

This update provides the West Village community with information about construction works in the West Village precinct. Construction permits allow for hours of work from 6.30am to 6.30pm from Monday to Saturday. Occasional out-of-hours works occur with permission from authorities.



New Residential Buildings: A Development Application has been approved for two 20 storey residential buildings (95 units and 109 units) on Mollison Street. The DA details can be viewed on Council's *Development.i* portal, reference number A005883951.

Little Jane Lane: Options for improving pedestrian safety on Mollison Street are being reviewed with Council. Traffic controllers are managing construction traffic and assisting with retail delivery vehicles and other traffic.

Altura: The level 7 slab is being poured this week and the lift core is now formed up to level 8. The designs for the resident amenities on the rooftop are being finalised. Altura's exterior concrete panels will be finished in white with a mineral coating, similar to the green finish on Park and Lexington buildings.

Greenhouse: The formwork structure has been raised to roof level with concrete pours scheduled for next week. Work on the 530sqm retail tenancy on the podium level will commence in the next few weeks. Architectural features of Greenhouse will include a double storey glass lobby with a water feature, and a cantilevered soffit on the third storey.

Green Lane: There is no through access via Green Lane from West Village to Little Jane Street. This is for safety purposes during the construction of Greenhouse and Altura. Access from the Park and Lexington pool terrace to Upper Factory Lane remains open.

Beauty Precinct: The fit out works for new beauty therapy tenant, La Diva Nails, are planned to be completed by late April.

The Eaves and Mollison Park: Fit out works continue for tenants Soakhouse, Next Medical and Yamas Greek restaurant. Completion of fit out works is planned for late May.

The Garden Pavilion: Construction of new restaurant precinct, The Garden Pavilion, will commence on 26 April and continue for approximately 8 months.

For safety the access from Boundary Street will be closed during construction – please use the pathway beside The Eaves. See the attached Construction Update for more information.

HUTCHINSON BUILDERS

WEST VILLAGE INFO LINE

07 3096 0066

Questions about construction works at West Village?
Please follow the steps below:



Construction Update | The Garden Pavilion 19 April 2022



Construction of West Village's new restaurant precinct on Boundary Street, The Garden Pavilion, will start on 26 April 2022. This update provides information for West Village residents and neighbours about the project.

About The Garden Pavilion

This new two storey building has been designed by Bureau Proberts, who designed The Eaves at West Village. The Garden Pavilion design retains the view of the heritage Ice Cream Factory from Boundary Street.

It will have a feature brick wall and finishes from natural materials such as timber columns. Trees and plants will soften the outdoor dining areas and integrate The Garden Pavilion with The Common and The Eaves.

About the construction program

Construction by Hutchinson Builders is planned to start on 26 April 2022 and will take around 8 months. Construction permits allow for hours of work from 6.30am to 6.30pm from Monday to Saturday. Occasional out-of-hours works occur with permission from authorities and appropriate advance notice will be provided by Hutchinson Builders.

How will construction affect West Village and Boundary Street?

For safety purposes the construction site will be fully enclosed with a solid hoarding. This means that the current pathway from Boundary Street to the Ice Cream Factory will be closed. However there is covered access alongside The Eaves to move between West Village and Boundary Street.

An area on Boundary Street will be used for construction vehicles and bins. The West End Junction 5 bus stop will move closer to Wilson Street during construction. Please see the site plan on the next page.

Construction Update | The Garden Pavilion 19 April 2022

The Garden Pavilion at West Village will be constructed by Hutchinson Builders. The building program and site layout will follow the requirements of the Construction Management Plan for the project, approved by Brisbane City Council.



- Alternative pathway into West Village during construction of The Garden Pavilion
- Temporary bus stop location
- The Garden Pavilion construction site
- Gantry above footpath for pedestrian safety
- Temporary construction staging area on Boundary Street
- The Garden Pavilion – two storeys with restaurants and outdoor dining areas

What public dining and seating areas are available at West Village?

The popular tables and chairs currently on the site of The Garden Pavilion will be relocated to other areas of West Village, including among the tropical gardens on the terrace outside Factory Two.

There are multiple seating areas in the shaded gardens of The Common, plus seating around the Fig Grove, throughout Mollison Park and near Metro Arts in Factory Lane. Further seats are located in Upper Factory Lane and along Upper Mollison Lane.

For more information

To receive Construction Updates from West Village via email, please contact constructionupdate@westvillage.com.au.

If you have questions about construction works please call the 24/7 Info Line and leave details of your concern. A representative from Hutchinson Builders or West Village will respond to your enquiry.

HUTCHINSON BUILDERS
WEST VILLAGE INFO LINE
07 3096 0066

*Questions about construction works at West Village?
Please follow the steps below:*

STEP 1	STEP 2	STEP 3	STEP 4
Call the 24/7 answering service 07 3096 0066	Leave a message: 1. Your name 2. Your number 3. The reason for your call	Your enquiry will be logged on the Construction Issue Register	Hutchninson Builders will respond as soon as possible

Disclaimer: The information provided in this update is indicative only and subject to change.