

Practical
Effectively planned designs to suit specialised facilities.



Lexus Showrooms

Engaging
Interesting and friendly designs encourage interaction, enhancing the overall community.



'K1' Office Development

- Contents:**
- Capricorn Tavern and Hotel
 - 'Infocus' Office Development
 - 'K1' Office Development
 - LaBalsa Commercial Development
 - Lexus Maroochydoore
 - Lexus Southport
 - Lexus Springwood
 - Mary River Motor Inn



'La Balsa' Commercial Development

Unique
Each scheme reflects the unique context of the project, forming distinctive and memorable designs.



'Infocus' Office Development, Maroochydoore

Functional
Thoughtfully planned schemes not only maximise functionality but also increase productivity.



Sippy Downs Commercial Development



PORTFOLIO
COMMERCIAL

Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydoore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

Capricorn Tavern & Motel, Yeppoon

BRD Group was requested to re-design an existing scheme for a tavern and motel in conjunction with ascertaining amended planning approval. The motel was to incorporate 32 short-term units, reception and administration areas, guest recreational areas, and a manager's unit. The building was to include the normal sports bar, gaming room, lounge area, kitchen and bar areas, dining zones, and outdoor terrace.

The resultant development has provided the region with a much needed accommodation and entertainment facility.

The tavern was located towards the arterial road frontage and orientated to give maximum exposure to the junction of the 2 roads. The outdoor dining area of the tavern has been located to capitalise a northern aspect.

The exterior and interior of both the tavern and motel has been designed with a vernacular style in harmony with the local seaside community. The finishes are contemporary in presentation and have helped the complex establish a strong local attendance.

Commercial Buildings Category

Building Designers Association of Queensland (BDAQ) State Awards 2010

Commercial Buildings Category

Building Designers Association of Queensland (BDAQ) Regional Awards (Brisbane South) 2010



Directors
Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast
Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane
Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

'Infocus' Office Building, Maroochydore

An extension and renovation of an existing BRD Group building, the brief required maximising the gross floor area potential over 2 sites and to expand on the already eye-catching design.

The resulting outcome managed to surpass expectations by achieving a 100% increase in GFA with only a 50% increase in site area by way of an additional level, as well as building on the existing design appeal.



The Peter Modini Award for Commercial Buildings, Commendation

Building Designers Association of Queensland (BDAQ) State Awards 2013

Commercial Interiors Category

Building Designers Association of Queensland (BDAQ) State Awards 2013

The Peter Modini Award for Commercial Buildings, Commendation

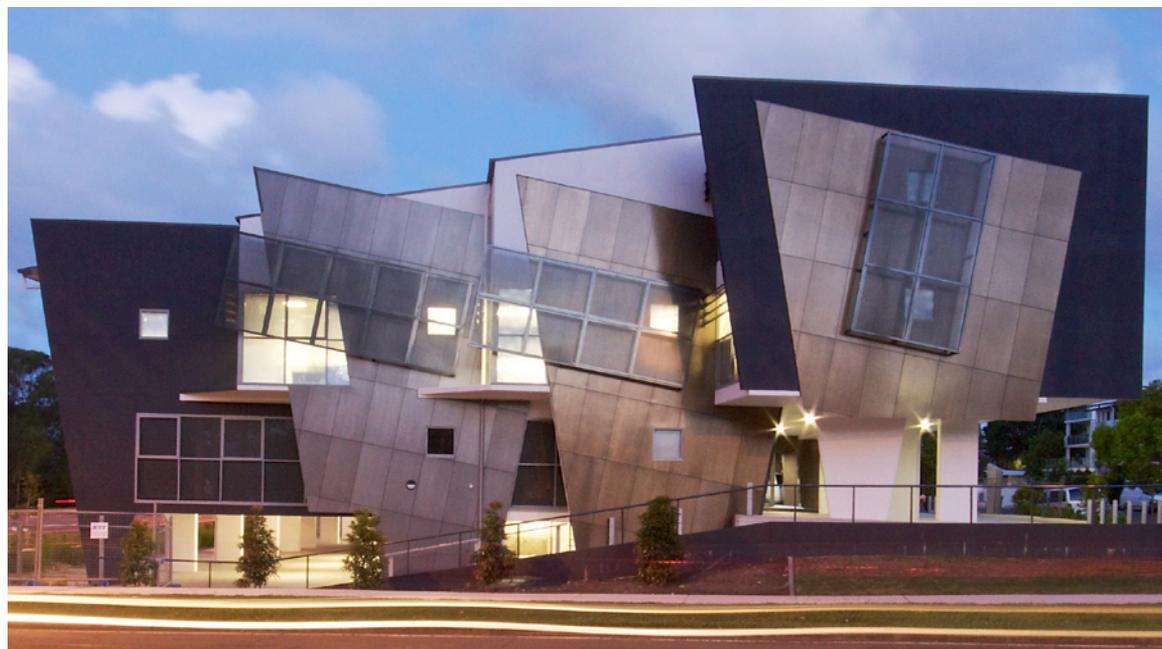
Building Designers Association of Queensland (BDAQ) Regional Awards (Sunshine Coast) 2013

Commercial Interiors Category

Building Designers Association of Queensland (BDAQ) Regional Awards (Sunshine Coast) 2013



Elements that were included in this project were a feature main central foyer, increased basement and car parking, and an articulated sun-shading screen façade to maximise daylight and ventilation throughout the building as well as improving street presence.



