

SUMMER 2019

# Ballarat GovHub

Taking shape



**Construction works for the Ballarat GovHub continues to progress with the installation of the timber frame which commenced in November and will be progressed over the coming months.**

The Ballarat GovHub will be home to up to 1000 Victorian Government employees, including up to 600 public sector positions relocated from Melbourne, helping to revitalise a major part of the Ballarat CBD, generate long-term jobs growth, increase business confidence and further private sector investment.

Kane Nicholson Joint Venture (KNJV) has now completed excavation - digging through six metres of solid rock over the past 12 months and preparing the site for construction - starting with the pouring of concrete of the basement levels.

The team have also been busy meeting with local businesses and the community who were invited to attend a meet and greet in August to find out more about the construction, ask questions and meet the project partners delivering the GovHub.

In September, students and teaching staff from the Federation University TAFE Construction department took part in a guided tour of the site to understand the works taking place and learn about the compliance requirements to deliver a project of this scale in Regional Victoria.

## WHAT TO EXPECT IN THE COMING MONTHS:

- Construction of the timber structure which began in late November.
- Ongoing installation of the lift shafts and steel roof framing.
- Introduction of artwork along Mair Street to enhance the site and viewing panel.
- Installation of the facade panels.
- Continued truck movements in and out of the site from Armstrong Street North, which is closed northbound between Mair Street and Market Street.
- Construction will continue to take place between 7.00am - 8.00pm Monday to Friday and 7.00am-3.30pm on Saturday, with no noisy works occurring before 9.00am on Saturday.
- These works will generate medium levels of noise on site. All works on site are subject to strict controls in accordance with construction regulations.
- From time to time, certain unavoidable activities may have to be undertaken between 3.30pm - 8.00pm on Saturdays which may generate noise. These works are in accordance with noise controls and will be limited as much as possible.

## Supporting local Ballarat businesses: Eureka Concrete

Local Ballarat based business Eureka Concrete is helping bring the Ballarat GovHub out of the ground as work progresses on the pouring of the concrete for the extensive basement slab.

More than 2400 square metres of concrete has been poured already into the foundations with work continuing with the basement car park slab this month.

Eureka Concrete won the contract to deliver all concrete works, including all piles, beams, slabs and walls on the Ballarat GovHub following a competitive tender process with joint development venture Kane Nicholson.

Drawing its name from the Eureka Stockade, a historic site synonymous with the Ballarat region, Eureka Concrete opened with three staff in Latrobe Street, Ballarat during 1972.



Now recognised as a leader in the highly competitive pre-mixed concrete industry, Eureka Concrete employs 70 staff and is the only local commercial concrete supplier in Ballarat - sourcing materials and services locally wherever possible.

Troy Beaston, Managing Director of Eureka Concrete said the company has employed more staff because of the GovHub contract.

“We know Ballarat is growing and our business is growing too, especially with the Ballarat GovHub which has enabled us to employ an extra 10 full-time staff to support the project plus all our other works across the region,” said Troy.

A regional success story, Eureka Concrete also run a secondary concrete plant to keep with the demand of infrastructure projects across Ballarat, Beaufort, Ballan and Maryborough.

“There’s nothing like working in your hometown and the GovHub is the biggest project that Ballarat has seen in decades and we’re proud to be one of the local businesses being part of this transformational development.”

Part of the challenge for Eureka Concrete is meticulously planning and strategizing to ensure their fleet of concrete trucks can get to and from site seamlessly.

“The devil is in the detail and the Ballarat GovHub is a really unique and concrete dependent project. The basement of the building is so deep it requires over 2,000 cubic metres of concrete in the piles and around the entire perimeter of the project,” said Troy.

“This means that we’re starting at 5am to coordinate our fleet of around 40 concrete trucks and drivers to bring concrete to and from site in a continuous supply to pour the piles and basement slabs”

Approximately 4,000 cubic metres of concrete has been poured to date and Eureka Concrete are expected to be on site until end of 2020.

Eureka Concrete is one of 23 local businesses contracted to work on the Ballarat GovHub.

### IF YOU WOULD LIKE MORE INFORMATION ABOUT:

#### CONSTRUCTION WORKS

Contact Mick Page from Kane Nicholson at [info@awnicholson.com.au](mailto:info@awnicholson.com.au) or 03 5322 5444 or visit the site office at 300-304 Mair Street, Ballarat.

#### BALLARAT GOVHUB DEVELOPMENT

Contact Development Victoria at [enquiries.engage@development.vic.gov.au](mailto:enquiries.engage@development.vic.gov.au) or visit [development.vic.gov.au/ballarat-govhub](http://development.vic.gov.au/ballarat-govhub) or 03 8317 3400.

#### CAR PARKING

Contact the City of Ballarat at [info@ballarat.vic.gov.au](mailto:info@ballarat.vic.gov.au) or 03 5320 5500.

#### OTHER ROAD PROJECTS UNDERWAY

For information on other road projects managed by Regional Roads Victoria contact 13 37 78 or visit [regionalroads.vic.gov.au](http://regionalroads.vic.gov.au)



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