ESTIMATE REPORT

APRIL 2021

TAREE BASKETBALL STADIUM

CORNER OF BLIGH STREET AND RECREATION DRIVE, TAREE

Prepared For

Taree Basketball Association Inc
PO Box 226
TAREE NSW 2430

Issued on

15 April 2021

Prepared By

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RLB.com

Our Ref

17670.ES-02

Project number

17670

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jf:17670.Estimate Report.jb.mwh

15 April 2021

Taree Basketball Association Inc
PO Box 266
TAREE NSW 2430

Attention: Steve Aitkens
Email: C/- mark.sweeney@healthecare.com.au

Dear Steve

ESTIMATE REPORT
TAREE BASKETBALL STADIUM

Please find attached our Estimate Report for the extension of Taree Basketball Stadium located at the corner of Bligh Street and Recreation Drive, Taree.

Rider Levett Bucknall accepts no responsibility, or liability, to any other party who might use or rely upon this report without our prior knowledge and written consent. Further, no portion of this report (including without limitation any conclusions which may affect value, the identity of Rider Levett Bucknall or its Sub-Contractors, or any individuals signing or associated with this report, or the Professional Associations or Organisations with which they are affiliated) shall be copied or disseminated to third parties, by any means, without the prior written consent and approval of Rider Levett Bucknall.

Should you have any queries or require any further information or comment, please do not hesitate to contact James Betteridge or me.

Yours faithfully

Mark Hocking

Mark Hocking
Director
Rider Levett Bucknall

mark.hocking@au.rlb.com

REPORTS ISSUED

Report	Date	Title Description	Released By
1	01/12/2017	Budget Estimate	Director
2	15/04/2021	Estimate Report	Director

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APPENDICES

1.0 EXECUTIVE SUMMARY

1.1 INTRODUCTION

This report provides preliminary costs for the proposed Taree Basketball Stadium extension and is located at the corner of Bligh Street and Recreation Drive, Taree. Our report has been prepared for Taree Basketball Association Incorporated under the instruction of Mark Sweeney as emailed to us on 18 March 2021.

1.2 COST SUMMARY

The costs can be summarised as follows:

Element	Cost
Construction Cost	$5,969,803
Builder's Preliminaries	$776,077
Builder's Margin	$202,379
Project Management Fees	Excl.
Design Fees	Excl.
Long Service Levy	Excl.
Project Contingency	$347,415
Authority Fees and Charges	Excl.
Land and Legal Costs	Excl.
Finance Cost and Interest Charges	Excl.
Staging / Phasing Costs	Excl.
Escalation	Excl.
Goods and Services Tax (GST)	Excl.
Retractable Seating	$1,563,120
Rounding	$1,206
TOTAL PROJECT COSTS (excl. GST)	**$8,860,000**

BASIS OF ESTIMATE – COVID-19 IMPACT

Our estimate has been prepared to reflect the changed market conditions due to the impact of COVID-19.

Our estimate makes provisions for amended site requirements and head contractor preliminaries including items such as:

- Additional worker shed facilities
- Additional regular site cleaning of facilities
- Longer site operating times to facilitate movement of workers with restricted numbers in lifts and hoists

RLB advise our current estimate does not account for exacerbated risks such as:

- Imported material delivery delays
- Further tightening of social distancing rules impacting on programme
- Exchange rate fluctuations

RLB recommends that a project contingency provision is made for COVID-19 impacts dependent on the status of the design and delivery cycle of the project. We would be pleased to discuss suitable provisions.

RLB recommends undertaking a risk analysis of this issue and we would be pleased to assist in the preparation of an order of cost assessment and/or sensitivity analysis for the project based on defined criteria. Our recently added programming capability can also be of assistance in these matters.

RLB anticipates that the impact on the estimate may only be in the short to medium term and that long-term impacts may revert to normal circumstances hence this will be subject to ongoing monitoring.

1.3 MAJOR ASSUMPTIONS

This estimate report is based on a number of assumptions, as per Section 3.6 further within this report.

