

Capability Statement 2025

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Company Details

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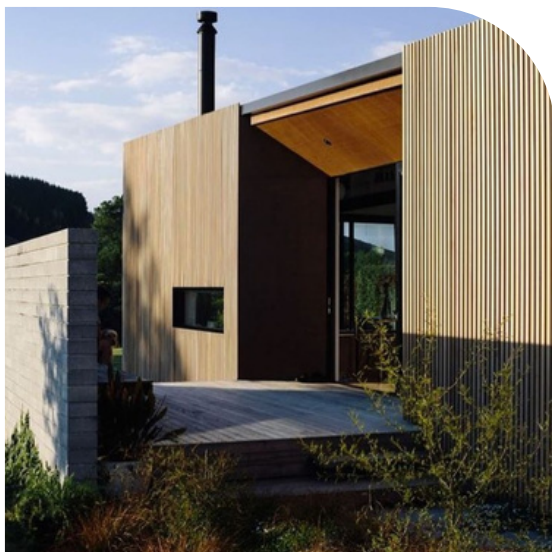


Insurance

Public & Products Liability
Insurer: QBE Insurance
Policy Number: 141U086667BPK
Expires: 12/06/2026
Limit of Insurance: \$20,000,000

Professional Indemnity
Insurer: Dual Insurance
Policy Number: AU00058901-002
Expires: 12/06/2026
Limit of Insurance: \$20,000,000

Workers Compensation
Insurer: Gallagher Bassett
Expires: 30/6/2026



Memberships

MQS is registered on the State
Government Construction Register

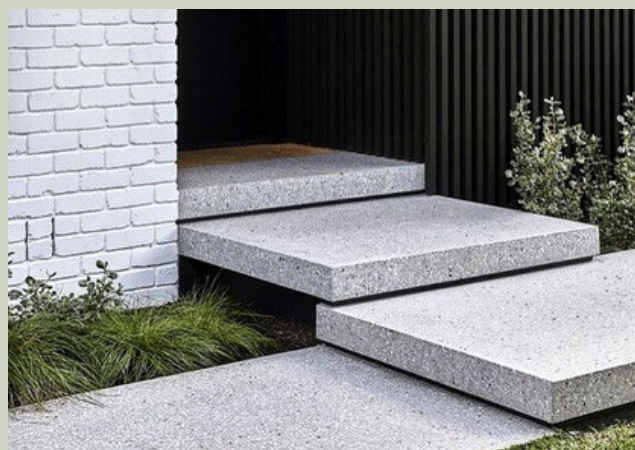
Member of the Australian Institute of
Quantity Surveyors
Member Number: No.72258

MQS is a Registered Building Practitioner
CQS 75384



Who We Are

Our goal at Melbourne Quantity Surveyors (MQS) is to make the building process better. At the heart of MQS's philosophy is our strong, values based culture that focuses less on what we do, and more on how we do it. Our MQS vision and values of integrity, responsibility and accountability are incredibly important to each and every one of us.



As an energetic and innovative company, MQS was founded to provide independent cost advice before, during, and after construction.

We challenge conventional quantity surveying services to add value to every project.

Predicting construction costs accurately requires more than spreadsheets; it demands an understanding of project quality, program, and procurement methodology. This 'whole building' approach forms the foundation of all MQS services.

To ease uncertainty, we offer personalised and intimate service, listening to our clients and tailoring our approach accordingly.

At MQS, we go beyond just numbers.

Our focus includes providing expert construction guidance, strong risk management processes, exemplary customer service, sustainable buildings, and minimising environmental impacts.

With 80% of the MQS team comprising of women, we are committed to supporting and encouraging women to forge exciting careers within the construction industry.

Furthermore, we actively contribute to the local community by providing pro bono services for various community housing projects across Victoria.

[CLICK HERE](#) to learn more about us.

The background of the page is a photograph of a house with a light-colored, horizontally-slatted exterior. The house features a prominent gabled roof with a dark-colored metal roofline. The sky above is overcast with soft, grey clouds. In the foreground, some bare, thin branches of a tree or shrub are visible on the left side. A semi-transparent white rectangular box is centered in the upper half of the image, containing the text "Our Team" in a large, white, sans-serif font.

Our Team

Nathan commenced practical training as a Quantity Surveyor in 2007. Nathan's role as a Quantity Surveyor is generally required throughout all the milestones a project is required to meet.



Nathan has worked on over 2,000 diverse projects with budgets ranging from \$5k to in excess of \$200m. His experience with varying industries is wide-ranging. Nathan has considerable experience with Government procedures and specifically Health facility upgrades and Department of Health reporting.

Nathan has provided services throughout the lifecycle of these projects which includes services from Master planning through construction and end of project financial reporting. Leaving him well placed to provide the required level of customer service and reporting.

