

TWENTY-FIVE 1995 - 2020 YEARS

25 YEAR
MILESTONE
WHERE WE ARE NOW

HISTORY OF
QMC GROUP
WHAT WE HAVE DONE



WELCOME

This publication celebrates our current opportunities, as well as the most significant moments of the past 25 years. The most important being those opportunities to meet and work with great people, and together construct great things.

Our success and the continuity of our business, comes down to not taking an opportunity for granted. Our achievements and the sustained high level of repeat business are the rewards from our hard work, clear vision, and great teamwork. Our willingness to learn, change, and pursue continuous improvement enhances our capabilities, culture, and reputation.

While we celebrate QMC Group's 25th year in business, I want to equally acknowledge the contributions and achievements of all participants. Whether the associations were short-lived, have ended, or continue today, they are all significant.

On behalf of our shareholders and senior management team, we thank: our staff and their families; subcontractors, suppliers and consultants; stakeholders; business partners; and our industry.

We also sincerely thank our customers, particularly the loyal clients, our mutually rewarding association, and the projects they have entrusted us with. We are proud that our repeat work continues to exceed 90%.

The 10th of May 1995, marked the first day of business for QMC. Our office was in the basement of my sister Sonia and her husband Ross' home. The Company started with next to nothing, but was fortunate to be rich with family and love, and an abundance of respect, passion and persistence. These values were taught from an early age by my parents Grace and Joe Commisso, who were the founding shareholders of QMC.

Since the beginning, I have been the Managing Director of QMC. A quarter of a century ago, I wasn't yet 24 years of age, and was only six months married to my wonderful wife Natalie with our first child on the way. I feel privileged and appreciate being able to lead this great organisation and work with many talented people.

To celebrate our 25th year, this publication provides an insight for what's to come, a snapshot of what we have achieved in the past 12 months and our current projects. It then follows with a brief summary of our history, detailing some milestones and significant projects in our journey.

Twenty-five years on and let the fun continue. Thank you.

STEVEN COMMISSO
MANAGING DIRECTOR

LOOKING AHEAD

QMC Group has worked on some of Sydney's busiest and most prestigious public domain and complex infrastructure projects, including Pitt Street Mall, Darling Quarter, Martin Place, and Notts Avenue, Bondi. Our performance and successful delivery of these significant projects position us as an industry leader in complex civil construction, streetscaping, and public domain upgrades.

QMC is not afraid to tackle difficult projects, and will continue to apply ourselves to the best of our ability when those challenges present themselves. Our interest and capabilities in complex and surgical construction type projects remain high - whether it be those structural strengthening packages that integrate demolition and excavation with the construction of a new structure, or speciality public domain upgrades, or anything else.

We are fortunate to have the City of Sydney Civil and Sydney Street Infrastructure Works Contract underpin our activities until September 2024. This will continue our strong presence across more than 30 suburbs in the Sydney local government area, arguably Australia's busiest city.

We will strive to perform our works with a high level of service to strengthen our commitment to the City of Sydney and its community. Our target is to continue providing these infrastructure services well beyond the expiry of the current Contract.

We also have other contract panel arrangements in place as preferred, selected or pre-qualified contractor. These arrangements with various government departments and authorities initiate enquiries and tender invitations that present opportunities to continue with repeat work.

We will quote all projects that we are invited or selected to tender, provided we have the capability and capacity to deliver successful outcomes for all involved.

Those traditional civil construction projects for state and local governments, builders and developers, will attract our interest. We will use the selection criteria and risk analysis prior to tendering those projects, a process which has worked successfully for QMC Group all these years.

QMC Group will diligently and strategically approach other opportunities for growth and diversification in line with our corporate objectives.

Most importantly, QMC Group will continue to value and respect the strength of repeat business, our customers and our people.

Whilst the future of the business looks great, we won't take our opportunities for granted!



OUR OFFICES AND DEPOTS

Our head office in Bella Vista will continue to support all functions of QMC Group. Our operations are further supported by our satellite offices in the Sydney CBD at Ultimo (pictured) and in Southern Sydney at St Peters, both perfectly positioned for the CBD and surrounding areas.

The depots at Seven Hills and the recent addition of St Peters strategically support our needs and growth throughout Sydney.

Together with our Queensland offices in Brisbane and Gladstone, we have the capacity to work anywhere in the eastern states of Australia.

CORE OBJECTIVE		PROMISE TO CLIENT
our FAMILIES		FINISH
ONE'S SELF		ORGANISE
the COMMUNITY		COMMIT
and all of		UNDERSTAND
US		SCRUTINISE

OUR FOCUS

The FOCUS Initiative launched in 2017 will remain an important part of what we do and how we do it. It serves as our constant reminder of the importance of ourselves as individuals, our peers, our stakeholders and our social responsibilities.

Together with our Integrated Management System, FOCUS will continue to guide and drive our commitments for best practice in what we do including quality, safety and the environment. In the near future, FOCUS will include initiatives and programs for sustainability.



OUR LEADERS

We will be led well and are in good hands. Our senior management across the various departments of Finance & Admin, Operations and Construction are experienced, innovative and exuberant. They are not complacent, lead by example and motivate. They are honest and care.

We are enthused by the intellect and tenacity of their support staff. There are emerging leaders amongst them - they exude ambition, potential and commitment.

They have other notable attributes that you can't buy and aren't taught in universities, such as honesty, respect and gratitude. They also have bright futures.

OUR PEOPLE

Each and every day, our staff continue to influence the continued success of QMC Group.

Our people, their efforts and attention to detail help maintain and build our Company.

Our people are constantly on display.

Their combined hard efforts and talent determine the result.

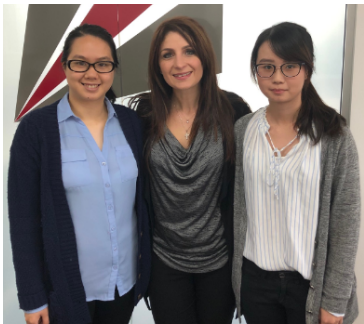
Our management and office resources, often working behind the scenes, are true professionals.

It is all a team effort and every player in the team is important.

We will continue to consult, listen, train and develop across all levels of the Organisation, and there is opportunity for everyone if you want it, work hard for it and earn it.

We thank you for your continued efforts and support.







SPECIAL THANK YOU FOR EXCEPTIONAL SERVICE

Sonia Tizzone

Financial Controller, since 1995 and continues to be employed with QMC today.

Lyndon Toh

NSW Infrastructure Manager, since 2007 and continues to be employed with QMC today.

Nabil Nicholas

Plant Operator, now Beloka Warehouse Manager, continues to be part of the QMC Group (since 1996). Pictured at his computer.

Ken Barber

With QMC as Plant Manager from 1995 to 2019 and now retired. Worked for more than 40 years with Joe Commisso. Pictured with Joe and Steven.

Joseph Morrison

IMS Manager, 1995 to 2015, retired.

Alejandro Alban

QLD Manager, 1997 to 2009, returned home to Colombia for family reasons.

Jennifer Gao

Accountant, 2002 to 2018, passed away unexpectedly and finished her working life with QMC. Pictured with Nonna.

Boyney Pehi

More than 15 years as Plant Operator, passed away and finished his working life with QMC.

