



CAPABILITY PROFILE **HOSPITALITY**

CREATING BUILDINGS
FOR PEOPLE
TO **MEET**, WORK, PLAY,
LIVE, CARE AND LEARN



PAYNTER DIXON

OUR COMPANY

Paynter Dixon is an Australian owned family business that has been providing award-winning design and construction solutions for over 100 years.

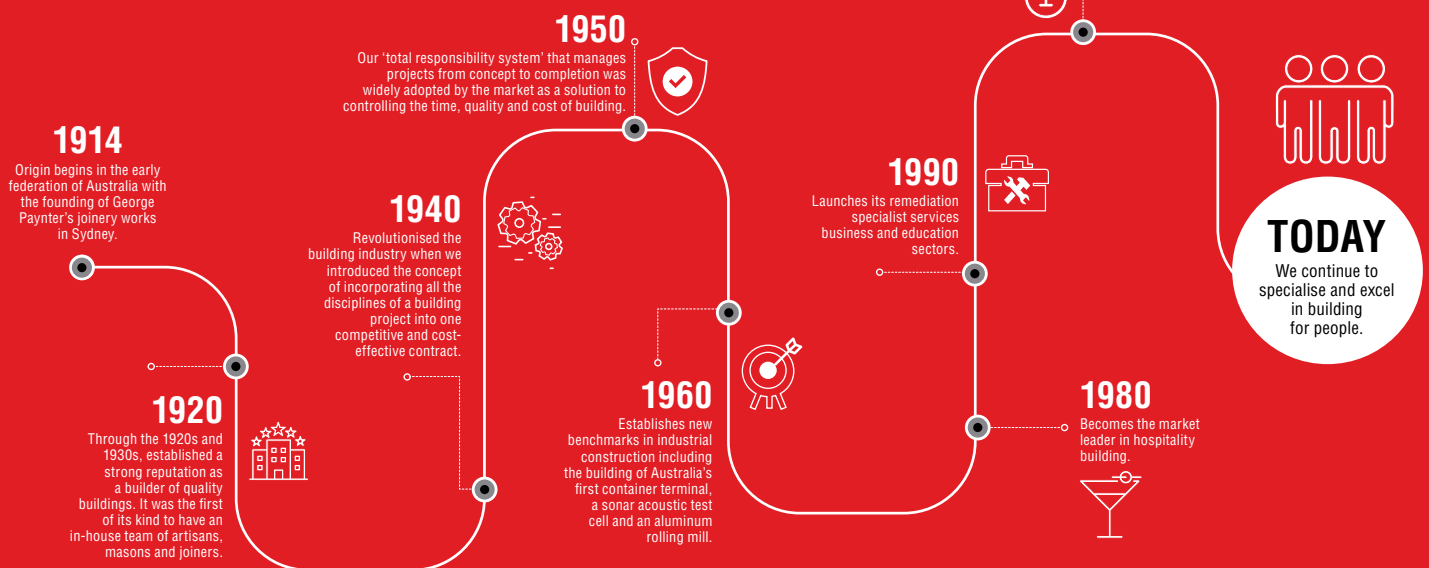
Paynter Dixon is a leading construction services company that delivers masterplanning, design and construction services for building owners and occupiers.

Founded in 1914, Paynter Dixon is Australian owned and brings a proud heritage of excellence to our clients. With a portfolio that includes some of the most prestigious projects in the hospitality, education, commercial, health & ageing, insurance and remedial sectors, Paynter Dixon has earned a reputation for delivering innovative and cost-effective design and construction solutions.

At Paynter Dixon, our greatest strength is our people. We employ a diverse range of property professionals including architects, engineers and project managers who bring end-to-end management services that deliver the best possible outcomes for our clients.

OUR HISTORY

Our 100+ year journey has been **driven by innovative solutions** that have **revolutionised the building industry**.





HOSPITALITY EXPERTISE

With more than 60 years' experience in the design and construction of hospitality venues, Paynter Dixon is the industry leader in delivering exceptional buildings for the entertainment sector.

WE LISTEN FIRST

We listen to your ideas to get to know your business because we understand that no two projects or venues are the same. Our team is skilled at creating entertainment upgrade solutions that work in and around existing buildings.

With over 70% repeat business, we continue to evolve with our hospitality clients to diversify their business with uses as varied as gaming, innovative food venues, fitness centres and hotel accommodation.

