





A NOTE FROM THE Q DIRECTORS

Working in the construction industry is no walk in the park: nothing is ever as straightforward as it appears. Getting the solution you require delivered at a top-service level requires a wide range of knowledge from many different sources. When deciding on who to partner with in your project, we understand the need to work with a trusted, experienced team who just 'get it'. Our team has seen it all before and relish the strategic problem-solving that comes with each new territory.

As industry leaders and seasoned operators, you can rest assured that your project is in safe and very capable hands. Read on to get a feel for who Q Group are, and if you have any queries, please get in touch.

From Q Group Directors: Tony Eastland, Brendan Gray and Grant Browne.

THE POWER OF Q

**THIS IS US:
Q CONSTRUCTION**

Our experience in the industry told us clients were looking for people they can trust. People who have pride in seeing a job done well and last but not least - people they enjoyed working with.

We also figured that if we're going to put our sweat and hours into a project, we may as well enjoy it. The happier, healthier our crew - the better the end result for everyone.

We call this "The Power of Q" and it's so powerful, clients want to come back, again and again.

No us and them.

No matter how large or how small your project, we believe in total collaboration.

Construction is one of the most complicated industries with so many moving parts, so there has to be teamwork and a good measure of ingenuity.

We create solutions that work, bring innovation that saves money, and have a can-do attitude that gets the job done on time.

**CONSTRUCTION
INTERIORS
MAINTENANCE
COLDSTORES**



Bidfood, Hobsonville

WHAT WE CAN DO FOR YOU

Our unique approach to construction, commercial builds and industrial fitouts has made Q Construction one of New Zealand's most respected building companies.

Today, we're the industry leader in temperature-controlled construction, building some of the country's largest and most advanced coldstores and food processing lines.

You'll also find us building local schools, childcare centres, refurbishing hospitals and healthcare centres - work that builds better communities.

And increasingly, you'll discover the Q team creating some of the smartest fitouts in the country - creating better working environments.

The Power of Q can be seen in buildings all over the country. But more importantly, our build experience is having a deeper effect on clients and the industry.

It's creating more trust, more pride and more smiles.

Q Construction's unique collaborative approach to building creates frictionless projects that make clients want to come back. **We call this the power of Q.**

TAKING CARE INSIDE AND OUT

When your interiors need a face lift or your commercial building could use some care, take advantage of our team's wealth of experience and knowledge, to ensure the successful delivery of your fitout or refurbishment. With expertise in the specialist sectors of healthcare, education, heritage buildings and working in live environments, the Q team take on large projects with enthusiasm and pride in the work we do.

OUR AGILE APPROACH

Being able to move quickly and easily, make changes as and when needed and doing it all collaboratively with YOU; that's what we do best.

How do we do it? By being flexible and solutions focused. When something crops up to change your project's plans, we'll work with you to come to the best possible solution. Our tight-knit and proven team offer the right blend of expertise, and our close relationships with our key suppliers and sub-contractors mean the right people are always at hand to adapt to challenges and changes.



19 Timberly, Auckland Airport

INTEGRITY

PRIDE

Q Construction was founded over 16 years ago on these principles - three words that make a power of difference to a building project and sets Q Construction apart.

ENJOYMENT



BIDFOOD

HOBSONVILLE
AUCKLAND

Construction of a new, large-format, temperature-controlled distribution centre.

Project Value: \$17,000,000
Construction Period: August 2018 to August 2019
Consultants: Peter Swan Ltd
Referee: Phil Meyer-Smith (Peter Swan Ltd)

Bidfood's Auckland North Distribution Centre expanded the company's capacity to deliver timely orders, especially to those customers north of the Waitematā Harbour. Up to 12 trucks at a time can be serviced at environmental load areas, and the centre provides a large dry store as well as temperature-controlled storage for more than 4300 pallets of product.

A significant cut and removal of existing materials was required across the entire site, so we focused on achieving a precise and efficient construction programme in consultation with the project's architect and engineers. Due to comprehensive planning, site activities worked in well with each other. Haul roads used for taking earthworks spoil off the site did not isolate any live construction areas.