Tony Cricelli

More than 15 years as Supervisor, passed away and finished his working life with QMC.

Nonna

Steven's grandmother and 'master paper shredder', passed away in her nineties. Pictured with Jennifer.

YEAR **TWENTY-FIVE**

JUNE 2019 - MAY 2020



NOTTS AVENUE, BONDI

YEAR IN REVIEW

LYNDON TOH

NSW INFRASTRUCTURE MANAGER

Since March 2020, we have all been going through this once in a lifetime global pandemic, which has been a new experience for all. The combined effort from everyone within the Company to implement social distancing, proper use of PPE, and hygiene practices has been effective and is appreciated. With the slow easing of restrictions from the Government, we will hopefully get back to some normality soon.

To service our City of Sydney projects and surrounding areas, we have established an additional depot at St Peters to minimise travel time to sites and suppliers - one of our sustainability initiatives. St Peters will be where we will manage the maintenance and restorations crews for the City of Sydney Council projects until at least the end of 2024, as well as support other nearby projects.

Seven Hills is QMC's main depot. Our systems and processes have undergone an extensive change but are now running smoothly, and a special thank you goes to Tony Sergeant for his tireless involvement in setting this up. We also thank Kurt Byers, our yard hands and drivers who have at various times assisted with their efforts.

Constructing complex projects, safely and efficiently in areas with high volumes of vehicular and pedestrian traffic remains our greatest challenge. Good communication with the public and stakeholders is our greatest tool - it is of high importance and determines the success of our projects. Well done to our engineers, supervisors and their teams who consistently distribute notification letters updating stakeholders and the community, and diligently undertake work with high standards of housekeeping and temporary measures for continued safe public use.

Already eight months into the City of Sydney panel, we have covered a range of different civil and electrical projects:

1. Maintenance and restorations, electrical, street furniture, and driveways: So far, we have completed more than 750 sites of varying size and importance. Our teams have developed great systems in rolling out these batches of work including all of the admin. Asphalt which was previously not our forte is now being delivered with volume and quality of work internally.
2. City Projects & Property: These are generally larger projects, such as cycleways and parks. We are in discussion with City staff for the next package of works following our team's efforts and successful delivery of 'Sydney Park Cares Precinct' and 'Lawson St Cycleway'.
3. City Greening & Leisure: We are currently working on three projects in this division, having recently completed another. All projects are tracking well and we should be able to complete these ahead of schedule.

Our first project with Mirvac Constructions has been enjoyable and at times challenging. As the completion of this project is imminent, I am pleased with the works we have produced on the 'Australian Technology Park Public Domain Precinct' in Eveleigh. I'm hopeful, and confident, our efforts will reward us with more opportunities with Mirvac in the future.

This year we have been awarded multiple projects working with Waverley Council, a sign that our project team's efforts in achieving great outcomes are valued by our clients. The successful reconstruction of Bronte Village (which had its unique challenges) followed with some other special projects of varying size and importance, which ultimately lead to us being awarded the 'Notts Avenue Upgrade' in front of the iconic Icebergs on Bondi Beach. The project is off to a pleasing start and shall keep us busy in the lead up to Sculptures by The Sea event.

As QMC starts its twenty-sixth year, I am about to begin my thirteenth. I am excited about the future of QMC and the professionals I work with. Having fun with them, and watching their professional and personal development gives me great enjoyment.

Thank you to:

- Alex and Tony for your constant support;
- Our current project teams including: Jayden, Jordan, Mostafa, Jackson, James, Daniel and Janagan;
- Our supervisors, leading hands and working crews;
- Kurt our Fleet Manager, and the drivers and operators that he leads - always setting them off safely and efficiently with our logistics, plant and equipment;
- Our IMS and Tendering team and their support back to our projects; and
- Our office staff in Finance, Payroll and Accounts. You truly are machines.



WAVERLEY COUNCIL

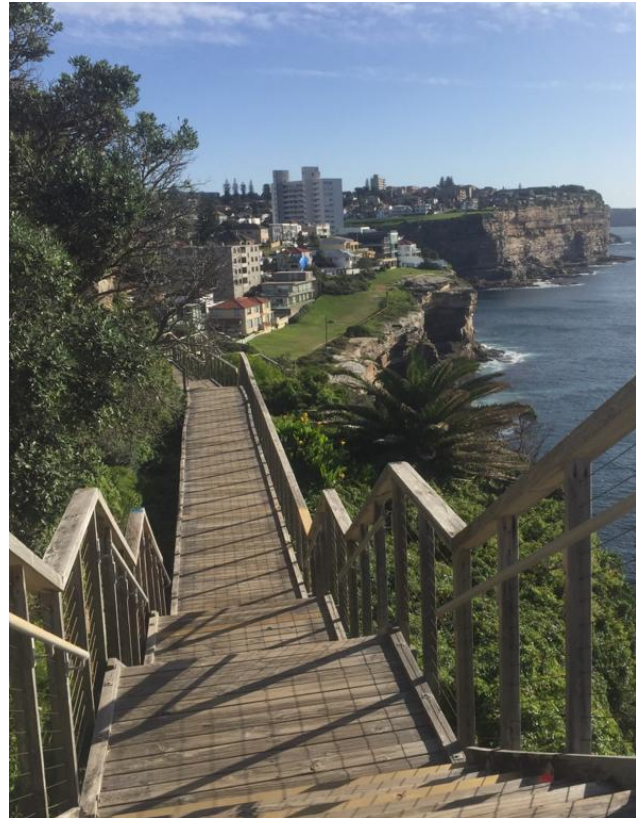


RECONSTRUCTION OF THE SPRING ST EXIT EASTGATE CARPARK

Scope of works included:

- Demolition and reconstruction of existing medians on a suspended slab;
- Removal and installation of boom gates;
- Minor building works; and
- Installation of bollards and traffic calming devices.

The project was successfully delivered two weeks ahead of the proposed program.



REMEDIATION AND SAFETY UPGRADE TO THE COASTAL SCENIC WALKS

The remediation works to the existing boardwalks at Eastern Avenue and Diamond Bay included:

- Replacement of sections of deteriorated and defective sections of the boardwalk structure; and
- General safety improvements.

WAVERLEY COUNCIL



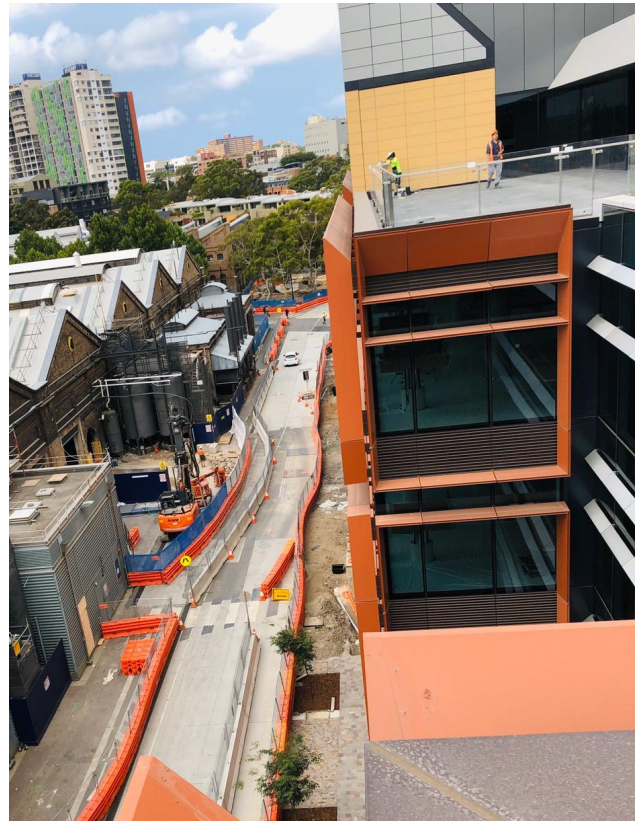
BRONTE VILLAGE CENTRE UPGRADE

The project involved more than 800m² of a new footpath and paving upgrade, 2400m² of road reconstruction, electrical upgrade including street lighting, new Bus Interchange, and improvements to the entry on to Bronte Beach and park.

