

T HUTCHIES' TRUTH

A QUARTERLY NEWSLETTER FOR HUTCHINSON BUILDERS

OCTOBER 2004



LEFT: Hutchies' new office in Toowoomba with its eye-catching Hutchinson sign.

BELOW: The office's remodelled interior.

New office signals faith in Darling Downs future

HUTCHIES has shown faith in the long term future of the Darling Downs area with the purchase of a new office at 8 Prescott Street, Toowoomba, at an approximate cost of \$850,000 including fitout.

Work is booming in the west and the Toowoomba office handles most of Hutchies' extensive remote and western work.

The previous office in Neil Street was leased and the Toowoomba operation had outgrown it, which prompted the decision to buy permanent premises.

The new office in Prescott Street gives plenty of office space, combined with an undercover and outdoor storage area, plus 12 car parking spaces, making the day to day operation much more efficient.

The new office was originally a car sales office, so architect, Peter Smith, of Lambert and Smith, was commissioned to oversee the transforma-



tion from car dealership into professional builder's offices.

The new architectural feature screen across the front of the building, with large "Hutchinson" wording on it approximately 15 metres long and 5 metres high, is certainly an interesting and eye-catching feature of the refurbishment.

The Toowoomba building market remains robust with the local office now turning over more than \$30 million per year and employing approximately 45 people.

Hutchies' new Toowoomba Office will further cement the company's reputation as one of the area's leading builders and make servicing of its client's needs much more effective.

Hutchies in RIA Awards

HUTCHIES' work featured in the recent Royal Australian Institute of Architects Awards, with the company working on a number of the prize winning entries.

They included:

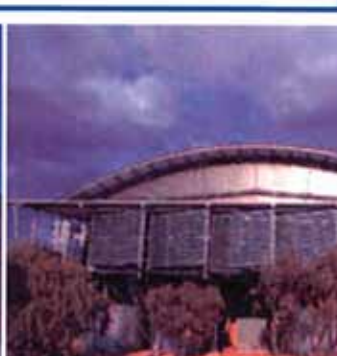
- The Harry Marks Award for Sustainable Architecture – Lark Quarry Trackways building and facilities.
- Commendations for Multiple Housing – Catalina, Fairweather Proberts Architects.
- The Beatrice Hutton Award for Commercial Architecture – Cutting Edge, Richard Kirk Architect.
- Award for Cultural Buildings Public Architecture – Lark Quarry Trackways building and facilities, Gall & Medek Architects
- The FDG Stanley Award for Public Building Architecture – Lark Quarry Trackways buildings and facilities.



Cutting Edge.



Catalina.



Lark Quarry.



Resort under construction overlooking the Mitchell River. INSET: Artist's impression of Wrotham Park Station.

HUTCHIES has continued its long association with outback tourism projects with construction of Wrotham Park Station, 300 kilometres west of Cairns.

The luxury resort, a joint project between The Australian Agricultural Company, R.M. Williams Holdings and P&O Australian Resorts, will combine Australia's rich rural heritage with modern outback cattle station life.

The 600,000 ha Wrotham Park Station will bring together the wilderness and wildlife, with a hint of luxury, for couples and singles wanting to experience the Australian bush first hand.

The resort is built on top of a 13 metre cliff face overlooking the Mitchell River.

The homestead pays tribute to Queensland outback architecture with slab timber walls and wrap around verandahs.

The dining/living area, library and bar are styled on pioneer designs and furnishings, all with a modern twist.

A feature of the outdoor living area is a raised platform with horizon pool and seating around the modern version of an outback campfire.

The location is used for pre-dinner sunset drinks and canapés, viewing brilliant red

Luxurious outback insight

sunsets and star gazing the black velvet night sky.

Accommodation for 20 guests consists of 10 luxurious "stockmen's quarters" with the added comfort of leather armchairs, bed bolsters and shaded verandahs with day beds and squatter's chairs.

As another premium P&O Australian Resort, Wrotham Park Station will offer excellent food and wine.

Dining will be a gourmet interpretation of traditional country fare in a dinner party setting and will be reminiscent of stockmen on a cattle drive gathering around the campfire at night to share a meal and swap stories.

