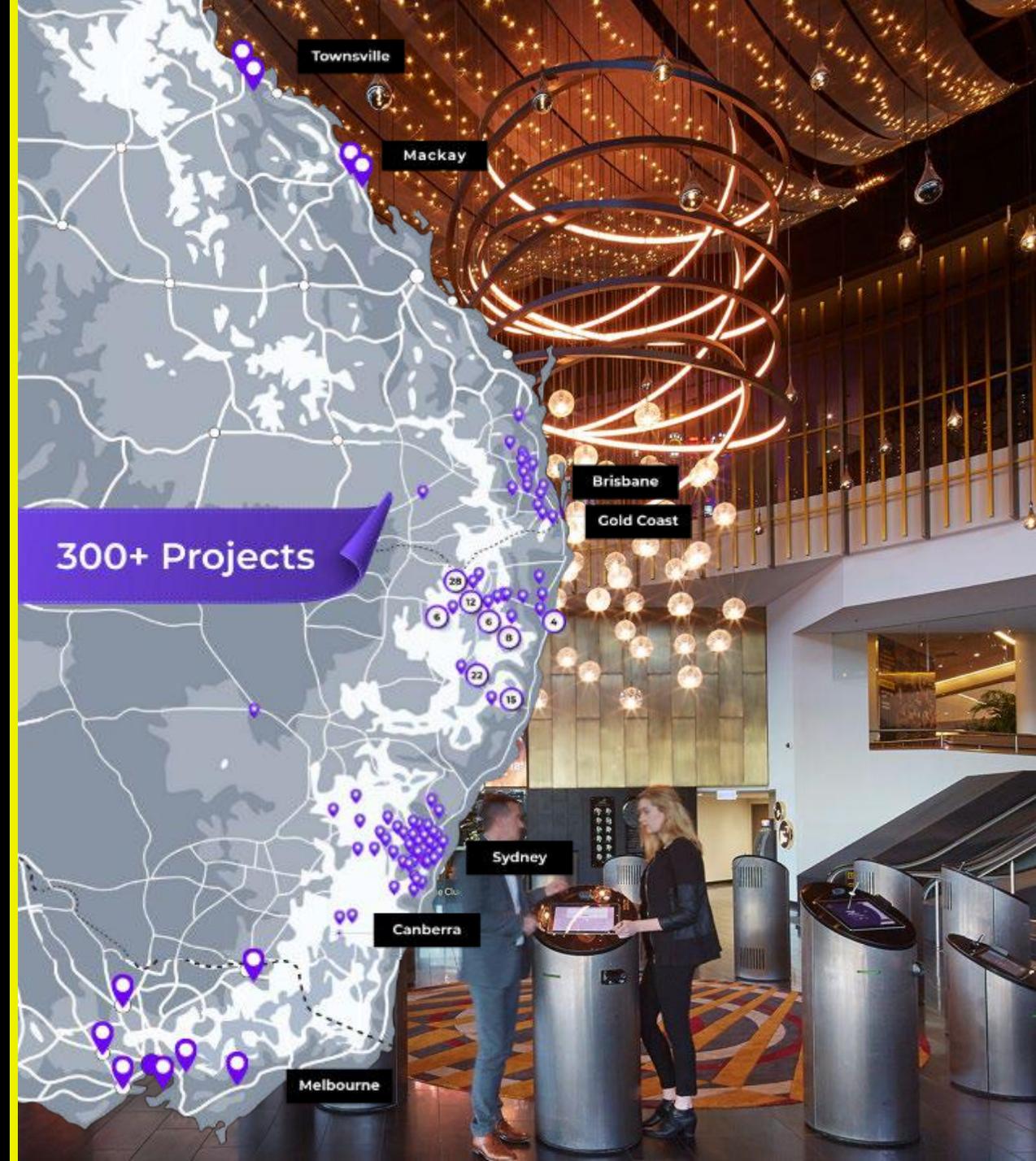
ISO Certifications:



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Empire

Project Management