Bronte Village was officially completed in March 2020 and was an extremely successful project for QMC. The project stakeholders were pleased with not only the outcome of the Project but also the manner in which it was carried out.

This project has been a stepping stone to other projects with Waverley Council, including the Notts Avenue Safety and Streetscape Upgrade.

MIRVAC CONSTRUCTIONS



AUSTRALIAN TECHNOLOGY PARK PUBLIC DOMAIN AND CIVIL WORKS

Construction of public domain works included the:

- Reconstruction of Locomotive Street with heavy-duty rigid pavement roadway and paved footpath, tree pits, stone kerb and ACO drain;
- Construction of flexible pavement on Central Avenue, including concrete kerb and gutters, and structural soil tree pits; and
- Construction of the Village Square open space.

Our works were constructed concurrently on all four frontages whilst Mirvac's constructed their multi-story buildings, and amongst busy vehicular and pedestrian traffic.

GLADSTONE REGIONAL COUNCIL



GOONDOON ST BRIDGE REFURBISHMENT AND DAWSON HIGHWAY CYCLE UPGRADE

The 'Goondoon Street Bridge Refurbishment Project' involved repairing concrete to the underside of the bridge and road resurfacing.

The 'Dawson Highway Cycleway Upgrade Project' involved the construction of new footpaths, a pram ramp and cycleway.

ROCKHAMPTON REGIONAL COUNCIL



YEPPEN ROUNDABOUT AND MEDIAN LANDSCAPE WORKS

The Bruce Highway is one of the main highways connecting Rockhampton to surrounding towns. The works to the central median and roundabout were mostly completed at night.

Scope of works included:

- Bulk and detailed excavation;
- Installation of geotextiles and Jut Mats;
- Construction of a concrete slabs;
- Installation of decorative rock mulch in an architectural pattern;
- Installation of an irrigation system; and
- Extensive landscaping.

CITY OF SYDNEY COUNCIL



CIVIL AND SYDNEY STREET INFRASTRUCTURE WORKS

Maintenance and restorations teams, day and night, throughout the Sydney LGA are completing works of varying types include asphalt, paving, concrete and street furniture. In the first eight months (of a five year contract) we have completed:

- Over 750 sites; and
- More than 7300m² of restorations including asphalt, paving and concrete.

Our Electrical Infrastructure team has completed sports field lighting upgrades to Erskineville Oval and Waterloo Oval, together with pedestrian lighting upgrades on the streets of Sydney and numerous parks making it safer for the community.

The electrical team also remain on call and tend to emergency work, usually due to traffic accidents and severe weather events.



SYDNEY PARK ROAD SYDNEY PARK CARES PRECINCT

Construction was carried out in front of the Sydney Park Cycle Centre which is a popular spot for cyclists and the general public on weekends.

Sydney Park Road is a major traffic route in southern Sydney. Various sections of the works were coordinated and constructed in both day and night, and many in sub-stages.

Scope of works included:

- Construction of new decorative concrete footpaths;
- Landscape works;
- New pedestrian ramps; and
- New signalised crossing.

CITY OF RYDE



CIVIL WORKS PANEL

QMC Group has completed several civil works projects that included:

- Top Ryde HPAA Thresholds and Road Upgrade;
- Watt Avenue Footpath Upgrade;
- Roundabout reconstructions; and
- Field of Mars Shared User Path Project which involved a footpath upgrade and the construction of a retaining wall along Pittwater Road.

UNILEVER



UNILEVER FACTORY NORTH ROCKS

We constructed new concrete pavements throughout the North Rocks facility to provide more storage areas. The project also involved a stormwater upgrade.

Shutdown weekends involved strategic demolition works to cut in a new penetration ready for the installation of a lift as well as installing 30 new structural steel columns to strengthen the factory floor.

MOSMAN COUNCIL



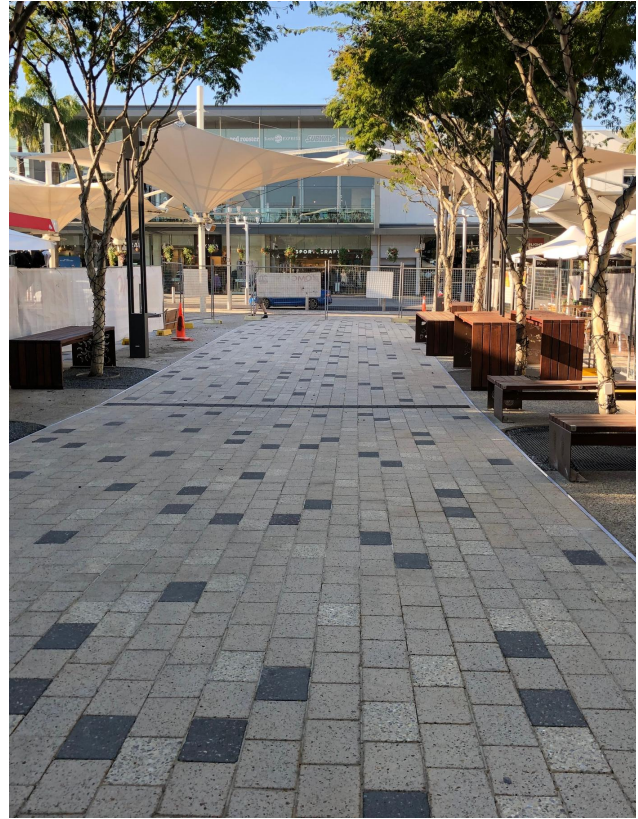
SPLIT ROAD EASTERN RESERVE STREETSCAPE UPGRADE

Scope of works included:

- New roadway and cobblestone shared zone;
- New bus stop pull-in bay and shelter;
- New kerbs and footpath;
- Installation of pre-cast concrete furniture;
- Strata vault construction;
- Landscape works; and
- Signage and line marking.

This project faced several challenges including working alongside cafes, restaurants, a function centre, major traffic corridors, STA bus networks and heavily trafficked pedestrian routes.

