



Beentleigh  
Town  
Square



# EXPERTISE

## OUR EXPERTISE BUILDING

CAPABILITY STATEMENT



## OUR COMMITMENT TO ZERO HARM

**AT JMAC CONSTRUCTIONS, THE SAFETY OF OUR PEOPLE, THE COMMUNITIES AND ENVIRONMENTS IN WHICH WE WORK HAVE BEEN A PRIORITY SINCE OUR INCEPTION IN 1975.**

Through our Zero Harm goal, JMac aims to ensure each and every person who comes into contact with our business remains safe and in good health whilst in our care. Jointly we are committed to minimising environmental harm through the implementation of best practice environmental management. Our Zero Harm goal encourages us to constantly strive to improve our workplace health and safety standards. It allows us to remain vigilant and accept our individual responsibility for our actions, and the implementation and continual improvement of our safety and environmental systems and methodologies.

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**LEADING** COMMERCIAL  
LANDSCAPE  
CONSTRUCTION COMPANY

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**NATIONAL 1975**  
COMPANY — ESTABLISHMENT —

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**EXPERIENCE IN THE DELIVERY OF  
PRESTIGIOUS  
AND ICONIC PROJECTS**

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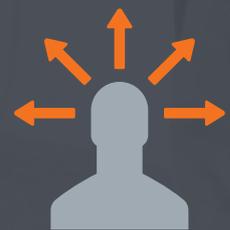
INTEGRATED PROJECT TEAMS

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**JMAC DELIVERS ON**

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- | A PATH TO ZERO HARM
- | SPECIALIST INTEGRATED PROJECT TEAMS
- | QUICK AND EFFECTIVE DECISION MAKING





# THE BMD GROUP

BMD IS A NATIONAL GROUP OF COMPANIES ENGAGED IN ENGINEERING DESIGN, CONSTRUCTION AND LAND DEVELOPMENT FOR CLIENTS AND PARTNERS IN THE URBAN DEVELOPMENT, TRANSPORT INFRASTRUCTURE, AND ENERGY SECTORS.



**BMD Constructions** offers civil construction services for major infrastructure projects throughout Australia. Expertise, experience and resources are applied across the industry sectors of transport, water, rail, port, resources and energy. The company engages in projects ranging in value from \$1 million to in excess of \$1 billion as a principal contractor and in joint venture with other major contractor and design partners.



**BMD Industrial**, a division of BMD Constructions, is managed by a group of highly experienced industry executives who assemble professional project teams to deliver structural, mechanical, piping and electrical solutions for a diverse range of clients and industries.



**BMD Urban** is a specialist civil and building contractor to the urban development industry. The company draws on significant industry experience and utilises management systems, delivery methodologies and a relationship based approach that is specifically tailored to the needs of this industry. Integrated services can be offered in partnership with Empower Engineers & Project Managers, JMac Constructions and Urbex to achieve seamless and cost effective project delivery.



**Empower Engineers & Project Managers (Empower)** provides superior civil, structural and geotechnical engineering design and project management services. Empower's experience includes residential, commercial and industrial developments, infrastructure, and resource and energy projects across metropolitan, regional and remote areas. Key services include planning and feasibility studies, road infrastructure design, flood studies, land development and services design, water quality and stormwater management, structural engineering and shoring, and foundation design.



**JMac Constructions (JMac)** specialises in all aspects of landscape construction including residential, commercial, industrial, public infrastructure, environmental rehabilitation and long term care and maintenance. From street scapes, buildings, boardwalks, public structures, stone entry statements, playgrounds and parklands, JMac has the ability to successfully construct and create unique landscapes of all shapes and forms.



**Urbex** is an innovator in residential and commercial development, undertaking wholly owned projects and joint ventures in developments of varying scale and size. Harnessing leading talent in project structuring, planning, management, delivery and marketing, Urbex delivers excellence in the creation of new communities to meet the lifestyle needs of Australians today and into the future.