1.4 STATEMENT OF RELIANCE

This report is prepared for the reliance for the party/parties for whom it is prepared. Rider Levett Bucknall accepts no responsibility, or liability, to any other party who might use or rely upon this report without our prior knowledge and written consent. Further, no portion of this report (including without limitation any conclusions which may affect value, the identity of Rider Levett Bucknall or its Sub-Contractors, or any individuals signing or associated with this report, or the Professional Associations or Organisations with which they are affiliated) shall be copied or disseminated to third parties, by any means, without the prior written consent and approval of Rider Levett Bucknall.

2.0 PROJECT INFORMATION

2.1 PROJECT TEAM

Client:	Taree Basketball Association Inc
Quantity Surveyor:	Rider Levett Bucknall
Architect:	Health Architects & Peddle Thorp
Mechanical & Electrical:	Marline Newcastle Pty Ltd
Structural:	Northrop

2.2 PROJECT DESCRIPTION

The project comprises of refurbishment works to the basketball stadium located at the corner of Bligh Street and Recreation Drive, Taree. The project comprises of the following scope of works:

- Three new basketball courts including retractable seating
- New bathrooms and changeroom areas
- New storeroom areas
- Additional option for new café and outdoor decking
- Additional option for mezzanine level comprising additional seating areas
- Allowance for footpath relocation

3.0 BASIS OF REPORT

3.1 PURPOSE AND STATUS OF COST REPORT

This cost report has been prepared to forecast the total cost of the project as currently detailed. It has been based on concept information.

As the project progresses, the developing design should be reviewed against the allowances made within this report. The costs should be considered in the context of the current stage of the design.

3.2 BASIS OF PROCUREMENT

The costs in this report are based on the assumption that a competitive tender will be obtained from suitably experienced and qualified contractors under a lump sum procurement method.

3.3 PROGRAMME

We have not been provided with a proposed construction programme.

3.4 FORECAST ESCALATION

Our estimate has been based on market rates current at the date of this report. Escalation has been excluded from our estimate.

3.5 INFORMATION USED

The costs in this report are based upon rates applied to measured elemental quantities/square metre rate allowances applied to measured areas and are current as at April 2021.

Information used in preparation of this estimate are:

- Drawings used – refer Appendix B
- List estimates provided by others
- Specification

3.6 KEY ASSUMPTIONS

Due to the early stage of the project, much of the report is based on assumptions rather than outline design. These assumptions should be tested as the project progresses. We have employed the following assumptions in preparing this report:

- Specifications generally
- Mechanical and electrical installations
- FF&E, fittings and equipment
- Incoming services
- Existing ground conditions

3.7 INCLUSIONS

The estimate includes the following allowances:

- Builder's Preliminaries
- Builder's Margin
- Project Contingency
- Retractable seating

3.8 EXCLUSIONS

In compiling this Estimate Report, no allowance has been made for the following cost items. Allowances for these items should be added as appropriate to establish the total project cost. If requested, we can provide assistance to assess these allowances:

- Cost increases beyond April 2021
- Escalation
- Design Fees
- Authority Fees & Charges
- Long Service Leave levies
- Any costs and fees as a result of any development approval resubmissions
- Any special or additional contributions sought by authorities for public or other facilities as a condition of development approval
- Artworks
- Computer installations including wiring
- Destructive testing
- Diverting existing services
- Environmental impact study costs
- Fees and charges levied by local government for Development Plan applications, Development Approval, Construction Certification and the like
- Finance costs and interest charges
- Land and legal costs
- Loose furniture, fittings and equipment
- Plan First fee
- Promotion/Marketing costs
- Prototypes
- Public utilities' charges, contributions and levies
- Removal of contaminated or hazardous materials or any time associated costs for these
- Security systems
- Site Allowance payments that may be applicable to the works
- Site decontamination
- Site investigation and test bores
- Staging/phasing costs
- Stand-by power generators
- Strata title registration and survey
- Sub-station contribution
- Telephone services
- Tenant fitout
- Tenant incentive and/or relocation contributions
- Transport Infrastructure levies
- Work outside site boundaries
- Futsal courts
- Allowance for suspended metal ceiling
- Court dividers / retractable walls between courts