Qualifications

- Registered Building Practitioner – QS 47000
- Diploma of Building & Construction
- ABSA Accredited Building Thermal Performance Assessor
- Housesafe Global Accredited Building Inspector

Professional Associations:

- Member of the Australian Institute of Quantity Surveyors (Member No.12258)
- Housesafe Global Fellow (Member No.134)

Training and Professional Development

- Working With Children Check (WWCC)
- Nationally Co-ordinated Criminal History Check Certificate (NCC)
- White Card Induction
- Site Safety Induction Workshop

Pro Bono Work

We are also proud to note Nathan has been providing pro-bono services for the disadvantaged through community housing facilities, not-for-profit organisations and/or charities on behalf of Melbourne Quantity Surveyors.

Notable Project Experience

Royal Exhibition Building

\$20.0m Heritage Restoration

Strategic planning, Budgetary Processes, Cost Estimating, Cost Planning, General Procurement Advice, Quantification, Measurement and Documentation, Tendering Processes, Account management & Change Management

Her Majesty's Theatre, Ballarat

\$20.0m Heritage Restoration

Feasibility and Master planning, Cost Planning, Construction Cost Management, Budget monitoring, Attendance at meetings

State Library of Victoria

\$7.0m Heritage Restoration

Strategic planning, Budgetary Processes, Cost Estimating, Cost Planning, General Procurement Advice, Quantification, Measurement and Documentation, Tendering Processes, Account management & Change Management

Melbourne GPO

\$8.0m Heritage Restoration

Strategic planning, Budgetary Processes, Cost Estimating, Cost Planning, General Procurement Advice, Quantification, Measurement and Documentation, Tendering Processes, Account management & Change Management

Expert Witness

Nathan has been engaged as an Expert Witness on over 250 different matters. Ranging from minor construction disputes, to construction financial analysis.

Alex Grimes

Senior Quantity
Surveyor

Alex has over 12 years of experience in Quantity Surveying and property development and thoroughly understands the nuances of the construction industry.



Her ability to communicate clearly, high attention to detail, give considered guidance and focus on client relationships are all key elements that ensure the successful completion of any project. As a Senior Quantity Surveyor, Alex collaborates closely with project teams to help deliver solutions that meet clients' requirements and project objectives.

Alex has worked on many diverse projects with varying budgets to in excess of \$30M and has extensive experience in varied industries. Throughout the below projects Alex has provided the following services: Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Contract Administration, Account management & Change Management.

Qualifications

- Bachelor Degree in Property & Valuation (2014)
- Certificate IV in Property Services
- Estate Agent's Licence (Licence No 083715L)

Professional Experience:

- Measurement and quantification
- Cost estimating and planning
- Contract administration
- General estimating
- Bill of quantities
- Super intendant
- Project management

Training and Professional Development

- Working With Children Check (WWCC)
- Nationally Co-ordinated Criminal History Check Certificate (NCC)
- White Card Induction

Pro Bono Work

We are proud to note Alex has been providing pro-bono services for the disadvantaged through community housing facilities, not-for-profit organisations and/or charities on behalf of Melbourne Quantity Surveyors.

Notable Project Experience

Heritage

- Sunbury Community Arts Culture Precinct - \$9.4m
- University of Melbourne roof restoration works

Recreational

- Yarrowonga Multisport Facility- \$20m
- Fortitude Drive Reserve - \$13.8m

Education

- Matron Swinton Child Care Centre- \$1.9m
- All Saints Anglican School Shepparton
- Lilian Cannam Kindergarten - \$6.5m
- Newhaven College - \$6.8m

Residential

- Main Ridge Residence - \$12.0m
- Brighton Residence - \$21.0m

Commercial/Retail

- Notting Hill Warehouse Facility - \$39m
- Port Melbourne Mixed Use Development - \$21.5m
- Notting Hill Facility- \$32.5m

Community Housing

- Irene Street, Preston - \$8.8m
- Bradshaw Drive, Healesville - \$3.8m

Health

- Peter MacCallum Cancer Centre
- Moorabbin Hospital

Landscaping

- Chirnside Urban Park - \$4.3m
- Stormwater Harvesting Project - \$10m

Rachel Haines

Senior Quantity Surveyor

Rachel has over 11 years of experience in the construction industry, spanning residential and commercial projects, with a keen interest in heritage restoration projects.



Her background includes estimating, designing, fabricating, and installing prefabricated floor and roof systems for a range of developments. Dedicated to successful project outcomes, she works collaboratively with project teams to assist in delivering solutions that align with clients' needs and project goals.

Throughout the projects listed below, Rachel has played a key role in cost planning, contract administration, and financial management. Her expertise includes cost estimation, quantification, measurement and documentation, risk assessment, and value engineering, ensuring financial clarity from project inception to completion.

