



**KALIDONIS NT PTY LTD**  
COMPANY PROFILE - 2019

# CONTENTS



- 3. Welcome to Kalidonis
- 4. Company Profile
- 5. Policies & Accreditations
- 6. Health & Safety Policy
- 9. Environmental Policy
- 10. Kalidonis Development Projects
- 12. Joint Development Projects
- 13. Projects – Concrete Structures
- 29. Company Details



# WELCOME TO KALIDONIS



Kalidonis Group is one of Darwin's largest privately owned construction company's. We specialise in development, construction, concreting, formwork, steel fixing and excavation.

The success of our organisation since it's inception in 2000 has been realised through a relationship based approach that is fundamental to our business philosophy.

Kalidonis Group operates with an integrated and flexible business model that enables the provision of construction projects across a variety of sectors specialising in commercial, industrial, civil, mining, public and private sectors.

**THEO KALIDONIS**  
Managing Director

Kalidonis Group is committed to protecting the health and safety all people working at or visiting our site we ensure this by having a full time Occupational Health and Safety Manager looking after all of our projects.

We promote environmental awareness and conservation.

We plan, manage, conduct and supervise all our work in compliance with legislation and best practice.

We want to ensure that all workers have a clear understanding of their responsibilities along with that of the company.

***“We get it done Right  
the First Time on Time”***

# COMPANY PROFILE



Theo Kalidonis established Kalidonis Pty Ltd in 2000. Beginning his career in Darwin as a form worker he noticed the growing local demand for specialist construction services.

Over the past 10 - 15 years Theo has built a successful reputation amongst the building industry by providing these specialist construction services to the highest possible standards.

Kalidonis Group now plays major roles in the development of commercial, residential and civil infrastructure across Darwin, the Northern Territory and Western Australia. Our clients have included the Northern Territory Government, The Australian Defence Force, BHP, Inpex, JKC, Laing O'Rourke, Goodline, Sitzler, Larrakia Development Corporation, GT Builders, Lend Lease, Gratis Pty Ltd, GRD Group, MBP Builders, Halikos Group and BMD Construction.

Kalidonis Group have diversified and expanded to service the mining sector across the Northern Territory and Western Australia. We provide mining infrastructure for above ground projects such as, mineral processing facilities, treatment works for onsite camps and sewerage plants coupled with various other concrete works.



# POLICIES AND ACCREDITATIONS



As a member of the NT Branch of Master Builders Association, we utilise resources available for Occupational Health and Safety, Industry training and to keep updated with regulatory changes.

Kalidonis is linked to a national network of government and private OHSE organisations which send out up to the minute alerts on current safety and environmental issues.

We are in communication with the natural resources and environment department of the Northern Territory Government and include their latest publications in our induction process and as ongoing ecological references.



# HEALTH AND SAFETY POLICY



Kalidonis Pty Ltd is committed to providing a healthy and safe working environment for all people associated with our businesses, including employees, contractors, visitors and members of the public. This commitment by management is contained in a policy document signed by the Managing Director.

Resources commensurate with the importance attached to occupational health and safety will be made available to comply with all relevant registration and regulations and the objectives as stated in our Health, Environment and Safety Policy and Procedure Manual



# HEALTH AND SAFETY POLICY



## In meeting these requirements Kalidonis will:

- Plan, manage, conduct and supervise all our work in compliance with legislation and environmental best practices.
- Demonstrate leadership and commitment through all its manager and supervisors.
- Provide and maintain a safe work environment, including work conditions, practices and procedures for all employees and persons who come into contact with the Company.
- Develop safety awareness throughout Kalidonis by initial and ongoing education and training of all employees and contractors.
- Take all practical steps to eliminate hazards within the workplace through risk identification, assessment, control and monitoring to ensure continuing effectiveness.

# HEALTH AND SAFETY POLICY



Ensure all managers, supervisors and employees are aware of and accept their responsibilities to provide a safe work environment.

Involve all our people in HSE Management through consultation and by contributing to identifying, assessing and controlling hazards and reviewing health and safety performance.

Ensure all incidents are reported, recorded and root causes identified, and, where injury or illness occurs, help our people to achieve full recovery through prompt treatment and active rehabilitation.

Strive to continuously improve HSE management by setting HSE objectives, plans and performance measures and regularly reviewing progress against the targets set.