- Allowance for fire sprinklers
- Allowance for landscaping
- Allowance for boundary walls and fencing
- Allowance for external pathways
- Upgrades to existing netball facilities
- Refurbishment to existing amenities
- Air conditioning to stadium
- Goods and Services Tax

4.0 RECONCILIATION WITH PREVIOUS REPORT

4.1 RECONCILIATION

Detailed below is a cost reconciliation to our previous estimate report.

Previous estimate report (TBBS1-3)		Current estimate report		Comments
GFA	3811 m^2	GFA	3683 m^2	
Construction Cost	$5,709,333	Construction Cost	$5,969,803	Amenities upgrade excluded
Builders Preliminaries	$742,214	Builders Preliminaries	$776,077	Previous 13% allowance maintained
Builders Margin	$193,548	Builders Margin	$202,379	Previous 3% allowance maintained
Project Management Fees	Excl.	Project Management Fees	Excl.	
Design Fees	Excl.	Design Fees	Excl.	
Long Service Levy	Excl.	Long Service Levy	Excl.	
Authority Fees and Charges	Excl.	Authority Fees and Charges	Excl.	
Land and Legal Fees	Excl.	Land and Legal Fees	Excl.	
Finance Cost and Interest Charges	Excl.	Finance Cost and Interest Charges	Excl.	
Staging / Phasing Costs	Excl.	Staging / Phasing Costs	Excl.	
Escalation	Excl.	Escalation	Excl.	
Project Contingency	$332,257	Project Contingency	$347,415	Previous 5% allowance maintained
Retractable Seating	Incl.	Retractable Seating	1,563,120	Retractable seating included in previous construction cost
Rounding	$2,648	Rounding	$1,206	
Total Project Costs Excluding GST	**$6,980,000**	**Total Project Costs Excluding GST**	**$8,860,000**	

5.0 SCHEDULE OF AREAS

5.1 DEFINITION

The terminology “GFA” as utilised in this report relates to Gross Floor Area. The definition of GFA as measured in this report is as follows:

GROSS FLOOR AREA (G.F.A.)
The sum of the “Fully Enclosed Covered Area” and “Unenclosed Covered Area” as defined.

FULLY ENCLOSED COVERED AREA (F.E.C.A.)
The sum of all such areas at all building floor levels, including basements (except unexcavated portions), floored roof spaces and attics, garages, penthouses, enclosed porches and attached enclosed covered ways alongside buildings, equipment rooms, lift shafts, vertical ducts, staircases and any other fully enclosed spaces and usable areas of the building, computed by measuring from the normal inside face of exterior walls but ignoring any projections such as plinths, columns, piers and the like which project from the normal inside face of exterior walls. It shall not include open courts, lightwells, connecting or isolated covered ways and net open areas or upper portions of rooms, lobbies, halls, interstitial spaces and the like which extend through the storey being computed.

UNENCLOSED COVERED AREA (U.C.A.)
The sum of all such areas at all building floor levels, including roofed balconies, open verandahs, porches and porticos, attached open covered ways alongside buildings, undercrofts and usable space under buildings, unenclosed access galleries (including ground floor) and any other trafficable covered areas of the building which are not totally enclosed by full height walls, computed by measuring the area between the enclosing walls or balustrade (i.e. from the inside face of the U.C.A. excluding the wall or balustrade thickness). When the covering element (i.e. roof or upper floor) is supported by columns, is cantilevered or is suspended, or any combination of these, the measurements shall be taken to the edge of the paving or to the edge of the cover, whichever is the lesser. U.C.A. shall not include eaves overhangs, sun shading, awnings and the like where these do not relate to the clearly defined trafficable areas, nor shall it include connecting or isolated covered ways.

5.2 SCHEDULE

Please refer to Appendix A for a schedule of areas.

