



CITY of PERTH

Lord Mayor and Councillors,

**NOTICE IS HEREBY GIVEN** that the next meeting of the **Works and Urban Development Committee** will be held in Committee Room 1, Ninth Floor, Council House, 27 St Georges Terrace, Perth on **Tuesday, 7 July 2015 at 5.30pm.**

Yours faithfully

GARY STEVENSON PSM  
CHIEF EXECUTIVE OFFICER

2 July 2015

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**Committee Members:**

**Members:**

Cr Limnios (Presiding Member)  
The Lord Mayor  
Cr McEvoy

**1<sup>st</sup> Deputy:**

Cr Butler

**2<sup>nd</sup> Deputy:**

Cr Yong



Please convey apologies to Governance on 9461 3250  
or email [governance@cityofperth.wa.gov.au](mailto:governance@cityofperth.wa.gov.au)

# EMERGENCY GUIDE

Council House, 27 St Georges Terrace, Perth



CITY of PERTH

The City of Perth values the health and safety of its employees, tenants, contractors and visitors. The guide is designed for all occupants to be aware of the emergency procedures in place to help make an evacuation of the building safe and easy.

## BUILDING ALARMS

Alert Alarm and Evacuation Alarm.

### ALERT ALARM

**beep beep beep**

All Wardens to respond.

Other staff and visitors should remain where they are.



## EVACUATION ALARM/PROCEDURES

**whoop whoop whoop**

On hearing the Evacuation Alarm or on being instructed to evacuate:

1. Move to the floor assembly area as directed by your Warden.
2. People with impaired mobility (those who cannot use the stairs unaided) should report to the Floor Warden who will arrange for their safe evacuation.
3. When instructed to evacuate leave by the emergency exits. **Do not use the lifts.**
4. Remain calm. Move quietly and calmly to the assembly area in **Stirling Gardens** as shown on the map below. Visitors must remain in the company of City of Perth staff members at all times.
5. After hours, evacuate by the nearest emergency exit. **Do not use the lifts.**

### EVACUATION ASSEMBLY AREA



**A** Assembly Area

**AA** Alternate Assembly Area

# **WORKS AND URBAN DEVELOPMENT COMMITTEE**

**Established:** 17 May 2005 (Members appointed 22 October 2013)

**Members:**

Cr Limnios (Presiding Member)  
The Lord Mayor  
Cr McEvoy

**1<sup>st</sup> Deputy:**

Cr Butler

**2<sup>nd</sup> Deputy:**

Cr Yong

**Quorum:**

Two

**Expiry:**

October 2015

**TERMS OF REFERENCE:**

[Adopted OCM 04/06/13]

To oversee and make recommendations to the Council on matters related to:

1. works required to construct, upgrade and maintain streets, footpaths, thoroughfares and other public places, including streetscape upgrades, landscaping initiatives and directional signage and graffiti;
2. design, construction and upgrading of parks, reserves, recreational and civic amenities and facilities and Council owned buildings, excluding Council House, the Perth Town Hall, City of Perth Public Lending Library and the Perth Concert Hall;
3. the façade lighting of buildings;
4. waste management.

**This meeting is not open to members of the public**

# **WORKS AND URBAN DEVELOPMENT COMMITTEE 7 JULY 2015**

## **ORDER OF BUSINESS**

### **1. Declaration of Opening**

In the absence of the Presiding Member, Chief Executive Officer to open meeting and in accordance with Section 5.14 of the *Local Government Act 1995*, seek nominations for a Committee member to preside over the meeting.

### **2. Apologies and Members on Leave of Absence**

Approved Leave of Absence:  
Cr Limnios

### **3. Confirmation of Minutes – 16 June 2015**

### **4. Correspondence**

### **5. Disclosure of Members' Interests**

### **6. Reports**

### **7. Motions of which Previous Notice has been Given**

### **8. General Business**

#### **8.1. Responses to General Business from a Previous Meeting**

- **Removal of Raine Square Bridge**

At the Works and Urban Development Committee meeting held on 16 June 2015, the Lord Mayor requested information on the communications plan for the removal of the Raine Square Bridge.

The Director City Services advises that the draft communications plan is being developed and will be finalised once a starting date for the project has been approved. Details of the plan will be provided to the Committee members when available.

**(Cont'd)**

- **Barrack Square – Barrack Street Works**

At the Works and Urban Development Committee meeting held on 16 June 2015, the Lord Mayor requested that the City action urgent communications with stakeholders and affected traders on Barrack Street, between Hay and Murray Streets, and Barrack Square regarding the current works. The Director City Planning and Development advised that the matter will be investigated and an update will be provided at the Committee meeting.

- **Access to affected local business on Wellington Street (near Bennett Street)**

At the Works and Urban Development Committee meeting held on 16 June 2015, the Lord Mayor requested information on how long there will be restricted access on Wellington Street (near Bennett Street). The Director City Planning and Development advised that the matter will be investigated and an update will be provided at the Committee meeting.

## **8.2. New General Business**

## **9. Items for Consideration at a Future Meeting**

### **Outstanding Reports:**

- Northbridge Piazza Screening Wall – Detailed Costings for Enhancement (Raised 18/08/14 and updated by DCI 10/02/15).
- Identification and Improvement of “Neglected” Public Realm Spaces (Raised 04/11/14).
- Beautification of the city – Landscaping Options (Raised 05/05/15).

## **10. Closure**

# INDEX OF REPORTS

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## ITEM NO: 1

### HEIRISSON ISLAND – MEMORANDUM OF UNDERSTANDING BETWEEN CITY OF PERTH AND HEIRISSON ISLAND SCULPTURE PARK COMMITTEE

#### **RECOMMENDATION:**

**(APPROVAL)**

#### ***That Council:***

- 1. endorses the Memorandum of Understanding between the Heirisson Island Sculpture Park Committee and the City of Perth, as detailed in Schedule 1; and***
- 2. authorises the Chief Executive Officer and the Lord Mayor to execute this agreement.***

#### **BACKGROUND:**

FILE REFERENCE: P1021567  
REPORTING UNIT: City Design  
RESPONSIBLE DIRECTORATE: City Planning and Development  
DATE: 25 June 2015  
MAP / SCHEDULE: Schedule 1 – Draft Memorandum of Understanding

On 26 August 2014 the Heirisson Island Sculpture Park (HISP) Committee tabled a draft Memorandum of Understanding (MOU) at a briefing session of Elected Members regarding the concept of developing a sculpture park.

At its meeting on **7 October 2014**, Council received a progress report on Heirisson Island and authorised the Chief Executive Officer to finalise the MOU. It was further noted that a final report would be presented back to Council for consideration.

#### **LEGISLATION / STRATEGIC PLAN / POLICY:**

**Integrated Planning  
and Reporting  
Framework  
Implications**

**Corporate Business Plan**  
Council Four Year Priorities: Getting Around Perth  
S4 Enhanced accessibility in and around the City  
including parking.

## **DETAILS:**

Discussions have occurred between the City of Perth and HISP and a final draft of the MOU has been agreed. The final MOU is attached as Schedule 1. Key points in the MOU include:

- describing a shared vision;
- recognising the City's 2013 revised Masterplan as a guiding framework;
- acknowledging the role HISP have played in promoting the concept;
- establishing key principles around maintaining public space and access;
- the collaborative relationship between the City and HISP;
- recognising the cultural importance of the site to Aboriginal people;
- the need for both parties to seek funding options;
- recognising that the delivery of a pedestrian bridge is a critical 'first step'; and
- terms and limitations.

It is noted that the initial term of the MOU is five years.

## **FINANCIAL IMPLICATIONS:**

There are no direct financial implications associated with this report.

