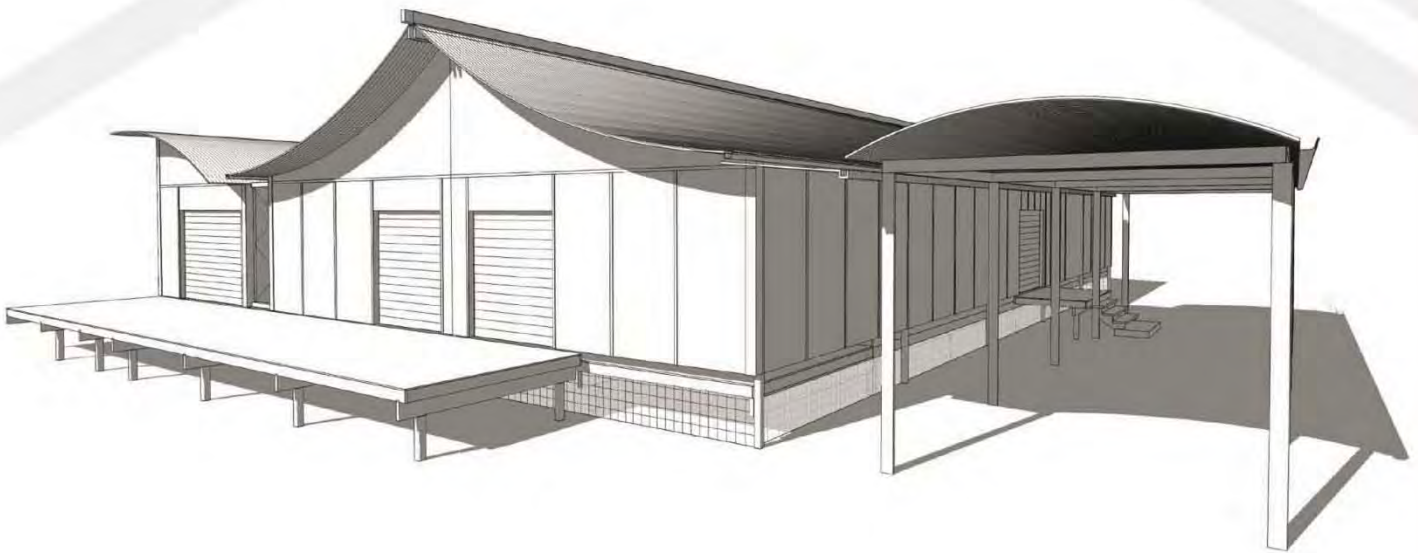


# GATEWAY CONSTRUCTIONS

## A better way to build



## Company Profile



A patented, prefabricated, fast track and a 100% environmentally sustainable building system combined with architect designed solutions for housing and commercial applications anywhere.

**HIA members**  
the best in the business





# The Foundations of Sustainable Prefabricated Buildings

The innovative and patented building system which offers numerous benefits to residential and commercial clients was founded by Jim and Penny Margach, who have a lifetime of experience in the building trade as well as many industry accolades to their name. They have combined their knowledge and understanding of construction with renowned Architect Gabriel Poole's expertise in sustainable and affordable design, to develop a unique building system offering the benefits of sustainability and optimal thermal performance. It was after their initial partnership for an off shore project that they realised a need for a factory construction process which allowed a building to be modularised and or containerised for transport by road or sea – and so Gateway Constructions and later Gateway Homes was born.

As an industry leader in providing sustainable prefabricated buildings to Australian Government departments and the private sector, Jim and Penny's family owned and operated Queensland business is rapidly developing an Australia-wide and international reputation for delivering quality buildings on schedule.



# Our Constructive Approach

Combining our architectural, engineering and construction expertise allows us to manufacture quality preassembled and transportable buildings using a unique construction system that can be tailored to meet a range of environmental conditions and the individual requirements of clients.

To date, Gateway Constructions has delivered quality buildings and services to numerous residential clients, Government departments and commercial project services over the years, and in a wide variety of building styles:

## Residential

- Granny Flats
- Duplexes
- Residential Housing

## Commercial

- Supermarkets
- Accommodation Villas, Duplexes and Townhouses
- Training Facilities
- Office Buildings
- Retirement Villages
- Resorts

## Transportable by Road or Sea

The patented building system was designed to factor in the mode of transportation your buildings will require if travelling by road or sea. From easy to remote or difficult sites, our prefabricated and transportable process is a proven building solution.