COFFS HARBOUR CITY COUNCIL



COFFS HARBOUR CITY SQUARE CBD UPGRADE

The reconstruction works at Coffs Harbour's City Square included:

- New finishes of concrete unit paving, decorative exposed aggregate strips and timber stencil concrete finish;
- New street lighting upgrade together with strip lighting and fairy lights to street furniture and landscape;
- Regrading and surfacing of both Park Avenue Lane and Harbour Drive, including stamped coloured asphalt;
- Building works to a renovated kiosk, with new roof structure and services; and
- Installation of street furniture including seating and tables, shade structures, bollards, a water bubbler and projector.

WAVERLEY COUNCIL



NOTTS AVENUE SAFETY AND STREETScape UPGRADE

This project is a streetscape upgrade that connects the Coastal Walk along the front of the iconic Icebergs Pool and Entertainment Precinct on Notts Avenue to Bondi Beach.

Works involve:

- Extensive and complex foundation and structural works for new vehicle crash rated bollards and barriers on top of the existing retaining walls;
- Road reconstruction and paving to new shared zones;
- Landscape improvements;
- Stormwater renewal;
- Electrical upgrade; and
- Scenic lookout deck construction.

CITY OF SYDNEY COUNCIL



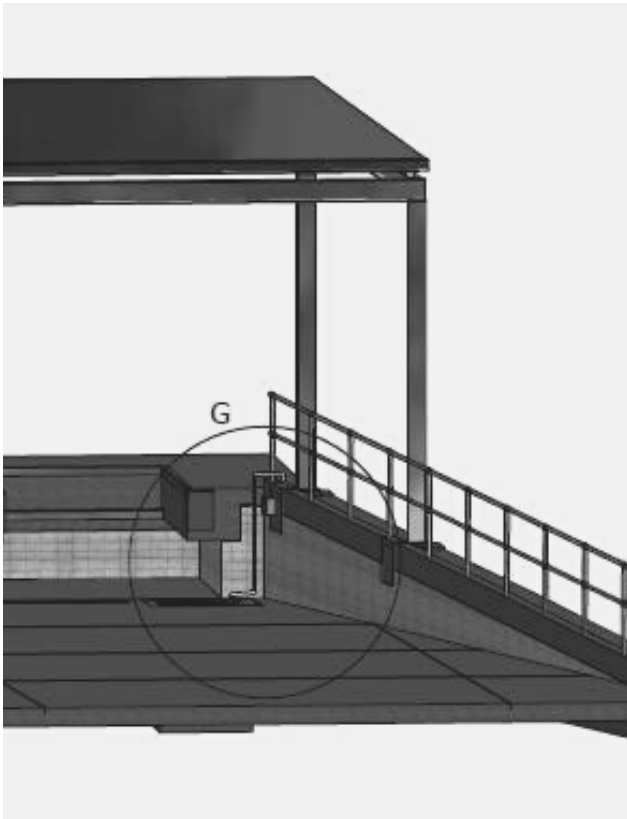
WATERLOO DANK ST PRECINCT

For Sydney Council's 'Greening and Leisure' division, QMC is constructing several new garden beds with paving improvements at the Dank Street Precinct.

The works are located on Gadigal Street, Potter Street, Crystal Street and Danks Street.

Following the completion, an additional 350m² of gardens beds will be constructed.

GENERAL MILLS



DESIGN AND CONSTRUCTION WORKS NEW LOADING DOCK

General Mills, a leading global food company, has recently awarded QMC the design and construction work for the Top Dock and associated works at Rooty Hill.

Scope of works include;

- Modifications to the existing factory layout and operations;
- Upgrade to electrical and mechanical services;
- Modifications to the QA lab;
- Supply and installation of a new dock leveller, modifications to the dock area and construction of access pit; and
- Reconstruction of heavy-duty pavements.

MAITLAND CITY COUNCIL



QUEENS WHARF JETTY MORPETH

We are excited to have been awarded the construction of the new Queen's Wharf Jetty, our first project for Maitland City Council.

The long-lead time items have been ordered and when those materials are available works will soon get underway.

This project includes reconstruction of the carpark, boat ramp, footpaths and landscaping.

CITY OF SYDNEY COUNCIL



LAWSON STREET, REDFERN CYCLEWAY RECONSTRUCTION

We are extending the existing cycleway on Wilson Street to Redfern Station and into Redfern.

Scope of works include:

- New electrical lighting upgrade;
- New asphalt cycleway;
- New kerb and gutter works;
- New concrete footpath works;
- Continuous footpath treatments;
- Landscape works; and
- Modular kerb installation.

This project has involved coordination with numerous authorities including Ausgrid, Sydney Trains, Transport NSW and STA.



RESERVE STREET, BANKSMEADOW D&C STREETSCAPE IMPROVEMENTS

For Council's 'Greening and Leisure' division, QMC designed, and is currently constructing, the streetscape upgrade at Reserve Street, Beaconsfield.

Scope of works include:

- Garden bed kerb blisters;
- Garden bed medians;
- Kerb and gutter works;
- New concrete footpaths;
- New gutter bridge drainage systems;
- Landscaping; and
- Signage and line marking works.

HISTORY

The excavation below the basement of Centrepont Tower, and construction of the new kitchen and lift core to the Revolving Restaurant in 2007 was another turning point for QMC Group.

YEAR TWENTY-FOUR

JUNE 2018 - MAY 2019

QMC Group completed extensive streetscape work throughout Sydney and surrounding suburbs for the City of Sydney Council.

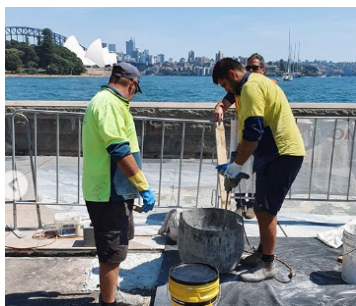
We also performed emergency structural strengthening and investigative work to the multi-story carpark at Blacktown Westpoint Shopping Centre for Construction Control.

We completed our second project for JQZ Construction, which involved the construction of a new internal road and public domain, with an electrical infrastructure upgrade. Nearby we constructed the new Hyperion Park and Greenlink in Zetland.

Some new projects that commenced around the same time included:

- Civil roadwork at the Australian Technology Park, Eveleigh and the tiered public domain at Village Square;
- Another project for Mosman Council again on Spit Road; and
- The CBD upgrade for Coffs Harbour City Council.

We constructed a new boat ramp and carpark at Baffle Creek, started the cycleways on the Dawson Highway, and the refurbishment of Goondoon Street Bridge for Gladstone Regional Council.



YEAR TWENTY-THREE

JUNE 2017 - MAY 2018

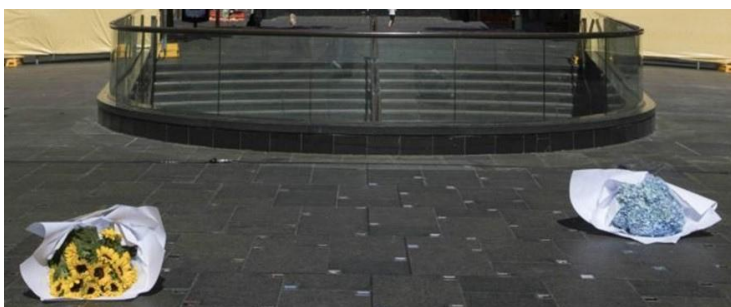
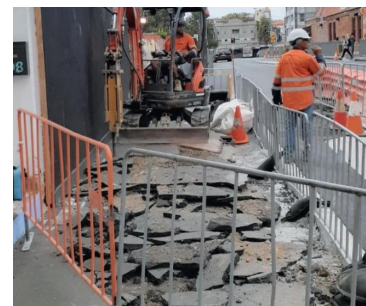
The 'Darling Harbour Interface Project' for Property NSW involved the installation of bluestone pavers amongst the restaurant precinct and pedestrian bridges over Harbour Street, extensive landscaping, and handrailing.