APPENDIX A:
Report Estimate

TAREE BASKETBALL STADIUM
ESTIMATE

Rider Levett Bucknall

LOCATION SUMMARY

Rates Current At April 2021

Ref	Location		Total Cost $
A	**SITE PREPARATION AND DEMOLITION WORKS**		**91,225**
B	**BUILDING WORKS**		
B1	MAIN WORKS		5,436,449
B2	CAFE OPTION		147,024
B3	MEZZANINE OPTION		245,105
	BUILDING WORKS		**5,828,578**
C	**EXTERNAL WORKS AND SERVICES**		**50,000**
	ESTIMATED NET COST		**5,969,803**
MARGINS & ADJUSTMENTS			
Builders Preliminaries		13.0%	776,077
Builders Margin		3.0%	202,379
Project Management Fees			Excl.
Design Fees			Excl.
Long Service Levy			Excl.
Project Contingency		5.0%	347,415
Authority Fees and Charges			Excl.
Land and Legal Fees			Excl.
Finance Cost and Interest Charges			Excl.
Staging / Phasing Costs			Excl.
Escalation			Excl.
Goods and Services Tax			Excl.
Project Net Cost			7,295,674
Retractable/collapsible seating; price advised by Starena dated 15 April 2021		21.4%	1,563,120
Rounding		0.0%	1,206
ESTIMATED TOTAL COST			**8,860,000**

Rider Levett Bucknall

LOCATION ELEMENT ITEM

A SITE PREPARATION AND DEMOLITION WORKS

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
AR	**ALTERATIONS AND RENOVATIONS**				
2	Allow for demolition of false wall at end of existing court	m²	259	80	20,720
74	Allowance for connection to existing facility	Item			20,000
	ALTERATIONS AND RENOVATIONS				**40,720**
XP	**SITE PREPARATION**				
1	Allow for clearance of site	m²	3,367	15	50,505
3	Site decontamination & remediation - EXCLUDED	Item			Excl.
80	Tipping fees to dispose excavated material - EXCLUDED	Item			Excl.
81	Removal of contaminated and hazardous materials - EXCLUDED	Item			Excl.
82	Rock excavation - EXCLUDED	Item			Excl.
83	Treatment of reactive soils and acid sulphate soils - EXCLUDED	Item			Excl.
84	Mine grouting and mine subsidence works - EXCLUDED	Item			Excl.
85	Dealing with heritage, cultural and archaeological artifacts / findings - EXCLUDED	Item			Excl.
	SITE PREPARATION				**50,505**
	SITE PREPARATION AND DEMOLITION WORKS				**91,225**

LOCATION ELEMENT ITEM

B BUILDING WORKS

B1 MAIN WORKS

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
AR	**ALTERATIONS AND RENOVATIONS**				
89	Allowance for sundry alterations and renovations	Item			10,000
	ALTERATIONS AND RENOVATIONS				**10,000**
SB	**SUBSTRUCTURE**				
4	Allowance for substructure including piers and footings	m²	3,366	150	504,900
86	Allowance for piles - EXCLUDED	Item			Excl.
	SUBSTRUCTURE				**504,900**
CL	**COLUMNS**				
5	Allowance for columns to portal frame	m²	3,366	40	134,640
	COLUMNS				**134,640**
UF	**UPPER FLOORS**				
7	Allowance for steel floor frames to match existing flooring	m²	3,366	250	841,500
50	Allowance for connection between existing slab and new including make good	m	112	25	2,800
	UPPER FLOORS				**844,300**
RF	**ROOF**				
10	Allowance for roof framing	m²	3,383	175	592,025
11	Allowance for roof cladding	m²	3,383	110	372,130
12	Allowance for roof plumbing & safety etc.	m²	3,383	60	202,980
37	Allowance for minor repairs to existing roof (allow 15% of existing roof)	m²	231	110	25,410
38	Allowance for connection to existing roof	m	113	50	5,650
	ROOF				**1,198,195**
EW	**EXTERNAL WALLS**				
40	Allowance for external wall type 1 to basketball courts; allow 150mm precast wall	m²	654	250	163,500
41	Allowance for external wall type 2 to basketball courts; allow lightweight Colorbond wall	m²	1,477	210	310,170
13	Allowance for external walls to ancillary areas	m²	333	280	93,240
14	E/O for aluminum frame glazed windows to ancillary areas - allow 30% of external walls	m²	111	330	36,630
	EXTERNAL WALLS				**603,540**
NW	**INTERNAL WALLS**				
16	Internal walls; allow lightweight partition walls	m²	611	185	113,035
	INTERNAL WALLS				**113,035**
NS	**INTERNAL SCREENS AND BORROWED LIGHTS**				
19	Court dividers / retractable wall in between courts - EXCLUDED	Item			Excl.
	INTERNAL SCREENS AND BORROWED LIGHTS				**Excl.**

