

Project Management



Proactive management, solutions and expertise

Innovative thinking

DAVIS LANGDON



Our Core Values



About Davis Langdon

Davis Langdon is a world-wide consultancy firm providing independent, professional services to the property, development, construction, infrastructure and related industries.

We employ a broad base of motivated, professional staff whose skills and depth of experience ensures the excellence of our service, and also combines to bring new focus to delivering outcomes for our clients.

Established over 50 years ago, Davis Langdon is now part of a worldwide organisation. With more than 350 professional staff in 14 offices across Australia and New Zealand, and around 87 offices in over 25 countries, Davis Langdon is positioned to meet all of your project and property requirements.

Innovative thinking

Where do you need to be?

We focus on outcomes and we care about sustainability

For investors in construction and property that need the assurance of successful project delivery, we provide world-class management services, globally and locally.

Davis Langdon is one of the world's leading providers of property and construction services and this global presence informs and gives a depth to our Australian and New Zealand practices. The multi-disciplined nature of our service offering also gives our clients the benefit of experience and access to a wide body of knowledge.

Ever-changing economic, environmental and social forces demand that, as consultants, we are equipped to champion your needs. Davis Langdon's on-going commitment to sustainability research, staff training and knowledge sharing ensure we are best positioned to understand your business drivers and to respond to them.

Davis Langdon's project managers have the vision to get people where they need to be and the knowledge to lead them. It's about creating a path and lighting the way.

Let us lead your project with confidence, integrity and expertise.

How do we get there?

We have curiosity which encourages creativity

Project management is about a clear view of your required outcomes and providing the strategy to get you there.

Davis Langdon's experience will ensure the path is clearly defined. It may be tough, difficult and complex but we will provide the assurance, openness and steadfast approach to guide you to success.

We provide you with specialised knowledge in creating, developing and procuring projects that are economically viable, cost effective and operationally efficient. Beyond this, there's a focus on telling you the information you need at the right time.

In order to deliver projects in accordance with client requirements, Davis Langdon's project managers are qualified to provide an integrated suite of services configured to individual project requirements. Our project managers implement lines of communication that maintain both client awareness and project team focus.

We utilise a leading edge web-based collaboration system to enable team-wide effective and efficient project delivery, nationally and internationally as required.





We foster a natural curiosity which is the foundation for our innovative thinking

Pathways to your solutions

– by building on our knowledge throughout the process

Davis Langdon's project managers take responsibility for your total project delivery. With a clear understanding of the local business environment, our eyes are focused on your business outcomes.

Our expertise on a local, national and international level enables Davis Langdon to provide innovative ways to address your needs.

Our services are tailored to suit the specific needs of the individual project through the following:

- › **Project Inception**
 - Defining objectives
 - Business engineering
 - Feasibility studies
 - Procurement strategies
- › **Project Planning**
 - Project management
 - Financial management
 - Programming and planning
 - Value and risk management
 - Delivery method planning
 - Design management
- › **Project Delivery**
 - Contract management
 - Resource management
 - Commission planning
 - Bid analysis
 - Dispute resolution
 - Expert legal witness

These elements are executed in four main phases



We are in your corner

– by being approachable but focused

As the single independent point of contact we won't be diverted from getting you to where you need to be.

Davis Langdon's project management teams bring a mix of experience and skills that will ensure the successful delivery of your project.

As project manager, we believe that stakeholder engagement is the key to success, and ensures that excellent communication is established and

maintained between the client, the project team, user groups and stakeholders external to the project.

Toughness, directness and strength are coupled with guidance, honesty and an ability to read the landscape and to look behind the issues.

We will get you to your required outcome with assured predictability.

Delivering success and excellence

By focusing on outcomes, by caring about sustainability, by having curiosity, by being approachable... enables us to be **BETTER** – for our clients

Our project managers are selected for their diplomatic, commercial, creative and management skills.

The Davis Langdon team has been involved in the successful delivery of a number of projects incorporating multiple stakeholder groups, complex funding arrangements, sensitive environmental requirements, detailed design briefing and design phase management throughout Australia, New Zealand and around the world.

In 2007 Davis Langdon was voted the 'Top International Construction Consultant' in World Architecture's annual poll for the

12th consecutive year. A random survey found clients were particularly impressed with our attention to detail, commitment to quality and ability to achieve value.

The Director in charge of every single one of our projects is a shareholder in the business and has the authority to make binding decisions without hiding behind a bureaucracy. With over 350 professional staff in 14 offices across Australia and New Zealand, Davis Langdon has the scale to meet all of your project needs giving you, our client, the best of both worlds – flexibility and strength.



