



PIER PROPERTY CORPORATION
IS A PROPERTY DEVELOPMENT
AND PROJECT MANAGEMENT
BUSINESS WITH COMMERCIAL
FITOUT AND BROADCAST
FACILITY TRANSFORMATION
CAPABILITIES.

CAPABILITY STATEMENT

About Us

Pier Property Corporation Pty Ltd is a Sydney based property development, project management and commercial fitout business with unique broadcast facility transformation experience.

The directors of PPC have a demonstrated wealth of expertise in the delivery of residential, mixed use, retail and commercial projects. Our team's proven industry involvement can be seen on some of Australia's most iconic projects.

PPC take active equity investments in property development projects, provide project management services and deliver commercial fitout projects.

We are well placed to identify fundamental aspects of a successful project and provide this experience to clients in a project management and consultancy capacity.

Our project management and fitout business has successfully delivered projects for businesses such as Fox Sports, Foxtel, Wesfarmers, Air Canada and Major League Baseball (MLB).



Key People

Scott Egelton

DIRECTOR

Scott has 25 years' experience in the construction and property industry, working for large property and construction organisations where he has played various senior executive roles including General Manager and Director. He has extensive skills across a full spectrum of acquisitions, joint ventures, development funding and delivery through to project management, engineering construction, PPP investments, business acquisitions, design, and contract administration.

John Keith

DIRECTOR

John has over 40 years' experience in the building and construction industry. John is an established property developer having successfully delivered a number of quality residential and mixed use projects, working with various leading architects to deliver innovative design and quality finishes on these projects.

John Keith (Jnr)

DIRECTOR

John has played an active role in the delivery of several residential developments over the past decade and specialises in project delivery. He has a thorough appreciation of the key success factors in a development project and brings an energetic approach.

John De Sousa

SENIOR PROJECT MANAGER

With a strong 25-year track record built in Australia with major Tier 1 construction companies, John specialises in the Commercial, Industrial, Civil, Heritage and Institutional Markets with strategic planning, developing briefs, design management, construction management, procurement and delivery of all facets of premium high rise, inner city commercial and regional facilities working with various clients.



Project Management

PPC have a strong capability in project management, developed over many years of design and construction experience.

We work closely with clients to understand their total project requirements and ensure these are delivered. PPC specialise in project management from project conception to completion.

We take responsibility for managing the project on behalf of the executive management team to enable continued focus on their business operations. Our experience enables us to understand the operation of our client's business. Based on this, we will prepare a project brief by coordinating with individual business units, prepare an overall design, procurement and construction programme, obtain relevant authority approvals, assemble consultant teams, manage design outcomes and contractors to successfully complete the project.



Commercial Fitouts

PPC has extensive project delivery experience particularly in the commercial and retail sector. PPC is well placed to deliver fitout projects as the main contractor for clients.

PPC prides itself on taking a collaborative approach when working with our clients from concept to delivery. Our extensive experience in project delivery enables us to appreciate our client's requirements and represent their interests. We ensure that industry best practice and innovative solutions are employed in order to deliver a quality result. We offer an innovative interior design service to our clients' that responds well to the project brief. This design offer combined with our project management skills provides for a quality design to the clients commercial requirements.

Our extensive subcontractor and supplier network ensures projects are delivered to an excellent standard and in a professional way, whilst being mindful in many cases we are working in an occupied office environment.

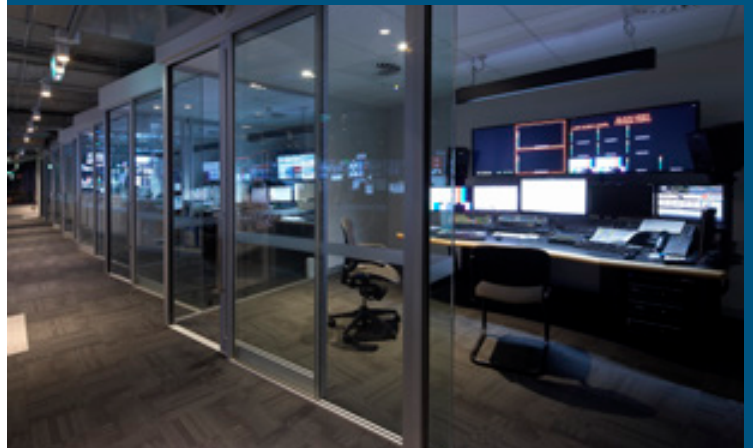
Broadcast Facility Transformation

PPC is one of the few companies within Australasia with the skillset and capabilities to undertake the relocation and fitout projects for the media industry.