LOCATION ELEMENT ITEM

B BUILDING WORKS

B1 MAIN WORKS (continued)

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
ND	**INTERNAL DOORS**				
17	Allowance for single leaf door	No	4	1,600	6,400
18	Allowance for double leaf door	No	3	2,000	6,000
	INTERNAL DOORS				**12,400**
WF	**WALL FINISHES**				
20	Lining to internal face of external wall	m²	1,960	80	156,800
79	Allowance for paint finish	m²	3,362	10	33,620
78	E/O allowance for wall tiles to wet areas; allow 1.2m	m²	155	50	7,750
21	Allowance for acoustic treatment to basketball courts internal walls	m²	1,784	110	196,240
	WALL FINISHES				**394,410**
FF	**FLOOR FINISHES**				
22	Allowance for sports flooring to basketball courts including line marking and finishing etc	m²	2,345	200	469,000
43	Allowance for floor finishes to toilet/change areas	m²	109	180	19,620
44	Allowance for floor finishes to store	m²	484	90	43,560
45	Allowance for floor finishes to walkways	m²	400	90	36,000
67	Allowance for floor finishes to office	m²	27	90	2,430
23	Allowance for futsal courts - EXCLUDED	Item			Excl.
	FLOOR FINISHES				**570,610**
CF	**CEILING FINISHES**				
65	Allowance for suspended ceiling to amenities and store	m²	594	100	59,400
66	Allowance for ceiling finish to office	m²	27	100	2,700
24	Allowance for suspended metal ceiling - EXCLUDED	Item			Excl.
	CEILING FINISHES				**62,100**
FT	**FITMENTS**				
26	Retractable / collapsible seating - Excluded from builder's cost	Item			Excl.
27	Electronic score board & timer	No	3	12,000	36,000
28	Allowance for statutory & directional signage	m²	3,366	5	16,830
51	Allowance for fitout to store	Item			10,000
52	Allowance for fitout to toilet / change	Lot	3	10,000	30,000
71	Allowance for sundry fitments	m²	3,366	10	33,660
73	Allowance for basketball rings per court	No	3	8,000	24,000
68	Allowance for fitout to office	Item			3,000
56	Loose furniture and FF&E - EXCLUDED	Item			Excl.
69	Allowance to refurbish existing amenities - EXCLUDED	Item			Excl.
	FITMENTS				**153,490**

LOCATION ELEMENT ITEM

B BUILDING WORKS

B1 MAIN WORKS (continued)