## **COMMENTS:**

The establishment of a MOU between the City and HISP is seen as another step forward in developing a long held vision into reality. In particular, the HISP committee see great value in the document in consolidating their role in the potential future activities on the island and in their quest to attract support and sponsorship for artwork.





## MEMORANDUM OF UNDERSTANDING

between

**THE CITY OF PERTH (“CITY”)**

and

**HEIRISSON ISLAND SCULPTURE PARK INC. (“HISP”)**

*The City and HISP have been working together for several years to promote and establish a world-class sculpture park on Heirisson Island. The City and HISP now wish to record their understanding and confirm the framework and principles of their ongoing relationship in this non-binding document.*

### SHARED VISION

1. The City and HISP intend to establish the Heirisson Island Sculpture Park as a major outdoor arts attraction for residents and visitors to Perth. It will exhibit international standard sculpture and be a place of delicate environmental detail.
2. With installations from some of the world’s most exciting and innovative artists, the Sculpture Park will provide an unparalleled cultural experience, combining contemporary art with the beauty of this understated, quiet landscape at the gateway to Perth City. .
3. The Sculpture Park development presents opportunities to recognise and celebrate the Aboriginal heritage associated with the Heirisson Island area. The Sculpture Park will celebrate the collective spirit of all Australians. In particular, the artworks will exemplify the spirit of resourcefulness, creativity, determination and resilience as themes that have characterised the history, development and growth of Australia.
4. Heirisson Island has the potential to become one of the world’s best sculpture parks and an international arts tourism destination.

### CURRENT STATUS

5. Heirisson Island is Crown land vested in and maintained by the City.
6. The City’s April 2013 master plan for Heirisson Island identifies the Sculpture Park as an integral part of the future use and community amenity of the island. .

7. HISP has promoted the Sculpture Park to a wide variety of stakeholders and supporters, and has received positive responses at State Ministerial and departmental levels.
8. As a result of HISP identifying the Burswood Park Trust as a possible source of funding and having undertaken preparatory work, the State Government has made available to the City the amount of \$5,000,000 (through the Burswood Park Board) for use in the development of Heirisson Island for the purposes of the Sculpture Park.

## **PRINCIPLES OF MUTUAL INTEREST**

9. The City and HISP agree that the following principles are intended to apply to the establishment and ongoing operation of the Sculpture Park:

### **(a) Sculpture Park:**

- The Sculpture Park is to be a freely accessible public open space.
- The island is an ‘open canvas’, providing both a stage and inspiration for sculpture. Initial earthwork should be minimal and flexible in design, allowing future modifications to integrate or complement installations, thus creating a close relationship between art and the landscape.
- Decisions in relation to artworks and their installation that form part of the Sculpture Park and ongoing commissioning, development and review will be undertaken by a curatorial committee or body to be formed of suitably qualified representatives from different stakeholders, which shall include a HISP nominee.
- The City and HISP will work together on the development of suitable governance, management and curatorial frameworks to achieve the foregoing.
- Agreed actions of the curatorial committee will align with, maintain and support the foregoing Shared Vision.

### **(b) Aboriginal Consultation and Involvement**

Engagement with local groups will continue to be undertaken through the Department of Aboriginal Affairs and the South West Land and Sea Council to ensure on-going and effective communication and meaningful involvement at all stages.

### **(c) Funding:**

- In addition to Item 8 above, funding will be sought from a wide range of public and private sources, including all levels of government and government agencies, corporate sponsors and donors and individual benefactors.
- The City and HISP will identify and pursue options for receiving funds and donations, such as utilising the Perth Art Foundation with its existing deductible gift recipient status.
- HISP will continue to work with the City in identifying potential funding sources for all aspects of implementing the masterplan, including pedestrian bridges.

### **(d) Sculpture Park Footbridge:**

- Safe and easy pedestrian access to Heirisson Island is a critical step in establishing the Sculpture Park. The City’s 2013 master plan recognises the need for a footbridge between Point Fraser and the island. A pedestrian bridge could be an imaginative and welcoming

symbol to access the Sculpture Park and the first piece of sculpture that visitors encounter. It would also restore the historic role of the area as a safe river crossing point

- This bridge could form part of a strategic pedestrian/cycle connection between the City and Victoria Park, replacing the sub-standard shared path across the Causeway. The City will continue to progress a potential joint project with Department of Transport.

## **WORKING TOGETHER**

10. The City and HISP agree to regular and open lines of communication and to inform each other of any new developments, ideas and efforts relevant to the Sculpture Park.
11. HISP will continue to welcome an Elected Member of the City to the Board of HISP.
12. HISP will continue to invite officers of the City to attend monthly meetings to report on progress and share plans and initiatives.
13. If requested by either the City or HISP, the other party will provide reasonable support and assistance in relation to any submission to or meeting with other parties for the purpose of promoting the Sculpture Park.
14. The City and HISP agree to maintain the momentum towards the implementation of the 2013 Master Plan as the first priority for the development of Heirisson Island.

## **TERM AND LIMITATIONS**

15. This MOU will operate for an initial period of five years, at the expiration of which the City and HISP will determine whether it is to be extended by mutual agreement. This MOU may be terminated by either party by giving written notice to the other party.
16. Nothing in this MOU is to be considered to be a commitment or obligation on the part of the City or HISP to fund the Sculpture Park or any part thereof.
17. This MOU records the current understanding and intentions of the parties but does not create any legally binding obligations. The parties acknowledge and agree that:
  - (a) no reliance shall be placed on the MOU;
  - (b) the MOU creates no rights in favour of either party;
  - (c) nothing in this MOU is intended to fetter the parties in the performance of their functions and powers in the ordinary course; and
  - (d) nothing in this MOU provides a party with the power or authority to enter into any agreement or other arrangement on behalf of or otherwise bind the other party to any matter contemplated by this MOU or otherwise.

SIGNED this **XXX** day of **XXX** 2015

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**The Right Honourable Lisa Scaffidi**  
**Lord Mayor of Perth**

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**Angus Jones**  
**Chairman**  
**Heirisson Island Sculpture Park Inc.**

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**Gary Stevenson**  
**Chief Executive Officer**  
**City of Perth**

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**Joanna Box**  
**Secretary**  
**Heirisson Island Sculpture Park Inc.**

## ITEM NO: 2

### PERTH CITY LINK – KINGS SQUARE: ACCEPTANCE OF CONTRIBUTED ASSETS

**RECOMMENDATION:**

**(APPROVAL)**

***That Council:***

- 1. notes the current estimated asset values and financial implications of accepting the first phase of contributed assets from the Perth City Link – Kings Square private development;***
- 2. approves the acceptance of the first phase of contributed assets for the Perth City Link – Kings Square private development being Telethon Avenue, Mall Reserve and KS2 Wellington Street frontage; and***
- 3. notes the submission of a second report to Council on the final contributed assets from the Perth City Link – Kings Square private development once construction has been completed.***

**BACKGROUND:**

FILE REFERENCE:	P1029786#09
REPORTING UNIT:	Contracts & Asset Management Services
RESPONSIBLE DIRECTORATE:	City Infrastructure and Enterprises
DATE:	22 June 2015
MAP / SCHEDULE:	Schedule 2 – Perth City Link Precinct Map Schedule 3 – Kings Square Sub-Precinct Map Schedule 4 – Assets, Estimated Values and Associated Costs.

The Perth City Link (PCL) (Schedule 2) is one of three major project developments or precincts that the Metropolitan Redevelopment Authority (MRA) has within the city, which will connect the city with Northbridge given the sinking of the railway line and Wellington Street Bus Station. The 13.5 hectare site is bounded by Wellington Street in the south, the Freeway to the west, Roe Street on the north and the Horseshoe Bridge (William St) to the east creating a significant transit hub and a new CBD destination with housing, shops, restaurants, offices and public open spaces.