Qualifications

- Diploma of Building and Construction (currently studying)
- Advanced Diploma of Building Design (architectural)
- Certificate II in Building & Construction
- Certificate IV in Building & Construction

Professional Experience:

- Measurement and quantification
- Cost estimating and planning
- Contract administration
- General estimating
- Bill of quantities
- Super intendant
- Project management

Professional Associations

- Member of Housing Industry Association (HIA) Member No 1320316

Training and Professional Development

- Working With Children Check (WWCC)
- Nationally Co-ordinated Criminal History Check Certificate (NCC)
- White Card Induction

Notable Project Experience

Recreational

- AE Cracknell Reserve - \$3.45m
- Wonga Recreation Reserve - \$2.5m

Heritage

- Melbourne Girls Grammar
- Loreto College - \$4.5m
- Scot's Church - \$1.78m

Landscaping

- Lauderdale Primary School - \$735k
- Private Residence, Toorak \$3.14m

Health/Aged Care

- Seymour Health upgrades - \$420k

Education

- Childcare Centre, Eltham - \$4.1m
- Cobram Anglican Grammar - \$3.9m
- Harvest Home Primary School - \$2.15m

Residential

- Kooyong Road Residence - \$7.8m
- Templestowe Residence - \$17.2m
- Toorak Residence - \$19.9m

Pro Bono Work

- Barak Beacon Estate, Port Melbourne - \$3.8m
- Round House Reserve, Reedy Creek - \$600k
- Wyndham Community Hub, Wyndham Vale \$21m
- VAHS Gathering Space, Melbourne - \$250k

Alisha Cavallaro

Assistant
Quantity
Surveyor

With over 10 years experience in real estate and multiple renovations under her belt, for Alisha, the transition into the building and construction industry has been a welcome and enthusiastic one



Alisha's strengths of attention to detail and processes, exceptional organisation and care for client relationships are just some of her key professional qualities which carry over to achieve that high level of customer service.

In her own time, Alisha loves to design, spend time with friends and family, experience new places and educate herself further in subjects of interest

Qualifications:

- Agent's Representative Certificate (CPP41419 Certificate IV in Real Estate)
- Associate Degree in Fashion Design & Technology

Professional Experience:

- Measurement and quantification
- Cost estimating and planning
- Contract administration
- General estimating
- Bill of quantities
- Project management

Training and Professional Development:

- Working With Children Check (WWCC)
- Nationally Co-ordinated Criminal History Check Certificate (NCC)
- White Card Induction

Notable Project Experience:

- Yarraville Residence
- Brunswick Residence
- San Remo Residence
- Kew Residence

Pro Bono Work:

We are proud to note Alisha has been providing pro-bono services for the disadvantaged through community housing facilities, not-for-profit organisations and/or charities on behalf of Melbourne Quantity Surveyors.

Elle Brown

Office
Administrator

Elle has over 11 years' experience in the Building & Construction industry across residential and commercial projects - with a multifaceted interest, she approaches all areas with enthusiasm.



Elle's genuine and direct communication style helps her build and maintain strong relationships – this combined with her pragmatic nature, keen eye for detail and commitment to continuous improvement ensures she achieves the best outcomes.

Her background includes new home sales, medium density developments, civil infrastructure, management of project quality systems as well as defect and rectification work management.

Qualifications:

- Diploma of Building and Construction (currently studying)
- Cert 3 Business Administration

Professional Experience:

- Trade onboarding & management
- Creation, management and sign off of ITPs
- Contract Administration
- Compliance management
- Site Inspections and management of rectification works

Training and Professional Development:

- Working With Children Check (WWCC)
- Nationally Co-ordinated Criminal History Check Certificate (NCC)
- White Card Induction

Notable Project Experience:

- Ryman Construction's Charles Brownlow Village - \$150 million
- Landscaping – Ryman Construction's Charles Brownlow Village
- Underground infrastructure Ryman Construction's Charles Brownlow Village
- Roads/Pavement - Ryman Construction's Charles Brownlow Village
- Ryman Construction's Deborah Cheetham Village - \$100 million
- DHS Assisted Living Facilities and residences
- Kithbrooke Park Country Club
- Salt Townhomes
- Ingenia Lifestyle Lakeside Lara
- Carbon gym – \$1.5 million

Lynsey Billings

Executive Assistant



Lynsey Billings is an Executive Assistant with over 16 years of experience providing high level administrative and operational support across diverse and complex sectors, including medical, urban planning, business consulting, engineering and education.

Known for her professionalism, warmth, and results driven approach, Lynsey brings enthusiasm, precision and initiative to every task. Her strong service ethos, exceptional communication and interpersonal skills enable her to build trusted relationships with stakeholders at all levels.

Lynsey is a strategic thinker with proven problem solving capabilities, adept at identifying opportunities for process improvement and streamlining workflows to enhance productivity. Her commitment to service excellence and attention to detail consistently ensure the smooth and efficient delivery of executive outcomes.

Professional Growth and Development:

Dedicated to continuous professional learning, Lynsey has completed targeted courses designed to enhance her expertise in executive administration, stakeholder engagement and project coordination.

- Professional Development Courses:
- Project Governance and PMO
- Digital Skills: Workplace Productivity
- People Management Skills (CIPD)
- Business Communication

Project Leadership and Process Improvement:

- Successfully led negotiations and collaborated with IT to transition trainee doctor logbooks from physical to electronic form at RANZCOG.
- Identified and implemented efficiencies in monthly expense reporting and management reporting processes.
- Developed and maintained a zero inbox strategy to optimise executive productivity.
- Introduced workflow improvements to streamline roster management processes at Monash Health.