Local produce will be highlighted throughout Wrotham's menu, including AACO's premium grade beef, the world-renowned 1824 brand.

Hutchies took approximately 18 weeks to construct the project on the remote site and the first guests arrived in September.

New premises for Kinco

JACK Hutchinson recently visited Hutchies' sister company, Kinco, in the USA where he received a guided tour of the company's new premises from president, Doug Wassen.

While in the US, Jack took delivery of the Constructor of the Year trophy – a handcrafted hunting knife – which will be awarded later in the year.

In reciprocation, Hutchies will forward a set of handmade Australian boots to be awarded by Kinco.

Everyone votes for the Constructor of the Year – the person believed to have contributed most to the company during the year.



Official opening of Kinco's new premises.

From the
Managing
Director



We'll only take on what we know we can do...

THERE are some sad stories around town about builders who have encountered, or are still encountering, tough projects. It's been one hell of a time for many, including Hutchies, over the past 18 months.

Dealing with rising subbie prices, stretching our quality teams by loading them up with too much, shortage of trades and, in many instances, unskilled workers just making up the numbers, as well as the impact of an additional 13 RDOs for workers, resulting in the shutdown of the industry for 10 days at Easter and five days during Exhibition week, when we're trying to finish jobs, have all combined to create a horror period.

At Hutchies, we're pleased to be able to say the problem projects are behind us and we have moved into the new financial year with a clean slate. We currently have 59 construction projects and 28 houses underway and they all are travelling pretty well – 2004/05 looks good.

We have now announced our audited results for 2003/04, a profit of approximately \$2.5m – not brilliant for \$300m turnover but, nevertheless, in the black.

...

WE had a lot of media publicity about the Indooroopilly formwork collapse, which was a sad occurrence for a project that, at the time, was running six weeks ahead of program.

We are extremely thankful that no one was hurt and I want to congratulate our people and subcontractors on the way the cleanup and post mortem were conducted.

The cooperation and support of representatives of the Division of Workplace Health and Safety, WorkCover, CFMEU and BLF was excellent.

The project is still ahead of program and the cost was kept to a minimum. LESSONS have been learnt too, so this never occurs again.

~ Greg Quinn,
Managing Director

Plenty of gear but no fish on Moreton Island venture



Hutchies' 2004 Moreton Island team, some of the company's finest fishing talent.

BRAVE volunteers from the Social Club recently ventured to Moreton Island for the 18th annual fishing trip.

The crew bristled with fishing gear but, at the end of the weekend, there were no reports of major catches.

However, there were rumours of some major partying, despite not having any trophy fish to celebrate.

If not skilled, the fishos are optimistic and have declared to return for the big ones next year.

Highlight of the trip was the head count, which revealed that all those who went over managed to return.

All agreed that was a magnificent achievement.



Bath time ... old habits die hard.



Sleeping beauty!



D Day ... and the advance party hits the beach.

FAREWELL — Comments by Jack Hutchinson

Jack Hoad

IN June 1966, when I left the State Works Department and joined Hutchies, one of the first things I did was travel to Gatton and try to sort out a large job in trouble.

I had visited the site quite a few times in the weekends while I was employed at State Works and knew the many problems.

I had also met Jack Hoad, one of many carpenters on site, and recognised his talent. In short, the first week I was at Hutchies, Jack Hoad was promoted from carpenter to site manager and later became our manager for the Toowoomba region.

Jack completed many contracts in Gatton and Toowoomba, all on time, better than budget, with the highest quality of workmanship.

He was one of the very best – a tough task master, but always fair.

Sadly, Jack Hoad passed away on June 15 this year. Our sympathy to his wife, Dot, and to his family.

Rex Bird

WE are sad to announce the death of Rex Bird, a long time Hutchie member and great friend.

Rexie, as he was affectionately known, passed away on August 14, after a short illness.

Rex joined Hutchies in 1987 and worked on site until his retirement.

After retiring, he continued to attend our Christmas parties.

He was also in the advance party that set up camp for our annual Social Club trip to Moreton Island and always stayed until the finish. He missed his first ever Moreton Island trip this year through illness.