# ENVIRONMENTAL POLICY

## Environmental awareness and conversation:

- Objective: Employees are trained and educated in responsible disposal of wastes, how to respond efficiently to any spills and how to minimalise the chances of spills.
- Employees are also made aware of fauna/wildlife which the project may effect and how to minimalise or eradicate any negative impact.
- Target: Employees maximize recycling opportunities, use measures to prevent spillages getting soil/ground and are aware of native/plant animal impact control measures.



# KALIDONIS DEVELOPMENT PROJECTS



## ‘Horizons on Harvey’ Development - Darwin City, NT

Commenced in October 2014, Kalidonis designed, sought planning approval for, & contracted long term contractor; GT Builders to construct the new Horizons on Harvey development in Inner City Darwin.

The first of many proposed self developed projects for Kalidonis; Horizons on Harvey breaks new ground to the Northern end of growing inner city Darwin by offering a 4 level below ground basement, and 9 levels of ground floor retail/office with a total of 76 mixed layout apartments above.

Project total value is \$42million and was completed in November 2015. A striking design, which will set the standard for this emerging area of Darwin City.



# KALIDONIS DEVELOPMENT PROJECTS



## Future Development Projects by Kalidonis

Following the successful joint development projects completed by Kalidonis and the recently commenced self developed Horizons on Harvey project, Kalidonis is fully embracing the strong demand in Darwin for quality mixed use development and has already commenced the planning and approvals for the following proposed developments forward;

- Daly Street Apartments & Mixed Use Development – est. 80 x 2 bed and 20 studio apartments with commercial tenancies on the lower level. Estimated value \$66million, commence 2018.
- 16 McMinn St Apartments & Mixed Use Development – est. 150 apartments with commercial tenancies on lower level. Estimated value \$90million, commence 2020.
- 91 Woods Street Apartments, mixed use development – est 84 apartments with commercial tenancies on lower level. Estimated value \$70million commencing in 2020.



**Daly St Development**



**McMinn St Development**



**91 Woods St Development**

# JOINT DEVELOPMENT PROJECTS



## 'HUE' Development, Larrakeyah, NT

Joint developed with Tomazos Group, Hue 5 is a classy 7 storey boutique development with luxurious facilities located in the prestigious inner city suburb of Larrakeyah home to the Northern Territory's finest real estate constructed in 2012 for a total development value of \$8million.

- Huge 166m<sup>2</sup> 2 bedroom plus study apartments
- 12 separate luxury apartments
- Modern minimalist open plan layout
- Expansive alfresco balconies with delightful water/golf course views
- Sophisticated finishes & appliances throughout
- 2 undercover car parks per apartment
- Formal entrance & lift foyer
- Landscaped gardens fully reticulated

### Facilities:

- Built in BBQ outdoor entertaining area
- Swimming pool with outdoor decking
- Fully equipped gymnasium



# PROJECTS – CONCRETE STRUCTURES



## 'H105' Development, Mitchell St, Darwin, NT

Kalidonis commenced the concrete structures package for the Halikos Group – Developments, for an 18 storey, 4.5 star luxury self serviced apartments & hotel facility tower block at 105, Mitchell St Darwin in early 2014.

The total project value is circa \$85million.

The package includes formwork, in-situ concrete, reinforcing and pre-cast concrete, co-ordinating with post tensioning contractors on the main structural slabs.



# PROJECTS – CONCRETE STRUCTURES

## GOVERNMENT EMPLOYEE HOUSING

Kalidonis commenced the construction of a Triplex (2 x 2 Bedroom and 1 x 1 Bedroom) at Nganmarriyanga in July 2018 and completed construction in November 2018.

Total Project cost \$1,488 Million



# PROJECTS – CONCRETE STRUCTURES



## REMOTE COMMUNITY HOUSING

Kalidonis are currently constructing a 1 x 4 Bedroom Dwelling, 2 x 3 Bedroom Duplexes and 1 x 3 Bedroom Dwelling in the Remote Community of Nganmarriyanga

This project commenced in September 2018 and is proposed to be finished February 2019

Total project cost \$3.2 Million



# PROJECTS – CONCRETE STRUCTURES



## ‘Kim on Smith’, Smith St, Darwin, NT

Kalidonis completed the concrete structures package for a 12 storey apartment tower; ‘Kim on Smith’ in 2014 for long term client; GT Builders Pty Ltd, total project value circa \$30million.

