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PBD Architects Win Design Competition for Key Site in Norwest



Merc Capital and PBD Architects are set to deliver six mixed-use buildings — including three 40-storey towers — with a planning proposal in place for the transformation of this precinct into a vibrant business hub.

The development, dubbed Central Plaza, is located at 34-36 Brookhollow Avenue in the existing Norwest Business Park, which acts as a gateway to the region.

Located within the Hills Shire Council local government area, the proposal sits adjacent to the Norwest Metro

underground railway station currently under construction.

The design proposal introduces a public forecourt and 2-storey commercial presence on the north east corner of the site, engaging with the future plaza and rail station on Brookhollow Avenue.

Comprising six podium structures for commercial use, the proposal includes retail and a Mullane's Norwest Hotel at ground level. A 100-place childcare centre and a community business hub is also included as part of the design proposal.



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PBD Architects

The built form facing Norwest Boulevard takes a two-tiered approach — offering a commercial podium of six to 8-storeys topped by three residential towers reaching up to 40-storeys.

Facade details in the tower emphasise every second storey to create a better sense of proportion to the tower, while subtle curved connections and edges of the façade

provide a softer transition between the podium and the towers.

“Aesthetically, our design proposal uses curved balconies to soften the edges of the towers and promote a sense of slenderness,” PBD Architects director Paul Buljevic said.

“To support a harmonious connection between the commercial podiums and the residential towers above them we aligned certain corners where the tower meets the podium to form a natural sinuous connection between the two.”

PBD Architects chose a material palette comprising a mixture of metal screens, composite aluminium panels, feature glazing and textured highlights.



This development aims to look to the future of Norwest Boulevard as an activated pedestrianised urban space, a transit hub and the central spine of a diverse CBD supporting mixed use of commercial, residential, retail and community uses.

PBD Architects

The project aims to activate Norwest Boulevard as a pedestrianised urban space and transit hub — developing a central business spine to support more than 40,000sq m of commercial and retail use.

An underground metro station is currently under construction directly to the north east of the site, making the planning and design of this site critical to the success of the mass transit expectation of the Norwest Metro Station Interchange.

The site sits within one of the most exciting emerging urban precincts in the greater Sydney area, with plans in place for the transformation of this precinct into a Central Business District

The development will bring more than 1,500 jobs to the precinct. Once deliberated on by the Hills Shire Council, the proposal will proceed to a gateway determination by NSW Planning.

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