Rex was a builders labourer who was sought after by all foremen and liked by all.

He is sadly missed.

Chamber Music boost for Townsville

HUTCHIES again sponsored the Australian Festival of Chamber Music held recently in Townsville.

Mayor of Townsville, Cr Tony Mooney, said the event had developed into one of the world's premier musical festivals.

He said the Festival delivered real benefits to the local community and in strengthening Townsville's reputation as cultural capital of regional Australia.

"The economic benefits are very worthwhile and increasing visitations from Australian and international music aficionados is very pleasing," he said.

"The organisers have done an incredible job creating an event that makes chamber music accessible and inviting to new audiences while balancing this with the need to stay focused on the traditions of the music."



Jack Kinnaman thinking out loud in Antarctica.



Jack and Jack in Margaritaville.



Scott strikes a working pose on the Great Wall of China.



When Dave Smyth now on the Suns best man was on



Scott and friends at Splendour in the Grass

TRAVELLING UNDIES

JOINT winners of the Travelling Undies competition are Jack Kinnaman, from Kinco, and our own Scott Hutchinson.

Persistence is what paid off for them, with both submitting two photos each.

Jack went from Margaritaville to Antarctica for his winning entry and Scott went from Splendour in the Grass to China for his.

Two anonymous ladies picked up on the Olympic theme and struck a sporting pose with a basketball to take second prize.



Nicki and Troy Simpson had something a royal wedding in Las Vegas when "King" presided as the celebrant.



In the running at Coffs Harbour

THE Tweed office had a day at the Coffs Harbour Races recently. All dressed up are from left, The Joker, Mark Phillips and Tony Miller.



Two good sports share a pair of Hutchies' Undies and a basket ball.



Anonymous at Glastonbury.



...e, formerly from the Brisbane office and ...ine Coast team, married Deb, Max their hand to take control of the proceedings.

Wedding Belles

BELOW: Chris Ahern, contract administrator, Townsville, married Jodie in a romantic beach ceremony on Magnetic Island. The couple honeymooned in Bali.



Social Club outing to Tinaroo

THE Cairns Social Club enjoyed a weekend fishing trip to Lake Tinaroo. Shown enjoying the weekend are (from left) Paul de Jong, Jacob de Jong, Dave Allan, Melissa Soppa, Matt Byrne, Rosemary Allan, Krystal Allan, Rob McConkey, Jasmine King, Jess King, Richard Field, Julianne MacAlloon, Tahlia de Jong.



Awfully Big Adventure

CAMPING in winter would be out of the question in many parts of Australia, but in Far North Queensland, the Cairns team enjoyed an adventure packed expedition with idyllic weather and a stunning lakeside campsite during the long weekend in June.

Lake Tinaroo is famous as a barramundi fishing haunt, which left some of the wives perplexed when the lads arrived back in camp empty handed.

But, fortunately, the superb catering didn't rely on fish.

Foreman, Rob McConkey, and apprentice, Dean Giesel, entertained the group late into the night as they kicked back around the campfire.

Fuelled by an almost lethal dose of adrenalin, testosterone and other things, their stamina lasted until 4.30am



Rave review... Maddie Norton, daughter of Steve Norton, was selected as one of 10 finalists in a search by The Courier-Mail to find Queensland's Young Reviewer of the Year as part of Children's Book Week. Maddie, a year five student at Somerville House, reviewed *Stella by the Sea* and her winning entry was one of hundreds submitted by students from all over Queensland.



Birthday Boy

JOHN Galloway, Townsville, celebrated the big 50 recently and seemed to have some difficulty in recalling all of his half century during his speech.



Hutchies teed up for golf

TOWNSVILLE Golf Club was in peak condition for the recent Hutchinson Builders North Queensland Open Amateurs Championship. Winner of the 54-hole event was Damien Haupt who won by two shots.