The construction project includes a 1540m² coldstore, a 440m² chiller, a 1600m² dry store and more than 900m² of environmental load areas (ELAs). Special-purpose facilities include a plant room, forklift recharge room and a large drive-through canopy. We constructed four-metre-high timber retaining walls to stabilise areas along the boundary where deep excavations were necessary. The project has a clear safety and environmental record.

ARIA APARTMENTS

PONSONBY
AUCKLAND

Aria Apartments is a stunning, high quality boutique complex of 20 freehold apartments by Legacy Property.

Project Value: \$7,000,000

Construction Period:
November 2019 to January 2020

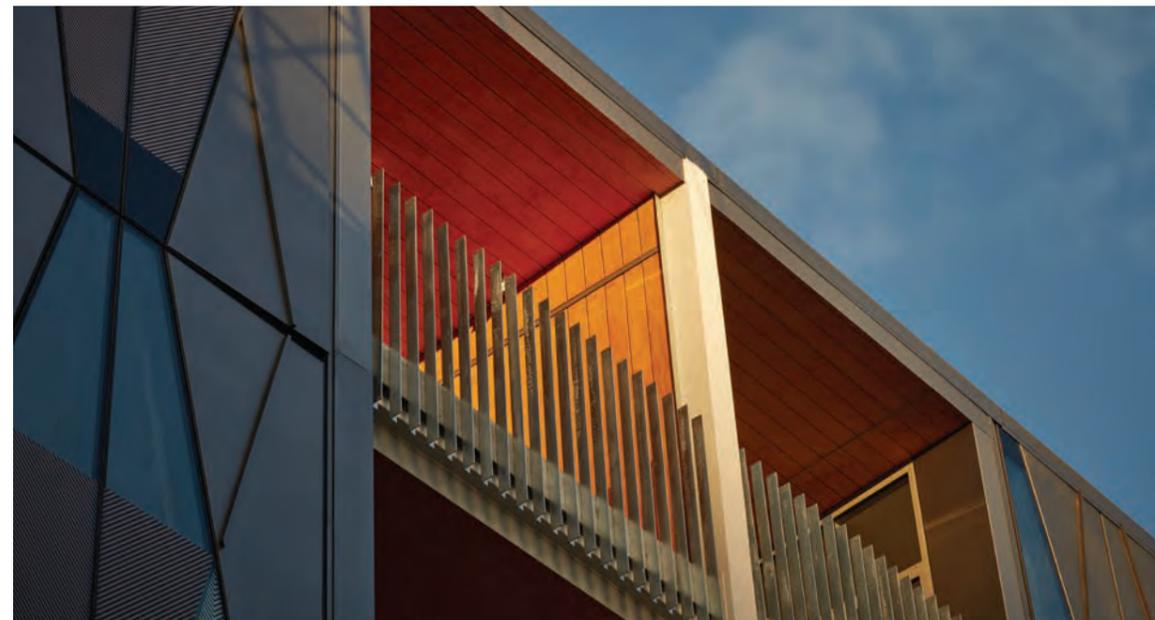
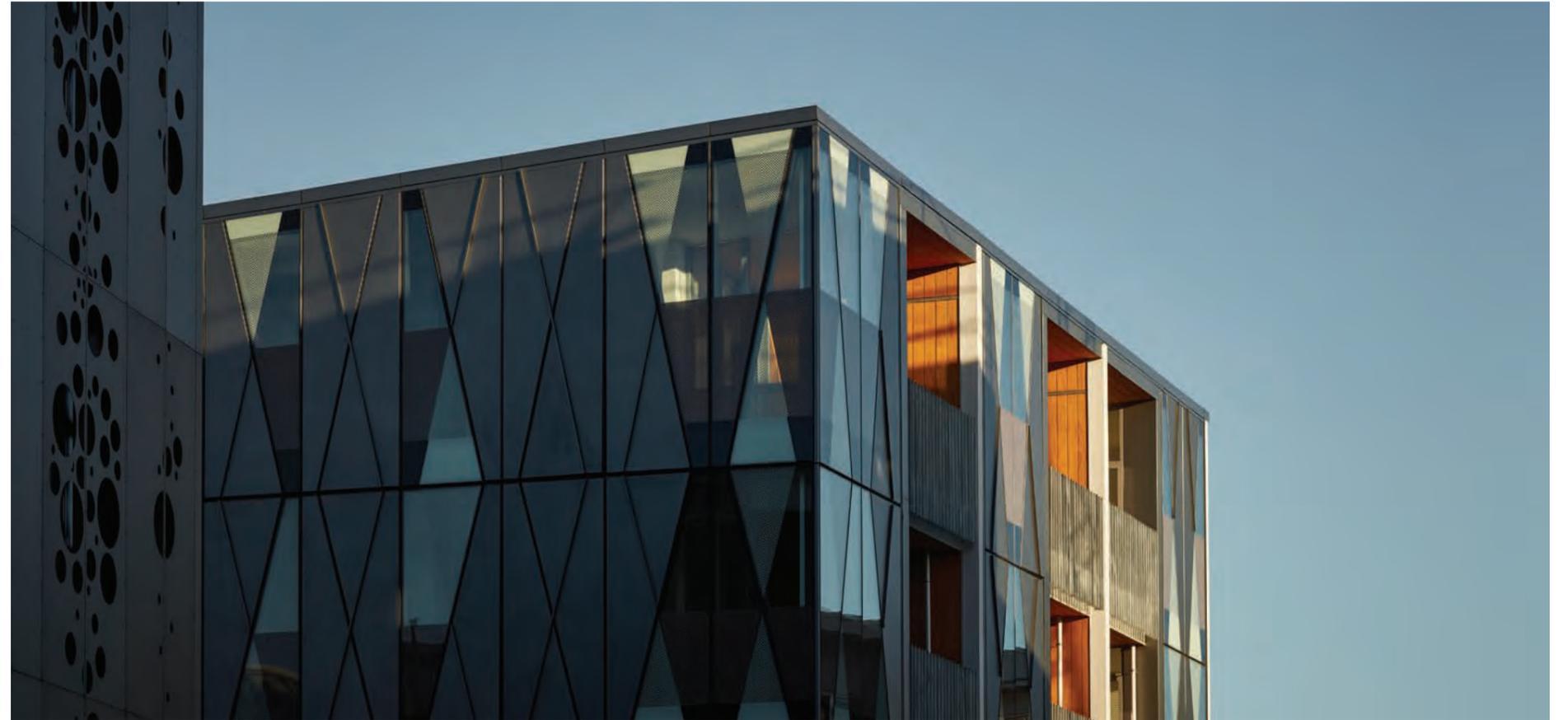
Consultants: TOA Architects,
Markplan Consulting Engineers