## The Ease of Prefabricated Transportable Buildings

Unlike traditional construction processes, a prefabricated building overcomes many of the issues associated with long term construction on a property such as construction noise and traffic interruptions because of deliveries. Delays due to bad weather conditions are minimal with the building prefabricated within our factory while onsite installation is quicker than traditional construction.





## Mossman Wellbeing Centre

Private Residence (2008 HIA Project Home of the Year Australian Winner)





# Award Winning Prefabricated Sustainable Buildings

Considering the environmental impact of buildings on planet Earth is what we do with pride. The combination of sustainable design principles and usage of environmentally friendly building materials is used to produce single bedroom granny flats, accommodation complexes, shopping centres and million dollar pavilion style homes. Our commitment to the environment is a testament to the Australian awards under our tool belt.

Our commitment to low impact building construction has earned us a reputation as innovators in sustainable building:

2011 **WINNER** Housing Industry Australia (HIA) Cairns Pioneer North Qld Housing Spec Home of the Year

2011 **WINNER** Housing Industry Australia (HIA) Cairns Pioneer North Qld Housing Energy Efficiency

2010 Housing Industry Association (HIA) Australian GreenSmart Sustainable House Finalist

2008 Housing Industry Association (HIA) Australian GreenSmart Sustainable House Finalist

2008 **WINNER** Housing Industry Association (HIA) Australian GreenSmart Award Energy Efficiency

2008 **WINNER** Housing Industry Association (HIA) Australian Project Home of the Year

2007 Housing Industry Association (HIA) Australian GreenSmart Sustainable House Finalist

2007 Housing Industry Association (HIA) Best Project Home - valued \$250k - \$350k (Regional)

2007 Housing Industry Association (HIA) Project Home of the Year (North Queensland)

2002 Housing Industry Association (HIA) Australian Project Home of the Year Finalist

2001 Housing Industry Association (HIA) Australian Project Home of the Year Finalist

1996 **WINNER** Tropical Living Award



**GATEWAY CONSTRUCTIONS**

# Getting the Job Done

We have two factories operating in Queensland. Our head manufacturing factory is based in Cairns and the other is in Caloundra on the Sunshine Coast.

## Transportable Modules or Flat Pack System

Depending on the most cost effective option, and the options which are most appropriate to our client's circumstance and location, our buildings can be delivered using two methods:

1. Fully constructed, ready to use buildings delivered onsite.
2. All or some building components are flat packed and delivered onsite for assembly.

## Savings for the Environment and our Clients

The patented prefabricated building system incorporates a high degree of environmental sustainability design, and subsequently achieve well above average Energy Efficiency Ratings.

The result is cost savings for our clients as each building is designed for optimal thermal performance which means less power consumption and good news for planet Earth.





**JOINT HEALTH UNIT - LAVARACK BARRACKS, TOWNSVILLE**



# A Stack of Benefits

One of the biggest advantages our clients have when building with us is the quick turnaround time to complete a project. Many of the costly time delays of traditional building methods are mitigated by prefabrication in our factories. Some of the numerous value for money benefits include:

- Controlled environment means adverse weather has minimal effect on buildings.
- Inventory stockpile reduces supplier delays.
- Fully supervised construction area ensures highest quality of materials, fixtures and fittings.
- Co-ordinated and centralised manufacturing location minimises errors in communication.
- Less travel for workers to manufacturing facility means more time spent on construction.
- Buildings achieve above average Energy Efficiency Ratings





# Our Workforce

We have a strong belief quality residential and commercial buildings stem from the ability of our people. Multi-award winning owners, Jim and Penny Margach started the family owned business over 30 years ago. They continue to oversee the business, together with their four children and a complement of experienced, qualified and enthusiastic staff. The Gateway Team manages all aspects of construction, both in factory and onsite with an emphasis on quality control to achieve the exacting standards which have earned them Australia-wide industry respect.

Of course, every successful business must have depth within its team, and that is why Gateway Constructions' workforce includes numerous apprentices, ensuring our quality construction and values extend well into the future.

Another important aspect of our business is our commitment to Indigenous and community employment. Our goal is to offer Indigenous persons – no matter where they are from, a workplace that is committed to equal opportunities. Currently, Gateway Constructions' workforce proudly consists of several Indigenous employees in a variety of positions.