The Kings Square sub-precinct of PCL is a private development by Leighton Property which extends on the Wellington Street frontage from Little Milligan Street to King Street (see Schedule 3) and has a small number of public realm assets to be contributed to the City. The sub-precinct will contribute to the City the key assets of:

- Telethon Avenue;
- A Mall Reserve between three office buildings;
- Wellington Gardens, a small public open space; and
- Three sections of upgraded Wellington Street frontage at KS1, KS2 and KS4.

This report seeks Council consideration and approval to accept some of these assets under Policy 9.15 Contributed Assets. Given the timing of construction and staged completion of the assets within the sub-precinct it is recommended Council consider the acceptance of Perth City Link- Kings Square assets in two parts or separate Council Reports:

- Part 1 is the subject of this Report: Telethon Avenue, Mall Reserve and one portion of the Wellington Street frontage at KS2: and
- Part 2, a future Report to Council: Wellington Gardens and the remaining two portions of Wellington Street frontage.

#### **LEGISLATION / STRATEGIC PLAN / POLICY:**

##### **Integrated Planning and Reporting Framework Implications**

##### **Corporate Business Plan**

Council Four Year Priorities: Major Strategic Investments

S1 Ensure that major developments effectively integrate into the city with minimal disruption and risk

1.3 Establish site specific agreements and manage transition of Perth City Link Precinct

##### **Policy**

Policy No and Name: 9.12 Asset Management Policy  
9.15 Contributed Asset Policy

#### **DETAILS:**

The PCL Kings Square is private development by Leighton Property over multiple land holdings including DEXUS and Seven Entertainment. The City through the placement of a Construction Liaison Engineer onsite has been able to witness the construction of the assets to be gifted to the City, termed contributed assets, to monitor quality and gain an understanding of the nature of the infrastructure for future servicing and maintenance needs.

Telethon Avenue has been completed by the Contractors and inspections undertaken by the City has deemed it fit for purpose and fully operational to be accepted as a contributed asset. In addition the Certificate of Title has been issued. The short 185m road will remain a no through road for the foreseeable future until the

extension of Little Milligan Street is constructed northwards as part of future MRA works. The City has put in place specialised traffic management arrangements to ensure the road is used safely and appropriately by authorised users. A Bond or Bank Guarantee is held by the City for the road relating to the Deferral of selected Subdivision Conditions. It is anticipated that a lessor bank guarantee for 5% retention will be held by the City given the reduction of outstanding works at the appropriate time.

The Mall Reserve is 57.5m in length and paved in granite, with alfresco areas, planter boxes and seating provided within the restricted trafficable area. The City will be entering into a Heads of Agreement with one Building Owner to allow separate access to the Mall area via retractable bollards. Separate Reports to Council will address respectively the Mall Reserve Heads of Agreement and advertising the change of purpose for the Title from Road Reserve to Mall Reserve. The Mall has not yet been completed, however given it is nearing completion and that the City has undertaken an initial first inspection, it is considered appropriate to include these assets within this Report.

A section of Wellington Street frontage has also been completed for handover to the City, with 54m of footpath affronting the KS2 building considered fit for purpose. Beneath this section of footpath (one of three sections to be gifted to the City) is a flood alleviation water tank which will also be given to the City as a contributed asset.

All three of these sections are further described in Schedule 4 which provides details of the associated assets also within the areas such as CCTV, drainage, lighting, seating, rubbish bins and bike racks (i.e. street furniture).

## **FINANCIAL IMPLICATIONS:**

Given final cost estimates will not be provided to the City until the final Asset Handover Requirements Package is submitted by Leighton Property post the completion of the sub-precinct public realm assets, preliminary values have been estimated from Budget Cost Estimates provided by Leightons for the majority of assets. As outlined in Schedule 4 the current estimated values (excluding GST) of these contributed assets for Council consideration can be summarised as follows with a total cost estimated to be \$3,813,500:

- Telethon Avenue \$2,152,000;
- Mall Reserve \$1,321,500 (excluding Art Work); and
- KS2 Wellington Street Frontage \$340,000 (excluding Underground Tank).

In addition Asset Custodians and Maintainers (i.e. respective City of Perth Business Units) have provided an estimated annual cost for servicing and maintenance (estimated \$141,300), in addition to any replacement costs (estimated \$40,000) within the 10 year horizon of the financial plan. These costs are summarised as:

<b>Sections of PCL – Kings Square</b>	<b>Servicing and Maintenance Costs (Annual)</b>	<b>Replacement Costs*</b>
Telethon Avenue	\$76,910	\$25,000
Mall Reserve	\$32,450	\$10,000
KS2 Wellington St Frontage	\$13,500	\$5,000
<b>SUB TOTAL</b>	<b>\$122,860</b>	<b>\$40,000</b>
<b>SUB TOTAL (Including 15% Admin Overhead)</b>	<b>\$141,300</b>	
<b>TOTAL (Including 5% Associated Services Overhead)</b>	<b>\$147,450</b>	

Note: \* Compliance Assets to be replaced every 4 years.

A nominal 5% overhead has also been applied to estimate the cost of other associated services that may be incurred such as compliance activities within the precinct (eg Rangers, Parking enforcement). Therefore the total servicing and maintenance costs are estimated to be \$147,450 annually. These servicing and maintenance costs have been factored into the 2015/16 Budget across the respective Business Units.

