

# Wynyard Quarter Residential Profile

## Overview

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Willis Bond & Co has been chosen through an international design and tender process to develop the first residential precinct at Wynyard Quarter. Willis Bond was selected by Waterfront Auckland as its residential development partner to create and deliver a truly vibrant and diverse community at Wynyard Quarter.

The residential precinct will be situated in two areas in the heart of Auckland's regenerated Wynyard Quarter; a waterfront site on the corner of Hasley and Madden Streets, next to the soon to be constructed Auckland Theatre Company building and overlooking the Viaduct Harbour; and four central sites between Daldy, Beaumont, Madden and Pakenham Streets, fronting the new Daldy Street linear park. The precinct will offer a diverse selection of over 500 new apartments, townhouses and duplexes, and will include retail and boutique office spaces on the ground levels.

Willis Bond has assembled an exceptional project team that have worked on some of New Zealand's biggest residential projects. The design team is of genuine international standing, including three of New Zealand's best architectural practices: Architectus, Athfield Architects and Studio Pacific Architecture.

The Willis Bond-led team have developed a master plan for a world-class, sustainable urban village at Wynyard Quarter, which includes a variety of residential styles connected by lanes, thoroughfares and open public spaces. Public and green spaces are celebrated and are readily accessible for visitors and residents alike. Permeating every aspect of the design are sustainability principles.

## Planned for Diversity

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Willis Bond's team of architects and sustainability consultants have planned for a diverse and lively community in which residences, retail, workspaces, and public places are woven together. This will result in residential spaces unique to Wynyard Quarter, and homes that reflect the changing requirements of a diverse Auckland population. The diversity of the community will be reflected in the various apartments, town houses and duplexes available at a range of sizes and price points.



## Sustainability

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Willis Bond is working with sustainability consultants, eCubed Building Workshop, to form a comprehensive sustainability strategy for the residential precinct at Wynyard Quarter. Sustainability will be one of Wynyard Quarter's defining features and we plan to make the residential precinct a place where ideas about 21<sup>st</sup> century sustainable living are made real. Every residence will be designed to meet a minimum 7 star Homestar standard.

## Key Figures

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The development comprises:

- Five sites with a combined land area of just over two hectares.
- Approximately 17 buildings.
- A mixture of 500-600 apartments, town houses and duplexes of various sizes and at a range of price points.

## Project Timeline

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The Willis Bond residential development is an 8-10 year project. The residential offerings in the initial stages of development will be available to purchase off the plans by late 2014, and constructed by late 2017. Further releases will be made over the course of the project.

## The Team

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The Willis Bond team is led by Mark McGuinness, Managing Director, and the Project Director for Wynyard Quarter, Roger Twose. The team includes three of New Zealand's most recognised and awarded architectural practices and two of New Zealand's most respected and trusted building partners, as well as leading experts in engineering and sustainability.

### Willis Bond & Co

Willis Bond & Co (Willis Bond) is a New Zealand company specialising in property development and investment in Auckland and Wellington. We have a 26-year track record of delivering excellent projects, which enhance the communities they reside in.

Willis Bond has an unrivalled reputation in New Zealand for high-quality, well-designed, inner-city developments. Our projects are predominantly large scale, medium to high-end developments based in urban environments and historic precincts. We have a strong focus on waterfront and inner city mixed-use developments that combine residential, retail, and office spaces.

## **The Design Team:**

### **Architectus**

Architectus brings together the experience of more than 200 leading architects, designers and planners with offices in Auckland, Brisbane, Christchurch, Melbourne, Shanghai and Sydney. With a strong track record in the core areas of architecture, interiors, urban design and planning, Architectus has specialist expertise in education, public buildings, commercial, industrial, residential, aviation and transport, sustainable design, retail and hotels. A recent residential project of note is the Trinity Apartments in Parnell, Auckland.

### **Athfield Architects**

Athfield Architects is an internationally acclaimed and multi-award winning design company, including architects and designers. Its work is recognised for striking and innovative solutions that integrate bigger-picture design thinking across all design disciplines, and its design solutions are acutely responsive to context, people, and place. Athfield Architects have worked with Willis Bond to design Clyde Quay Wharf and Chews Lane, two mixed use developments in Wellington.

### **Studio Pacific Architecture**

Studio Pacific Architecture is a national and international practice that was established in 1992 by the three directors, Nick Barratt-Boyes, Stephen McDougall and Evzen Novak. From early design competitions and small residential commissions, Studio Pacific has evolved into an award-winning substantial and creative practice with diverse projects throughout New Zealand. It has completed a number of exemplary apartment and housing projects including Lighter Quay and Beaumont Quarter in Auckland. Studio Pacific are currently working with Willis Bond on two residential projects, Sunderland at Hobsonville Point in Auckland and One Market Lane in Wellington.

### **Building Partners:**

LT McGuinness Limited and Haydn & Rollett are the building partners. Both firms have intergenerational roots and boast enviable track records of quality and performance.

L T McGuinness are Willis Bond's building partners for Clyde Quay Wharf and One Market Lane in Wellington, and Haydn & Rollett are the building partners for Sunderland at Hobsonville Point in Auckland.

By aligning with the builder early in a project Willis Bond is able to access buildability, costings and programme expertise which significantly de-risks the delivery of complex and large-scale projects.

### **Sustainability Partner:**

#### **eCubed Building Workshop**

With over 30 years experience in the industry, Dave is a respected building services and sustainable design specialist. He is the leading proponent for energy efficient and sustainable design for commercial, institutional and public buildings in New Zealand

## Contacts and Further Information

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To register for further information and updates, please visit [www.willisbond.co.nz/register](http://www.willisbond.co.nz/register).

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