Disability Access Service

As the need to provide disability access to property becomes a greater requirement, both from a regulatory and a user viewpoint, owners and designers need clear advice and strategies.

Our services are directed at identification of short and longer term needs that work to deliver user and regulation requirements:

- › assessments as part of condition reporting
- › audits of buildings and portfolios
- › advice to design teams
- › advice on implementation, staging and priorities
- › project management of improvement projects

Sector expertise

With over 50 years experience and operating in every state and territory in Australia and New Zealand, Davis Langdon's clients can have the confidence of knowing the depth and breadth of our project experience is unparalleled.



Defence

Hardened & Networked Army, RAAF Edinburgh, South Australia – \$550M

The HNA project is the result of careful forward planning by the Department of Defence and when completed in 2012, this \$550M development will accommodate an entire mechanised infantry brigade.

Other Defence projects:

- › Urban Operations Training Facility, Townsville, Queensland – \$6M
- › Robertson Placement Tank Facilities, Robertson Barracks, Northern Territory – \$7.5M
- › Holsworthy Risk Analysis, New South Wales – \$200M



Aged Care

Campbelltown Retirement Village, Campbelltown, New South Wales – \$78M

Consisting of 10 multi-storey buildings comprising 310 self care units of either two or three bedrooms, a 60 bed residential aged care facility and a community centre, the project was constructed in multiple stages. Davis Langdon provided full Project Management, Cost Management and Building Surveying Services to the design and construct contract.

Other Aged Care projects:

- › Bendigo Health Care Group Redevelopment, Victoria – \$35M
- › Redland Bay Leisure Life, Queensland – \$120M



Sport

Skilled Stadium Eastern Stand, Geelong, Victoria – \$26M

The construction of the 6,000 seat, five level Eastern Stand was the central element of the redevelopment of Skilled Stadium, which also included corporate areas, catering facilities, an elite gymnasium, AFL game-day facilities, offices and retail facilities. Our Project Management team worked closely with the City of Greater Geelong, Geelong Football Club, Australian Football League and Department of Sport & Recreation, Victoria.

Other Sport projects:

- › State Volleyball Centre, Victoria – \$9M
- › Zest Health Clubs, Queensland & South Australia – \$1.5M each



Retail

Homemaker Centre, Geelong, Victoria – \$20M

Development of an 18 acre bulky goods retail site incorporating an overall floor area of 23,000m² which includes approximately 800 car parks, extensive landscaping and traffic works. We performed the role of superintendent to ensure the requirements of the Development Agreement were met and the interests of both parties were considered.

Other Retail projects:

- › Centro, Townsville, Queensland – \$3M
- › Byron Bay Village, Byron Bay, New South Wales – \$30M



Commercial/Fit-out

Deutsche Bank, Sydney, New South Wales – \$35M

An integrated fit-out over nine levels where absolute reliability of power, data and mechanical services were paramount for the guaranteed operation of the bank's trading floors. We provided full Cost Management and Client Representative services, with critical advice on programming, commissioning and contract issues.

Other Commercial/Fit-out projects:

- › Global Switch Telecommunications Data Hotel, Sydney, New South Wales – \$170M
- › Claremont Mixed Use Development, Western Australia – \$52M

Our Offices

Australia	Adelaide	+61 8 8410 4044
	Brisbane	+61 7 3221 1788
	Cairns	+61 7 4051 7511
	Canberra	+61 2 6257 4428
	Darwin	+61 8 8981 8020
	Hobart	+61 3 6234 8788
	Melbourne	+61 3 9933 8800
	Perth	+61 8 9221 8870
	Sunshine Coast	+61 7 5479 2005
	Sydney	+61 2 9956 8822
Townsville	+61 7 4721 2788	
New Zealand	Auckland	+64 9 379 9903
	Christchurch	+64 3 366 2669
	Wellington	+64 4 472 7505

Our Services

Project Services – Project Management, Cost Management, Building Surveying, Urban Planning, Specification Services

Assurance Services – Infrastructure Verification Services, Technical Due Diligence, Property Performance Reporting, Make Good Assessments, Management System Development

Certification Services – Third Party Certification to National and International Standards

Sustainability Services – Strategies for New and Existing Buildings

DAVIS LANGDON & SEAH INTERNATIONAL

Arabian Gulf, Botswana, Brunei, China, England, Hong Kong, India, Indonesia, Ireland, Japan, Korea, Lebanon, Malaysia, Pakistan, Philippines, Russia, Saudi Arabia, Scotland, Singapore, South Africa, Spain, Thailand, United States of America, Vietnam and Wales