Referee: Gary Gordon (Legacy Property)

The Aria Apartments are an exciting example of urban re-development and medium-density living. Located in the heart of Ponsonby, Aria sits on the site of the former DYC Vinegar company. TOA Architects worked with Q Commercial Construction to create twenty boutique 1 and 2-bedroom apartments, contained on a site the size of a typical Ponsonby villa section.

The narrow streetscape called for careful consideration of the façade articulation. The geometric curtain wall, inspired by tukutuku patterns, obscure the more intimate spaces within the apartments, while creating dynamic interior spaces.

The opportunity to utilise 100 percent of the site area was abandoned in favour of embedding a light well with a vertical garden deep within the building. A PV array on the roof generates enough energy to power much of the common-area lighting and vehicle turntable in the basement.





SEPHORA

QUEEN STREET
AUCKLAND

Q Interiors were proud to be involved with the launch of Sephora's flag ship store in New Zealand. A tight programme with a fixed opening date, Q rose to the challenge and added value in navigating the local regulatory system for this overseas client.

Project Value: \$5,000,000

Construction Period:

1 April 2019 to July 2019

Consultants: Mace Australia

Referee: Melissa Friend (Sephora)

French cosmetics retailer Sephora opened its first New Zealand store in July 2019 after years of speculation. Sephora's flagship three-storey store is opened on Queen St in July and as part of the opening a 14-metre double-decker tour bus (think Spice Girls' Spiceworld) hit New Zealand streets touring four cities, including Auckland.