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

'K1' Office Development, Birtinya

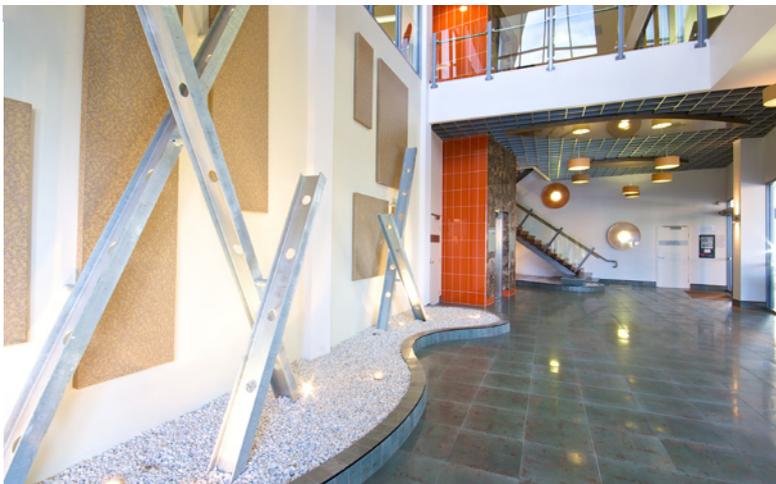
The 'K1' building has exceeded the original expectations of the client. 'K1' has the maximum allowable gross floor area under the site covenants and also has a high NLA to GFA ratio while also achieving the required car parking, landscaping, and site cover requirements. The flexible floor plates are designed to allow for either strata sale or leased tenancies.



The design has achieved maximum frontage to both road frontages while also achieving extensive glazing to the other frontages.

The major road frontage involves maximum impact through the use of feature cladding, balconies, glazing, articulation, and a significant entry structure.

'K1' is a signature office building that is contemporary but also reflects on the Sunshine Coast vernacular style.



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

'La Balsa' Development, Mooloolaba

As with most commercial projects, the Client's brief was to maximise the development potential of the sites in providing a professional office building and some retail space.

As the site was zoned 4 storeys but could be 6 storeys with provisions, the Client wanted to pursue the maximum height and predominantly address Brisbane Road. The Client also identified a need for high quality professional office space in Mooloolaba and wanted to maximise this use.

The Client requested the end result to be a signature building which created maximum visual interest. The floor plate designs also needed to allow for a flexible size of tenancy fit-outs. Following Council's Strategic Planning departments request for residential, the Client also requested the inclusion of some units.



The resulting design consists of a main tower fronting Brisbane Road to include approx. 4,700m² office space over 5 levels, and 800m² retail space at ground level fronting the street. A second 3 storey building comprises 300m² office space at ground, and 2 x 3 bed townhouses above.

The construction of the tower consisted of insitu concrete columns, blade walls, and post-tensioned slabs. The use of post-tensioning allowed us to minimise floor to floor heights, while maintaining air conditioning space to ceilings, and keeping the overall building under the 25m height limit.



The Peter Modini Award for Commercial Buildings

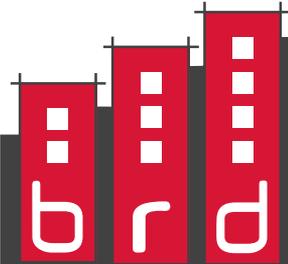
Building Designers Association of Queensland (BDAQ) State Awards 2012

The Peter Modini Award for Commercial Buildings

Building Designers Association of Queensland (BDAQ) Regional Awards (Sunshine Coast) 2012

To maximise the office outlook, the tower is designed with a centre core and glazing to all external walls to aid in the energy efficiency of the building. All facades include a variety of horizontal and vertical sun shading devices.

12 months on from completion has resulted in 95% occupancy, therefore maximising site potential and surpassing the client's expectations.



GROUP

BUILDING DESIGN
INTERIOR DESIGN
PROJECT MANAGEMENT

Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

Lexus of Maroochydoore

The design brief for Lexus required a new prestige vehicle showroom with associated service areas, designed to conform to the National Lexus design standards.

