

**Supplementary  
Submission  
No 128a**

## **INQUIRY INTO THE BUILDING THE EDUCATION REVOLUTION PROGRAM**

**Organisation:** Cassilis Public School P&C  
**Name:** Mr Phillip Morton  
**Position:** Spokesperson  
**Date received:** 18/06/2010

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Tendered by Ross Craven  
18/06/10 \$ received by Shu-fang Wei

## Inquiry into the Primary Schools for the 21<sup>st</sup> Century Program Cassilis Public School

1. There was no written information forthcoming to the school between June 2009 and February 2010, and then only because of our querying the situation. There had been verbal information, some of which was inaccurate, and some assurances of things to happen did not occur.
2. Wash shed was demolished without warning and without the supply of temporary alternate washing / drinking facilities in mid February – days of 40°C+.
3. No bubblers initially included in revised plan – and only one wash basin in each toilet – many days of summer in Cassilis are 45°C+. Even with the newest revisions, the old bubblers / taps still attached to the old water trough are to be used and attached to the new brick building.
4. Heritage Impact Statement done without any school input – did not know that anyone had been to the school to do such an assessment.
5. Hunter Regional Environmental Plan 1989 (Heritage) shows its compliance and comments referring to Wollombi Public School.
6. BLL Information Pack was handed to the school on 22APR10 by DET representative, John Zavolokin. This was supposed to be issued by BLL at the commencement of the project (we are a Round One school – project was originally set to be completed DEC09-JAN10). Costings for the project were included in this package.
7. It is stated that the new building 'is to fit in with the current style and colours of the existing buildings'. We have a dark brick toilet (nothing else at our school is brick) with light grey colourbond roofing (school roofing in light green), and smoky blue colourbond fascia on the front and rear of the toilet block (our buildings are a cream with green trim).
8. The builder has now been instructed by BLL not to discuss any aspect of the project with personnel at the school. When I made enquiries of BLL, I was informed that because the DET IPO had been involved, BLL would only be able to notify me of any aspect once it had been ratified by the DET.



Ross Craven JP  
Principal / NSWTF Representative  
Cassilis Public School  
18 June 2010

| 1527 CASSILIS PUBLIC SCHOOL (PROJECT - Core 1 Toilet Block) |  |                  |                      |
|---|--|------------------|----------------------|
| Website Headings  | Item Description   | Detail Breakdown | Website Cost Summary |
| Design Doc, Field Data, Site Management                     | Statutory Planning, Design, Documentation and Certification Costs  | 24,111           | 45,027               |
|   | Field Data Capture   | 1,000            |                      |
|   | Site Supervision   | 12,618           |                      |
|   | Profit Margin  | 7,298            |                      |
| Preliminaries   | Preliminaries comprising Site Establishment and Dis-Establishment, Site Accommodation, Site Labour, Temporary Works, Site Fencing, Security and the like | 8,086            | 8,086                |
| Substructure  | Earthworks   | 2,091            | 11,534               |
|   | Termite Control  | 0                |                      |
|   | Concrete   | 9,443            |                      |
|   | Masonry  | 0                |                      |
| Superstructure  | Concrete   | 1,503            | 98,944               |
|   | Roof Structure   | 8,910            |                      |
|   | Timber Flooring  | 0                |                      |
|   | Light Steel Framing  | 3,266            |                      |
|   | Structural Steel   | 0                |                      |
|   | Light Timber Framing   | 0                |                      |
|   | Masonry  | 16,340           |                      |
|   | Roofing  | 14,098           |                      |
|   | Cladding   | 977              |                      |
|   | Doors; Security & Cubical  | 3,842            |                      |
|   | Overhead Doors   | 0                |                      |
|   | Windows and Glazing & or Metal Louvers   | 2,034            |                      |
|   | Hardware   | 848              |                      |
|   | Ceilings   | 2,684            |                      |
|   | Terrazzo: Toilet Partitions  | 13,972           |                      |
|   | Plastering and Linings   | 0                |                      |
|   | Tiling   | 6,786            |                      |
|   | Resilient Finishes   | 0                |                      |
|   | Carpet   | 0                |                      |
|   | Painting   | 605              |                      |
|   | Metal Fixtures   | 0                |                      |
|   | Timber Fixtures  | 0                |                      |
|   | Miscellaneous Fixtures and Furniture   | 8,221            |                      |
|   | Signs and Display  | 170              |                      |
|   | Extinguishers and Blankets   | 0                |                      |
|   | Hydraulic Services   | 13,334           |                      |
| Mechanical Services   | 0  |                  |                      |
| Electrical Services   | 1,356  |                  |                      |
| Lifts   | 0  |                  |                      |
| Site Works  | Demolition   | 15,312           | 33,420               |
|   | Site Preparation & Bulk Earthworks   | 7,955            |                      |
|   | External Works - Excluding Power Upgrade   | 3,560            |                      |
|   | External Works - Power Upgrade   | 0                |                      |
|   | Landscaping  | 6,594            |                      |
| Site Services   | Site Electrical Services   | 36,394           | 39,008               |
|   | Site Hydraulic Services  | 2,614            |                      |
| Design and price risk                                       | Design and price risk  | 11,252           | 11,252               |
| <b>Total excl GST</b>                                       |  | <b>247,270</b>   | <b>247,270</b>       |
| <b>Total incl GST</b>                                       |  | <b>271,997</b>   | <b>271,997</b>       |