Key Executive and Administrative Capabilities:

- Executive Support and Coordination
- Project and Workflow Management
- Correspondence and Reporting
- Information and Document Management
- Confidentiality and Discretion
- Process Improvement and Efficiency
- Office Productivity and Administration

Training, Certifications and Community Engagement:

- Nationally Coordinated Criminal History Check (NCC)
- Employee Working with Children Check
- AGSVA clearance
- Cisco Cyber Security Course

What We Do

Melbourne Quantity Surveyors provides accurate cost advice with a hands-on approach. Delivered with passion, our service adds value to every project drawn from our building knowledge and a desire to make buildings better in every way.



We like to consider ourselves as financial problem solvers to the Construction industry.

Our service offerings go beyond the initial project cost report and include a value management portion where we assist our clients and stakeholders in aligning scope and budget while maximising value for money, therefore giving our clients full transparency throughout the design process.

Our services include Cost Planning, Estimating and Contract Administration.

We also offer detailed Tender and Contract Evaluation, Project/Account Management, Expert Witness and Mediation Services

Our team is skilled and experienced in a broad range of project sectors and sizes. This equips Melbourne Quantity Surveyors to achieve project objectives and provide the optimum outcome for every project.

We utilise measurement and estimating software that allows flexibility and information customisation, tracking and presentation. This software allows for clear and concise reporting while enabling clarity around the key cost centres which leads to informed decision making.

We provide much more than just numbers. At MQS we focus on:

- Efficiently run buildings
- Minimising environmental impacts
- Providing expert construction guidance, knowledge, and advice
- Assessing the projects stakeholder impact

Cost Planning, Estimating & Control

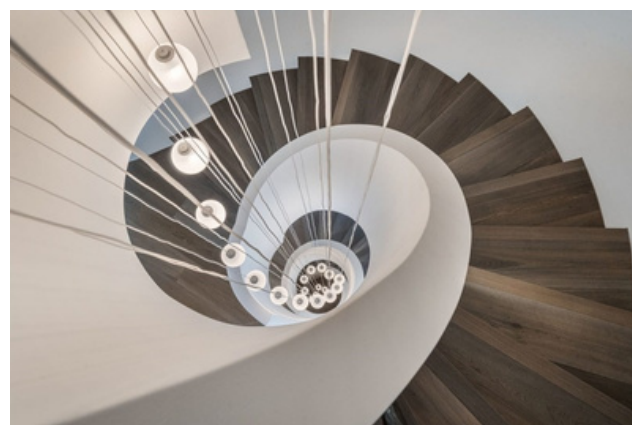
We are experienced in all facets of cost planning, estimating and control and are expertly placed to develop cost plans and prepare concept plans as well as preconstruction cost estimates.

We can monitor and review the design at various stages to ensure the project can be built within the nominated construction budget.

Our Cost Plans are malleable tools that are used to understand the key financial constraints for each project.

We can adjust and modify them to fit each unique project while keeping them accurate based on current market conditions. From these Cost Plans, we offer a range of services, including:

- Establishing and maintaining cost planning services for all project development stages, from Master Plan to Feasibility, Schematic Design, Tender Documentation, Asset Management, and Post Occupancy.
- Preparing schedules outlining efficiencies.
- Benchmarking against other projects and current market trends.
- Providing alternative cost studies for different construction methods, materials, and finishes as needed.
- Suggesting design solutions that are cost-effective, energy-efficient, or environmentally friendly.
- Offering progressive statements of costs against the anticipated final project cost and providing advice to adhere to agreed budgets.
- Assisting with value management, which may involve cost options, material selection changes etc., to reduce overall cost.
- Preparing a comprehensive Bill of Quantities (BoQ) following the AIQS Standard Method of Measurement.
- Identifying reasons for any major discrepancies from the project budget and advising on maintaining agreed budgets.
- Preparing reports on cash flows and cost analysis.



Tender / Contract Evaluation & Assistance

Determining the builder or contractor that represents the best value is not always as easy as looking at the bottom line.