These assignments require specialised knowledge and understanding of the workflow and technical requirements of the sector as they demand innovative design solutions aligned with extensive technical media knowledge, tight timeframes and the mitigation of ultimate risk for the broadcaster to remain 'on air' at all times.

We offer a single point accountability turnkey solution to our clients commencing with a carefully staged project schedule, from the conception and design phase with industry-experienced architects, budget establishment, procurement and supervision of contractors, meticulous project management and final delivery.

The PPC team all have had significant experience in broadcast and IP systems and have been involved in designing, building and operating large multichannel Free to Air and Subscription Television facilities we understand what it takes to be successful in today's challenging content multi device environment.

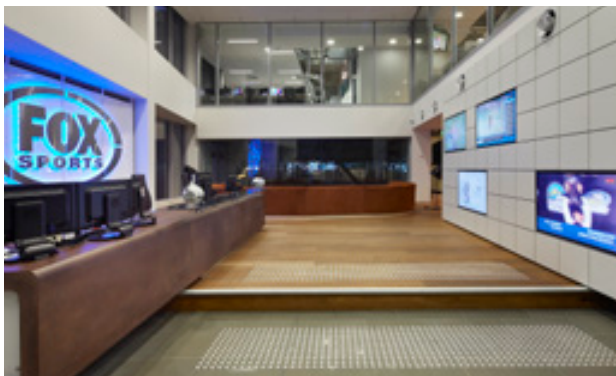


Development

PPC's Directors are experienced in equity investment associated with property development and actively pursue opportunities to grow this element of the business. We will take active equity participation via straight acquisition, joint ventures and syndication.

This relationship provides our partners and clients with our extensive acquisition, structuring and project delivery expertise. Our experience and participation in property development demonstrates our thorough understanding of the master planning requirements of clients seeking to reposition an existing property asset. We will work with clients to assemble project feasibility and engage a specialist team of designers to develop an overall masterplan and manage the authority approval process. Following planning approval we will manage all aspects of the development and construction through to project completion.

FOX Sports



Project Value: \$18m

Completed: 2012

PPC Role: Project Management

This project comprised the relocation of the Fox Sports television production studios and Sydney head office – totalling 7000m².

The works included the design and construction of production studios, control rooms, edit suites, presentation suites, broadcast control and a Central Apparatus Room (CAR).

PPC were engaged by Fox Sports to assist with the Agreement For Lease (AFL) negotiations and then to project manage the fitout. PPC was responsible for the overall management of the project reporting directly to the Fox Sports executive team.

Foxtel



Project Value: c. \$1.5m

Completed: 2013

PPC Role: Project management and commercial fitout

Foxtel's marketing team were expanding and modifying their office accommodation to create an engaging environment for their staff.

PPC worked with the facilities and marketing executives to produce a modern, open plan layout and bathroom redesign. The design development was project managed by PPC in line with Foxtel's budget requirements without comprising the clients design intent.

Following sign off on the design PPC were engaged by Foxtel to deliver the fitout and bathroom upgrade. The key challenge on this fitout was undertaking the works within the existing tenancy, requiring carefully planned staging of the staff relocation to avoid business disruption.

The end result was well received by the client and PPC has subsequently been commissioned by Foxtel to undertake further works on the North Ryde campus.

MLB Opening Series, SCG



Completed: 2014

PPC Role: Project and construction management

The promoter of the 2014 MLB opening series between the Los Angeles Dodgers and the Arizona Diamondbacks at the SCG, Moore Sports, engaged PPC to Project manage the design and construction of the bump-in and bump-out works to create an MLB standard facility at the SCG.

PPC worked closely with the MLB representatives in the US to finalise the brief and design of the works prior to the event.

Given the unique nature of the works the procurement of the contractors and suppliers was complex. PPC managed this utilising both Australian and American organisations which involved the logistics and import process.

The detailed design and construction of the MLB works required close integration and co-operation with the SCG Trust, in particular the head curator. PPC developed a positive and collaborative relationship with the SCG trust to enable the bump-in to be completed in 12 days and the bump-out in 7 days.

The event was hailed by the NSW Government as the most successful event since the 2000 Olympics!

10 Anderson Street, East Botany



Project Value: c. \$16m

Completed: 2014

PPC Role: Strata industrial development and construction

The site is 8,500m² and comprised 41 strata industrial units at completion of the project. PPC were responsible for all aspects of the development from planning approval, design, project management and construction.

Anderson Street is located in the heart of south Sydney's industrial precinct. The development comprises of 41 industrial warehouse units ranging in size from 73m² to 153m² with ample parking allocation and security. The site is close to the port of Botany and will provide tenants with immediate access to Eastgardens, Sydney Airport, the M5 and the Eastern Distributor.

The project was successfully completed with all units sold and settled.



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