NARANGBA MEDICAL CENTRE

Job Value: \$970,000

Job Description: Medical centre and retail tenancies

Hutchies Project Manager: ... Harry White
 Hutchies Administrator: ... Chantal Malaponte
 Hutchies Foreman: ... TBA
 Hutchies Cost Planner: ... Mick Connolly
 Architect Firm: ... Coltee Parker Architects
 Structural Engineering Firm: ... Bruce Leibke Engineering Pty Ltd

BULKY GOODS WAREHOUSE STAGE II

Job Value: \$3,000,000

Job Description: We are just about to commence Stage 2 of the Bulky goods warehouse for Jonathan Levy of Unison Properties in Beenleigh. The final touches of the design are being completed and construction should commence in August.

Hutchies Project Manager: ... Jason Williams
 Hutchies Administrator: ... Christophe Jouvencou
 Hutchies Foreman: ... Alan Matthews
 Hutchies Cost Planner: ... Mick Connolly
 Architect Firm: ... P Kanas
 Structural Engineering Firm: ... Karamisheff Wagle

SCARBOROUGH BEACH RESORT

Job Value: \$20,300,000

Job Description: Units fronting Landsborough Avenue and Mein Street Scarborough. Development also includes two levels of basement car parking, heated pool and spar, BBQ area, gymnasium and recreational areas, boardroom, and retail shop areas.

Hutchies Project Manager: ... John Berlese
 Hutchies Administrator: ... Timothy Ferguson
 Hutchies Site Foreman: ... David Warner
 Hutchies Supervisor: ... Peter Haidley
 Hutchies Cost Planner: ... Paul David
 Architect Firm: ... Wiltshire Stevens Architecture
 Structural Engineering Firm: ... Alliance Design Group Pty Ltd
 Electrical & Mechanical Firm: ... Mitltech (Aust) Pty Ltd

INDOOROOPILLY SHOPPING CENTRE

Job Value: \$ 9,590,000

Job Description: The project consists of:

- Level 1: Coles Loading Dock
- Level 2: Car park
- Level 3: Car park and specialty shops
- Level 4: Coles store and specialty shops
- Level 5: Offices and specialty shops

Hutchies Project Manager: ... Harry White
 Hutchies Administrator: ... Clay Hart
 Hutchies Site Manager: ... Darryl Gerszkowski
 Hutchies Cost Planner: ... Mick Connolly
 Architect Firm: ... The Buchan Group
 Structural & Civil
 Engineering Firm: ... Whybird & Partners
 Electrical / Mechanical / Fire
 Consultants: ... James Design
 Quantity Surveyor: ... Davis Langdon Australia
 Landscape Architects: ... Verge Urban Landscape Architecture
 Certifier: ... Certis

CITYGATE VILLAGE

Job Value: \$23,366,046

Job Description: Two levels of bulky goods retail with a single level basement car park.

Hutchies Project Manager: ... Searle Balladone
 Hutchies Administrator: ... Sam Mangano
 Hutchies Foreman: ... Matt Hutton
 Hutchies Cost Planner: ... Mick Connolly
 Architect Firm: ... Woods Bagot
 Structural Engineering Firm: ... Cardno Alexander Browne
 Quantity Surveyor Firm: ... Mitchell Brandtman
 Electrical Firm: ... D&M Projects

NOR NOR EAST APARTMENTS

Job Location: 32-34 Marine Parade, Kingscliff, NSW

Job Value: \$3,642,230.

Job Description: 4 storey building comprising Ground Floor retail, theatre, sauna & gym & 8 luxury apartments for Resort Corp Pty Ltd

Hutchies Project Manager: ... Mark Phillips
 Hutchies Administrator: ... Alan Pillay
 Hutchies Foreman: ... Jeff Back
 Hutchies Cost Planner: ... Paul Hart
 Architect Firm: ... Pacific Projects Group Architecture
 Structural Engineering Firm: ... Cozens, Regan, Williams, Prove
 Hydraulics Engineer: ... Dennis Cairns & Associates
 Electrical & Mechanical firm: ... Hasthill Consultants
 Interiors Designer: ... PX2 Design
 Building Certification: ... Mark Stapleton

JOBS UPDATE with Barry Butterworth

ANTON BREINL CENTRE STAGE 1

Job Value: \$1,216,000.