As the site was a corner signature site on a major road, the building had to have presence and command attention, with only 60% of the site to be developed for potential future growth.

The program for the showroom required at least 10 cars, a workshop with 8 service bays, spare parts storage, staff facilities, and guest facilities.



The Peter Modini Award for Commercial Buildings, Commendation

Building Designers Association of Queensland (BDAQ) State Awards 2011

The resultant building uses a combination of materials, colour, and mass to produce an articulated eye-catching and stylish building. Significant use of Alpolic sheeting was used on the fascias and walls to the major street frontages complimented with render and battens to workshop areas.

Many of the Lexus Design standards were altered and have now become Standards for future new developments.

To comply with Council minimum height requirements a second level consisting of the staff amenity areas was created, providing the building with height and mass.

Extensive research and development was incorporated in design and construction of the glazing. The frameless 15mm glass spans 5.0m vertically with an internally supported transom at 2.7m high. The glass was fully tinted after installation to achieve energy efficiency requirements and protection from the western aspect, while also maintaining a clear view from external.



The result has produced a high quality signature building which has received positive comments from the Local Authority, Lexus Australia, and Lexus International, and has now set the benchmark for future new Lexus Showrooms in Australia.



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydoore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

Lexus of Southport



The 2nd Lexus Showroom for BRD Group, the Southport showroom required the redevelopment of an existing building on a significantly restricted corner site.

Via a split level arrangement, two vehicle display areas were achieved, these running the length of the building on both street frontages resulting in a commanding street presence.

To complement the luxury performance brand, the highest quality materials and finishes were used, including large format Italian tiles, stainless steel fittings, LED fittings throughout, extensive amounts of glass and Alucobond exterior cladding.



The completed building has regained its signature status amongst Gold Coast showrooms, being one of the largest Lexus Showrooms in Australia, praised by the Building Designers Association and global Lexus heads alike.

The Peter Modini Award for Commercial Buildings

Building Designers Association of Queensland (BDAQ) Regional Awards (Brisbane South) 2013

Commercial Interiors Category

Building Designers Association of Queensland (BDAQ) Regional Awards (Brisbane South) 2013



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

Lexus of Springwood



The Peter Modini Award for Commercial Buildings up to \$5M Building Designers Association of Queensland (BDAQ) Regional Awards (Brisbane) 2015

Completed in late 2014, this is the third Lexus showroom to be designed by BRD Group, with other successful showrooms at Southport, and Maroochydore.

The latest showroom occupies a prime site alongside the busy Pacific Motorway and commands attention with a sweeping cantilevered roof form.

Angular shapes continue throughout the building, to create an overall contemporary and minimal look.

The spacious and clear layout is designed over one level and mezzanine which features an eight car internal display as well as eight bay workshop. The project program also required an in-house cafe for customers, as well as open plan employee stations, all in clear view of the display room.

Special attention has been paid to the finishes of the showroom to echo the elegance of Lexus style. High quality materials such as alucobond, timber panelling and large format Italian tiles, complemented by stylish fittings and feature LED lighting have been used throughout.



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au

Interiors ■ Residential ■ Commercial ■ Planning ■ Hospitality ■ Institutional

Mary River Motor Inn, Gympie



The project's leading vision was to develop a traditional motel with approximately 50 units and to have associated dining and function rooms. The motel was required to have good visual presence due to the location on a major road with high volumes of passing traffic which presented a problem of excessive traffic noise. The resulting motel room buildings were sited so there were minimal openings and aspect to the highway to reduce noise intrusion, while the facilities building also minimized the openings to the highway boundary.



The motel rooms incorporated a mixture of traditional bed-sitter style rooms, executive suites, family suites, and a possible honeymoon suite. These rooms were interconnected with the facilities building, as well as a guest pool recreation area, planned to ensure clear way finding throughout the development was maintained.

The facilities building position on the main street corner optimizes visual attention to the highway. The building included dining room and kitchen facilities, reception and administration, a bar / lounge area, and the manager's unit.

The resultant development provides much needed modern motel style accommodation to Gympie which is visually appealing and functional in layout and operation.

The resultant development provides much needed modern motel style accommodation to Gympie which is visually appealing and functional in layout and operation.



Medium Density Multi-Residential Category
Building Designers Association of Queensland (BDAQ)
State Awards 2011



Directors

Brad Read
Brenden Creed
Amberlie Collins

Sunshine Coast

Office 1, 80-82 Sixth Avenue
Maroochydore Q 4558
T: + 61 7 5443 3726
E: admin@brdg.com.au

Brisbane

Office 3, 36 Bryants Rd
Loganholme Q 4129
T: + 61 7 3806 1855
E: admin@brdg.com.au