

Frasers Broadway

Frasers Broadway Newsletter • Issue 5 • February 2009

Welcome

We are pleased to announce that following many years of planning, design and consultation with the community, the NSW Minister for Planning, the Hon Kristina Keneally, has recently approved our Concept Plan Modification for the Frasers Broadway site.

This approval means that the Frasers Property team can now begin the detailed design and delivery of this project. Over the next two months we will be lodging Project Applications for our iconic buildings and for the Stage 1 Infrastructure, including the Main Park (more information later in this newsletter).

Thank you to those members of the community who have worked with us and shared their thoughts throughout the planning process. We hope to see you at the upcoming community meeting to share the next step in this journey.

Dr Stanley Quek



Managing Director and CEO
Frasers Property

You are invited to attend a Community Meeting to find out more about our detailed plans for Frasers Broadway.

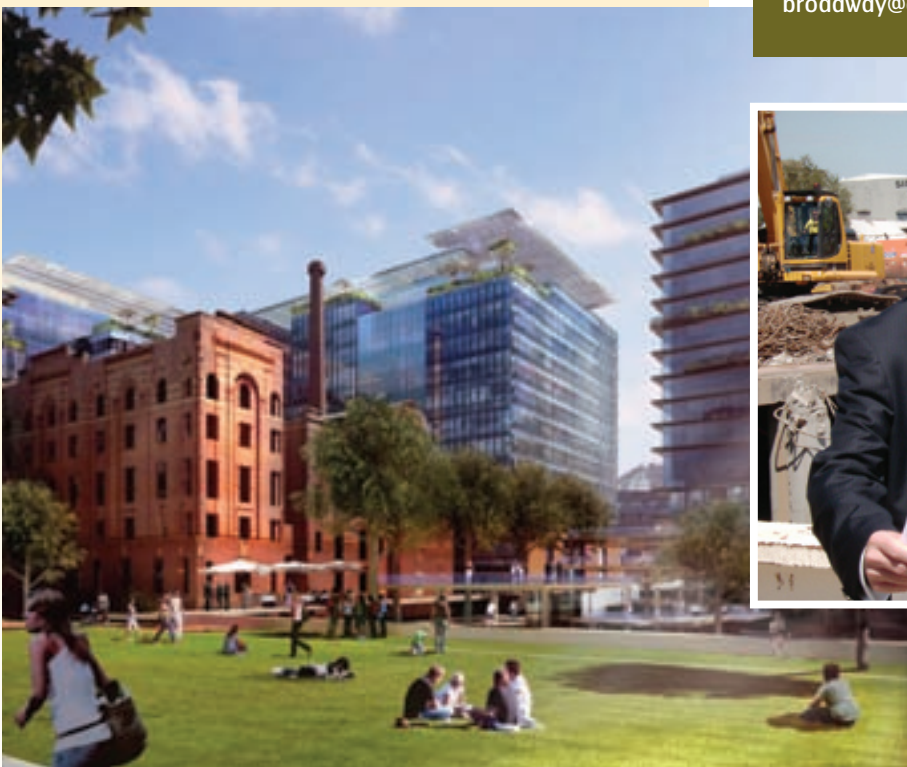
Date Wednesday, 4 March 2009

Time 6pm to 8pm

Location On site at the old Fosters
Brewery Office (Level 2) on
Broadway (entrance through the
heritage archway near the corner
of Kensington Street)

Project team members will give presentations and answer any questions you may have about the approved concept plan and the detailed plans being prepared for the Project Applications.

For further information regarding the community meeting or the project generally please contact Carlene on 1800 282 909 or email community@frasersgreencliff.com or broadway@elton.com.au



• Concept view across the main park toward the future commercial campus



• Premier Nathan Rees and NSW Planning Minister Kristina Keneally visited Frasers Broadway to announce the approval of the amended concept plan on 19 February.

FRASERS PROPERTY

Project Applications soon to be lodged

Frasers Property will soon lodge with the Department of Planning the first in a series of Project Applications for the project.

These include applications for the following major iconic buildings on the site:

- The Pritzker prize-winning, Jean Nouvel-designed residential tower (located opposite the UTS Main Tower)
- The celebrated architectural firm Foster + Partners' commercial campus (on the corner of Broadway and Abercrombie)

One of the first applications to be submitted will be for initial infrastructure works, including the Main Park that Frasers Property has committed to delivering for the community. Expected completion of the Park is by December 2010.

Construction is expected to commence in early 2010 following lodgement and approval of Project Applications. More information will be available on construction timing as planning progresses and you are encouraged to check www.frasersbroadway.com.au for updates.

Sustainability initiatives

Each of the Project Applications will include associated underground plans for sustainability infrastructure. These are respectively for the:

- Central thermal (tri-generation) plant (under Blocks 1 & 4)
- Blackwater recycling plant (below basement car park Blocks 2 & 5)

Expressions of Interest have also been sought from experienced operators to install and manage the Frasers Broadway tri-generation and blackwater recycling infrastructure.

A natural gas powered tri-generation system will significantly reduce the greenhouse emissions required to provide power, heating and cooling for the site.

Blackwater recycling captures water through sewer mining and treats it to 'Class A' standard. In addition, rainwater will be captured from rooftops across the site, and stored for re-use in landscape reticulation.

This is the beginning of the realisation of Frasers' vision of a sustainable urban precinct. Frasers Property is proud of its sustainability initiatives and is committed to achieving environmental and design excellence at Broadway.

Frasers Property is pleased to report that over 95% of materials were carefully sorted and recycled during demolition works, exceeding its sustainability target.

Material recycled included:

- **10,000 tonnes of metal**
- **60,000 tonnes of brick and concrete**

Site update

Demolition was substantially completed at the end of last year. You may have noticed the new prominence of the Old Brewery Yard now that the surrounding buildings have been removed.

Current site works include demolition of the underground car park at the site's centre and commencement of soil remediation. Structural supports to the heritage drain will allow remediation for the main park to begin.

Understanding that site works have the potential to impact on our neighbours, Frasers have taken a number of measures to minimise impacts, including continuous measurement of noise and vibration and the use of water sprayers to minimise dust.

Frasers Community Relations Manager, Carlene Summers, is available to respond to any queries or complaints from the community. Carlene can be contacted at any time on 1800 282 909 or email community@frasersgreencliff.com.

Frasers Broadway plans to make a significant contribution to Sydney's future by:

- **Creating dwellings for approximately 2,500 new residents**
- **Supplying workspace for over 5,400 workers**
- **Generating up to 1,200 construction jobs during development**