Job Description: Teaching Facility & Offices at the James Cook University Douglas Campus School of Medicine

Hutchies Project Manager: ... John Galloway
 Hutchies Administrator: ... David Christoffersen
 Hutchies Foreman: ... Noel McPherson
 Hutchies Cost Planner: ... Pierre Kessler
 Architect Firm: ... Bligh Voller Nield
 Structural Engineering Firm: ... Milton Messer & Associates
 Civil Engineering Firm: ... Bligh Voller Nield
 Hydraulics: ... Parker Hydraulics Consultant
 Mechanical: ... MGF Consultants
 Electrical Firm: ... MGF Consultants

MAREEBA RSL SERVICES CLUB INC

Job Value: \$665,079.

Job Description: Extension and refurbishment of club so as to add 12 pokies and accommodate two external areas to bring inside and outside together.

Hutchies Project Manager: ... Richard Field
 Hutchies Administrator: ... Richard Field
 Hutchies Foreman: ... Rob McConkey
 Hutchies Supervisor: ... Paul deJong
 Hutchies Cost Planner: ... Trevor Bruiners
 Architect Firm: ... Project Leaders Old
 Structural Engineering Firm: ... Trevor Adil
 Electrical Firm: ... SPA - Simon Perkins & Associates

KMART INNISFAIL

Job Value: \$5,000,000.

Job Description: Regional Kmart store with Subway, bottle shop and specialty tenancies. Street car parking featuring art deco theme.

Hutchies Project Manager: ... Rob Weymouth
 Hutchies Administrator: ... Richard Field
 Hutchies Foreman: ... Rob McConkey
 Hutchies Supervisor: ... Paul deJong
 Hutchies Cost Planner: ... Richard Field
 Architect Firm: ... Bird de la Coeur Architects
 Structural Engineering Firm: ... Colefax Architects
 Civil Engineering Firm: ... Ganza Consulting Services
 Quantity Surveyor: ... Hutchinson Builders
 Electrical Firm: ... MGF Engineering

FERNY GROVE SHOPPING CENTRE

Job Value: \$6,950,000.

Job Description: The project consists of:

- Under-croft level: Asphalt Car park
- Ground Floor: Bilo Store & Loading dock, specialty stores

- Level 1: Specialty shops
 Hutchies Project Manager: ... Harry White
 Hutchies Administrator: ... Clay Hart
 Hutchies Site Manager: ... Jamie Silvester
 Hutchies Cost Planner: ... Mick Connolly
 Architect Firm: ... The Buchan Group
 Structural & Civil
 Engineering Firm: ... G&M Consultants
 Electrical / Mechanical / Fire
 Consultants: ... James Design
 Quantity Surveyor: ... Davis Langdon Australia
 Landscape Architects: ... Verge Urban Landscape Architecture
 Certifier: ... Certis

Blue Water is on the horizon

HUTCHIES is on the home run with the construction of Consolidated Properties' \$650 million Bluewater residential canal development just north of Cairns.

Bluewater comprises 207 hectares of land that has beach, canal, rainforest, mountain and wetland frontages and has been designed as a boating community reflecting both the proximity to the Great Barrier Reef and the Cairns boating lifestyle.

Hutchies' work, which consists of earthworks, dredging, sub divisional work and landscaping, is valued at \$27.5 million

The work is currently ahead of schedule and is expected to be finished on budget in January next year.

Almost all waterfront allotments at Bluewater have been snapped up with most sales going to local Cairns and Far North Queensland residents. About 15 per cent have gone to SE Qld buyers and five per cent to interstate or overseas buyers.

The waterfront blocks have set a record for Cairns, achieving an average price of about \$370,000 - 25 per cent higher than the local average rate. On completion, Bluewater will be home to about 3000 residents on five precincts. These include Bluewater Harbour, with 117 waterfront and 65 dry lots, set around an 80 berth marina.

Immediately adjacent to the harbour are the Bluewater Mariner and Marine Village precincts.

Bluewater Views is on elevated rainforest land on Earle Hill, where 120 home sites will have spectacular ocean and harbour views. All homes will be carefully positioned so they do not impact on existing vegetation.

Bluewater Lakes will provide 400 home sites around a fresh water lake system. All homes will have access to the lake and a parkland network.