IN-HOUSE DESIGN CAPABILITIES

Paynter Dixon's hospitality team boasts extensive knowledge in design, architecture, engineering, property masterplanning and interior fitout.

Our design expertise re-imagines spaces within venues to create new entertainment experiences for our clients' customers. By aligning the hands-on knowledge of our industry experts and their can-do attitude with your venue, our team works hard to deliver venues that exceed your design expectations, are fit for purpose, meet the budget, and are delivered on time.

With an emphasis on collaboration and partnering, we ensure you are well-served throughout the project lifecycle.

On the following pages we have provided a brief snapshot of our hospitality projects in Sydney and regional NSW.

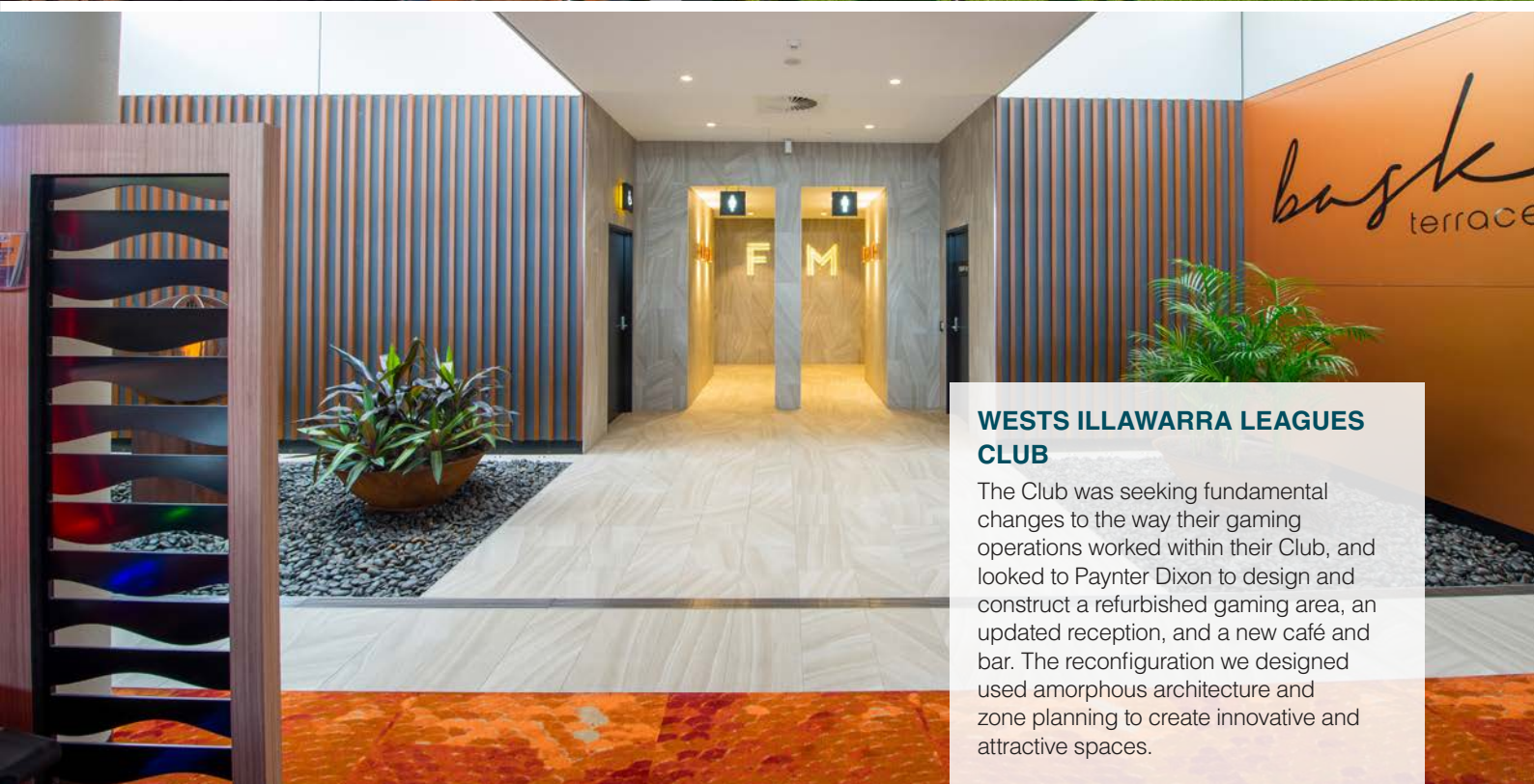
CLUB PARRAMATTA

Construction work included demolition and excavation of the existing bowling greens and construction of a new venue including basement car park, ground level and first level facilities. The site presented significant challenges including traffic control around the busy CBD location, and potential for archaeological discovery.



