

## PROPERTY DEVELOPMENT DNA - NEWS FROM WHELANS INSITES



Written by Steve Connard

Now that the National Building and Jobs Plan (NBJP) and the Building Education Revolution (BER) are underway, the focus is on how to most efficiently use the \$14.7 billion dollars of national funding for educational sites within the allocated three years.

Many of the educational sites suitable for assessment under the NBJP framework have different development constraints. They also all have a very tight commencement and completion timeframes.

While these social infrastructure projects are exempt from normal planning legislation and associated processes, they require reports and approval from supporting specialists. They also require consultation with relevant Councils.

With a multitude of different constraints, the BER is finding it convenient and expedient to work with multidiscipline organisations who can efficiently service all areas of property development.

As many of you know, Whelan's InSites is a multidiscipline company with eight complimentary divisions. Our divisions are Certification InSites, Engineering InSites, Environmental InSites, Project Management InSites, Spatial InSites, Tenancy & Building InSites, Urban InSites and Surveying InSites.

Each of these separate business units is managed and staffed by experts in their respective fields. Each has the latest specialist technology to expedite its services.

With our multidiscipline structure, we have been able to develop a range of procedures that are fast, "one-stop", value-for-money solutions for any asset class in property development. Our integrated, collective approach expedites the assessment process, saving both time and costs, and adding value to the project.

Bovis Lend Lease recently engaged one of our divisions, Urban InSites, to prepare and manage the approvals of school projects that fell under the standard Part 4 assessment frameworks of the EP&A Act 1979, and the NBJP Act 2009.

Our Planning Experts had already developed and refined procedures that expedited the consultation and approval process. They had previously completed the

preliminary investigative planning assessments of over 100 Catholic Education Office Primary and Secondary School Sites in the Sydney and Parramatta Archdiocese areas.

Bovis Lend Lease used our established multidiscipline package to expedite assessment in areas such as Bushfire, Ecology, Engineering and Planning. After Council consultation, it took us about a week to assess most of the first 10 Primary Schools for the NBJP who will finalize the remaining applications in the next few weeks.

Laing O'Rourke also recently engaged another of our divisions, Surveying InSites, as Lead Surveyor for all schools in the Western NSW and Riverina Area.

Here at Whelans InSites, three disciplines continue to drive us: innovative methodology, exact consultation, and clear client-focus.

These three disciplines have contributed to the establishment of mutually beneficial long-term working relationships with many of our clients such as the University of Western Sydney, the Transport Infrastructure Development Corporation, the Growth Centres Commission, Landcom, Delfin Lend Lease and RailCorp.

While we have a commitment to both innovative and outstanding end-results, we also have a commitment to the creation of sustainable places to live and work.

We subscribe to three types of sustainability: economic, social and environmental. We seek to realize this sustainability in both end-results of our projects, and in our approach to our business activities.

Whelans has now been in the property development industry for over 30 years. We have extensive experience in both small and large-scale projects for private and Government sector.

We at Whelans InSites look forward to continuing to provide innovative solutions, fast, accurate service, and outstanding and sustainable results for the property development industry.

© Steve Connard, Sydney 10<sup>th</sup> June 2009