



## Bilfinger Berger Award for EMERGING ASSETS

This Award aims to recognise and publicly reward the efficient use of capital in a new or refurbished emerging asset development.

The Award is open to members of the Property Council of Australia only. Eligible entrants will be an emerging asset property development or refurbishment that has been completed in the previous five years, has been operating for at least one year as at February 2009 and has not previously won the Award.

### PRE-QUALIFYING CRITERIA

#### 1. ECONOMIC AND FINANCIAL FACTORS

Detail how the development demonstrates the ability to perform in the top quartile of investment returns.

### SUPPORT CRITERIA

#### 1. PROJECT VISION AND INNOVATION

Describe how the development displays innovation in the project concept and in overcoming site or development complexities.

#### 2. CORPORATE SOCIAL RESPONSIBILITY

Describe the tangible economic, environmental and social dividends.

#### 3. QUALITY OF DESIGN AND FINISH

Detail and provide examples on how the development exhibits a high quality of architectural design; is compatible with surrounding land uses and contributes to the success of the development project (e.g. site constraints, unique design solutions, and project cost constraints). Include supporting pictures.

#### 4. ADAPTABILITY

Describe how the development allows for adaptability to building technology changes and user demands.

#### 5. USER SATISFACTION

Describe, using testimonials from a variety of stakeholders, the extent to which the development has a proven high satisfaction level of all users.

#### 6. INDUSTRY PERCEPTION

Describe, using testimonials from a variety of stakeholders, the extent to which the development is considered a success by the property marketplace.

#### 7. OPERATION & MAINTENANCE

Provide a summary of results achieved, demonstrating the developments operational efficiency.