CASTLE HILL CLUB

The Club sought Paynter Dixon's entertainment expertise to design and construct a four-storey extension to the Club which added new lounge spaces, restaurants, and outdoor terrace and children's play area, all fitted out with a high level of fixtures and fittings.



WESTS ILLAWARRA LEAGUES CLUB

The Club was seeking fundamental changes to the way their gaming operations worked within their Club, and looked to Paynter Dixon to design and construct a refurbished gaming area, an updated reception, and a new café and bar. The reconfiguration we designed used amorphous architecture and zone planning to create innovative and attractive spaces.

PORT CITY BOWLING CLUB

Original cost plan was \$8-9m but we worked with our long-standing client to value engineer a construction solution that would bring the costs within their \$5m budget constraints. The Club was expanded over the No. 1 bowling green to include a new foyer and entrance area, relocation of the gaming machines, a new café and bar, and new childrens' play area overlooking the bowling green.



C.EX COFFS HARBOUR

Paynter Dixon added a two storey concrete framed structure to the existing building housing new bars, cafés, an outdoor area and a downstairs restaurant. A wall was removed to join the existing Club to the new extension which features a fully irrigated green wall on the exterior. The Club remained fully operational while the work was carried with no major disruptions.

RYDE EASTWOOD LEAGUES CLUB

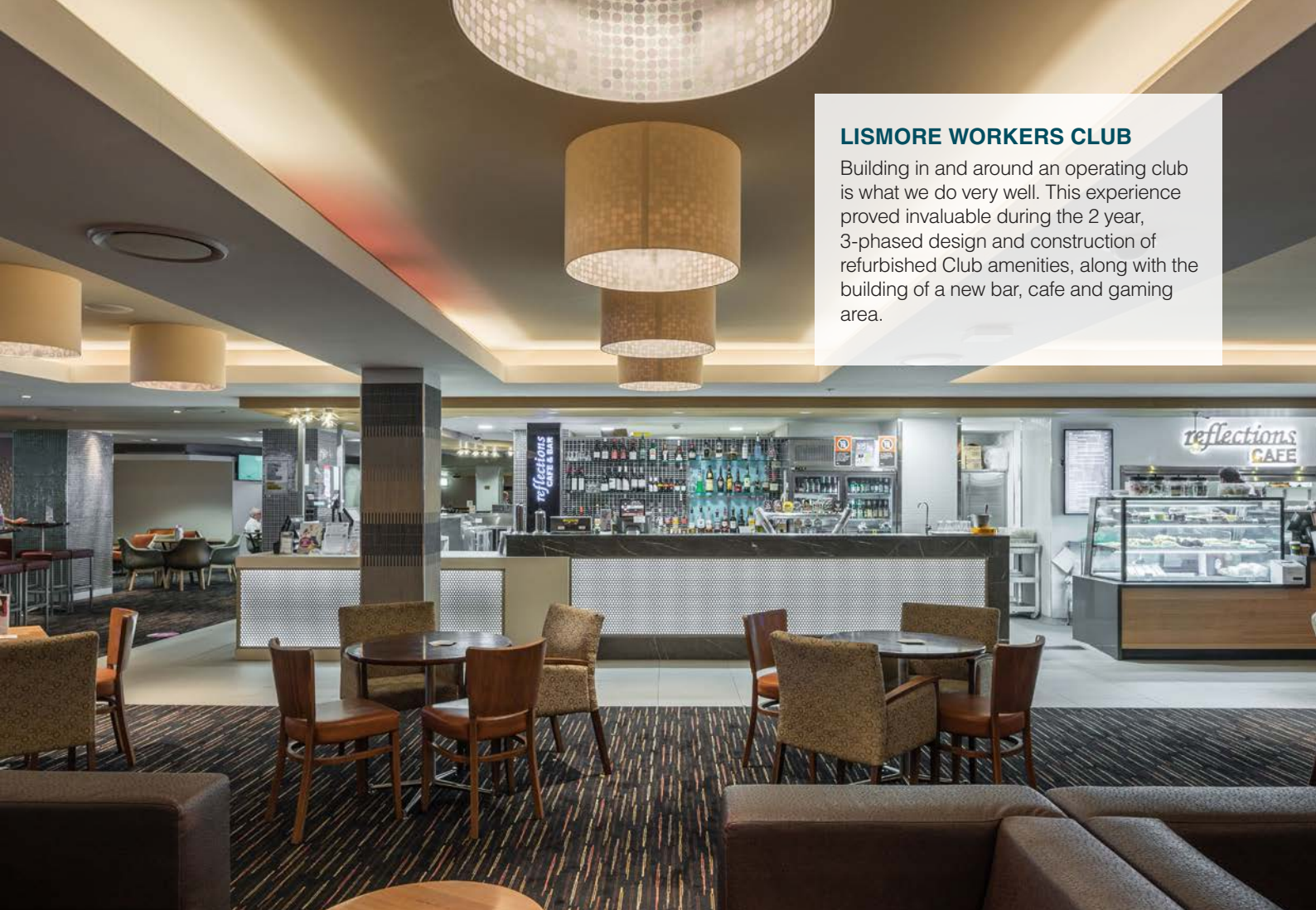
With a client relationship spanning 22 years, Paynter Dixon worked with the Club to update its existing bistro and Oasis lounge areas as well as refresh the children's play area. Renovations were completed in stages to keep key public areas in operation and separate from the construction zone.