We were proud to be selected as the preferred contractor for the construction of the 'Martin Place Siege Memorial' by the Premier and Cabinet NSW. A paving design with more than 200 flower boxes were intricately cut into 80mm pavers.

Other projects included:

- Streetscaping throughout the Sydney LGA at Campbell Street, Spring Street, Carrington Street, Primrose Avenue and outside the MLC Building;
- Completion of light rail works in Sydney;
- Roadworks at The Ribbon for Grocon;
- Streetscaping at Westfield Penrith;
- Road widening and reconstruction at Harvey Road for Gladstone Regional Council, which included the upgrade of the carpark and roads at Gladstone Stadium;
- Streetscaping upgrade at Military Road for Mosman Council; and
- Concrete remediation work for Gladstone Ports Corporation.

QMC's CBD team moved to our new office at Wattle Street, Ultimo.



YEAR TWENTY-TWO

JUNE 2016 - MAY 2017

We completed greater than 16,000m² of streetscaping and associated civil work in Sydney alone. Elsewhere in NSW, we completed additional streetscaping for Shoalhaven City Council, North Sydney Council, Marrickville Station and Sutherland Shire Council.

For Scentre Group, we completed roadworks, and constructed a carpark and roundabout at Warringah Mall.

Other achievements included:

- Our first project for JQZ Construction at O'Dea and Waterloo Avenue. The project included the construction of new internal roadways with a public domain upgrade to the residential tower development, and extension to Wulaba Park;
- Stabilisation of a heritage retaining wall to an old cemetery in Cathedral Park for Newcastle Council;
- Streetscaping and roadworks with a lighting upgrade to the community centre at Argyle Street for the City of Sydney Council;
- Strengthening and the renewal of three bridges for the Gladstone Port Authority; and
- We purchased and set up our Chapple Street Depot in Gladstone.

A highlight was being awarded the 5,000m² upgrade and associated works at Darling Quarter in Darling Harbour for the Sydney Harbour Foreshore Authority.



YEAR TWENTY-ONE

JUNE 2015 - MAY 2016

QMC completed more streetscaping throughout the CBD for the City of Sydney Council. Following the completion of the Broadway Cycle Path, the Council awarded us with another project, this time the upgrade to Argyle Street at The Rocks.

Waverley Council awarded us the works at Bondi Beach. The project involved: the strengthening and filling of two dilapidated tunnels; the construction of new storage rooms, a lifesaver facility on the beach and public domain; and lookout upgrade.

Other projects included:

- Completion of major works at WICET Coal Terminal in Gladstone;
- Cathodic protection and structural repairs, both above and below the Barney Point Wharf ship loading facility for Gladstone Ports Authority;
- Archaeological and Heritage excavation work at Macquarie Street for Parramatta Council;
- Streetscaping upgrade on Forest Road for Hurstville Council; and
- Reconstruction of the basement to the carpark at Westfield Hurstville for Scentre Group.

YEAR TWENTY

JUNE 2014 - MAY 2015

QMC completed several granite paving and maintenance projects for the City of Sydney throughout the CBD - spanning York Street, Thomas Street, Kings Cross Road, Albion Avenue and Kent Street. We were also awarded the 'Broadway Cyclepath', linking Shephard Street through Chippendale and Broadway.

QMC's CBD office moved temporarily to Chippendale.

At Gladstone, we were involved on Wiggins Island Coal Expansion Terminal with John Holland. Our scope of work included: the construction of wet wells and ponds; central bunds earthworks and roadworks; and the missing link for gantry rails.

Other significant projects included:

- Median and signals upgrade on The Kingsway and Mandella Rd for Sutherland Shire Council;
- Additional bridge strengthening and the construction of coal settlement pits for Gladstone Ports Corporation;
- Construction of a bridge deck and kerbs on the Yeppen Highway Bridge, Rockhampton for John Holland; and
- Construction of the Powder Plant and Palletiser System at Unilever, North Rocks.



YEAR NINETEEN

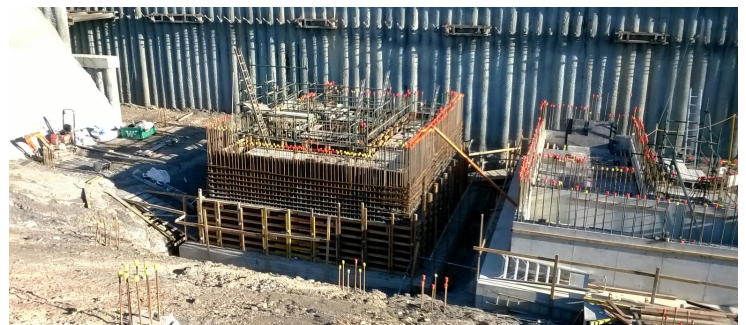
JUNE 2013 - MAY 2014

The City of Sydney awarded QMC a multi-year Contract as 'Ranked 1' for Granite Paving and we established our first CBD office in Kings Cross. The first few sites were at Bathurst Street, Bayswater Road, Bridge Street and Iris Street.

We also won a structural package with Laing O'Rourke at Blacktown Hospital. The project included: excavation; and the construction of foundations including a large lift and stair core footings for the new multi-story buildings.

Other noteworthy projects included:

- Westfield Miranda upgrade which involved the partial demolition and strip out of the old Myer building (over three floors), structural strengthening to the existing centre, and modification to the loading dock;
- External roadworks, the installation of new traffic signals, and a public domain upgrade at Westfield Macquarie;
- Our first job for Unilever constructing an LPG gas tank bunker;
- Design and then the strengthening of bridge superstructures and substructures at Auckland Creek and Euleilah Creek Bridges for Gladstone Regional Council; and
- Construction of a new Sewer Pump Station and associated infrastructure, which included sewer mains and carparks for Gladstone Ports.



YEAR EIGHTEEN

JUNE 2012 - MAY 2013

We won our first project for Mosman Council which involved new roadworks at the corner of Avenue and Military Road. We completed screetscape works on both sides of the street and reconstructed the entry to Avenue Road with cobblestones. Our second project followed soon after and involved the construction of a major retaining wall at The Spit Bridge, providing a cycle path underpass to the Bridge; modifications to the carpark; and landscaping works.

We successfully tendered the internal roadworks at the Amcor Paper Mill, Matraville for Leightons Constructions. The project included: the construction of rigid and flexible pavements; stormwater drainage; construction of concrete retaining walls and other civil work.

Other projects included:

- Modifications to the carpark, column upgrades, and shear wall bracing at Westfield Macquarie;
- Construction of a pipeline bridge structure, together with the flyash multiline at Stanwell Power Station, Rockhampton;
- Replacement of a failed joint system and pavements at Westfield Belconnen and its bus depot;
- Construction of an industrial warehouse for Wynns Fabrications, Gladstone; and
- The in-house development of an iPad application named "Quiicker" a site management tool started.