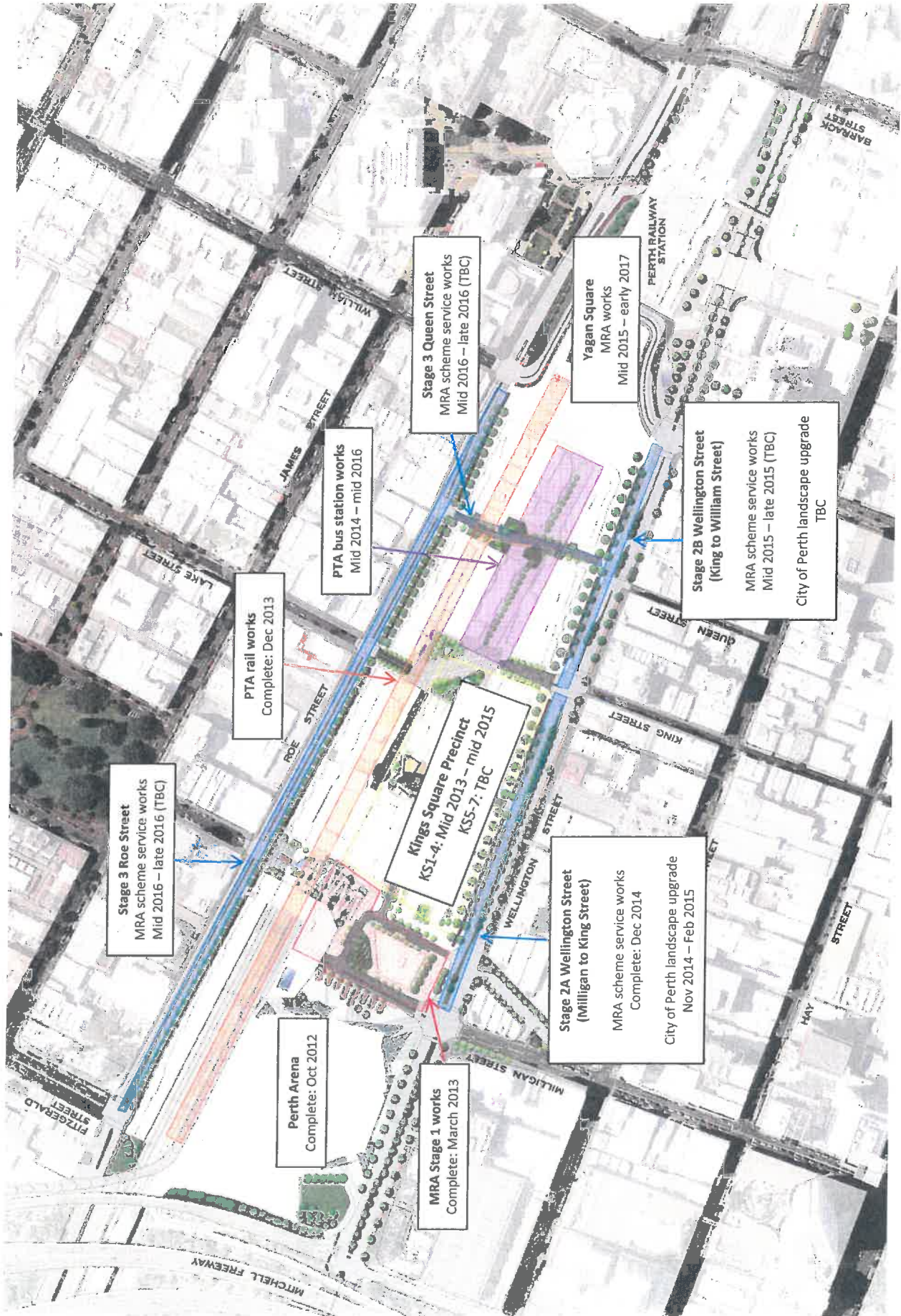
#### **COMMENTS:**

Under Policy 9.15 Contributed Assets, Council approval is required to accept contributed assets over the value of \$500,000 and be advised of any future liabilities and financial implications. This Report recommends the acceptance of these assets noting the impacts associated with servicing and maintenance costs over the coming 10 year period.

Upon completion of the remaining assets within the sub-precinct a second Report will be submitted to Council to seek approval to accept the remaining contributed assets. If any significant variation in asset values or associated costs should become evident as part of the analysis of the final Asset Handover Requirements Package from Leighton Property, the Council will be advised.



# Perth City Link





- Application Boundary
- Detail Areas

MRA Project	Asset Class	Asset Description	Quantum	Estimated Asset Value Total*	Asset Handover Date	Date of Service Commencement	Estimated Servicing and Maintenance (pa)	Asset Replacment Cost (2015-2025)	Useful Life^
PERTH CITY LINK Kings Square	Telethon Avennue								
	Infrastructure - Roads	Road (asphalt)	1184m2	\$97,900	Jun-2015	Jun-2015	\$7,226		25
	Infrastructure - Drainage	Pipes	307m	\$272,900	Jun-2015	Jun-2015	\$7,040		80
		Manholes & Structure	24		Jun-2015	Jun-2015			80
	Infrastructure - Paths	Footpaths & Kerbs (granite)	1582.58m2	\$1,171,700	Jun-2015	Jun-2015	\$11,924		40
		Parking Bays (cobble pavement)			Jun-2015	Jun-2015			40
	Infasructure -PALS	Trees (pit)	8	\$193,400	Jun-2015	Jun-2015	\$840		50
		Garden trees (seating)	10		Jun-2015	Jun-2015	\$1,050		50
	Infrastructure -Lighting	Lamp Columns (inc conduit)	9	\$242,350	Jun-2015	Jun-2015	\$33,703		20
	Infrastructure - Compliance	CCTV	5	\$48,550	Jun-2015	Jun-2015	\$5,000	\$25,000	4
	Infrastructure - Street Furniture	Bike Racks	4	\$125,200	Jun-2015	Jun-2015	\$10,130		10
		Rubbish Bins	3		Jun-2015	Jun-2015			10
		Seating (timber)	10		Jun-2015	Jun-2015			
		Sub Total (1)		\$2,152,000	Sub Total (1)		\$76,912	\$25,000	
	Mall Reserve								
	Infrastructure - Paths	Footpath (granite)	641m2	\$435,177	Jul-2015	Jul-2015	\$7,322		40
		stairs	1						30
	Infrastructure - Drainage	Aco Drains	101.62m	\$96,723	Jul-2015	Jul-2015	\$4,323		80
	Infrastructure - Roads	Road (granite)	288	\$207,940	Jul-2015	Jul-2015	\$2,691		40
	Infrastructure -Lighting	Lamp Columns (inc conduit)	2	\$100,229	Jul-2015	Jul-2015	\$7,490		20
	Infrastructure - Compliance	CCTV	2	\$46,537	Jul-2015	Jul-2015	\$2,000	\$10,000	4
	Infrastructure - Street Furniture	Seating (timber)		\$209,515	Jul-2015	Jul-2015	\$6,220		20
		Bollards (fixed)	2		Jul-2015	Jul-2015			20
		Rubbish Bins	1		Jul-2015	Jul-2015			10
		retaining wall	138m		Jul-2015	Jul-2015			10
		Bollards (retractable)	3		Jul-2015	Jul-2015			20
	Infrastructure - PALS	Planter Boxes	6	\$225,373	Jul-2015	Jul-2015	\$2,407		
		Trees (pit)	5		Jul-2015	Jul-2015			50
		garden bed	54m2		Jul-2015	Jul-2015			50
	Art	Suspended above Mall	104m	Unknown	Jul-2015	Jul-2015			
		Sub Total (2)		\$1,321,493	Sub Total (2)		\$32,453	\$10,000	
	KS2 Wellington St Frontage								
	Infrastructure - Drainage	Underground Water Tank	112m3	Unknown	Jul-2015	Jul-2015	\$1,112		
		Gross Pollutant Trap	7.9m3	Unknown	Jul-2015	Jul-2015			
	Infrastructure - Compliance	CCTV	1	Unknown	Jul-2015	Jul-2015	\$1,000	\$5,000	4
	Infrastructure - Lights	Poles and Conduit	2	\$40,148	Jul-2015	Jul-2015	\$7,490		20
	Infrastructure - Street Furniture	Bike Racks	13	\$6,500	Jul-2015	Jul-2015	\$1,600		10
	Infrastructure - PALS	Tree and pit	4	\$16,000	Jul-2015	Jul-2015	\$420		50
	Infrastructure - Paths	Footpaths & Kerbs	270m2	\$277,302	Jul-2015	Jul-2015	\$1,884		40
		Sub Total (3)		\$339,950	Sub Total (3)		\$13,505	\$5,000	
		SUB TOTAL (1+2+3)		\$3,813,443	SUB TOTAL (1+2+3)		\$122,870	\$40,000	
					15% Adminstrative Overhead		\$18,431		
		TOTAL		\$3,813,443	TOTAL		\$141,301	\$40,000	

\* Estimate based on Preliminary QS Figures (incomplete, no KS2 Frontage cost estimates) from the Developer , analysed by Asset Management

^Internal - Asset Management



## ITEM NO: 3

### TENDER 085-14/15 REMOVAL OF BULK WASTE

#### RECOMMENDATION:

(APPROVAL)

***That Council accepts the most suitable tender, being that submitted by Appala Holdings Pty Ltd trading as Perth Bin Hire, for the removal of bulk waste for a period of one year commencing 23 July 2015 with the option to extend for a further three years in accordance with Schedule 5 – Standard Rates for the first year with each subsequent year increase based upon the Consumer Price Index for the preceding year.***

#### BACKGROUND:

FILE REFERENCE:	P1031529
REPORTING UNIT:	Works and Services
RESPONSIBLE DIRECTORATE:	City Infrastructure and Enterprises
DATE:	15 June 2015
MAP / SCHEDULE:	Schedule 5 – Standard Rates Schedule 6 – Additional Charges Confidential Schedule 7 – Tender Evaluation Matrix

Tender 085-14/15 – Removal of Bulk Waste was advertised in the West Australian on Wednesday 29 April, 2015. Tenders closed at 2.00pm on Thursday, 21 May 2015, with the following tenders received:

- Appala Holdings Pty Ltd trading as Perth Bin Hire
- Brajkovich Demolition and Salvage (WA) Pty Ltd
- All Earth Group Pty Ltd
- Maral Investments Pty Ltd T/F The A & M D'Angelo Family Trust trading as A & M D'Angelo Cartage Contractors
- Kelair Holdings Pty Ltd trading as Instant Waste Management
- West Tip Waste Control
- Farfield Holdings Pty Ltd trading as Capital
- Transpacific Cleanaway Pty Ltd
- Matera 3 Pty Ltd trading as Matera Waste

The City of Perth produces upward of 10,000 tonnes per annum of bulk waste from a number of operational and capital projects including streetscape enhancements, street sweeping, footpath upgrades and drainage works. Tenders were called for a suitable waste transport specialist to remove the bulk material from the City's Osborne Park Works Depot with an emphasis on recycling suitable materials.