Pictured are some of Hutchies' people, Trevor Giles, Matt Byrne and Mike Winter, heading out to undertake water tests in the main channel where dredging is currently taking place. While Greg Quinn couldn't find the crab pots, there were a few hooks and sinkers laying around the floor suggesting life at Bluewater is not all work.



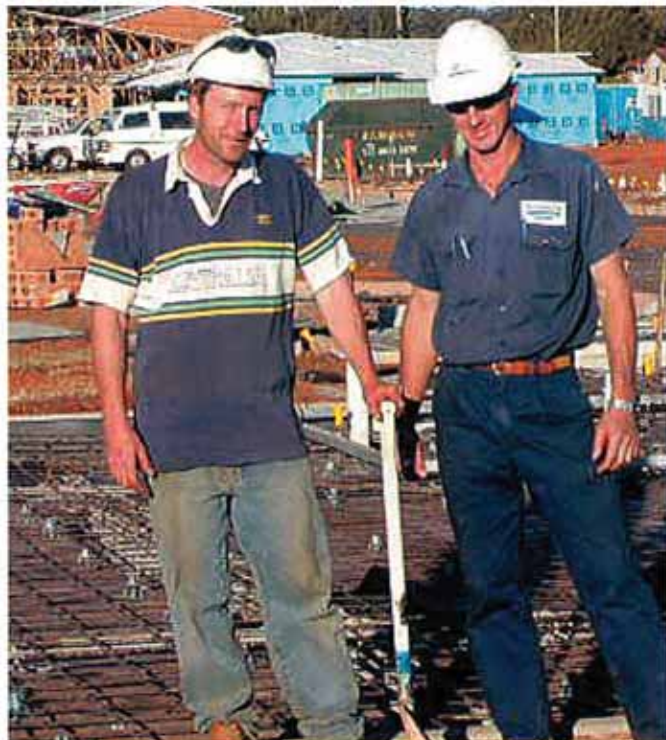
Aerial view of Bluewater.



Blue on Blue is red hot

JOHN Galloway, Pierre Kessler and Chris Ahern joined Noel Gordon and guests to celebrate the opening of the new retail centre and the Blue on Blue display centre on Magnetic Island in August.

Both projects were completed on time and on budget by the Townsville team and represents the first phase by Gordon Property Developments in the Magnetic Harbour precinct.



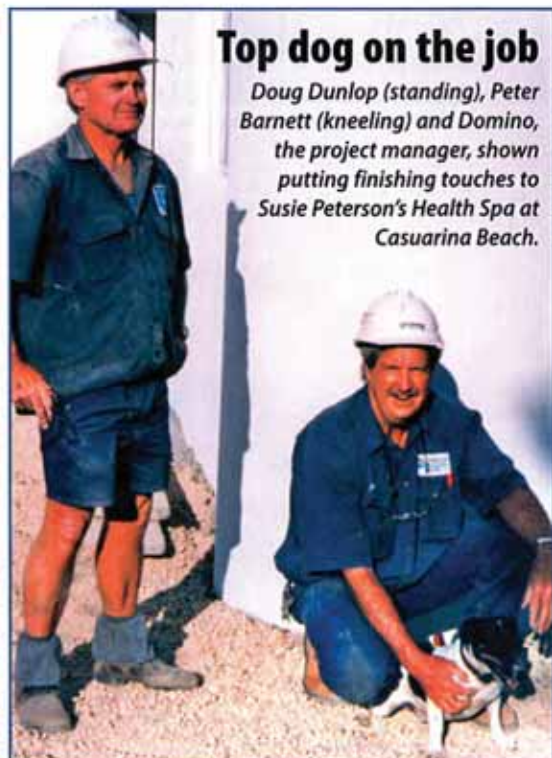
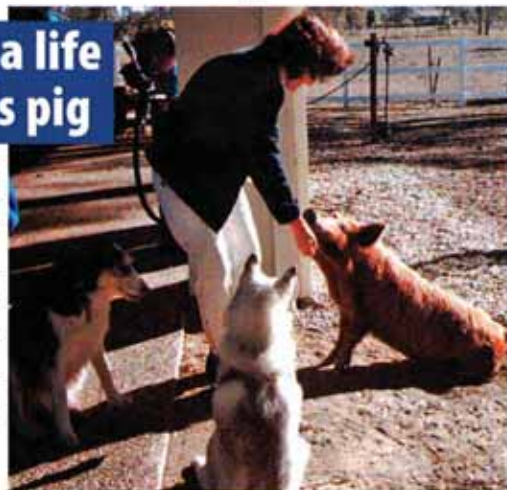
Work experience for James