MURWILLUMBAH SERVICES CLUB

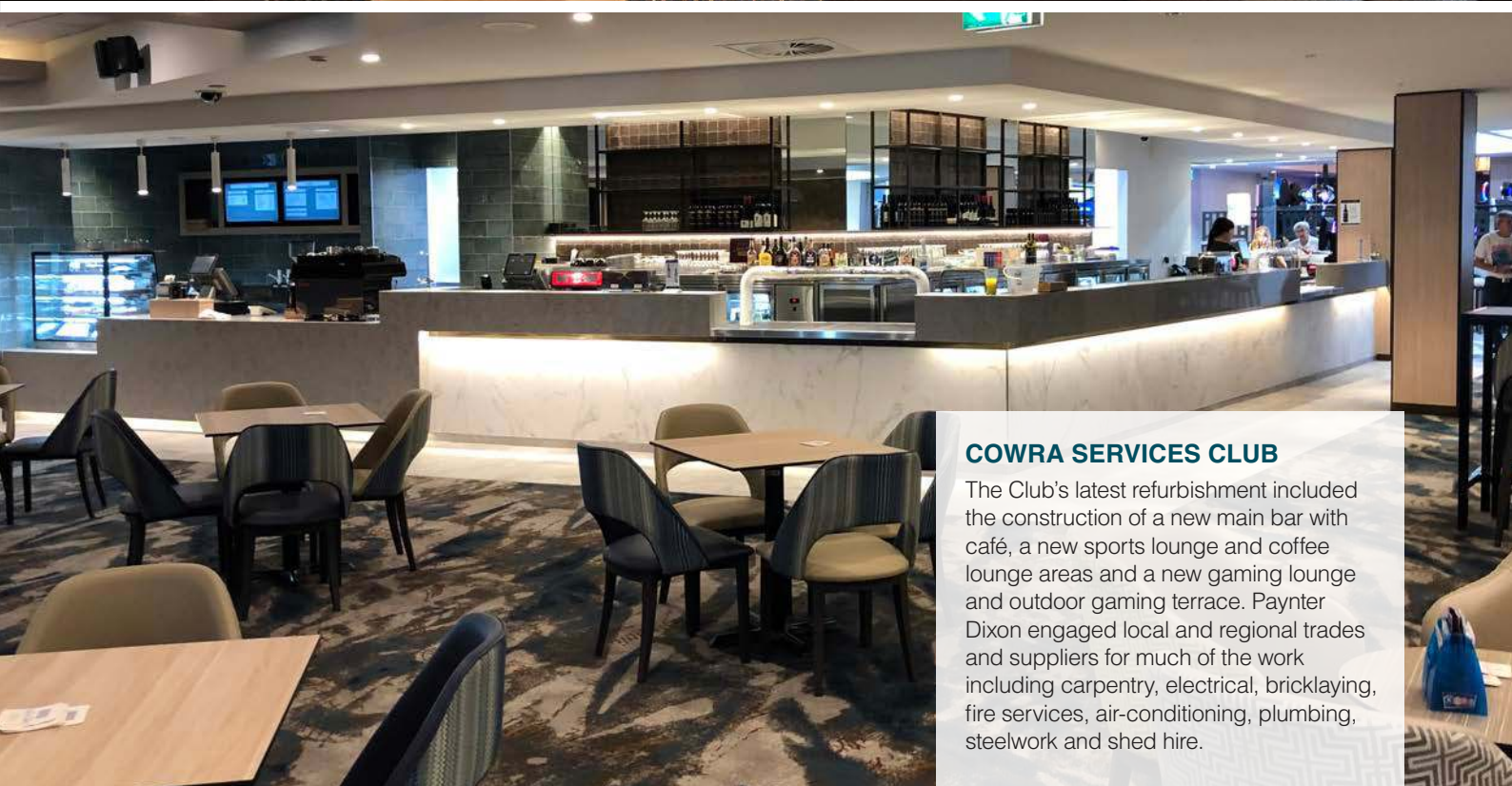
The project involved demolition of an island bar to create a new alfresco café; extending the outdoor eating area. Stage 2 involved the refurbishment of an existing deck which was converted into an outdoor gaming area which doubled the amount of gaming offered to the Club's members.