## **LEGISLATION / STRATEGIC PLAN / POLICY:**

<b>Legislation</b>	<i>Local Government Act 1995</i> <i>Local Government (Functions and General) Regulations 1996</i>
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<b>Integrated Planning and Reporting Framework Implications</b>	<b>Corporate Business Plan</b> Council Four Year Priorities: Living in Perth S9 Promote and facilitate CBD living
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### **Policy**

Policy No and Name: 9.7 – Purchasing Policy

## **DETAILS:**

Tenderers were required to address all selection criteria in detail to demonstrate both their experience and ability to remove and responsibly dispose of bulk waste and to submit a Form of Tender that included a Schedule of Rates.

Tenderers were also asked to provide information in relation to their ability to sort and separate recyclable materials and where those materials were delivered. The criteria were:-

- Experience/delivery
- Quality Management Process
- Works Methodology
- Recycling Methodology
- Resources

The nine submissions were assessed individually and ranked in order of merit according to the criteria with particular emphasis on both general works and recycling methodology.

Submissions were ranked as follows:

### **1. West Tip Waste Control**

This company provided a very thorough and informative submission meeting or exceeding all criteria. There was a very clear understanding of the City's requirements while information relating to both general works and recycling methodologies was considered adequate. West Tip is the City's current service provider.

## **2. Perth Bin Hire**

Perth Bin Hire provided a reasonable offer with some minor deficiencies. Their response to both general works and recycling methodologies was particularly effective and informative. The company provides bulk waste removal services to a number of companies and organisations including Western Metropolitan and Southern Metropolitan Regional Councils.

## **3. Transpacific Cleanaway**

This offer provided a reasonable amount of information relating to the criteria with some deficiencies. Transpacific Cleanaway are a multinational company specialising in waste management particularly in the removal and disposal of municipal solid waste and the removal and processing of recyclables.

## **4. All Earth Group**

This company's submission had a number of deficiencies particularly in relation to the criteria regarding works and recycling methodologies and resources. All Earth have undertaken various civil projects for numerous local governments and operate their own resource recovery facility.

## **5. Instant Waste Management**

Instant Waste provided a fair offer with numerous deficiencies particularly in relation to quality management and resources.

## **6. Matera Waste**

Matera failed to meet any of the criteria and were not considered further.

## **7. Capital**

This company failed to meet any criteria and were not considered further.

## **8. A & M D'Angelo**

This company failed to meet any criteria and were not considered further.

## **9. Brajkovich Demolition and Salvage**

This company failed to address the selection criteria and were not considered further.

### **FINANCIAL IMPLICATIONS:**

ACCOUNT NO:	Various Capital Accounts
BUDGET ITEM:	Transport – Streets, Roads, Bridges, Depots (2015/16)
BUDGET PAGE NUMBER:	To be confirmed
BUDGETED AMOUNT:	\$9,093,819

AMOUNT SPENT TO DATE: Nil  
PROPOSED COST: \$ 400,000  
BALANCE: \$8,693,819

ANNUAL MAINTENANCE: Not applicable  
ESTIMATED WHOLE OF LIFE COST: Not applicable

ACCOUNT NO: Various Operational Accounts  
BUDGET ITEM: Transport – Streets, Roads, Bridges, Depots  
(2015/16)  
BUDGET PAGE NUMBER: To be confirmed  
BUDGETED AMOUNT: \$43,718 (this component)  
AMOUNT SPENT TO DATE: Nil  
PROPOSED COST: \$43,718  
BALANCE: \$ 0

ANNUAL MAINTENANCE: Not applicable  
ESTIMATED WHOLE OF LIFE COST: Not applicable

All figures quoted in this report are exclusive of GST.

Prices provided by the recommended service provider and as indicated in Schedule 5 – Standard Prices represent savings of between 25% and 35% when compared to current contracted rates.

### **COMMENTS:**

Based upon the submissions received, both West Tip Waste Control and Perth Bin Hire were evaluated as being capable of providing the services specified. As the current service provider, West Tip demonstrated a clear understanding of the City's requirements and advised that up to 95% of materials would be recycled. While the City has not previously utilised Perth Bin Hire, a check of references indicated the company as being fully capable of fulfilling the City's requirements and would recycle up to 98% of materials received.

In order to ascertain value for money, modelling was undertaken utilising the pricing offered by both West Tip Waste Control and Perth Bin Hire. Depending on the load weights being removed at any one time, Perth Bin Hire costs represented a saving of between 25% and 35% when compared to those from West Tip.

It is therefore recommended that Appala Holdings Pty Ltd trading as Perth Bin Hire be appointed for a period of one year commencing 23 July 2015 with the option to extend for a further three years.

## TENDER 085-14/15 REMOVAL OF BULK WASTE

## STANDARD RATES

Company \ Description	Collection (including loading) and transportation of waste from Osborne Park Works Depot - \$ per Service	Collection and transportation direct from worksite - \$ per Service	Sorting Fee (if applicable) - \$ per Tonne	Disposal Fee - \$ per Tonne	Under Minimum Load Collection Surcharge - \$ per Service
Perth Bin Hire	215.00	215.00	NA	24.00	215.00
Brajkovich Demolition and Salvage	200.00	200.00	10.00	20.00	100.00
All Earth Group*	215.00	215.00	NA	46.00	0.00
A & M D'Angelo (prices per tonne)	12.50	14.00	NA	26.50	25.00
Instant Waste Management	330.00	330.00	NA	45.00	Normal Service Charge
West Tip Waste Control	280.00	280.00	NA	37.80	65.00
Capital (price per tonne)	17.50	17.50	NA	NA	NA
Transpacific	410.00	335.00	NA	44	265
Matera Waste	695.45	695.45	NA	NA	695.45

\* Excludes street sweepings



# SCHEDULE 6

## TENDER 085-14/15 REMOVAL OF BULK WASTE

### ADDITIONAL CHARGES

Company	Description	Cost \$
Perth Bin Hire	NA	NA
Brajkovich Demolition and Salvage	NA	NA
All Earth Group*	Street Sweepings Disposal per 10 Tonnes	1650.00
A & M D'Angelo (prices per tonne)	Mixed Loads including green,wood, plastics, wire per m3	50.00
	Mixed loads including tyres, mattresses, gas cylinders per tonne	158.00
	Disposal Fee Clean Concrete per tonne	13.50
	Disposal Fee Clean Clay ( Bricks, Pavers) per Tonne	13.50
Instant Waste Management	Hazardous Waste Transport per Hour	150.00
	Tipping Cost per Tonne <b>plus 5% administration fee</b>	45.00
West Tip Waste Control	NA	NA
Capital (price per tonne)	Organic materials and waste collected by street sweweping	55.00
Transpacific	Street Sweepings Disposal Cost	150.00
	Worksite Waiting time per Hour	150.00
	Collection and Transport of one bin ex worksite	235.00
Matera Waste	Asbestos Fee	120.00
	Truck Tyre each	16.50
	Ca Tyre each	11.00
	Wasted Journey Fee	100.00
	Bin Movement Fee	100.00