YEAR SEVENTEEN

JUNE 2011 - MAY 2012

We encased a 4m deep sewer prior to reconstructing the public domain and forecourt precinct at the Museum of Contemporary Arts, The Rocks for Watpac Constructions.

At the new Qantas Headquarters, we completed intricate works which included: demolition; structural modification and strengthening (both concrete and steel) for the plant room and new lift shaft; and major penetrations for the new staircase.

We completed all our packages on the redevelopment of Westfield Centrepont over four years.

On the Ergon Substation Panel, maintenance works continued throughout remote locations of Central Queensland.

In the same region, we completed several upgrades to roads, carparks, stormwater tanks, and built the foundations for accommodation facilities on the mining camps at Mackay, Coppabella and Middle Mount.

YEAR SIXTEEN

JUNE 2010 - MAY 2011

QMC was involved in the redevelopment of more than 4000m² of Pitt Street Mall. The project involved: extensive staging whilst demolishing the existing mall; an upgrade of public services; reconstruction of the concrete base; and provisions for the lighting upgrade.

Building works included the temporary support structure of the Sky Garden façade so to raise it for the new shop fronts along Pitt Street Mall.

We had multiple Westfield projects underway in Brisbane as well at Chermside, Carindale and Garden City. The scope of work included: the construction of a concrete sprinkler storage tank; a carpark speed ramp; a substation in the basement; structural strengthening; and lift shaft lowering into existing car park levels.

Other projects included;

- Our first project for John Holland on Fisherman's Landing in Gladstone;
- Additional roadworks at the Gracemere Shopping Centre and on the Capricorn Highway in Rockhampton; and
- Construction of a new carpark for Integral Energy, Springhill.



YEAR FIFTEEN

JUNE 2009 - MAY 2010

The City of Sydney awarded QMC the 'Stormwater Harvesting Project' at Sydney Park.

Our work continued at Westfield Centrepont with the complex and challenging construction of a high voltage pit on Market Street. The scope of work included the construction of a decline tunnel into the basement of Centrepont Tower.

In October, we started the redevelopment of Sydney's iconic Pitt Street Mall between King Street and Market Street.

Other significant projects included:

- Construction of the chimpanzee enclosure at Rockhampton Zoo for Rockhampton Regional Council;
- Relocation of the Red Pedestrian Bridge in Belconnen for ACT Transport & Westfield;
- Structural strengthening to the carpark at Chatswood Chase, and building maintenance work at the Auburn Mega Centre for Reed Construction;
- Construction of a concrete cycle path, roadworks and culvert bridges at the Fernleigh Cycle Track for Lake Macquarie; and
- Building work as part of NSW's BER Schools program.

YEAR FOURTEEN

JUNE 2008 - MAY 2009

The move to our new Head Office at Bella Vista was a significant milestone for the Group.

QMC continued work at Westfield Centrepont, with the construction of a new kitchen in the loading dock for the revolving restaurant. We also completed demolition, excavation and structural work at King Street loading dock, and Pitt Street Substation.

As we completed the Gladstone Ports Conveyor Duplication, other works in Central QLD included:

- Earthworks and roadworks for the Gracemere Shopping Centre in Rockhampton; and
- Construction of the Biloela roundabout on the Dawson Highway for Banana Shire Council.

Other projects in NSW included:

- Bridge strengthening and stabilisation of creek banks at Minmi Rd, Wallsend for Newcastle Council;
- Demolition and structural work at Westfield Penrith, Tuggerah, Parramatta and Warrawong; and
- Electrical Infrastructure work at Bribie Island, Queensland and Guilford Substation.

YEAR THIRTEEN

JUNE 2007 - MAY 2008

A team highlight was when works started at Westfield Centrepont Tower. The initial project involved the relocation of underground storerooms, structural strengthening, and the execution of a detailed investigation and validation of the existing services.

We won our first project in Gladstone, Central Queensland - 'The Gladstone Ports Conveyor Duplication', which involved the construction of a concrete and steel structure over the existing conveyor loading layout at the Port Coal Terminal.

Other projects included:

- Construction of a deflection wall and lift cores; and the demolition of the concourse areas at North Sydney Rail Station;
- Construction of a new carpark at Redcliffe Hospital for Queensland Health;
- Carpark upgrade and roadworks at Cannon Hill Railway Station for Queensland Rail;
- Bridge strengthening for Toowoomba Council; and
- Demolition and concrete work for Fitness First, Westfield Hornsby.





YEAR TWELVE

JUNE 2006 - MAY 2007

The Brisbane team were heavily involved in the completion of Energex electrical infrastructure upgrades with projects in progress on the Sunshine Coast, Gold Coast and Brisbane.

For Bovis Lend Lease, we started the upgrade of four platforms and concourse levels at the North Sydney Railway Station. The project involved several major railway possessions including some that were completed over five continuous days. Our scope of work included: the demolition and construction of new lift pits and a deflection wall; reconstruction of the underground platform; and building of foundations.

Other projects included:

- Demolishing and refurbishing Kmart, Wollongong;
- Strengthening more columns at World Square in Sydney for Multiplex;
- Demolishing and constructing a new glass lift over three floors in Belconnen Westfield;
- Renovating Bundamba Railway Station for Queensland Rail; and
- Completing void infill construction at the Westfield Penrith to create new retail space.



YEAR ELEVEN

JUNE 2005 - MAY 2006

Major projects included:

- Westfield Parramatta, which started with demolishing and reconstructing a parapet wall in the carpark. Following this, QMC completed major excavation work and constructed a new concrete structure for the pedestrian tunnel and mall under Church Street. These works involved the construction of significant temporary support structures to allow the new structure to be built around existing road and rail infrastructure; and
- Reconstruction of surrounding roads at Westfield Liverpool including Campbell Street, Bathurst Street and Macquarie Street.

Other projects included:

- Construction of a new Kmart Auto building, temporary post office, and noise wall at Kotara, Newcastle;
- Construction of a new pole yard and depot for Integral Energy in Nowra; and
- Completing building work at Westfield Belconnen in Canberra, which included the erection of structural steel and concrete void infills throughout the shopping centre to create new retail space for kiosks.

YEAR TEN

JUNE 2004 - MAY 2005

A highlight was setting up an office in Fortitude Valley, Brisbane. By mid-September, we were awarded the 'Wellington Street East Electrical Upgrade', and then the construction of a new electrical infrastructure at Victoria Point, both for Energex.

We completed a stormwater project in Carina for Brisbane City Council, which followed with the most challenging project of the year, requiring 1200mm diameter concrete pipe jacking under residential apartments in extremely hard rock at Taringa, again for Brisbane City Council.

Other highlights included:

- Public domain upgrade and roadwork at Westfield Bondi Junction;
- Constructing a new Tuggerah Bus Interchange;
- Constructing a new Coles loading dock, carpark, and completing roadworks at Westfield Mount Druitt;
- Extensive modifications to Loumbos Paper's shredding and recycling facility in Kingsgrove, whilst in operation. The project involved the construction of large pits and foundations for the equipment and compactors
- Commencement of civil work at Westfield Parramatta and Liverpool
- Obtaining our Demolition License



YEAR NINE

JUNE 2003 - MAY 2004

We completed roadwork and public domain upgrades to the surrounding streets of Westfield Bondi Junction, this included Waverley Street Mall, Grosvenor Street, Grafton Street, Bronte Road, Bondi Road and Oxford Street for Waverley Council and as a subcontractor to Westfield Design and Construction.