|                             |                             |                |                |
|-----------------------------|-----------------------------|----------------|----------------|
| <b>Commonwealth Budget</b>  |                             | <b>250,000</b> | <b>250,000</b> |
| IPO Project Management Cost | IPO Project Management Cost | -3,250         | -3,250         |
| IPO Contingency             | IPO Contingency             | -12,500        | -12,500        |
| MC Incentive Fee            | MC Incentive Fee            | -3,677         | -3,677         |
|                             |                             | <b>230,573</b> | <b>230,573</b> |
| GST                         |                             | 23,057         | 23,057         |
| <b>Funding Available</b>    |                             | <b>253,630</b> | <b>253,630</b> |
| Additional Funding          |                             | 18,367         | 18,367         |
| <b>ECS Approved</b>         |                             | <b>271,997</b> | <b>271,997</b> |

The Managing Contractor is only paid the lesser of either the actual costs incurred or up to 105% of the benchmark value. The Managing Contractor has to cover any costs that exceed 105% of the benchmark value. More information on the checks and balances that are in place to deliver value for money is available at: <http://www.ber.nsw.gov.au/index.php/primary-schools-for-the-21st-century/p21-value-for-money/>.

**Copies of all quotes obtained relating to this project.**

To ensure value for money, the project was competitively tendered to seven builders. A summary of the tender results is included in the table below.

The breakdown of the estimated costs of the project is included in Tab A. These estimated costs are based on the successful tender from For Constructions. The breakdown in Tab A includes estimated costs for design, the managing contractor's costs and contingency.

|                                  | For Constructions | Integrated Program Office | For Constructions | Integrated Program Office |   |   |   |
|----------------------------------|-------------------|---------------------------|-------------------|---------------------------|---|---|---|
| Initial Tender Price             | 389,378           | 356,891                   | 189,905           | 199,933                   | - | - | - |
| Adjustments to Tender Price      | 4,208             | 3,857                     | 2,086             | 2,197                     | - | - | - |
| Total Subcontractor Costs ex GST | 393,586           | 360,748                   | 191,991           | 202,130                   |   |   |   |

**Written confirmation that the two existing toilet blocks remain and will be maintained to a satisfactory standard.**

The IPO has confirmed that the existing toilet facilities will remain.

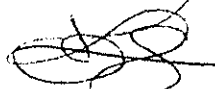
**What consideration, if any, has been given to our school surroundings and heritage?**

A Heritage Impact Statement was prepared, in accordance with the methodology set out in the NSW Heritage Manual, by Tanner Architects. The location of the facility was selected in consultation with the School Principal. The building's colour and materials palette has been selected to harmonise with the existing buildings. The colour of the face brickwork is Pearl Grey, metal wall cladding is Colorbond Blue Ridge and the roof sheeting is grey shade called Colorbond Windspray.

Bovis Lend Lease has been instructed by the IPO to proceed with construction of the new toilet block incorporating the inclusions noted above.

I hope you find my comments adequately address your queries. Our project team has constantly held the intention to achieve the best outcome for the school, within the guidelines of the BER program. We look forward to continuing to work with the Cassilis Public School community to deliver this project.

Yours sincerely



**Peter Groenewegen**  
Project Manager – Building the Education Revolution  
Bovis Lend Lease

cc: Ross Craven, Principal, Cassilis Public School  
Alan Nelson, Authorised Person, Integrated Program Office  
Ian Wilson, Senior Project Manager, Bovis Lend Lease



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18106100 received by Sko fang Wei