**CONFIDENTIAL SCHEDULE 7**  
**ITEM 3 – TENDER 085-14/15 REMOVAL OF BULK WASTE**

**FOR THE WORKS AND URBAN DEVELOPMENT  
COMMITTEE MEETING**

**7 JULY 2015**

**DISTRIBUTED TO ELECTED MEMBERS UNDER  
SEPARATE COVER**

## ITEM NO: 4

### **TENDER 094-14/15 – ST GEORGES TERRACE (KING TO MILLIGAN) LIGHTING AND ELECTRICAL UPGRADE**

**RECOMMENDATION:**

**(APPROVAL)**

***That Council:***

- 1. accepts the most suitable tender, being that submitted by Surun Services Pty Ltd, for the Lighting and Electrical Upgrade Works for St Georges Terrace, between King and Milligan Streets, for the Lump Sum price of \$272,406 (excluding GST);***
- 2. notes that commencement on site is anticipated to be the beginning of August 2015.***

#### **BACKGROUND:**

FILE REFERENCE:	P1030353
REPORTING UNIT:	City Design
RESPONSIBLE DIRECTORATE:	Director City Planning and Development
DATE:	12 June 2015
MAP / SCHEDULE:	Confidential Schedule 8 - Tender Evaluation Matrix

The City has a programme to upgrade the lighting in St Georges Terrace, with the overall aim to improve energy efficiency; enhance safety and security; support the night time economy; and create a more integrated and consistent approach to the streetscape.

The first section of lighting upgrade was undertaken as part of the comprehensive streetscape project between Barrack Street and William Street. More recently, the section of the Terraces between William Street and King Street had new lighting installed – similar in design to that established in the first stage.

Design work and documentation has now been completed for the third section of the programme - between King Street and Milligan Street.

## LEGISLATION / STRATEGIC PLAN / POLICY:

**Legislation** Local Government (Functions & General Regulations) 1996  
Part 4 – Tenders for Providing Goods and Services

**Integrated Planning and Reporting Framework Implications** **Corporate Business Plan 2013/14 to 2017/18**  
Council Four Year Priorities: Perth at Night  
S13 Development of a healthy night time economy  
S14 Further improve safety and security

### Policy

Policy No and Name: 9.7 – Purchasing Policy

### DETAILS:

A public invitation to tender for the median strip lighting and electrical upgrade was advertised on 22 April 2015.

At the close of the tender, five submissions were received together with the respective lump sum prices:

- |                                |           |
|--------------------------------|-----------|
| • Gillmore Electrical Services | \$576,744 |
| • Civcon Pty Ltd               | \$570,902 |
| • Stiles Pty Ltd               | \$337,495 |
| • Hender Lee Pty Ltd           | \$358,779 |
| • Surun Services Pty Ltd       | \$272,406 |

### Qualitative Criteria

The submitted tenders were assessed by the Tender Assessment Panel against the following qualitative criteria:

- Technical capability, resources and project experience with similar works.
- Appreciation and methodology of works.
- Capability to complete works within required timeframe.
- Quality control.

Particular emphasis was placed on proven experience and project appreciation to undertake a complex lighting project in the city centre in the required timeframe.

### Qualitative Ranking

Following assessment against the qualitative criteria, the tenders are ranked as follows:

1. Gillmore Electrical Services
2. Surun Services Pty Ltd
3. Stiles Pty Ltd
4. Hender Lee Pty Ltd
5. Civcon Pty Ltd

## Value for Money Assessment

**Gillmore Electrical Services** submitted a comprehensive tender that clearly demonstrated their ability and expertise to successfully implement this project. Their submission ranked highest against the qualitative criteria. Their detailed program and scope of work demonstrated a sound understanding of the requirements and complexity of the project and confirmed their ability to deliver within the required programme. In consideration of price, Gillmore's submission was the highest, being substantially higher than the mean tendered price and double the price.

**Surun Services** ranked second highest overall in terms of meeting the assessment criteria. Surun's submission was comprehensive and very detailed under each criteria. On experience, they scored slightly lower than Gillmore. However, in regard to Appreciation and Methodology Surun scored higher than Gillmore and on Quality Control and Programme scored equal. In regard to prices their offer was the lowest being significantly lower compared to Gillmore and Civcon. As such, the Surun's submission was considered the "best value for money" offer.

**Stiles Electrical Services** submitted a good tender, but this was ranked third against the qualitative criteria. Their submission did not provide details on Quality Control and did not demonstrate the same level of project appreciation as Surun and Gillmore. In particular they scored lower on the proposed methodology and provided inconsistent information relating to resources.

**Hender Lee** submitted a comprehensive tender. They scored highly on Quality Control criteria, having a Certified Quality Management System in place in accordance with the relevant Australian Standards. However, they scored lower in regard to methodology and understanding of the required scope of services. The Tender Assessment Panel concluded that this tender represented some risks due to the number of exclusions and an offer which did not fully address the required project scope.

**Civcon** scored the lowest of all the submissions against the qualitative criteria. The submission had various deficiencies in addressing key criteria. The Tender Assessment Panel concluded that this tender represented some risks. In regard to cost, it was the second highest price.

## FINANCIAL IMPLICATIONS:

ACCOUNT NO:	CW1617	
BUDGET ITEM:	St Georges Terrace Lighting Upgrade (King to Milligan)	
BUDGET PAGE NUMBER:	18	
BUDGETED AMOUNT 2015/16:	\$922,138	(including estimated carry forward.)
AMOUNT SPENT TO DATE:	\$ 0	(for 2015/16)
PROPOSED COSTS:	\$272,406	(this tender)
BALANCE:	\$649,732	

It is noted that this tender does not include the purchase of poles and other infrastructure that form part of this project. These items are subject to separate procurement.

All figures quoted in this report are exclusive of GST.

### **COMMENTS:**

In regard to qualitative criteria Surun scored second being marginally lower than Gillmore. However, they submitted a comprehensive tender that clearly demonstrated a thorough and detailed understanding of the project and desired outcomes. Their submission confirmed their ability and expertise to successfully implement this project within the required time frame and at a significantly lower price compared to the first ranking tender. As such, Surun is considered the “best value for money” offer and it is recommended that they be awarded the contract.

The lighting upgrade is scheduled to commence in August 2015. To minimise the impact to retailers and to ensure the road reserve is accessible to pedestrians and traffic at all times, construction and traffic management will be restricted to after hours.

Future stages of the St Georges Terrace lighting upgrade, such as the section from Barrack to Irwin Street, are programmed to commence in 2016/17 following the completion of all major projects in the city centre.