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
HS	**HYDRAULIC SERVICES**				
29	Allowance for hydraulic services	m²	3,366	60	201,960
	HYDRAULIC SERVICES				**201,960**
MS	**MECHANICAL SERVICES**				
33	Allowance for ventilation to building	m²	3,366	15	50,490
76	Allowance for air conditioning to office spaces - EXCLUDED	Item			Excl.
77	Allowance for air conditioning to stadium - EXCLUDED	Item			Excl.
87	Allowance for air conditioning to office spaces	Item			8,500
	MECHANICAL SERVICES				**58,990**
FP	**FIRE PROTECTION**				
30	Allowance for fire sprinklers - EXCLUDED	Item			Excl.
31	Allowance for fire extinguishers	No	3	350	1,050
32	Allowance for fire hose reel	No	3	3,100	9,300
	FIRE PROTECTION				**10,350**
LP	**LIGHT AND POWER**				
34	Allowance for lighting and power	m²	3,366	150	504,900
	LIGHT AND POWER				**504,900**
CM	**COMMUNICATIONS**				
35	Allowance for communications	m²	3,366	15	50,490
	COMMUNICATIONS				**50,490**
BW	**BUILDERS WORK IN CONNECTION WITH SERVICES**				
72	Builders work in connection with services (3%)	Item			8,139
	BUILDERS WORK IN CONNECTION WITH SERVICES				**8,139**
	MAIN WORKS				**5,436,449**

Rider Levett Bucknall

LOCATION ELEMENT ITEM

B BUILDING WORKS

B2 CAFE OPTION

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
SC	**STAIRCASES**				
6	Allowance for reinforced concrete staircase complete including finish, balustrade and handrail	M/R	3	3,600	10,800
	STAIRCASES				**10,800**
ED	**EXTERNAL DOORS**				
15	Allowance for pair doors & frame complete with hardware and paint to cafe	No	1	3,000	3,000
	EXTERNAL DOORS				**3,000**
NW	**INTERNAL WALLS**				
16	Internal walls; allow lightweight partition walls	m²	104	185	19,240
	INTERNAL WALLS				**19,240**
ND	**INTERNAL DOORS**				
17	Allowance for single leaf door	No	4	1,600	6,400
	INTERNAL DOORS				**6,400**
WF	**WALL FINISHES**				
79	Allowance for paint finish	m²	208	10	2,080
	WALL FINISHES				**2,080**
FF	**FLOOR FINISHES**				
43	Allowance for floor finishes to toilet/change areas	m²	12	180	2,160
46	Allowance for floor finishes to cafe	m²	99	150	14,850
	FLOOR FINISHES				**17,010**
CF	**CEILING FINISHES**				
55	E/o for ceiling finishes to cafe	m²	111	20	2,220
	CEILING FINISHES				**2,220**
FT	**FITMENTS**				
48	Allowance for fitout to cafe	Item			15,000
71	Allowance for sundry fitments	m²	112	10	1,120
56	Loose furniture and FF&E - EXCLUDED	Item			Excl.
88	Allowance for fitout to cafe kitchen - EXCLUDED	Item			Excl.
	FITMENTS				**16,120**
HS	**HYDRAULIC SERVICES**				
58	E/O allowance for hydraulic services to cafe	Item			10,000
	HYDRAULIC SERVICES				**10,000**
FP	**FIRE PROTECTION**				
30	Allowance for fire sprinklers - EXCLUDED	Item			Excl.
31	Allowance for fire extinguishers	No	1	350	350
32	Allowance for fire hose reel	No	1	3,100	3,100
	FIRE PROTECTION				**3,450**

LOCATION ELEMENT ITEM

B BUILDING WORKS

B2 CAFE OPTION (continued)

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
ES	**ELECTRICAL SERVICES**				
60	E/O allowance for electrical services to cafe	Item			10,000
	ELECTRICAL SERVICES				**10,000**
BW	**BUILDERS WORK IN CONNECTION WITH SERVICES**				
72	Builders work in connection with services (3%)	Item			704
	BUILDERS WORK IN CONNECTION WITH SERVICES				**704**
XL	**LANDSCAPING AND IMPROVEMENTS**				
8	Allowance for timber deck including structure	m^2	92	500	46,000
	LANDSCAPING AND IMPROVEMENTS				**46,000**
	CAFE OPTION				**147,024**