The large store is housed in a heritage building and will be similar in concept to other flagship stores Sephora has located in major cities around the world. The fitout of the store includes an elevator, interesting lighting fixtures, an outside canopy and elaborate black and white striped signage.

AVNU OFFICE FITOUT

NEWMARKET
AUCKLAND

A slick, interior office fitout.

Project Value: \$350,000

Construction Period:

November 2019 to January 2020

Consultants: Wingate Architects, CRCPG
(CR Commercial Property Group)

Referee: Michael Leng (Wingate Architects),
and Nicole Duncan (CRCPG)

Starting with an open space, base build works provided by the landlord, Wingate Architects designed an office fitout for L J Hooker/AVNU. The client engaged CRCPG as project managers, as main contractor Q Interiors worked with CRCPG to complete the fitout. The office is complete with acoustic wall panels, bespoke light fixtures with specified light levels and a modern colour scheme. Black aluminium joinery serves as a feature throughout.



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Bidvest NZ has been involved in more than 14 construction projects over the past 10 years. These have been completed by a mix of large, well-known industry players and smaller niche market operators.

The projects handled by Q Commercial sit comfortably at or near the top of this list for customer satisfaction and quality of construction. I would have no hesitation in recommending Q Commercial.

Phil Struckman,
Bidvest

“

Along with their quick response times they had a knack for recommending innovative solutions to a number of requested changes and worked in a transparent manner with a “can do” approach.

David Cossey,
Portfolio Manager,
Aotearoa Fisheries

“

The team on site were polite, respectful, adhered to all safety requirements and were highly skilled in their work.

Peter Mulcahy,
Principal,
Browns Bay School

**DON'T TAKE OUR WORD
FOR IT. READ WHAT
CLIENTS HAVE TO SAY
ABOUT WORKING WITH
THE Q TEAM.**

“

Every one of your employees at Q Construction were efficient, organised, extremely helpful and genuinely concerned with providing a quality product.

Andrea Steffensen,
Director,
MCS Property Group

“

The end result is amazing. This project could not have gone any better and if I were to build again it would certainly be with Q Commercial.

Tony Black,
Managing Director,
Black Steel Mobile



MELBA CAFE

RONWOOD AVE
MANUKAU

Q Construction tendered and won two buildings for Chalmers Properties Stage Three 'Retail Units' development at 3-5 Ronwood Avenue. This included the base build new cafe for tenants Melba cafe.

Project Value: \$900,000

Construction Period:

March to August 2015

Consultants: Mason & Wales Architects

Referee: David Chafer (Chalmers Property) and Craig Knox (Consult QS)

We completed the construction of the café comprising reinforced concrete foundations and slab, a structural steel frame, precast concrete wall panels with a woodgrain finish externally, a Colorsteel roof, and shopfront glazing. Building services included plumbing, electrical, gas, fire and air conditioning.

Our team worked closely with kitchen fitout contractors on the installation of specialist equipment including specialised drainage, grease trap and waste facilities.

Additional features included an outdoor deck with timber-look vinyl finishing on the concrete slab, drop-down plastic curtaining and landscaping to enhance the building and provide a welcoming aesthetic.

19 TIMBERLY

AUCKLAND AIRPORT

The project is a new build office and warehouse development for the Auckland International Airport's tenant, Bapcor at 19 Timberly Drive, Mangere.

Project Value: \$8,000,000
Construction Period: March to December 2019
Consultants: Williams Architects, Blue Barn Consulting, WT Partnership (James Allan, Project Director)
Referee: Peter Donovan (AIAL Manager - Project Delivery)