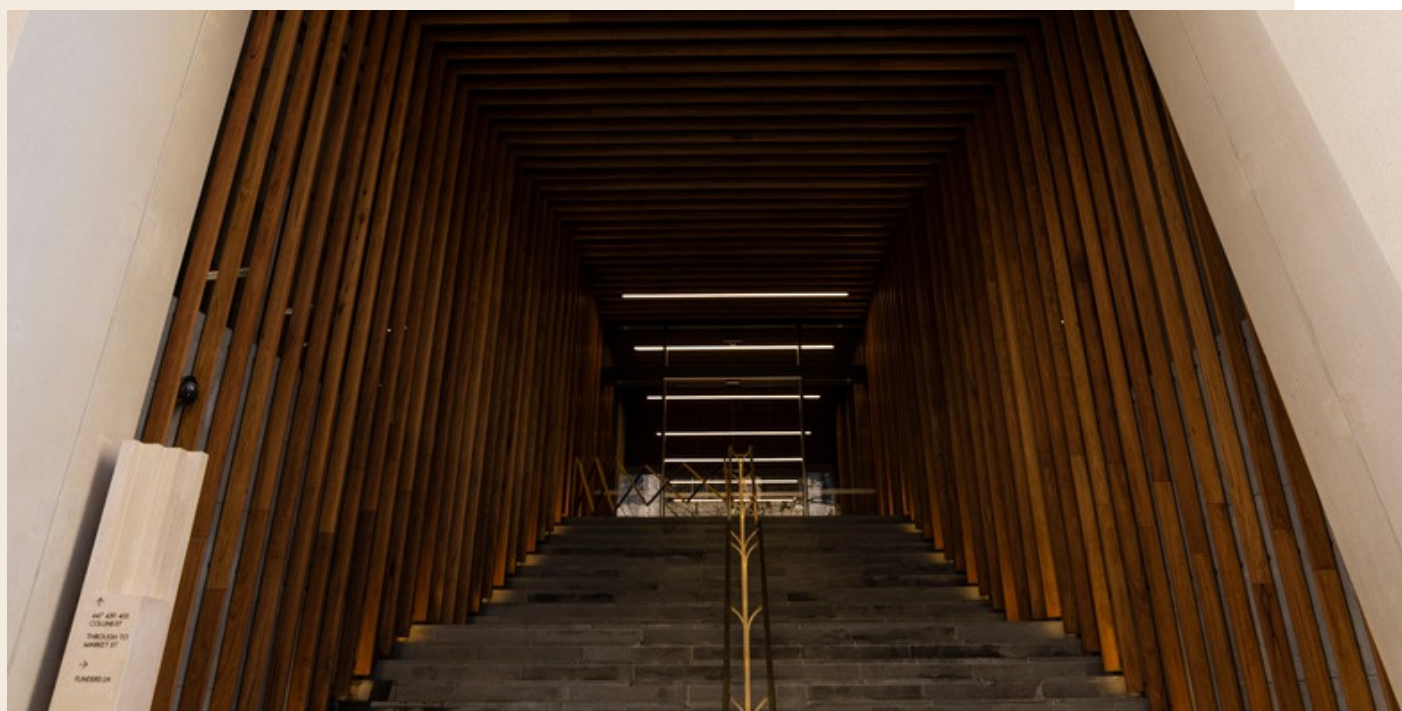
Each builder or contractor may include or exclude different elements which impact on their pricing. The lowest price does not always represent the best value.

We compare builder or contractor pricing on a trade-by-trade basis against our Cost Plan which highlights any areas of difference. This can be further analysed and assessed to help determine the preferred tender/quote.

We can prepare tender reconciliation and comparison of Pre-Tender Estimate and the Client tender price, as well as review and amend the cost plan contingency allowances after recommended Head Contract qualifications and exclusions are assessed.

During contractual negotiations, we can help ensure costs, payment and technical specification clauses are accurately and appropriately drafted. We have helped many clients with drafting contractual terms and will work closely with your legal and financial advisers to ensure we deliver the best outcome for you.

We can review all tenders received and prepare tender reports with recommendations, assist as required in detailed assessment and recommendations during any negotiations as well as provide a report that compares planned, revised and actual expenditure for the project



Contract Admin & Project Management

Whether it be financial project reporting, monthly or staged progress claims, variation assessment or extension of time and notice of delay, we have the expertise to thoroughly assess each contractual claim, and provide ongoing financial analysis, review and support throughout construction.

This ensures that the ensures each claim aligns accurately with the contractual and financial obligations of all parties.

In addition to managing construction project costs, we can also alleviate the burden on project managers by assuming the responsibility of cost management. By entrusting us with this task, project managers can concentrate on other vital aspects of the project, reassured that costs and contracts are continually under our review.

Engaging MQS to negotiate costs upfront ensures that your project adheres to the agreed project timeline. We offer comprehensive assistance in evaluating the quantity and costs of required materials, necessary labor hours, accuracy of progress payments, and more.



We can advise on:

- Construction variations and extensions of time
- Cost of claims to the contract
- Status of contingency
- Costs associated with a change of scope
- The release of Bank Guarantees provided by the Contractor
- Cost reduction options as required to maintain the project within budget.
- Continuously monitor and assess key decisions and plans as they develop, to ensure they conform to the scope of work and budget for the project
- Contract administration procedures for proper handling of issues such as variations that arise throughout the project.

Expert Witness, Mediation & Dispute Resolution

Building can be difficult and complex. Unfortunately, disputes are common and, in some cases, unavoidable. Through our expert witness, mediation and dispute resolution services we offer an independent and unbiased opinion which can assist in or avoid the need for legal proceedings.