TAREE BASKETBALL STADIUM

ESTIMATE

LOCATION ELEMENT ITEM

B BUILDING WORKS

B3 MEZZANINE OPTION

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
CL	**COLUMNS**				
5	Allowance for columns to portal frame	m²	188	40	7,520
	COLUMNS				**7,520**
UF	**UPPER FLOORS**				
9	Allowance for timber floor and framing to first floor viewing area	m²	200	280	56,000
	UPPER FLOORS				**56,000**
SC	**STAIRCASES**				
36	Allowance for steel internal staircase complete including finish, balustrade and handrail	M/R	8	3,200	25,600
	STAIRCASES				**25,600**
NW	**INTERNAL WALLS**				
16	Internal walls; allow lightweight partition walls	m²	193	185	35,705
	INTERNAL WALLS				**35,705**
ND	**INTERNAL DOORS**				
17	Allowance for single leaf door	No	6	1,600	9,600
	INTERNAL DOORS				**9,600**
WF	**WALL FINISHES**				
79	Allowance for paint finish	m²	386	10	3,860
	WALL FINISHES				**3,860**
FF	**FLOOR FINISHES**				
47	Allowance for floor finishes to mezzanine	m²	200	90	18,000
	FLOOR FINISHES				**18,000**
FT	**FITMENTS**				
25	Balustrade to viewing deck	m	82	500	41,000
28	Allowance for statutory & directional signage	m²	188	5	940
70	Allowance for aluminium seating to mezzanine	Item			45,000
71	Allowance for sundry fitments	m²	188	10	1,880
56	Loose furniture and FF&E - EXCLUDED	Item			Excl.
	FITMENTS				**88,820**
FP	**FIRE PROTECTION**				
30	Allowance for fire sprinklers - EXCLUDED	Item			Excl.
	FIRE PROTECTION				**Excl.**
	MEZZANINE OPTION				**245,105**

LOCATION ELEMENT ITEM

C EXTERNAL WORKS AND SERVICES

Rates Current At April 2021

Ref	Description	Unit	Qty	Rate $	Total Cost $
XR	**ROADS, FOOTPATHS AND PAVED AREAS**				
54	Allowance for footpath relocation	Item			5,000
	ROADS, FOOTPATHS AND PAVED AREAS				**5,000**
XN	**BOUNDARY WALLS, FENCING AND GATES**				
62	Allowance for boundary walls and fencing - EXCLUDED	Item			Excl.
	BOUNDARY WALLS, FENCING AND GATES				**Excl.**
XB	**OUTBUILDINGS AND COVERED WAYS**				
64	Allowance for upgrades to existing netball facilities - EXCLUDED	Item			Excl.
	OUTBUILDINGS AND COVERED WAYS				**Excl.**
XL	**LANDSCAPING AND IMPROVEMENTS**				
75	Allowance for minor external works; to future design	Item			25,000
61	Allowance for landscaping - EXCLUDED	Item			Excl.
	LANDSCAPING AND IMPROVEMENTS				**25,000**
XW	**EXTERNAL WATER SUPPLY**				
57	Allowance for connection to existing	Item			10,000
	EXTERNAL WATER SUPPLY				**10,000**
XE	**EXTERNAL ELECTRIC LIGHT AND POWER**				
59	Allowance for connection to existing	Item			10,000
	EXTERNAL ELECTRIC LIGHT AND POWER				**10,000**
	EXTERNAL WORKS AND SERVICES				**50,000**

APPENDIX B:
Drawing Register

DRAWING REGISTER

Architectural documentation prepared by Health Architects received 2017:

- 40-7058-SK01 – Existing Site Plan
- 40-7058-SK02 – Proposed Site Plan
- 40-7058-SK03 – Proposed Ground Floor Plan
- 40-7058-SK04 – Proposed Level 1 Plan
- 40-7058-SK05 – Proposed Grandstand Layout
- 40-7058-SK06 – Proposed Ground Floor Plan Option 3

Architectural documentation prepared by Peddle Thorp received March 2021:

- 40-7058-SK000 – Concept Vision & Aspirations
- 40-7058-SK001 – ESD Principles
- 40-7058-SK005 – Existing Site Plan
- 40-7058-SK006 – Proposed Site Plan
- 40-7058-SK007 – Proposed Ground Floor Plan
- 40-7058-SK008 – Proposed Grandstand Layout
- 40-7058-SK009 – Proposed Elevations 01
- 40-7058-SK010 – Proposed Sections
- 40-7058-SK011 – Typical Subfloor Options

