

Charles Windeyer

Director – Advisory and Projects
B.App Sc. Env Des, B.Arch (Hons).

CHARTER.
KECK CRAMER



Charles is a dynamic property professional with a diversity of experience and interests that have developed over the course of 18 years working in architecture, project and development management, facilities management and community administration.

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**Leaders in
Property
Intelligence.**

Charles has experience in the delivery of projects from conception through to contract completion and has particular abilities in bringing creative thinking, practical implementation and environmental sensibilities to all project management and property strategy tasks. Charles has experience delivering projects and programs of work in complex delivery environments and has worked in both urban and remote Australia and overseas. Charles joined Charter Keck Cramer in 2008.

PROFESSIONAL BACKGROUND

Academic qualifications and relevant industry associations.

- » Bachelor of Applied Science in Environmental Design - University of Canberra 1995
- » Bachelor of Architecture with Honours first class - University of Melbourne 1998
- » Registered Architect Victoria, Northern Territory (non-practising)
- » Green Building Council of Australia, Green Star Accredited Professional

INDUSTRY EXPERIENCE

- » Property advice, pre-feasibility analysis and land realisation strategies for Victorian Government departments and agencies including Major Projects Victoria, Department of Planning and Community Development and VicTrack on major urban development, regeneration, infill and transport projects and sites including Metro 1, Werribee Employment Precinct, E-Gate and Federation Square East.
- » Development management including master plan, feasibility analysis and rezoning for development of Moonee Valley racecourse including: new track and grandstand, and a multi-stage residential and commercial mixed use precinct. Successfully rezoned.
- » Moonee Valley Racing Club procurement of joint venture development partner to realise \$2b redevelopment racecourse.
- » Freemasons Victoria - Property analysis, strategy and negotiation of development agreement with Mirvac to redevelop the Dallas Brooks Centre in East Melbourne and deliver new accommodation to be retained by Freemasons Victoria on a portion of the site.
- » South East Water – Project management and contract administration for the delivery of SE

Water's new \$80million GreenStar headquarters in Frankston.

- » Project and development management for Glen Iris residential development including VCAT appeal that achieved permit for seven levels where Planning framework contemplated four levels.
- » Development management for inner urban mixed use development including Woolworths supermarket and residential apartments.
- » 833 Bourke Street, Docklands - project management for a \$5.5 million office fit-out for the National Union of Workers and associated superannuation fund, the Labour Union Co-Operative Retirement Fund.
- » Project management including accommodation needs analysis and contract administration for corporate office fit-outs for: Health Super, Vision Super, Equip Super and the National Film and Sound Archive.
- » Accommodation searches, needs analysis and procurement of accommodation for a range private and government clients including: VicRoads, National Film and Sound Archive, Screen Australia.
- » Procurement advice and brief preparation for industrial facilities for Country Road and Border Express.
- » Development and project management of major industrial facilities for Five Mile Press and United Book Distributors delivered under a combination of design and construct, and construction management procurement.
- » Leasing and tenancy and asset management of industrial facilities occupied by Sigma Pharmaceuticals, Nintendo, Hagemeyer and Funtastic.
- » Project manager for delivery of a new Cadbury Schweppes manufacturing building at an existing site in Scoresby. This was the largest building component in Cadbury's reorganisation of confectionary production in Australia and New Zealand.
- » Project and development management and feasibility advice for residential apartment developments.
- » South Gippsland Water – Accommodation Strategy
- » Merri Health – Strategic facilities plan.
- » Hobsons Bay city Council – Civic precinct accommodation review, strategy and feasibility study.

- » Property and development input into analysis of precinct parking model for Fishermans Bend.
- » Property advice and development analysis City of Geelong carparking strategy.
- » Latrobe University – preparation of the strategic asset management plan framework.
- » Perkins Shipping, Darwin - development of a property and implementation strategy for Perkins Shipping.
- » Freemasons Victoria - Accommodation strategy for 140 Freemasons properties across Melbourne and regional Victoria.
- » Victoria University - Analysis and strategic advice regarding property requirements and options to meet the future growth and needs of the university. Property advice and lease negotiations on the upgrading and expansion of student accommodation options.
- » Major Projects Victoria - Property advice, pre-feasibility analysis and preliminary business case input for development of Federation Square East.
- » Department of Treasury and Finance - Base building refurbishment strategy, brief development and costing for business case.
- » State Government - Procurement advice for purpose built environmentally sustainable government services office building in regional Victoria.
- » Property advice, accommodation analysis and strategies to the Department of Human Services for proposed Monash Childrens' Hospital, National Health Practitioner Regulation Agency, Victorian Aboriginal Community Controlled Health Organisation (VACCHO).
- » Purchaser representative during construction and leasing of bulky goods retail, McDonalds restaurant and shared carpark being delivered by developer of adjacent parcel.
- » Christ Church Grammar School - project management of upgrade and conversion of existing residence to early childhood teaching space.
- » Manningham Council – land use strategy for former Doncaster East quarry.
- » Coordination of due-diligence, yield analysis master planning and feasibility advice for bidders on major commercial and residential development sites.

OTHER EXPERIENCE

Prior to joining Charter Keck Cramer, Charles' career included:

- » Housing and construction coordinator for the Anangu Pitjantjatjara Yankunytjatjara Aboriginal Lands in remote South Australia responsible for the housing and construction program across 12 indigenous communities including: funding applications and reporting to Federal and State Governments, tenancy management and maintenance of over 400 indigenous occupied houses, community consultation, architectural design and documentation, construction supervision and working with multiple competing stakeholders in a complex environment.
- » Project and design architect on commercial, institutional and residential projects including: a private school performing arts building and auditorium, a food technology laboratory incorporating specialist physical containment facilities, residential apartments and alpine houses.
- » Tutorial teaching and occasional lecture presentations in the Faculty of Architecture, Building and Planning at the University of Melbourne in the areas of environmental design, architectural design and architectural science.

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