LISMORE WORKERS CLUB

Building in and around an operating club is what we do very well. This experience proved invaluable during the 2 year, 3-phased design and construction of refurbished Club amenities, along with the building of a new bar, cafe and gaming area.

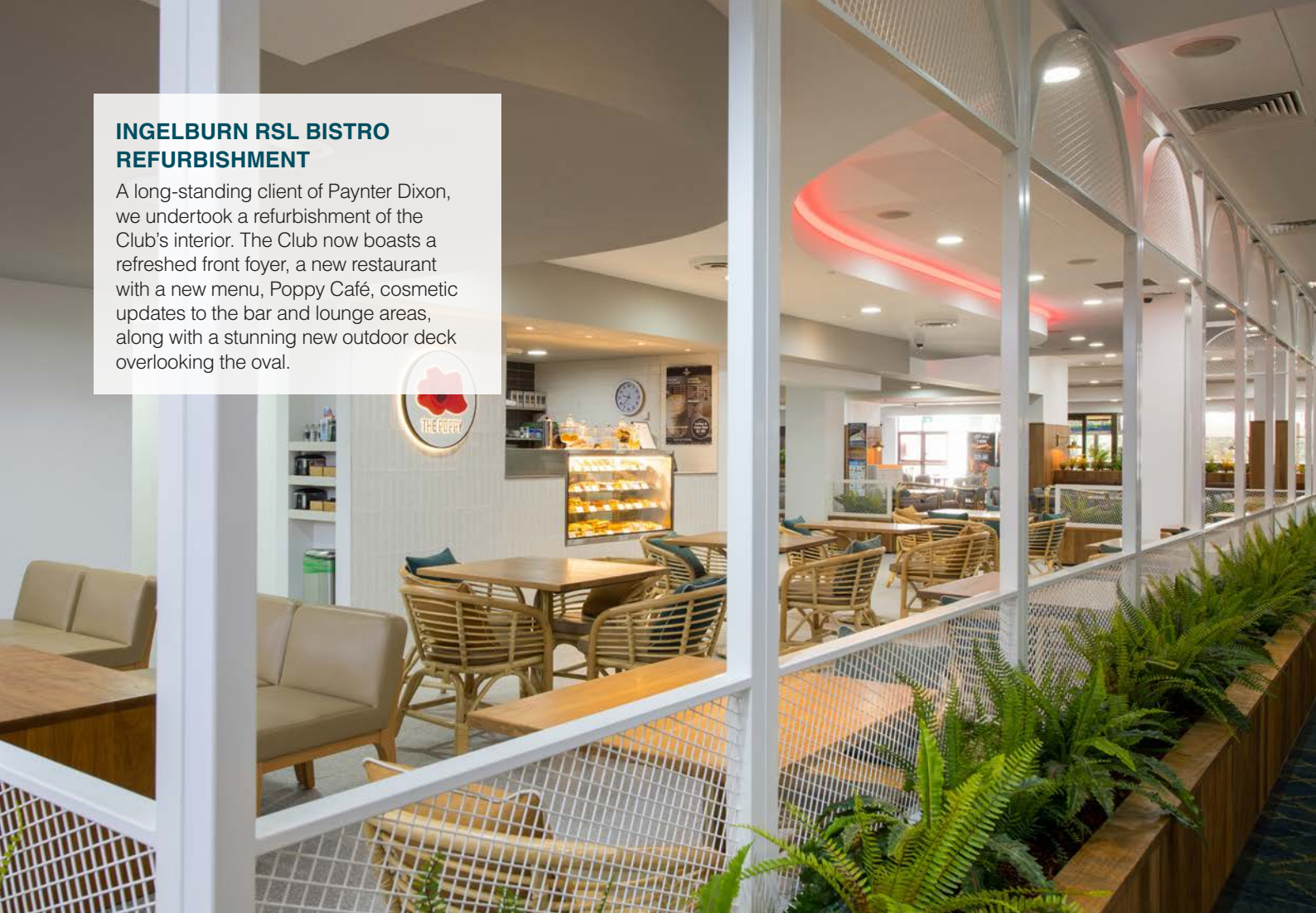


COWRA SERVICES CLUB

The Club's latest refurbishment included the construction of a new main bar with café, a new sports lounge and coffee lounge areas and a new gaming lounge and outdoor gaming terrace. Paynter Dixon engaged local and regional trades and suppliers for much of the work including carpentry, electrical, bricklaying, fire services, air-conditioning, plumbing, steelwork and shed hire.

INGELBURN RSL BISTRO REFURBISHMENT

A long-standing client of Paynter Dixon, we undertook a refurbishment of the Club's interior. The Club now boasts a refreshed front foyer, a new restaurant with a new menu, Poppy Café, cosmetic updates to the bar and lounge areas, along with a stunning new outdoor deck overlooking the oval.



CANADA BAY CLUB BISTRO REFURBISHMENT

Paynter Dixon worked closely with the interior designer to produce high quality finishes and to realise the rustic pizzeria design for the brasserie. The collaborative effort by the whole team ensured the works were completed within the tight 10 day program; before Christmas with no disruption to the Club's trading.





WESTS TRADIES CLUB DHARRAK

Paynter Dixon delivered the largest refurbishment in the Clubs history including a new café and lounge, new bar, new indoor gaming area, TAB sports area and lounge. The project also included upgrading the secondary entrance from the car park to provide all-hours access to the Club, the auditorium and function rooms.

OUR LEADERSHIP TEAM



James Boyd

Executive Chairman

James has 21 years' industry experience. His background in financial management provides him with considerable business acumen and a unique insight into clients' project requirements. James oversees the strategic direction of Paynter Dixon's business and provides focus, support, direction and priority for our teams and growth of the company across all operational sectors.