We offer three sub-services:

01

Preparation of 'Expert Witness' reports on disputed work and associated costs:

We visit the site to establish an understanding of the status of the project. We then prepare a report clearly stipulating the cost of works completed and/or works yet to be completed and/or cost of defective work. This can help with insurance pay outs, construction disputes, variation claims, etc.

02

Attendance at negotiation, mediation or tribunals as an 'Expert Witness':

Attendance at negotiations, mediations or tribunals as an expert witness to provide evidence or justification to costs associated with a dispute.

03

Prepare 'Expert Witness' report as evidence in a court of law:

We can submit our Expert Witness reports as evidence in a court of law, with or without our presence at the hearing and depending on the circumstances.

Experience

Fitzroy Town Hall

Client: Conservation Studio

Value: \$15.2 million

Date: 2021

The Fitzroy Town Hall is a U shaped building in the classical revival style comprising three wings and a central clock tower with the north and south wings of Grecian temple form.

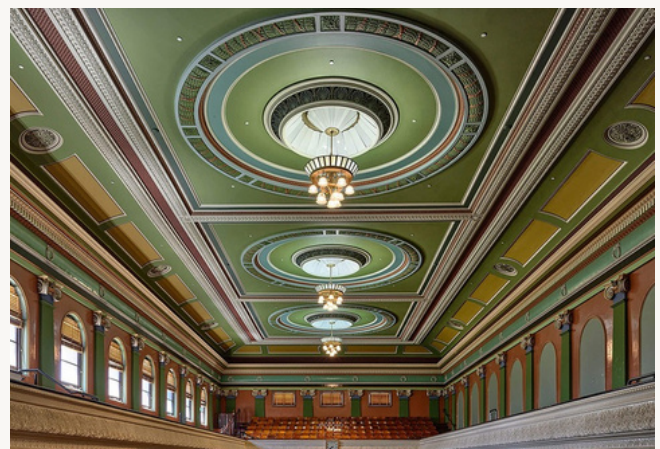
The Town Hall remains the most intact nineteenth Town Hall in metropolitan Melbourne. The interior retains many nineteenth century finishes and details with some over layering of 1920s and 1930s alterations to some of the first floor spaces.

The Town Hall was constructed in three main stages commencing in 1868 with the courthouse and municipal offices on Condell St set back from the corner of Napier St. This was closely followed in the 1870s by construction of the north wing (Main Hall) and a single storey building extending south along Napier St with a tower.

In 1888 works commenced on the remodelling of the south wing to mirror the north wing and the central wing was infilled and a new centrally located tower constructed.

Melbourne Quantity Surveyors have been involved in various internal upgrades and heritage conservation works for Fitzroy Town Hall.

Our services include Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management and Account Management.



Experience

St Mary's Anglican Church, North Melbourne

Client: Conservation Studio

Value: \$12.8 million

Date: 2022

St Mary's Anglican Church, Hotham (now North Melbourne) was constructed in stages between 1858-1868, and officially opened in 1860.

It is in the Gothic Revival style and is constructed in bluestone with freestone mullions and window tracery. The interior is austere and expansive and culminates in a distinctive vaulted crossing.

Works to the tower involved demolition works to the existing bell frame, masonry parapet walls, roof membrane and roof plumbing.

Following this, construction of the new tower over the existing walls, bluestone and limestone cladding, new copper roof to new tower including roof plumbing, stained glass windows, access ladders and walkways and rehangings of the existing bell including rigging.

Consequential works also included fire services, lighting protection and structural works.

Melbourne Quantity Surveyors services for the project include Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management and Account Management.



Experience

Queen Victoria Women's Centre

Client: Conservation Studio

Value: \$10.8 million

Date: 2022

The QVWC is the remaining pavilion (E Block) of the sprawling former Queen Victoria Hospital.

The former Queen Victoria Hospital Tower and perimeter fence are the last remaining remnants of a hospital complex that once occupied the entire block bounded by Lonsdale, Swanston, Little Lonsdale and Russell Streets. The Tower is a five storey red brick Edwardian building constructed in 1910 to a design by JJ and EJ Clark.

The Victorian Heritage Register (VHR) citation for the former Queen Victoria Hospital identified the site as being of architectural, historical and social significance to the State of Victoria.

The QVWC including the remnant cast iron and bluestone palisade fence are included on the Victorian Heritage Register.

The Queen Victoria Women's Centre building upgrade works included tenancy alteration to increase public accessibility to the building through functional upgrades and upgrades related to the ongoing maintenance and upkeep of the building over the coming ten years. This also included flexibility in the use of the building to accommodate a range of tenants, workshops and exhibition spaces.

Melbourne Quantity Surveyors services for the project include Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management and Account Management.