An eclectic building design, utilising a modern approach to pre-cast concrete elements in an artful façade, the building is a new landmark in the Western precinct of Darwin City.

Completed on time, the project required and delivered a high quality concrete finish for the client they had specified.



# PROJECTS – CONCRETE STRUCTURES



## Inpex Workers Village

Kalidonis completed the concrete structure works package for Laing O'Rourke on the Workers Accommodation Camp in Howard Springs, 2012.

Kalidonis delivered a highly successful package of works and was awarded special recognition by the project client; JKC for their endeavouring commitment to safety whilst carrying out the works.

The total project value was circa \$270million.



## PROJECTS – CONCRETE STRUCTURES

### LEAP Accommodation, Robertson & Larrakeyah Barracks, NT

Total project value was circa \$220million and extended over the period from 2010 – 2012.

Delivered over 3 sites, in approx 1.5 years.

Contractor – Sitzler Pty Ltd & Department of Defence



# PROJECTS – CONCRETE STRUCTURES

## Wave Pool, Darwin Waterfront

Constructed in 2009, the unique and technically complex Wavepool on Darwin's new Waterfront Precinct, is a landmark project that is unmatched.

Kalidonis worked with contractor; Sitzler on the 12million dollar project and delivered a complex though significant outcome.

The scope included the Wavepool & associated plantrooms containing wave generation equipment, pumps, filters and air-conditioning equipment, substation and a separate amenities / kiosk building.



## PROJECTS – CONCRETE STRUCTURES

### ‘KUBE’ Development, Darwin, NT

The KUBE; an innovative mixed-use development in the heart of Darwin city where form follows function.

KUBE is constructed in Inner City Darwin offering over 8 levels; 28 two-bedroom and 42 three-bedroom ultra-modern apartments, project value circa \$42million.

A unique architecturally designed façade required attention to the quality of concrete workmanship delivery in order for the end result to be so striking.

KUBE was completed in 2013 on time. Tomazos Group the client spoke of the high quality of workmanship, strong project planning and timing results that Kalidonis delivered.



# PROJECTS – CONCRETE STRUCTURES



## Jepun Apartments

Kalidonis commenced the concrete structures package for this 48 apartments project in the heart of Darwin CBD.

In 2014, GRD Group and Kalidonis Pty Ltd successfully completed this project, a twin-tower building with a revolutionary car park system installed at the basement.

The building is facing Smith St Mall, with banks, offices and shops just minutes away.



# PROJECTS – CONCRETE STRUCTURES

## Karama Units

Kalidonis commenced the concrete structures package for the GT Builders Pty Ltd in 2013.

In the package was included formwork, concrete place and finish and place reinforcement for 5 buildings, 3-storey tall.

Kalymnos Drive Apartments are located opposite of Woolworths at Karama and whole project value was over \$50million.