# Environmental Sustainability

Buildings designed for maximum energy efficiency achieve above average Energy Efficiency Ratings

## Built to be Sustainable

- Optimum site orientation for maximized passive solar design
- Post footings contribute to small environmental footprint
- Elevated floors to harness and circulate naturally cool air located beneath buildings
- Hollow walls (Breathable Wall) permits cool air-flow circulation
- Insulation in walls and roof customized to suit locality and climatic conditions
- Verified eco-specified building materials
- Sustainable plantation (80%) and recycled (20%) timbers
- Plantation timbers for framing and internal linings (floors, walls and ceiling)
- Sun shade maximized to glazed areas
- Windows and doors positioned for cross ventilation air-flow
- Insulating tinted glass for increased thermal resistance and natural light
- 3-stars or more water efficient plumbing fixtures and fittings
- Ventilated roof cavity to expel hot air which is replaced with cooler air
- Reflective roofing materials and thermal performance paint coating system
- Verandas and decks in recycled ModWood
- Energy efficient lighting
- Energy efficient appliances available
- Solar hot water and heat pump systems available
- Integrated onsite power generation available
- Onsite waste treatment available
- Water tanks for rainwater harvesting to potable standard
- Factory production minimizes construction impact onsite
- Efficient use of materials in factory reduces overall waste
- Factory waste transformed into other products (e.g. garden mulch)

## Built to Last

- Standard Australian wind speed rating of C2 (W50C), and an option to upgrade to C3 (W60C).
- The building's timber framing is constructed with termite resistant materials in accordance with the Building Code of Australia.
- All external cladding is durable and fire resistant properties.

## Built to Grow

- Accommodate for family extensions or commercial expansions with prefabricated building modules and linking pavilions.





**2008 HIA Greensmart Award Australian Winner**



# Recently Completed Projects

- **Palm Cove – Three Bed – Custom Design Pavilion Residence** - Private Residence
- **Eimeo – Two Bed – Custom Design Highset Residence** - Private Residence
- **Smithfield – Multi-Storey Residence – Custom Highset Design** - Private Residence
- **Tennant Creek - Five Bed - Accommodation** - Bureau of Meteorology
- **Adaptable Housing – 2 x Two Bed - Accommodation** - Mackay Regional Council
- **Normanton – 2x Two Bed – Accommodation** - North & West Queensland Primary Health Care Association Inc
- **Tully - Two Bed Residence** - Private Residence
- **Lockhart River - Two Bed – Accommodation** - Jobfind Centres Australia
- **Kewarra Beach – 2x Two Bed – Accommodation** - Kewarra Beach Resort
- **Coen – Two Bed – Accommodation** - Indigenous Job Corporation
- **Coen – Three Bed – Staffing Accommodation** - Indigenous Land Corporation
- **Townsville – Services Building** - The Australian Department of Defense
- **Coen Highset** - Department of Primary Industries
- **Hopevale- Modular 2 Bed** - Department of Education and Training
- **Coen Duplexes** - Indigenous Land Council
- **Bamaga - One Bed – Caretaker’s Residence** - Department of Education and Training
- **Bamaga - Four Bed – Teacher’s Residence** - Department of Education and Training
- **Rangers Residences 6x One Bedroom** - Queensland Parks and Wildlife Service
- **Local Housing New Mapoon-3x Three Bed and 3x Four Bed** - New Mapoon Council
- **Mossman WellBeing Centre** - Bamanga Bubu
- **Hopevale WellBeing Centre** - Hopevale Council
- **Kowanyama 2 Bed Modular** - Kowanyama Council
- **Aurukun Council Housing for Govt Dept.** - Dept of Public Works/ Cape York Partnerships/Indigenous Coordination Centre/Family Recreation Centres
- **Torres Straits Islands- Supermarkets, Accommodation, Offices** - Islander Board of Industry and Trade (IBIS)
- **Townsville- Administration Centre** - Joint Health Command- Department of Defense
- **Coen - Training Centre** - Indigenous Job Connections
- **Cape Tribulation- Display Centre** - D S Gray Pty Ltd





**For more details on how we can help build for your future more effectively, please contact us.**

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**Licensing and pre-qualification details:**

Margach Builders Pty Ltd T/As Gateway Constructions BSA – 701600

Queensland Government Prequalification (PQC) – 0783 HIA Membership - 218662 QMBA - 12155