CONFIDENTIAL SCHEDULE 8  
ITEM 4 – TENDER 094-14/15 – ST GEORGES TERRACE  
(KING TO MILLIGAN) LIGHTING AND ELECTRICAL  
UPGRADE

FOR THE WORKS AND URBAN DEVELOPMENT  
COMMITTEE MEETING

7 JULY 2015

DISTRIBUTED TO ELECTED MEMBERS UNDER  
SEPARATE COVER

## ITEM NO: 5

### TENDER 107–14/15 - PROVISION OF PAINTING SERVICES

#### **RECOMMENDATION:**

**(APPROVAL)**

#### ***That Council:***

- 1. accepts the most suitable tender for part A – infrastructure painting maintenance being that submitted by P J & L S O’Callaghan & Sons and;***
- 2. part B – car park maintenance being that submitted by Perrott Painting Maintenance trading as Perrott Painting;***
- 3. for the provision of painting services (Tender 107-14/15) commencing 27 July 2015 for a three year period, as per the schedules of rates detailed in Schedule 9, including annual CPI.***

#### **BACKGROUND:**

FILE REFERENCE:	P1031530
REPORTING UNIT:	Parks and Landscape Services
RESPONSIBLE DIRECTORATE:	City Infrastructure and Enterprise
DATE:	17 June 2015
MAP / SCHEDULE:	Schedule 9 – Schedule of Rates Confidential Schedule 10 – Evaluation Matrix

A painting tender is required as the City has a responsibility to provide aesthetically pleasing public areas, a tender has been called to ensure the City's assets are maintained accordingly.

#### **LEGISLATION / STRATEGIC PLAN / POLICY:**

##### **Legislation**

Section 3.57 of the *Local Government Act 1995*  
Part 4 of the *Local Government (Functions and General) Regulations 1996*

##### **Integrated Planning and Reporting Framework Implications**

##### **Corporate Business Plan**

Council Four Year Priorities: Living in Perth  
S9 Enhance and maintain public spaces and streets to high standards to ensure the city centre is an attractive place for people.



## **Policy**

Policy No and Name: 9.7 - Purchasing Policy

## **DETAILS:**

An invitation seeking public tenders for the provision of painting services was advertised in the West Australian newspaper on Wednesday 29 April 2015.

A total of 33 sets of documents were issued or downloaded from the City's web site and at the close of tenders at 2:00pm on Thursday 14 May 2015, six submissions were received.

Tender Submissions were received from the following companies:

- Perrott Painting Maintenance trading as Perrott Painting
- CPD Group Pty Ltd
- Allstar Corporation Pty Ltd trading as Skyline Painting Contractors
- Colourfast Painting Contractors t/as Megisti Marine Pty Ltd
- Robertson Coatings Pty Ltd
- PJ & LS O'Callaghan & Sons

As part of their submission, tenders were required to address the selection criteria as set out in the tender specification and provide a Form of Tender and schedule of rates across a number of categories associated with the works and services to be provided.

All tender submissions were evaluated on their responses to the following selection criteria:

- Compliance with specifications
- Experiences with similar works
- Nominated References
- Availability of support resources - personnel and equipment

### **Perrott Painting Maintenance trading as Perrott Painting**

Perrott Painting has been established since 1994 providing painting services to commercial, industrial and residential properties. The company was able to clearly validate their understanding and the importance of servicing tenders within the guidelines of the contract in a highly professional manner.

The selection panel rated Perrott Painting the third highest when assessed against the selection criteria and provided the most price competitive rates for Part B of the tender being car park maintenance.

### **CPD Group Pty Ltd**

CPD Group Pty Ltd is a multi-disciplined company providing construction, refurbishment and maintenance services. CPD Group Pty Ltd did not address the selection criteria as they did not provide sufficient information to allow the evaluation panel to make a proper assessment, therefore the company was not considered.

### **Allstar Corporation Pty Ltd trading as Skyline Painting Contractors**

Skyline painting contractors are a small company based north of the river undertaking a number of commercial and residential projects across Perth. Although Skyline painting contractors rated the highest against the selection criteria; the company rated third against the price comparison for part A of the contract.

Skyline painting contractors were considered the least value for money when modelled against Perrott Painting being the two highest scored companies for Part B of the tender therefore the evaluation panel agreed that the company was not value for money to undertake the services for this contract.

### **Colourfast Painting Contractors t/as Megisti Marine Pty Ltd**

Colourfast Painting Contractors have been registered with the Western Australian Painters' Registration Board since 1997. The company is familiar with the City of Perth area as they have previously held contracts with the CoP however the company provided limited information to enable to the evaluation panel to further assess the submission.

Colourfast Painting Contractors scored fourth highest against the selection criteria.

### **Robertson Coatings Pty Ltd**

The company's submission did not rank highly in the assessment matrix as the submission was nonconforming and therefore Robertson Coatings was not considered any further.

### **PJ & LS O'Callaghan & Sons**

PJ & LS O'Callaghan & Sons are a small family company with approximately 40 years of experience in the painting contracting services. The company services local government, commercial and domestic contracts and have been registered with the WA Painters' Registration Board since 2003. They also possess a working knowledge of what is required when undertaking services for the City.

The company were successfully able to demonstrate their capacity to undertake the services required of this contract. The selection panel ranked PJ & LS O'Callaghan & Sons the second highest when assessed against the selection criteria and provided the most price competitive rates for Part A – Infrastructure painting maintenance.

### **FINANCIAL IMPLICATIONS:**

ACCOUNT NO:	Various
BUDGET ITEM:	Parking Facilities, Parks, Gardens and Reserves Community Amenities - Other Community Amenities
BUDGETED AMOUNT:	\$573,946.46 (CPP) \$164,141.00 (PLS) \$180,000.00 (WKS)
AMOUNT SPENT TO DATE:	\$0
PROPOSED COST:	\$918,067.46
BALANCE:	\$918.067.46

ANNUAL MAINTENANCE: N/A  
ESTIMATED WHOLE OF LIFE COST: N/A

All figures quoted in this report are exclusive of GST.

**COMMENTS:**

The tender called for two registered painting contractors to be appointed to Part A and Part B of specification. In accordance with the most competitive schedule of rates and selection criteria, it is recommended that:

Part A – Infrastructure painting maintenance be awarded to PJ & LS O’Callaghan & Sons and Part B – Carpark Maintenance be awarded to Perrott Painting Maintenance trading as Perrott Painting.

## Schedule A - Infrastructure Painting Maintenance

	Perrott Painting Maintenance t/as Perrott Painting	CPD Group Pty LTD	Allstar Corporation Pty Ltd t/as Skyline Painting Contractors	Colourfast Painting Contractors t/as Megisti Marine Pty Ltd	Robertson Coatings Pty Ltd	P J & L S O'Callaghan & Sons
Items to be painted	Rate Per Item \$ ex GST					
1. Metal Bin - Mark Cox Style (PMD:LTB Prep / Prime / Paint (Dulux weather max 2	\$280.00	\$585.00	\$130.00	\$95.00	\$365.00	\$90.59
2. Metal Bollard – (PMD:BLD range) Prep / Prime / Paint (Dulux weather max 2	\$165.00	\$545.00	\$69.00	\$84.00	\$365.00	\$82.35
3. Light Pole (5M - Single Lamp) Prep / Prime / Paint (Dulux weather max 2	\$340.00	\$445.00	\$458.00	\$182.00	\$450.00	\$185.30
4. Light Pole (5M Triple Lamp) Prep / Prime / Paint (Dulux weather max 2	\$340.00	\$465.00	\$600.00	\$200.00	\$450.00	\$230.00
5. Light Pole (12m – Single Lamp) Prep / Prime / Paint (Water based Acrylic)	\$400.00	\$1,270.00	\$950.00	\$270.00	\$535.00	\$290.00
6. Light Pole (15m – Double Lamp + Banner) Prep / Prime / Paint (Water based Acrylic)	\$400.00	\$1,320.00	\$1,100.00	\$350.00	\$705.00	\$350.00
7. Bench Seat - Painted metal frame with Frame - Prep / Prime / Paint (Dulux weather Slats - Prep / 3 Coats Sikkens Cetol, satin /	\$500.00	\$730.00 \$380.00	\$140.00	\$130.00 \$185.00	\$510.00	\$134.00
8. Bench Seat - Jarrah slatted Prep / 3 Coats Sikkens Cetol, satin / low	\$500.00	\$380.00	\$140.00	\$200.00	\$510.00	\$230.00
9. Table Setting Wooden Slatted – Painted Frame - Prep / Prime / Paint (Dulux weather Slats - Prep / 3 Coats Sikkens Cetol, satin /	\$550.00	\$830.00 \$490.00	\$380.00	\$130.00 \$185.00	\$705.00	\$140.50 \$185.30
10. Bench Seat (Double) Wooden Slatted – Frame - Prep / Prime / Paint (Dulux weather Slats – Prep / 3 Coats Sikkens, satin / low	\$500.00	\$390.00 \$495.00	\$240.00	\$135.00 \$165.00	\$705.00	\$133.83 \$169.86