Experience

Project	Client	Value	Description
Loreto Chapel	Loreto College	\$31.8 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management, Account Management
University of Melbourne - Restoration Works	The University of Melbourne	\$21 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Tender Analysis, Value Management, Account Management, Contract Administration, Progress Claim Assessment
St Kilda Library	City of Port Phillip	\$15.9 million	Feasibility, Cost Estimating, Cost Planning, Tender Analysis, BOQs, Measurement and Documentation, Value Management, Account Management
Fort Nepean Precinct, Point Nepean National Park	Conservation Studio	\$13 million	Feasibility, Cost Estimating, Cost Planning, Tender Analysis, BOQs, Measurement and Documentation, Value Management, Account Management
St Mary's Anglican Church	Conservation Studio	\$12.7 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Tender Analysis, Value Management, Account Management, Contract Administration, Progress Claim Assessment
Melbourne Girls Grammar Roof Audit	Lovell Chen	\$11.7 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management, Account Management
Mount Buffalo Chalet, Parks Victoria	Conservation Studio	\$5 million	Feasibility, Cost Estimating, Cost Planning, Tender Analysis, BOQs, Measurement and Documentation, Value Management, Account Management
United Church Ballarat	Conservation Studio	\$4.5 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management, Account Management
Mount Macedon Memorial Cross RFP	Conservation Studio	\$8 million	Feasibility, Cost Estimating, Cost Planning, Quantification, Measurement and Documentation, Value Management, Account Management
Richmond Town Hall	City of Yarra	\$5.5 million	Feasibility, Cost Estimating, Cost Planning, Tender Analysis, BOQs, Measurement and Documentation, Value Management, Account Management

Our Methodology

The quantity surveyor's main role is to estimate and monitor construction costs, from feasibility through to construction completion. This process ensures that the project can be delivered within budget and that the project represents value for money.



Melbourne Quantity Surveyors is committed to:

- Preparing all cost plans in accordance with the AIQS Australian Cost Management Manual (Volume 1)
- Working as part of a collaborative team
- Listening to and understanding the requirements of the client/s, project stakeholders
- Construction risk review at the Schematic Design, Design Development and Tender documentation phases including making additional and appropriate cost allowances
- Attending required meetings
- Providing accurate quantifications and pricing
- Offering value management and cost saving options
- Review all services estimates
- Meeting deadlines
- Meeting project budget
- Benchmarking against similar projects
- Offering on-going advice throughout the project.

Every project presents unique issues and opportunities for better performance and/or cost-effective design. During the quantification and pricing process we proactively identify potential alternatives and discussion points to assist the design decision making to optimise the project.

Innovation & Value Add

Our team's expertise goes beyond traditional Quantity Surveying; we also bring valuable experience in project management & superintendent roles, and building consulting. This dual perspective ensures that we deliver cost-effective, value-adding alternatives and innovative solutions that align with your project's goals.

This experience enables MQS to assist the Project Manager and Design Team in identifying and or quantifying any potential areas of risk and establishing an appropriate scope and budget allocation.

We do this by utilising some of the following techniques:

- Unique and customisable digital Cost Planning software: Our software is tailored to suit each project & stakeholders' requirements, while also projecting cashflow, tracking cost changes between cost plan editions and providing trade-by-trade analysis within all our Cost Plans
- Sustainable Building Consultancy: We offer cost guidance on environmentally friendly construction practices and materials that not only reduce costs but also enhance project sustainability.
- Value Engineering: We perform thorough analysis to identify opportunities for cost savings while maintaining quality, functionality, and aesthetics.
- Cash Flow Projection and Financial Management: We offer detailed cash flow forecasts to help clients manage funds effectively and avoid liquidity issues throughout the project lifecycle.

MQS has experience not only in typical Quantity Surveying responsibilities, but also in Project Management, Superintendent and Building Consulting capacities for both Builders and or Owner/s and Stakeholders.

Given the recent project experience on both sides of construction, MQS is also well placed to add value in a realistic and achievable manner through:

- Cost effective and value adding alternatives solutions and material selections
- Innovative value management solutions
- Assisting the Design team with cost advice and analysis of environmentally sustainable construction methods and materials



Sustainability

Melbourne Quantity Surveyors is committed to being environmentally conscious when reviewing projects. This is done through Environmentally Sustainable Design (ESD) guidelines.

With a diverse range of ESD technologies and construction techniques, we are well positioned to provide advice on the financial viability of these design principles.



This ESD advice can include:

- Financial evaluations
- Life cycle costings
- Energy efficient design
- Building fabric design
- Guidance on the use of recycled materials
- Value Management

Further to our ESD Guidelines throughout our projects, Melbourne Quantity Surveyors is working towards a climate consciousness throughout our office and team.

We are committed to achieving:

- 100% carbon neutral office
- 100% renewable energy use
- We are working towards a paperless office
- Reducing staff impact on the environment through supporting a remote workforce and telecommuting
- Implementing our Environmental Management Plan
- Sustainably sourced office supplies

Women in the Work Force

Melbourne Quantity Surveyors is passionate about supporting women in the construction industry.

In the Australian construction industry, women make up only 12 per cent of the workforce.

With 80% of the MQS team comprising of women, we are proud to defy this statistic, and are committed to supporting and encouraging women to forge exciting careers within the construction industry.

We are passionate about supporting women who are returning to the workforce by providing job flexibility with negotiable hours and work-from-home arrangements.