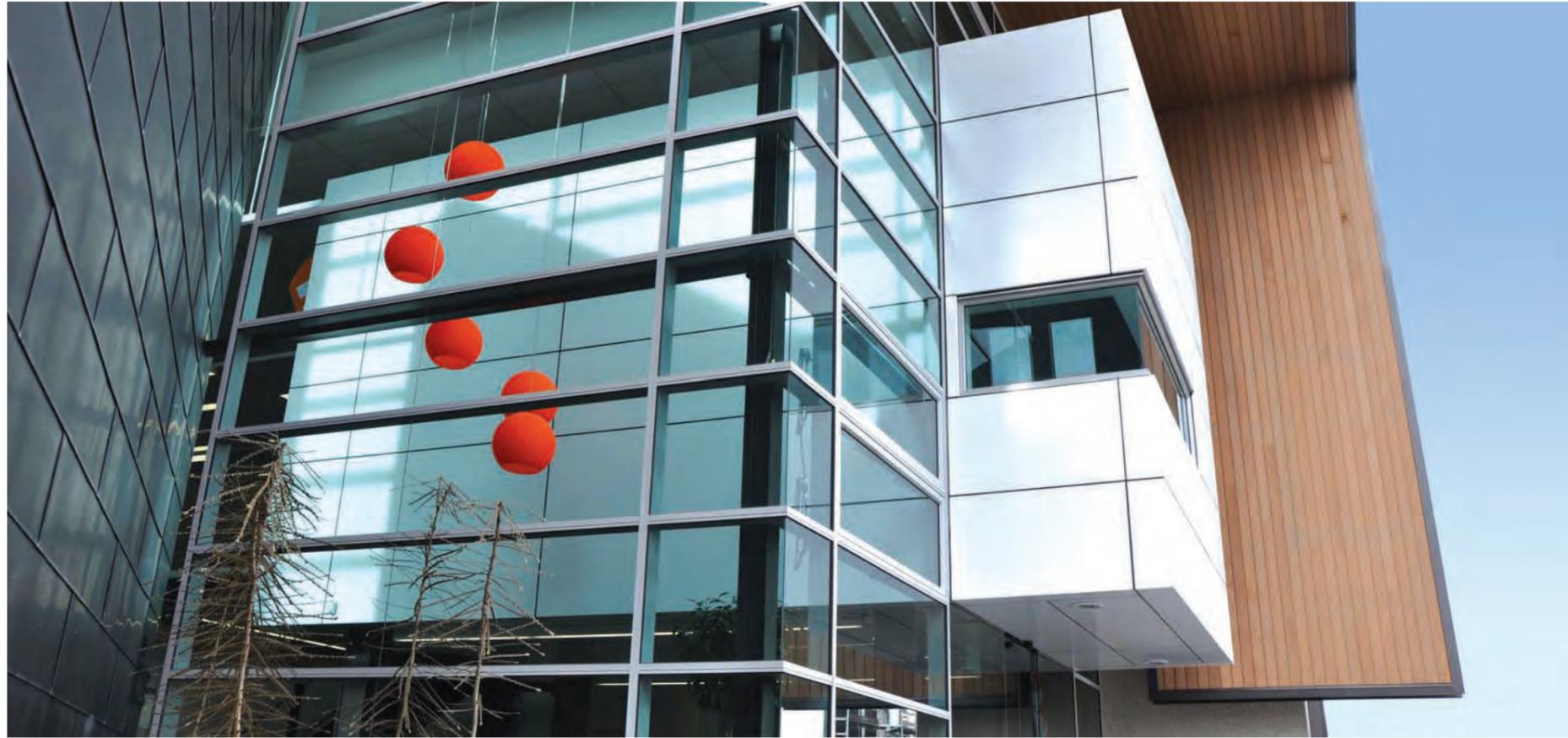
Just three kilometres from Auckland's international and domestic airports, we constructed a large warehouse and two-storey office complex in the Timberly Road precinct of AIAL's award-winning The Landing mixed-used business park.

The project, which was extended to include the fitout for the office block, was completed several days ahead of schedule. This was possible largely due to our detailed programming, proactive quality assurance systems and our company's adaptable resources.

The new industrial-scale building required construction of a large yard for efficient truck deliveries as well as external works such as fencing, a carpark for 32 vehicles, landscaping and footpaths. Construction and fitout included a large open-plan office area plus three additional offices, kitchenettes, toilets and a meeting room.



“ The project was undertaken with tight timelines. The high level of professionalism always demonstrated by Q and its team, along with the quality of workmanship, attention to detail and overall project management was of excellent quality resulting in the building being handed over on time and within budget.



