



Nova

Nova is a mixed-use apartment development in the Melbourne CBD, on the blocks between the Collins Street office core and the Flinders Street station end of the city where apartment towers have replaced older commercial buildings. The project was valued at \$70 million and completed in 2018. The building holds 140 apartments and five retail tenancies, with the apartment stack above a street-level retail base and the residential entry held separately from the shopfronts. The governing constraint is the CBD site. A tower of this size has no standing space of its own, the street carries trams and continuous pedestrian traffic, and the retail tenancies have to be delivered to tenants while the residential floors above are still completing. The retail tenancies were handed over before the apartments, and the tower's services were commissioned in stages as each component completed. Baracon's role was project superintendent. The appointment covered the contract administration, the certification of progress and variations, the assessment of delay claims and the close-out of defects across the apartments and the retail tenancies. It sits with Baracon's CBD superintendent appointments at The Mark, Liberty Tower and 100 Exhibition Street, and it is one of the larger mixed-use buildings the practice has certified in the city.

PROJECT LOCATION

Melbourne CBD, VIC

PROJECT YEAR

2018

STATUS

Completed

BARACON'S ROLE

Project Superintendent