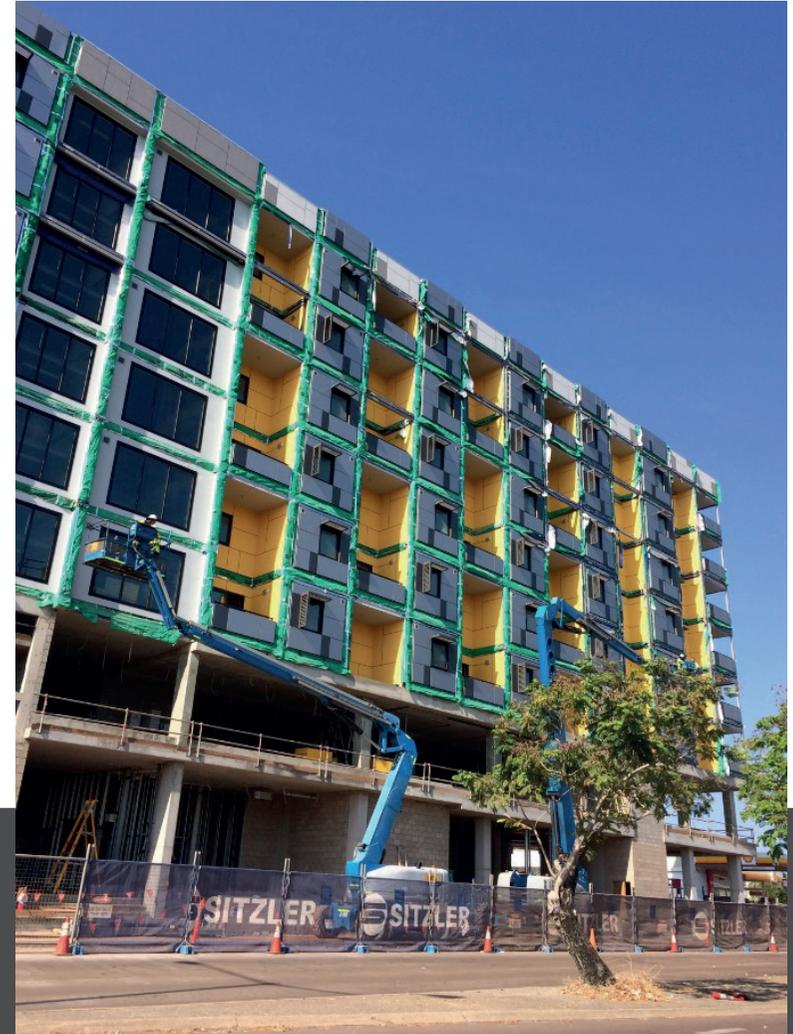


# PROJECTS – CONCRETE STRUCTURES

## Sitzler Uni Accommodation

Fabricated shipping container construction connected into complex type units. Concrete structure columns and suspended decks were completed to carry the modules.

Total Project Value \$35 million



# PROJECTS – CONCRETE STRUCTURES



## Roper and Wilton Bridges

### ROPER BRIDGE – 127M SPAN

In remote roper gulf region, bridge construction completed late October 2017 when works only awarded August 2016.

Kalidonis efficiency was next to none and the program of works was completed on time and budget.

A rewarding project for the team in very hot conditions. Project value \$43million



# PROJECTS – CONCRETE STRUCTURES



## Roper and Wilton Bridges

### WILTON BRIDGE – 106M SPAN

In remote roper gulf region, bridge construction completed late October 2017 when works only awarded August 2016.

Kalidonis efficiency was next to none and the program of works was completed on time and budget.

A rewarding project for the team in very hot conditions. Project value \$43million



## PROJECTS – CONCRETE STRUCTURES

### BHP Mining Infrastructure, Pilbara WA

Mining infrastructure for above ground projects such as, mineral processing facilities for BHP, treatment works for onsite camps and sewerage plants coupled with various other concrete works. Our underground mining infrastructure work includes cementing the underground tunnels for mining and exploration.



# PROJECTS – CONCRETE STRUCTURES

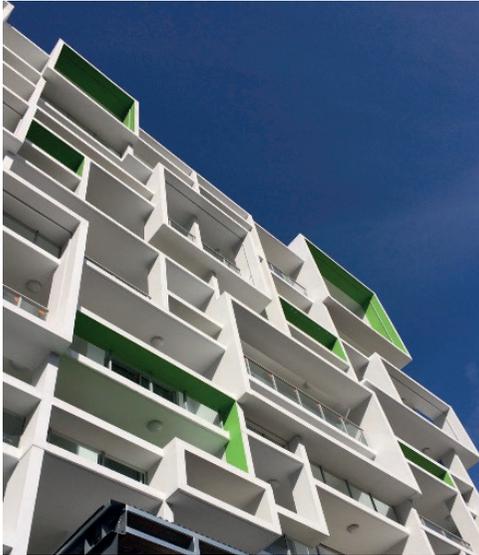
## Palmerston Water Park

Completed for the Tomazos Group in 2011, the NT Government contract of \$13.6m included the concrete structures required for the 14m high x 100m long water slide, wet play areas, wading pools, café and BBQ shade areas.

The project whilst not technically complex, required high attention to detail for ensuring the finishes required for a pool facility were met. Consideration of jointing methods was of most importance to ensure no long term leakage of water structures.



# PROJECTS – CONCRETE STRUCTURES



# KALIDONIS PTY LTD



16 McMinn St, Darwin City, NT 0800  
PO Box 2160, Darwin NT 0801

**Ph** 08 8941 1189

**Fax** 08 8941 4811

**Email** [info@kalidonis.com.au](mailto:info@kalidonis.com.au)

**Web** [www.kalidonis.com.au](http://www.kalidonis.com.au)

**ABN** 71 108 969 017