BLUM NZ

PATIKI ROAD
AUCKLAND

A showroom and warehouse built with award-winning quality, Blum chose a contemporary design to display its ranges of elegant, high-tech cabinetry and hardware to residential and commercial customers.

Project Value: \$5,200,000

Construction Period:

2011-2012: New build, alteration and fitout of a showroom and warehouse

2014: New build of warehouse extension

Consultants: Williams Architects

Referee: Simon Williams (Williams Architects)

As the main contractor, we worked closely with the architect and consulting engineers to deliver a quality building that went on to win two building industry awards.

Our site and works management was exceptional, synchronising on-site activities to lessen disturbance to the tenants, enabling safe access for customers, staff and deliveries, and keeping the whole site well-ordered and tidy. This was achieved despite the significant demolition work being required to allow the new building to be constructed within the existing envelope.

Extensive building alterations and additions to the former warehouse created new spaces for showrooms, offices, a meeting room and additional extensive warehousing. Q Interiors, took charge of the internal space planning and fitout of Blum's showroom as well as at two separate, tenanted buildings.

Blum re-engaged us in 2014 to extend their existing warehouse to accommodate an automated racking system.

ACG PARNELL

NEWMARKET
AUCKLAND

Internal fitout and refurbishment to create new Early Childhood Centre.

Project Value: \$3,000,000

Construction Period: 5 months

Consultants: Fat Parrot, Stephen Mitchell Engineers Limited, Electrical Consulting Services, HSCNZ, Thurston

Referee: Kevin Carroll (OCTA), Charmian Pearson-Brown (ACG)

This project consisted of an internal demolition of an existing building to allow for a new fitout to create the new ACG Parnell Early Childhood Centre.

Internally, new services were installed throughout along with acoustic panelling, solid timber flooring, multiple areas to cater for the different age groups. New roof access allowed access to the new HVAC platform via walkways.

Around the external walls, we formed a number of new openings with large windows to bring natural light into the new internal play spaces, and increase the flow to outdoor areas. This was all done whilst maintaining occupancy of two apartments above, with noise and services being constant concerns.

The external areas involved the demolition of an existing house to allow a new road access and carparking, extensive hardwood decking was installed to create useable spaces for outdoor learning incorporating sandpits and, umbrellas, bike tracks, and more. The remaining external playground spaces were finished with a rubberised surface or turf making a fun environment for further fun and learning.





MARINE BOAT STACK

MT WELLINGTON
AUCKLAND

A clean slate and innovative value engineering help deliver marine dry stack on time.

Project Value: \$4,000,000
Construction Period: 2016
Consultants: Williams Architects, ConsultQS, BGT Structures
Referee: Jon Udy (RPM Property)

This unusual facility, formerly known as the Mount Wellington Marine Dry Stack, is located beside the Tāmaki River near Mt Wellington. It was designed for the dry storage of about 400 boats up to 14 metres long and weighing up to 12 tonnes. The new facility comprised partly-enclosed twin buildings, each seven levels high, clad in trapezoidal metal sheet with sheet-metal roofing. It was constructed in an area where there was a variety of marine activities, and the client required continued access to the 9600sqm site, and to the river.

Prior to Q Construction being contracted, we engaged in extensive initial consultations with structural designers to establish the final design and confirm the extent of works. Following this consultation, we established appropriate quality assurance and observation procedures.

We carried out site-specific demolition and excavations after surveying, and condemning, existing works such as structural steel work 'inherited' from a previous contractor. This work considered the ground conditions, which comprised volcanic rock and condemned old ground beams each measuring one-metre wide by 2.5m deep.

Recognising an opportunity to accelerate the construction programme, and to complete the project on time, we progressively installed the steel frame structure as stages of the demolition and bulk excavation activities were completed.

AOTEAROA FISHERIES

MT WELLINGTON
AUCKLAND

Q Construction were engaged to do alterations and an extension to create a live lobster facility.