LONG-TERM CLIENT RELATIONSHIPS HAVE BEEN THE FOUNDATION OF OUR SUCCESS SINCE THE COMPANY'S INCEPTION IN 1975 AND WE PRIDE OURSELVES ON OUR ABILITY TO SECURE REPEAT BUSINESS. JMAC IS SYNONYMOUS WITH INNOVATION AND AWARD WINNING INFRASTRUCTURE AND WE ARE COMMITTED TO DELIVERING THE HIGHEST STANDARDS OF QUALITY, SERVICE AND VALUE FOR MONEY FOR OUR CLIENTS. OUR STRATEGY IS SIMPLE: VALUE OUR PEOPLE, COLLABORATE WITH OUR PARTNERS AND CONTINUE TO DELIVER EXCEPTIONAL PROJECTS WITH SUSTAINABLE OUTCOMES.



## CORPORATE SUSTAINABILITY

At JMac, we integrate environmental and social considerations in the way we do business and deliver certainty for the communities in which we operate. Stewardship of the environment and our communities has always been a priority. We are committed to working with local communities and leaving a lasting legacy through the infrastructure, employment and training we deliver.

JMac employs a policy of engaging locally based suppliers and owner operators which serves to maximise the opportunity for local input with flow on effects in the training and development of locally based staff engaged on our projects. We are proud of the long-term, key supplier relationships that have developed as a result of this philosophy.

JMac promotes corporate sustainability in four areas:

### LABOUR PRACTICES

- Policies and practices aimed at delivering a Zero Harm workplace through practical leadership initiatives, ongoing training and continuous improvement of business management systems.
- Equal opportunity employment standards.

### GROWTH AND ECONOMIC BENEFIT

- Decisions balanced between economic, environmental and community needs over the short and long-term.
- Continued growth of the business delivering increased economic benefit to the community via engineering solutions.

### ENVIRONMENT AND EFFICIENT RESOURCE USE

- An environmental management policy that drives positive action communicated to all project participants.
- A philosophy to optimise resources, minimise waste and maximise reuse.

### COMMUNITY RESPECT AND PROTECTION

- Proactive and early engagement that respects the local community and strives to identify the most mutually beneficial outcome.
- Maximise local community involvement to deliver long-term economic and social benefit.

# THE JMAC WAY



## BUSINESS MANAGEMENT SYSTEMS

JMac's management systems have the structure, depth and flexibility to guide the successful delivery of even the most complex of projects. The BMD Group Management System is designed to create an integrated approach to cost, time, quality, safety and environmental management. Based on the company's philosophy and corporate policies, the system provides the necessary plans, procedures, training and reporting systems to assist our teams in the delivery of projects based on industry best practice.



## COMMUNITY AND INDIGENOUS ENGAGEMENT

**JMac approach each project individually, actively identifying opportunities for local community engagement and participation that will provide beneficial outcomes for the project team, client and local community alike.**

We work in partnership with Indigenous and non-Indigenous organisations who embody our values to achieve long lasting benefits in areas including health and wellbeing, arts and culture, job creation, environment, and social and community development.

Our continued focus is on equal opportunities and increasing our commitment to Indigenous engagement to create a diverse workforce. We have extensive experience working in regional and remote areas and within Aboriginal and Torres Strait Islander communities. Our policies, plans, initiatives and training programs support our commitment to provide equal opportunities. Over the past 10 years, we have worked diligently to engage and train Indigenous employees with the establishment of Indigenous participation plans.



## COLLABORATIVE CONTRACTING

Integrated services can be offered by JMac in partnership with other BMD Group business units including including BMD Constructions, BMD Urban and Urbex to achieve seamless and cost effective project delivery. This integrated delivery enables specialist project teams to be developed drawing on the skills and capability from across all business units, providing valuable offering for a range of key and repeat clients.



# OUR BUSINESS

JMAC HAS A WIDE RANGE OF INDUSTRY LEADING CAPABILITIES WITH EXPERTISE RANGING FROM SOFTSCAPES TO SOPHISTICATED URBANISED SPACES, COMPLEX BUILDINGS AND WATER PLAY AREAS.