We also encourage employee's who wish to enhance their skills and knowledge through further study, and we offer career development opportunities for all our staff.

We feel that having better diversity in our team leads to improved problem solving and innovation and creates a workplace where everyone feels they belong and can contribute equally.



80%
of the MQS team are
women



Here at MQS, we are passionate about giving back to the community that supports us. We encourage our team to find and support great causes where our expertise can be of most value.

We believe in the importance of providing continued support to groups and organisations that provide valuable services to the community or those who represent vulnerable people in our region.

As well as being incredibly rewarding, we believe that contributing to these projects enriches our business and enhances our skills by exposing us to a wider range of experiences.

If you are a member of an organisation, or know of an organisation we may be able to support, we would love to hear from you.

MQS has recently provided pro-bono/community services to the following Community Services Organisations and Projects:

- Beyond Housing
- Ascot Vale Public Housing Project
- Habitat for Humanity
- Wellways Australia
- Victorian Aboriginal Health Service
- Community Housing Industry Association Victoria
- Rumbalara Aboriginal Cooperative
- Community Housing Ltd
- Bush Heritage Australia
- Affordable Housing Solutions
- Wyndham Community Hub
- Carrum Downs Cabin
- Port Melbourne Estate
- Flemington Tower
- Dandenong Police Paddocks



Risk Management

The cost risk of the various components of a building can vary significantly. It is integral to a project's success that appropriate allowances are identified and applied accordingly.



Our focus is on identification and risk assessment of threats and opportunities to the costs involved in a project.

Often this involves gaining the input and cooperation of multiple stakeholders.



In this role of risk management, we assess many aspects, in particular:

- Provide input into the risk register prepared by the Project Manager or Principal Consultant.
- Contribute to risk management workshops.
- Consider all risks involved, which can be wide ranging, and from this provide a comprehensive Cost Plan that has allocated appropriate risk across the whole project and specific items.
- Review and report on alternative procurement methods and how that will impact the project.



Quality Assurance

Melbourne Quantity Surveyors has developed its own Quality Assurance system. The system is designed to ensure MQS consistently exceed customer expectation and requirements.

Included in our Quality Assurance system are a review of our services, as well as broader project documentation.

All Quantity Surveying services performed will conform to the requirements of Australian Standard/New Zealand Standard ISO9001.

Our QA system ensures our clients' requirements and expectations are met through a structured, diligent, and ongoing QA process.

The procedures forming the MQS Quality Assurance system include:

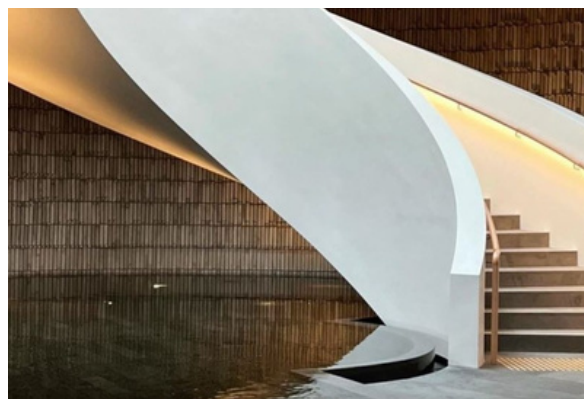
- Works Plan - a method statement including requirements, expectations, and objectives with a checklist
- Works document and records control
- Change management procedure
- Works review checklist
- Intermittent corrective and preventative action

Melbourne Quantity Surveyors adopts internal Quality and Performance reviews at each stage to ensure all aspects have been considered and meet or exceed our high expectations for quality and performance.

This process includes:

- Review and assessment of all available information
- Discussions with stakeholders and design teams to better understand the design intent
- Internal processes and progress tracking
- Peer reviews and consultation
- Proactively seeking Value Management or alternative performance solutions

MQS Director Nathan Grimes is the responsible QA representative for the Quality Assurance system.



OH&S

The MQS Occupational Health and Safety (OH&S) management system applies to all staff.

The purpose of our system is to establish and maintain effective OH&S management and is designed to comply with all legislative requirements and promote excellence in work health and safety management through continuous monitoring and improvement.

MQS has implemented a structured safety management system to achieve a consistently high standard of performance.

In addition, it will serve to ensure MQS meets the legislative obligations. Frequent reviews will take place in response to organisational and legislative changes.

MQS recognises that the success of the system depends on commitment from all levels, particularly the leadership team.



Key aspects of our OH&S system include:

- MQS is committed to meeting all OH&S legal obligations
- The policy and procedures are formally authorised and approved by the Director
- The OH&S Management System will be a controlled document and the controlling authority shall be the OH&S Representative
- This policy will be managed under the quality control system currently maintained by MQS
- The Director also has been assigned custody to ensure the procedure is maintained and updated
- A detailed OH&S document is available



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We acknowledge the Traditional Custodians of the land on which we live, learn, and work: the land of the Wurundjeri people. We pay our respects to their Elders —past, present and emerging; and acknowledge the strength and resilience of all First Nations people.