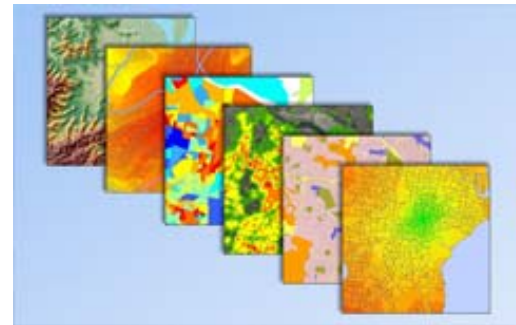




Surveying

We are a leading surveying company in Newcastle and the Hunter



GIS Services

Managing, integrating and analysing spatial data for better decision making



Engineering Design

Expertise in providing civil design services for a variety of projects



Planning & Environment

Providing holistic planning and environmental services and solutions



Project Management

Dedicated to managing land development and infrastructure works

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Gunnedah:	PO Box 328 GUNNEDAH NSW 2380		88 Marquis Street GUNNEDAH NSW 2380		Phone: (02) 6742 0166		Fax: (02) 4929 3475
Sydney:	PO Box 28 CROWS NEST NSW 1585		Suite 405, 486 Pacific Highway ST LEONARDS NSW 2065		Phone: (02) 9436 4210		Fax: (02) 4929 3475

Email: survey@monteathpowys.com.au
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ABN: 94 000 861 110

Strata and Community Title Development



Beyond the Boundaries

As well as being a Registered Surveyor and a Certified Practising Planner, Robert Monteath is also a Licensed Strata and Community Title Manager. From 1990 to 2009 he owned a management business which managed 350 strata buildings and 35 community schemes. He is the only Surveyor in NSW who is also a Licensed Strata and Community Manager and accordingly has the unique ability and expertise to provide professional advice regarding the appropriate strategy to subdivide large multi-staged strata complexes and large multi-staged community schemes.

Large strata developments may need to be developed in stages and / or several separate strata plans within the same building complex. Robert can provide expert advice regarding the preparation of the necessary documents including strata plans, schedule of unit entitlements, strata development contracts, strata management statements and strata by-laws in such a way that developers' rights are maintained during the development and so that the completed development is managed properly.



The community title legislation is very complex and it is possible to have community plans, precinct plans and neighbourhood plans in the same development. It is often necessary for a large community scheme to contain several precinct schemes. Robert was instrumental in the creation of NSW's first precinct plan which was registered in 2002. He is well aware of the deficiencies in the current legislation that makes it difficult to create additional association property during the staging of the community scheme. However, he has developed strategies to overcome the developers concerns regarding these matters. Robert can provide expert advice regarding the preparation of community plans, community development contracts and community management statements.

SERVICES

- Strata subdivision of complex mixed use buildings
- Multi-staged strata developments
- Stratum subdivisions
- Large multi-staged community schemes
- Providing expert advice for the preparation of Strata and Community Development Contracts, Strata and Community Management Statements and Strata By-Laws

PROJECTS

- Kelman Vineyard – 80 lot rural residential community scheme
- Fern Bay Seaside Estate – 900 lot community title development
- Steel River, Newcastle – 100 hectare industrial community scheme
- Pacific Dunes Residential Community and Golf Course – 250 lot community scheme
- Lee Wharf Developments, Newcastle Harbour - 300 strata lot complex

CLIENTS

Land Developers

- Daracon
- Winten Property Group
- RCL Group
- McCloys
- Rawson Homes
- UrbanGrowth NSW

Infrastructure Providers

- PWCS
- NCIG
- Hunter Water
- Energy Australia
- AGL

State and Federal Authorities

- ARTC
- RMS

Mining Companies

- Coal & Allied
- BHP Billiton
- Xstrata
- Whitehaven

Engineering Consultants

- GHD
- Jacobs

Major Construction

- John Holland
- Daracon
- Lend Lease
- Leighton Contractors
- Theiss