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JMac has the integrated ability to work with all project stakeholders from initial concept through to final construction to deliver iconic projects with a high standard of service for clients from various industry sectors. We provide professional project management teams to administer and supervise projects from feasibility through to completion. What sets JMac apart is the skill and flexibility of our teams, our ability to optimise design outcomes through value engineering and our financial capacity to work on large and complex projects. In-house resources include a diverse range of talented and experienced people including qualified tradespeople, horticulturists, arborists, building, civil and landscaping professionals.

Our success and reputation has continued due to long-term relationships founded on excellent service and a strong network of subcontractors, specialist project partners and suppliers who join our project teams to deliver projects on time and on budget.





## BEENLEIGH TOWN SQUARE AND COURT HOUSE

BEENLEIGH, QLD | \$5.7 MILLION

LOGAN CITY COUNCIL

JMac was engaged to construct a vibrant community space, to replace the six way roundabout in the heart of the Beenleigh business precinct. This included an open air market space, civic platform, pavilion structure and public amenities block. After the successful completion of these works, the contract was extended to include renovation of the adjacent courthouse including a new entrance and improved disabled access.

Interface and integration between project parties was critical to the overall success of the project with the team managing over 100 subcontractors and suppliers. JMac met with the client and designers regularly to refine design changes, and discuss and track project delivery. The project team assisted in the redesign of the architectural structures to provide sleek, modern buildings within an affordable budget and provided construction advice to the designers regarding the facelift of the courthouse.

The works included detailed and methodical structural demolition with extensive structural temporary works and propping of the existing building and accessible access ramps whilst ensuring the building remained fully operational for the Court House, Watch House and Police Station. Following completion of the demolition works, the construction scope included:

- alterations to the existing foundations to make provisions for new bored piers and foundations
- construction of a new lift shaft and lift
- construction of new class 2 and 3 off form concrete walls
- construction of new suspended reinforced concrete slabs

- architectural and structural steel works
- roofing
- blockwork
- aluminium composite claddings and soffit linings
- waterproof tanking
- mechanical fixed tiles to lift shaft
- stainless steel and glass balustrades
- service alterations.

Beenleigh Town Square is now a key urban space for cultural exchange and activity, hosting a variety of events throughout the year including markets, local festivals and concerts.



## KARAWATHA FOREST DISCOVERY CENTRE

BRISBANE, QLD | \$5.2 MILLION

BRISBANE CITY COUNCIL

JMac was engaged to deliver Brisbane City Council's newest environment centre, located in Karawatha Forest, the Karawatha Forest Discovery Centre which has enabled the council to educate residents and visitors about the environmental significance of Karawatha Forest Park.

The Discovery Centre is an innovative, inspiring and engaging place of discovery, enhanced by its relaxed, natural setting in the bush and is made up of three buildings with facilities for school and community groups.

The buildings were designed by Brisbane City Council utilising the most modern and state of the art technology to meet industry leading standards with features of the buildings including:

- deep strip foundations and slab on ground
- under slab hazardous gas mitigation membrane and ventilation system
- under and in slab services
- structural steel and masonry superstructure
- metal roofing, box and fascia gutters
- rendered fibre cement
- acoustic plasterboard ceilings and partitions
- carpet, tile and vinyl floor finishes built in joinery for kitchen, storage and workstations



- high standard mechanical, data, electrical, CCTV and plumbing services
- custom architecturally designed aluminium external cladding system.

Works included a new 5,000m<sup>2</sup> carpark and upgrade works to the entrance road, construction of two large buildings fitted out with two theatres, public toilets and office space including reception and kitchen facilities.

JMac implemented sustainable design and technologies including toilets that flush using rainwater collected onsite and solar panels to help offset energy. The Queensland first nature play area was constructed with elements inspired by features and materials found in nature rather than standard park play equipment and includes water play, climbing features, discovery trails and sculptural artworks.