Other projects included;

- Underpinning and excavating new stormwater culverts between apartments at Dolls Point for Rockdale City Council;
- Widening a stormwater culvert and canal in Ismay Avenue for Strathfield Council;
- Constructing a new library at Manly West Public School;
- Constructing new offices and amenities; and renovated the gymnasium at Moriah College; and
- Commencement of project quoting in Brisbane.



YEAR EIGHT

JUNE 2002 - MAY 2003

While Westfield Bondi Junction was the main event, we also worked on several other 'special projects' for Westfield, which included:

- Demolition and refurbishment work at Kmart; and the construction of a new outdoor dining area at Westfield North Rocks;
- Soft demolition of major tenancies including Intensity and Rebel; minor structural alterations; and the construction of a new lift shaft at Westfield Hurstville; and
- Minor demolition and the construction of a new post-tensioned slab at Westfield Tuggerah.

Other highlights included:

- Commencing work on a new Power Station at Wyangala Dam in Cowra, which involved excavation in hard rock and the construction of a hydropower station;
- Strengthening 180+ columns at World Square for Multiplex and in the carpark of Hilton Sydney;
- Modifications and strengthening to existing office blocks for R.E. Payne Builders at Mona Vale and Hurstville;
- Upgrading the car terminal at Glebe Island with new pavements; and
- Commencement of the Singleton Zone Substation project for Energy Australia.



YEAR SEVEN

JUNE 2001 - MAY 2002

Concurrently with the Westfield Hornsby project, QMC upgraded surrounding roads of Westfield East Gardens. The project involved the widening of Bunnerong Road; relocation of an existing bus interchange; and the construction of a large roundabout on Wentworth Avenue.

An unplanned holiday and site visit in Ireland, led QMC to be awarded an exciting demolition project at the Sean Heuston Bridge in Dublin. Following this we secured two other projects in Ireland, including the construction of the foundation of the Dublin Spire and light rail works at Sean Heuston.

Other significant projects included:

- Road widening and the construction of a signalised intersection at Bella Vista;
- Construction of a watermain diversion at the Old Windsor Road and Seven Hills Road intersection for Belmadar Constructions;
- Construction of screening pits in sewerage plants throughout north-west Sydney as part of Sydney Water's 'First Flush Project';
- Construction of weighbridges for Dial A Dump at St Peters, Granville Sugars and Sims Metal at the Hunter Valley; and
- Strengthening 400+ columns; and the construction of shear walls and lift shafts at the carpark of Westfield Bondi Junction.

YEAR SIX

JUNE 2000 - MAY 2001

The most significant highlight was winning our first project for Westfield Design & Construction after several years of tendering. The initial project involved the reconstruction of a carpark for National Australia Bank at Westfield Burwood.

We constructed numerous weighbridges throughout Sydney and regional NSW and completed our second 48-hour shutdown as part of stage two of the Normanhurst Station platform reconstruction.

We were awarded the Public Domain and Civil Works project for Westfield Hornsby, which was tendered whilst the Normanhurst railway possession was in progress. It was during this time, that the Westfield Project Manager visited the Normanhurst site and said to our Project Engineer, "If QMC Group can do a project like this, they can do a Westfield type project".

YEAR FOUR

JUNE 1998 - MAY 1999

QMC completed a significant project for North Head Sewerage Treatment Works, which involved the construction of a cut and cover bridge for the tunnel portal.

We also constructed many numerous traffic calming projects and cycleways for Strathfield Council.

Other highlights included:

- Our second mausoleum (vault) at Frenches Forest Cemetery;
- Construction of five roundabouts on George Street, North Strathfield for Baulderstone Hornibrook;
- Installing 'Worldcom' conduits in Castlereagh Street for Belmadar Constructions (our first record of civil work in the Sydney CBD);
- Streetscaping on William and College Street at Cook Phillip Park for Baulderstone Hornibrook; and
- Roadworks and the construction of a carpark at Macquarie Business Park for the new Siemens Head Office.

YEAR FIVE

JUNE 1999 - MAY 2000

Significant projects included:

- Reconstructing heavy-duty pavement at Port Botany Container Terminal for Patrick's Stevedores;
- Our first 48-hour shutdown for stage one of the platform reconstruction at Normanhurst Station;
- Clearing and grubbing work; and the construction of noise walls and a tunnel portal as part of the M5 project for Baulderstone and Bilfinger Berger at Marsh Street, Turrella and Arncliffe;
- Structural demolition and renovation work at Zurich House in North Sydney. This project was one of many commercial and retail projects that QMC completed in the lead up to the Sydney Olympic Games that were held in September 2000; and
- Building work for Kmart's Photography Dept Kiosks throughout NSW, and renovations for Cole's Bakery and Butcher Dept around Sydney.

YEAR THREE

JUNE 1997 - MAY 1998

We won our first project for Roads and Maritime Services (back then known as RTA). The project involved the construction of a 5-metre high reinforced noise wall, and glazed frontage to Canley Vale Public School on the Cumberland Highway.

We also completed:

- Strengthening work to failed and under-strength carpark columns at Macquarie Centre for Abigroup; and
- Construction of inlet shafts, triple cell culvert lines and outlet structure for the West Ryde Stormwater Tunnel at Meadowbank for Transfield Tunnelling.

Other major projects included:

- Construction of a new batching plant and casting bed for M5 bridge planks at CSR Precast Facility at Eastern Creek; and
- Completing major earthwork and culvert lines on Mona Vale Road and Daydream Street; as well as internal roadwork and construction of concrete structures for new warehouses at Mona Vale for Delmege Commercial Properties.

YEAR TWO

JUNE 1996 - MAY 1997

Significant projects included:

- Watermain upgrade for the Queanbeyan City Council;
- Construction of a cycle path at Strathfield Golf Course for Strathfield Council;
- Construction of Diaphragm Walls at the Domestic and International Rail Terminal for Transfield Constructions;
- Major subcontract works to Belmadar Constructions, including:
 - Old Windsor Road and Celebration Drive intersection upgrade at Bella Vista;
 - Construction of the Hornsby Railway Yard and Maintenance Facility;
 - Roadworks at Beresfield Bridge Pacific Highway;
 - Roadworks at the Qantas Forecourt Domestic Terminal.
- Construction of a stormwater structure at Devlin Street, Top Ryde;
- Construction of several weighbridges in Regional NSW; and
- Construction of foundations for fabrication and processing machines in a factory at Smithfield.

YEAR ONE

JUNE 1995 - MAY 1996

QMC Group started in May 1995. Initially, the office was just a few tables and chairs in the basement of Sonia's house. Later that year, we moved to an office in Burwood.

All three of our first projects were outside of Sydney:

- Mount Piper Power Station, past Lithgow;
- Warners Bay and Lingard Hospitals, Newcastle; and
- Blue Circle Cement, past Berrima.