Electrical documentation prepared by Marline received March 2021:

- 12045-E-000 – Coversheet – Rev 2
- 12045-E-001 – Legend and Notes – Rev 2
- 12045-E-100 – Existing Site Reticulation – Rev 2
- 12045-E-110 – Proposed Site Reticulation – Rev 2
- 12045-E-200 – Ground Floor Power and Comms Sheet 1 – Rev 1
- 12045-E-201 – Ground Floor Power and Comms Sheet 2 – Rev 1
- 12045-E-300 – Ground Floor Lighting and Fire Detection Sheet 1 – Rev 1
- 12045-E-300 – Ground Floor Lighting and Fire Detection Sheet 2 – Rev 1

Hydraulic documentation prepared by Marline received March 2021:

- 12045-H-000 – Coversheet – Rev 2
- 12045-H-001 – Legend and Notes – Rev 2
- 12045-H-100 – Site Services – Rev 2
- 12045-H-200 – Ground Floor – Water and Gas Layout Sheet 1 – Rev 2
- 12045-H-201 – Ground Floor – Water and Gas Layout Sheet 2 – Rev 2
- 12045-H-300 – Ground Floor – Sanitary Drainage Sheet 1 – Rev 2
- 12045-H-301 – Ground Floor – Sanitary Drainage Sheet 2 – Rev 2

Mechanical documentation prepared by Marline received March 2021:

- 12045-M-000 – Coversheet – Rev 2
- 12045-M-001 – Legend and Notes – Rev 2
- 12045-M-200 – Ground Floor Ventilation Layout Sheet 1 – Rev 2

- 12045-M-201 – Ground Floor Ventilation Layout Sheet 2 – Rev 2
- 12045-M-202 – Roof Ventilation Layout Sheet 1 – Rev 2
- 12045-M-203 – Roof Ventilation Layout Sheet 2 – Rev 2

Mechanical documentation prepared by Marline received March 2021:

- 12045-M-000 – Coversheet – Rev 2
- 12045-M-001 – Legend and Notes – Rev 2
- 12045-M-200 – Ground Floor Ventilation Layout Sheet 1 – Rev 2
- 12045-M-201 – Ground Floor Ventilation Layout Sheet 2 – Rev 2
- 12045-M-202 – Roof Ventilation Layout Sheet 1 – Rev 2
- 12045-M-203 – Roof Ventilation Layout Sheet 2 – Rev 2

Roof framing documentation prepared by Health Architects received March 2021:

- 40-7058-SK007 – Proposed Ground Floor Plan
- 40-7058-SK010 – Proposed Sections

Structural documentation prepared by Marline received March 2021:

- NL170290-S01.01 – Structural Cover Sheet and Drawing Schedule – Rev 1
- NL170290-S02.01 – Foundation Plan Overall – Rev 1
- NL170290-S02.02 – Foundation Plan Part A – Rev 1
- NL170290-S02.03 – Foundation Plan Part B – Rev 1
- NL170290-S02.04 – Foundation Plan Part C – Rev 1
- NL170290-S02.05 – Foundation Plan Part D – Rev 1
- NL170290-S03.01 – Ground Framing Plan Overall – Rev 1
- NL170290-S03.02 – Ground Framing Plan Part A – Rev 1
- NL170290-S03.03 – Ground Framing Plan Part B – Rev 1
- NL170290-S03.04 – Ground Framing Plan Part C – Rev 1
- NL170290-S03.05 – Ground Framing Plan Part D – Rev 1
- NL170290-S03.06 – Foundation and First Floor Framing Details – Rev 1
- NL170290-S04.01 – Roof Framing Plan – Rev 1
- NL170290-S05.01 – Roof / Wall Framing Elevations (Stage 1) – Rev 1

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