OUR EXPERTISE  
BUILDING

## NORTHCLIFFE SURF CLUB – EXTENSION AND RENOVATIONS

NORTHCLIFFE, QLD | \$1.65 MILLION  
NORTHCLIFFE SURF LIFE SAVING CLUB

JMac delivered extension and renovation works to one of Australia's premier Surf Life Saving Clubs. Works included the construction of a new lounge area, bar and personnel lift, fully renovated gaming area, TAB area, kitchen, bistro, bathroom and lockers, club members room along with general maintenance of all areas of the club.

JMac was required to manage asbestos removal and methodical structural demolition with extensive structural temporary works and propping of the existing building. Following completion of the demolition works, the construction scope included:

- installation of screw piles
- new class 2 and 3 off form concrete columns
- new suspended reinforced concrete slabs
- architectural and structural steel
- metal roofing
- block work
- internal ceilings and partitions
- tile, parquetry, vinyl, carpet and timber flooring
- stainless steel and glass balustrades



- high standard bar and TAB joinery and shop fitting
- extensive electrical, plumbing and mechanical alterations.

The project team focused on maintaining access to all areas for the patrons and staff and keep the establishment fully operational during the renovation works. This was highly valued by the client. Relationships with the client and contractors was a priority during the works, with the project successfully delivered with minimal disruption.



## ROBELLE DOMAIN – STAGES 1 AND 2

SPRINGFIELD, QLD | \$46 MILLION

SPRINGFIELD LAND CORPORATION AND IPSWICH CITY COUNCIL

Springfield Land Corporation and Ipswich City Council engaged JMac to design and construct stages 1 and 2 of Robelle Domain in Springfield, Queensland. Inspirationally creative, Robelle Domain has emerged as an engaging, diverse and vibrant public space that is rich in innovation and value for money initiatives. Robelle Domain showcases JMac's ability to manage large multi-discipline design and construct projects.

### STAGE 1

JMac managed stage 1 of the project from concept to construction, commissioning and handover which involved construction of a children's waterpark, creation of a lake and waterfall, a stage and amphitheatre seating 10,000 people. As part of the works, JMac's building works included a café and toilet block for the parklands. The building was a split level construction over three levels totalling 360m<sup>2</sup> in floor space.

The works involved the construction of:

- a steel portal frame with a combination masonry veneer and Bondor® panel cladding
- full commercial kitchen fit out including cold room, deep fry, three-phase dishwasher, commercial hood and coffee machines
- 10 toilets and basins
- a large cafe alfresco dining area.

JMac's value engineering methods reduced the contract value, enabling the client to reinvest funds into the project and increase the original scope.



### STAGE 2

Following the successful delivery of stage 1 of Robelle Domain Parklands, JMac was awarded stage 2 to create one of the biggest public lagoon style swimming pools in the southern hemisphere at 3,800m<sup>2</sup>, as well as a kiosk, pump room, two amenity buildings and large open green spaces.

The building works involved the construction of two side by side free standing buildings totalling 960m<sup>2</sup>. The works involved the construction of:

- a combination of structural masonry and steel structure with an architecturally clad façade
- eight toilets
- three fully fitout offices encompassed within the building, including all mechanical and electrical and communication requirements, including back to base CCTV hardware and intuitive lighting controls.



WE SEE OUR STRENGTHS IN THE QUALITY  
OF OUR PEOPLE AND OUR GENUINE  
RELATIONSHIPS WITH CLIENTS, PARTNERS  
AND COMMUNITIES.

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WE SEE OUR SUCCESS LINKED TO OUR  
ABILITY TO DELIVER CERTAINTY THROUGH  
CONSISTENT PERFORMANCE AND  
COLLABORATION.

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WE SEE OUR FUTURE SHAPED BY ALL THAT  
HAS MADE US SUCCESSFUL IN THE PAST.

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[www.jmacconstructions.com.au](http://www.jmacconstructions.com.au)