JAMES is a company member of whom Hutchies is extremely proud. James came to Hutchies following a request from the Mayor of Toowoomba, Cr Di Thorley. He had no work experience as he had spent 14 years in prison for armed robbery, but, on release, he needed a job to get his life back on track. James is a hard worker and is getting on well as part of the Hutchies' team. He is shown on the job with Steve Gallehawk, site manager at Lourdes.



Maintaining the tradition. The builder's bum is one of the fine traditions that Hutchies' apprentices learn on the job. Here, Shane Munday displays the classic style which produces a perfect builder's bum. Roy and HG have him in negotiation for a half hour television series on the topic.

Dog of a life for this pig



Top dog on the job

Doug Dunlop (standing), Peter Barnett (kneeling) and Domino, the project manager, shown putting finishing touches to Susie Peterson's Health Spa at Casuarina Beach.

STEVE Hammond of Regatta Hotel fame is a valued Hutchies' client but a fierce competitor in the annual RegattaFest rowing clash.

While doing some repair work for Steve recently, the Hutchies' crew met an unusual pet – a pig who thinks he is a dog.

Pig hangs out with the other dogs, comes to his name and likes a scratch under the chin.

So far Pig refuses to bark.



New 20 tonne toy

PETER Kelly, member of Ray Balladone's team, is shown here with one of Hutchies' new 20 tonne excavators on the Mt Warren Shopping Centre site. Handling the bulk earthworks, the drainage and civil works, while getting on with the building structure, is Ray's usual approach to the job and the new "toy" just makes life a little easier.



Miss RegattaFest receives her sash.

Fun at RegattaFest

THE annual RegattaFest, which has returned rowing to the Regatta Reach of the Brisbane River, with a party atmosphere, has been a great success and is strongly supported by the Hutchies' team.

Leon Bowes volunteered to be Hutchies' representative on the judging panel in a heat of Miss RegattaFest ... a tough job but someone had to do it.

Meanwhile other eyes were on the water where rowers battled it out for the winner's title.



The winning crew (from left) Jennifer Brock (assistant coach with Jack Hutchinson), Owen Valmadre, Chris McEvoy, Sandy Douglas, Ben Young, Leon Bowes, Richard Graham, Lachlan Mean, Russell Fryer and Jon Wood (in front).



Origin of defeat

HUTCHIES' Brisbane office lost the bet on the second State of Origin and had to fly the NSW flag when Queensland was defeated by the Blues.

James Byrne displays the anguish felt by all as Queensland acknowledged defeat.

SCRATCH-ITS

IF your Hutchies' Scratchie matches the lucky numbers listed you are a winner! To claim your prize telephone Hutchies on (07) 3376 4044

Prizes compliments of Hutchinson Builders.

No.	Prize	No.	Prize	No.	Prize
14608	Hutchies Cup	15555	Hutchies Undies	18466	Chalk Line Set
14777	Stud Finder	15684	Hutchies Shirt	18511	Hutchies Port
14820	Hutchies Hat	15766	Screwdriver Set	18587	Hutchies Shirt
14891	Drill Bit Set	15812	Hutchies G-String	18644	Hutchies G-String
14950	Hutchies G-String	16000	Hutchies Port	18699	Paint Brush Set
15003	Hutchies Port	16129	Craggy Range Wine	18713	Flexi Duster
15132	Screwdriver Set	16231	Hutchies Port	18765	Hutchies Undies
15246	Hutchies Undies	16375	Paint Brush Set	18800	Tape Measure Pack
15333	Hutchies Spray Jacket	16403	Hutchies Undies	18888	Hutchie Cup
15440	Tape Measure Pack	18405	Hutchies Shirt	19000	Hutchies Shirt

HUTCHINSON BUILDERS

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