John McMellan

Executive Vice Chairman

John is an accomplished senior executive with experience across a broad range of complex operating businesses. He has led organisations across the retail, consumer products, risk, event management and other service sectors. John previously held senior operational executive roles across United Technology Corporation companies as well as with one of Australia's largest retailers with revenues in excess of \$5 billion and over 20,000 employees.



Will Morgan

Director

Will has extensive experience in corporate advisory and financial analysis with 16 years' experience in various senior roles within major property, construction and investment management companies, as well as broad experience within the not-for-profit sector. He is a Director of the PAYCE Foundation, which is committed to engaged and strategic philanthropy, and the Chairman of Adele House, a leading drug and alcohol rehabilitation centre.



Michael Malak

Director

With over 30 years' experience in the development and construction industry, Michael has delivered projects totaling over \$3 billion in value, across residential, commercial, industrial, community, resort, hotel and large span infrastructure developments in Australia, UAE, Bahrain, India and Egypt.

YOUR HOSPITALITY CONTACT



Matthew Greene

General Manager - Education & Community Projects

Matthew has 30 years' experience in the architecture, development and construction industries, having worked in numerous architectural and project management roles. He has a deep understanding of all aspects of construction, from project conception and master planning through to construction completion for sectors including hospitality, commercial, education and civic facilities.

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