Project Value: \$3,000,000

Construction Period:

October 2015 to May 2016

Consultants: PSL Peter Swan Ltd

Referee: David Cossey (Portfolio Manager)

Moana New Zealand (formerly Aotearoa Fisheries) is the largest Māori-owned seafood company and the second largest seafood company in terms of quota volume and value in New Zealand. It fishes and harvests solely from Aotearoa New Zealand coastal waters.

Moana Seafood wanted to have more of a focus on the live lobster market so engaged Q Construction to convert an existing warehouse into a state of the art, purpose built live lobster facility including holding tanks and filtration systems.

New Zealand's lobster is the champagne of lobster in the Asian market, highly regarded for its light, sweet and rich taste with a firm flesh.

A wide range of grades is available, from A (up to 600g) through to F (2.5kg+). Their factories are governed by strict food safety programmes to ensure quality standards that start with the harvester and are carried right through to the market.

Q successfully managed construction of the new facility to ensure no disruption to daily activities of the existing surrounding operations. Our previous experience with coldstores facilities, specialist finishes and related services proved beneficial when managing sub trades.



THE Q TEAM

Being proud of your team isn't something everyone can claim. At Q Construction it's something we say often. With our ethos based on integrity, pride and enjoyment, it's no wonder we treat each other like family - and care for our staff like we care for our clients.

Led by Directors Tony Eastland, Brendan Gray and Grant Browne, we're close-knit, approachable people, who work hard together to deliver you the best outcomes.

By pairing our values with a wealth of industry knowledge and experience in New Zealand and abroad, we've struck a winning combination. In order for you to end up with a finished project that you love, it needs to be made by people who share your vision and take pride in the end result.

We look for people who are not only knowledgeable, but are also passionate about their work; we think it's important to enjoy your time in the workplace. Each of the team look forward to coming to work in the morning, so you can look to us for an ambitious, driven team with a fresh approach that you can count on.

Delivering the best outcome to you is what we do; trust us to do it, with a smile.



WE ENSURE WE MAINTAIN SAFETY AND SUSTAINABILITY OBJECTIVES ALONG THE WAY.

REFINING OUR PROCESS

A PRIORITY IN WORKPLACE SAFETY

We put workplace health and safety before everything else we do.

Health & Safety is a critical element when creating buildings and there are big risks at play. Our people are our family, and we care deeply about our long-lasting relationships, so safety on site is paramount.

Through our online construction management and business intelligence systems, we conduct weekly safety audits, collate results and identify anything that may need improving. By tracking the results of the inspections, you'll get peace of mind from knowing we're keeping the worksite safe to the best of our ability and knowledge.

Our site managers conduct random audits of other sites to gain a different perspective and ensure they aren't managing their site with blinkers on - remaining open to different ways of working that could improve safety. Feedback is always welcome, whether it's internal from our close-knit team or from clients or other industry professionals, so you can step on to our worksites with confidence.

A FOCUS ON ENVIRONMENT

A fair few surfers, fisherman and lovers of outdoors make up the Q team. So you can imagine this has a positive influence on how we view our impact on the environment. We want to build great projects for our clients, but we also want to leave our land and environment in the best shape we can for our future generations. It's a fine line, but one we believe in.

We ensure waste is sorted into the correct bins and work with waste partners to properly sort construction materials offsite. We also keep up to date with all the latest building techniques like prefabrication to ensure we are managing our impact on the environment.

The environmental friendliness of the construction industry is still an area with massive room for growth and improvement as new innovations are made. But you can be sure we'll be the first to bring them to our sites as soon as they come to light. Q are up for the challenge and look to bring new ideas and systems into our work.





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H



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K

We've been involved in a diverse range of projects with clients up and down Aotearoa. Visit our website to view our extensive suite of case studies.
qgroup.nz

- A Bidvest Whangarei
- B Ottogi New Zealand
- C DSM Project Waka Milk Powder Line
- D AVNU Meeting Space
- E Dominion Breweries Bar
- F BNZ Warkworth
- G Bidfood Te Rapa Hamilton
- H ARIA Apartments
- I Leader Products
- J Makita Office and Warehouse
- K AVNU External
- L Epsom Girls Grammar School Courts



L



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