

# Innovation Quarter

## Westmead Stage 1



### Facts

<b>CLIENT</b>	Charter Hall
<b>LOCATION</b>	2a Darcy Road Westmead, NSW
<b>NET LEASABLE AREA</b>	17,000sqm
<b>TARGET COMPLETION</b>	2022
<b>BASE BUILDING ARCHITECTS</b>	Architectus
<b>INTERIOR DESIGNERS</b>	Hassell
<b>CONTRACTOR</b>	Richard Crookes

### Project Overview

Charter Hall and Western Sydney University have entered into a joint venture partnership with a combined vision to develop two mixed-use buildings offering health, commercial and retail spaces in the heart of Westmead.

The scope of this project involves:

- construction of one building on a shared podium totalling 17,000sqm of net leasable area
- construction of a series of public realm spaces within the precinct
- establishment of an attractive and activated link between the two buildings
- establishment of a commercial mixed-use workplace

The precinct will include A-Grade commercial spaces, high-quality end-of-trip facilities, car parking, a proposed childcare centre, outdoor terraces and landscaped public spaces.

The exterior architectural design was completed by Architectus, who consistently deliver world-class buildings and have a history of working closely with both Charter Hall and Western Sydney University.

# Innovation Quarter

## Westmead Stage 2



### The Problem

Solutions Consulting Australia was contracted by Charter Hall to oversee the project management of the development, from inception through to completion, within a strict timeline and budgetary constraints. Given the large and complex nature of the project and the number of stakeholders involved, it was essential to break down the project delivery into two stages, based on leasing activity. However, this approach presented significant challenges, as the majority of services were shared between the two buildings, and the project was not initially designed to be delivered in stages. Our team worked tirelessly to identify and implement complex solutions to address these issues, ensuring that the project was delivered to the highest standard and met the expectations of all stakeholders involved.

### Our Solution

Solutions Consulting Australia's services includes:

- Design and consultant management
- authority approvals
- design and delivery management of Western Sydney University's integrated fit-out
- value engineering and design optimisation
- All procurement for the project
- coordination of the Project Control Group and interface with the construction contractor
- Oversee the delivery of the project
- project feasibility management



# Innovation Quarter

## Westmead Stage 2



### Facts

<b>CLIENT</b>	Charter Hall
<b>LOCATION</b>	2a Darcy Road Westmead, NSW
<b>NET LEASABLE AREA</b>	11,000sqm
<b>TARGET COMPLETION</b>	2022
<b>BASE BUILDING ARCHITECTS</b>	Architectus
<b>INTERIOR DESIGNERS</b>	Hassell
<b>CONTRACTOR</b>	TBC

### Project Overview

Charter Hall and Western Sydney University have entered into a joint venture partnership with a combined vision to develop two mixed-use buildings offering health, commercial and retail spaces in the heart of Westmead.

Stage 2 of this project involves:

- construction of one buildings on a shared podium totalling 11,000sqm of net leasable area
- construction of a series of public realm spaces within the precinct
- establishment of an attractive and activated link between the two buildings
- establishment of a commercial mixed-use workplace

The precinct will include A-Grade commercial spaces, high-quality end-of-trip facilities, car parking, a proposed childcare centre, outdoor terraces and landscaped public spaces.

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## **SOLUTIONS CONSULTING** AUSTRALIA

### **Contact**

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#### **Andrew Steventon**

Andrew.steventon@solutionsconsulting.com.au

+61 412 925 650

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#### **Hutch Bykerk**

hutch.bykerk@solutionsconsulting.com.au

+61 423 116 647

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Level 14, 130 Pitt St, Sydney 2000

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**[www.solutionsconsulting.com.au](http://www.solutionsconsulting.com.au)**



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