We also worked on several small projects around Sydney and won our first major public work project, which involved the construction of a Chlorine Detention Tank in Dubbo.

TESTIMONIALS



ARGYLE STREET, MILLERS POINT

TESTIMONIALS

MARK CHASE - CONSTRUCTION MANAGER

"Since our introduction in 2006, we have enjoyed a mutually beneficial relationship that has been founded on respect, a passion and drive for delivering a diverse range of complex projects, and working to outcomes where success is shared by all parties. Whilst there was the odd comment that "it would be nice to get an easy job for once" or "you saved that one especially for us", there was never a challenge you walked away from. The drive and innovation you brought to these jobs and the engagement you secured from your team, always meant QMC was the contractor who could work with us to successfully deliver these landmark projects.

The strength of our relationship has always allowed us to have the honest but professional discussions, reach an agreement and then deliver. It is a great achievement that you have been able to realise the growth in the business whilst still engendering the strength and qualities in the team that has always set QMC apart from most other contractors. Congratulations Steve and the QMC team on not only reaching but smashing through the milestone of 25 years. There is a lot of history, experience, good memories and most importantly the foundations for ongoing success in the future."

DAVID NUBERG - CONSTRUCTION MANAGER

"'We may be rough but we're expensive' Steve Commisso joked to me many years ago when QMC was undertaking a particularly tricky excavation under Market Street in the city for Westfield. Steve is proud that the firm started by his father Joe 25 years ago has earned its reputation for taking on any type of Civil Engineering project that it chooses to bid on, in just about any location... for the right price of course... and they are not rough, just self-effacing.

I was a Project Manager for Baulderstone Hornibrook back in 1998 when I first had the pleasure of meeting and working with Joe and Steve on the new Siemens' Head Office project at Macquarie University Business Park Precinct. What struck me was their "can-do" approach and problem-solving abilities, which for me, were a great relief and a refreshing change from the typical building subcontractors' prevalent attitudes of the day.

A great example of this was the challenge that the Siemens' basement carpark presented – QMC had contracted to install a bitumen hot mix surface in a space with headroom of about 2200mm. This was not much room to manoeuvre equipment in. Joe said to me, 'Dave, you just leave that problem to me'. Well, a few days later, an underground mining front end loader was floated to site and I was introduced to it and the operator Tony, who together completed the project without a hitch (that I knew of anyway). What a laugh we had and fun at work, the way it should be.

I regularly catch up with Steve for a bite or drink and have enjoyed seeing him develop into a savvy businessman, but also one who's imbued integrity ensures that QMC continues to never waiver from delivering on its promises, just as Joe did for me some 22 years ago. Congratulations to Joe, Steve and the extended QMC family on your 25th successful year of operation."

MARTIN JONES - GENERAL MANAGER

"The building industry is tough and to survive requires not only a hard work ethic but also a multi dimensional skill set to meet the expectations and demands of diverse stakeholders.

Congratulations to Steve Commisso and the QMC Group for attaining 25 years in this industry.

I first met Steve in about 2005. I was a General Manager in the Design and Construction section of 'Westfield'. Over the coming years I worked with Steve and QMC on numerous projects including the creation of a kitchen in the basement of 'Centrepont'. This was a particularly challenging project - a confined space needing a creative solution. Steve and his team tackled the problem and provided an excellent outcome.

Steve is personable, professional and in my dealings he demonstrated the essential skills of time management and attention to detail. He listens to 'the client' and is able to effectively communicate to resolve problems. Steve is a man of integrity and is to be applauded for steering QMC through the last 25 years."

STEVEN HILL - RECRUITMENT SPECIALIST

"I have had the pleasure of working with Steve and the QMC business for over 10 years. As a trusted partner, I have a thorough understanding of the strong ethics, values, culture and benefits of the business, and always recommend them as an employer of choice to prospective candidates I deal with.

I get excited representing QMC in the market, as they are a strong brand driven by loyal and longstanding employees, who grow and develop through exciting, diverse and challenging projects. I have observed no two days to be the same, and their commitment to delivery and safety is second to none.

I would like to personally congratulate Steve and the team on achieving such a fantastic milestone and I look forward to continuing my working relationship with the business for years to come!"

DOMINIC BARTONE - VIISUM CHARTERED ACCOUNTANTS

"QMC Group has been a client of our firm for over 15 years. We have seen them go from strength to strength exceeding all expectations. QMC have taken on and delivered on a number of diverse and challenging projects, all of which have been profitable.

The civil and building construction industry has been plagued by many players in the past which have come and gone, unable to adhere to the strict rules and compliance to which the industry is governed. However, QMC has remained dominant in the industry for 25 years due to their professionalism, superior management systems, as well as a dedicated and experienced management team.

We look forward to continuing to work with QMC Group as their business services and tax advisors, as we are sure that they will continue to deliver profitable results in the years to come."

ACKNOWLEDGEMENTS



MY WIFE NATALIE

The best decision of my life was marrying my wife, Natalie. Together we have built our greatest project: our family. Without a doubt, her sacrifices and the support she has given to me and QMC Group have been instrumental to our success. I am thankful to share my life with her - not only is she a great partner but an amazing mother.

OUR FIVE KIDS

We had our children join our family in three consecutive decades. I blinked and the first decade of Jessica (24) and Jordan's (23) childhood passed. In the second decade came Daniel (14), and in the third, our family was complete with Georgia (10) and Grace (8). These five children are both mine and Natalie's greatest achievements and assets. They have been my motivation, great support and make me proud to be a father everyday.

MY PARENTS, JOE AND GRACE

My parents are true role models, giving endless support and unconditional love to our families. As business partners, they supported my passion for QMC. Significantly, my father rolled out a succession plan in the early 2000s that would be the envy of most immigrant family businesses. He gave me total control of the family business and reinvented himself in a whole new industry, bottled drinking water. The success of Beloka Water is a story for another day, but suffice to say, international gold medals in 2017 and 2019 at the Fine Waters of the World Competitions speak for themselves.

We are very proud of his continued achievements. However, his single best decision was to marry my mother. I believe my father's most admirable quality is that every action and decision he makes, may not benefit himself, but will benefit someone – often his children and grandchildren.

Pictured to the left is my father's first office and another of my parents, my siblings and our families.

MY SISTERS AND THEIR FAMILIES

Sonia's contributions and support to the QMC Group of Companies should not be understated. Both in her role as Financial Controller and moral support. The same can be said for her husband Ross and their family.

My other sister Vanessa, her husband Davorin and their young family also deserve a mention, and have assisted QMC Group when and where they could.

LONG-TERM STRATEGIC BUSINESS PARTNERS

Building long-term relationships with our business partners has, and continues to be, important. The association with our company solicitors John Carmody & Co and QMC started before QMC was thought of, and shares family-like ties. We shared offices for a number of years and enjoy those chances to revisit. We continue to benefit from their advice, support and friendship.

We have also shared a similar relationship with Viisum Chartered Accountants since 2006 and with Dominic Bartone (partner at Viisum) who has been involved with QMC Group since 1998.

Equally significant and unique is our association with the ANZ Bank since 1995, and with the same Bank Manager, Doug Bladdon since 1999.

STEVEN COMMISSO
MANAGING DIRECTOR