Schedule B - Carpark Maintenance

	Perrott Painting Maintenance t/as Perrott Painting	CPD Group Pty LTd	Allstar Corporation Pty Ltd t/as Skyline Painting Contractors	Contractors t/as Megisti Marine Pty Ltd	Robertson Coatings Pty Ltd	P J & L S O'Callaghan & Sons
Painting Activity (Including of all preparation)	Estimated Duration per square metre Hrs/M3					
Road Marking (new work)			\$6.40 lineal metre			
Line	5 Min	4 Hours	\$170 per item	10 min/L m	\$2.80	-
Broken line	6 Min	2 Hours	\$170 per item	10 min/L m	\$3.10	-
Letter, symbol numerical or pictograph	5 Min	3 Hours	\$35 per item	15 min/L m	\$8 (Letter) \$65 (Symbol)	-
Road Marking (old work)			\$5.40 lineal metre			
Line	4 Min	2 Hours	\$170 per item	5 min/ L m	\$1.60	-
Broken line	5 Min	1 Hour	\$170 minimum charge	5 min/L m	\$2.00	-
Letter, symbol numerical or pictograph	4 Min	2 Hours	\$35 per item	10 min/L m	\$6 (Letter) \$55 (Symbol)	-
Obliterate painted markings	10 Min	3 Hours	\$180 per item	10 min/L m		-
Vertical surfaces painting (new work)			\$17 per m2			
Application of 1 coat acrylic sealer / primer	5 Min	2 Hours	\$12 per m2	6 min / m2	\$12	-
Application of 1 finishing coat	5 Min	2 Hours	\$15 per m2	7 min / m2	\$12	-
Vertical Surfaces painting (old work)			\$17 per m2			
Application of 1 coat acrylic sealer / primer	5 Min	2 Hours	\$12 per m2	6 min / m2	\$12	-
Application of 1 finishing coat	5 Min	2 Hours	\$15 per m2	6 min / m2	\$12	-
Handrails & Balustrades			\$25 per lineal metre	10 min/m 2	\$50	
Doors & Door frames			\$260 per item			
Doors	1 Hour	2 Hours	\$140 per item	30min/ door	\$90	-
Door frames	1 Hour	2 Hours	\$125 per item	30 min/ frame	\$60	-
Skirting			\$10 lineal metre			
Skirting board	1 Hour	3 Hours	\$10 lineal metre	10 min/ m	\$15	-
Ceiling and under soffit of slab			\$16 per m2			
Application of 1 coat ceiling paint	5 Min	2 Hours	\$16 per m2	8 min/ m2t	\$10	-
Removal of graffiti			\$18 per m2			
Removal of graffiti from walls and doors	5 Min	3 Hours	Walls \$17 per m2 Doors \$180	30 mins/m2	\$20	-
Removal of graffiti from ceilings	5 Min	3 Hours	\$20 per m2	40 mins/ m2	\$25	-
Anti-Graffiti						
Application of anti- graffiti treatment	6 Min	4 Hours	\$20 per m2	45 mins/ m2	\$25	-

Schedule B - Carpark Maintenance

		Perrott Painting Maintenance t/as Perrott Painting			CPD Group Pty Ltd			Allstar Corporation Pty Ltd t/as Skyline Painting Contractors			Colourfast Painting Contractors t/as Megisti Marine Pty Ltd		
Material Costs for Ground Marking & Graffiti Treatment	Unit measure	Manufacture	Current cost \$ excl GST	Mark up %	Manufacture	Current cost \$ excl GST	Mark up %	Manufacture	Current cost \$ excl GST	Mark up %	Manufacture	Current cost \$ excl GST	Mark up %
Acrylic Road Marking	1 Litre	Wattyl	\$ 35.00	20%	Jet Dry	\$ 88.00	10%	Unavailable	N/A	-	Dulux	\$ 14.00	8%
Acrylic Road Marking	5 Litre	Wattyl	\$ 32.00	20%	Jet Dry	\$ 175.00	10%	-	\$ 75.55	-	Dulux	\$ 55.00	8%
Other: DX Roadmaster white	15 Litre	-	-	-	-	-	-	-	\$ 151.40	-	-	-	-

		Robertson Coatings Pty Ltd			P J & L S O'Callaghan & Sons		
Material Costs for Ground	Unit	Manufacture	Current cost	Mark up	Manufacture	Current cost	Mark up
Acrylic Road Marking	1 Litre	-	\$ 30.00	10%	-	-	-
Acrylic Road Marking	5 Litre	-	\$ 60.00	10%	-	-	-
Other: DX Roadmaster white	15 Litre	-	-	-	-	-	-

Schedule C - Miscellaneous

	Perrott Painting Maintenance t/as Perrott Painting		CPD Group Pty Ltd		Allstar Corporation Pty Ltd t/as Skyline Painting Contractors		Colourfast Painting Contractors t/as Megisti Marine Pty Ltd		Robertson Coatings Pty Ltd		P J & L S O'Callaghan & Sons	
<b>Materials – where hourly</b>	Current	Margin	Current	Margin	Current	Margin	Current	Margin (%)	Current	Margin	Current	Margin
1. Sikkens Cetol wood stain (Satin / Low Sheen)												
1 Litre	\$38.00	20%	\$75.00	10%	\$47.70	0%	\$36.00	8%	\$39.00	10%	\$37.06	8%
5 Litres	\$150.00	20%	\$150.00	10%	\$213.30	0%	\$138.00	8%	\$140.00	10%	\$142.06	8%
2. Acrylic/Weathershield												
1 Litre	\$29.00	20%	\$40.00	10%	\$44.95	0%	\$42.00	8%	\$29.80	10%	\$43.24	8%
4 Litres	\$49.44	20%	\$65.00	10%	\$84.15	0%	\$85.00	8%	\$65.45	10%	\$87.50	8%
10 Litres	\$82.40	20%	\$135.00	10%	\$201.95	0%	\$175.00	8%	\$150.00	10%	\$180.15	8%
3. 2 Pak												
4 Litres	\$161.74	20%	\$185.00	10%	\$202.17	0%	\$160.00	8%	\$154.00	10%	\$164.71	8%
4. Solver Gloss												
4 Litres	\$27.00	20%	\$70.00	10%	\$75.00	0%	\$68.00	8%	\$55.00	10%	\$70.00	8%
5. Solver Duraguard												
4 Litres	\$27.00	20%	\$60.00	10%	\$76.00	0%	\$82.00	8%	\$55.00	10%	\$75.15	8%

	Perrott Painting Maintenance t/as	CPD Group Pty Ltd	Allstar Corporation Pty Ltd t/as Skyline Painting	Colourfast Painting Contractors t/as Megisti	Robertson Coatings Pty Ltd	P J & L S O'Callaghan & Sons
Hourly Rates \$ / hr ex GST						
Normal Time	\$62.00	\$75.00	\$65.00	\$60.00	\$75.00	\$67.00
Emergency callouts (night or weekend)	\$105.00	\$295.00	\$285.00	\$75.00	\$97.50	\$87.50

Tender 107-14/15 Provision of Painting Services

PLS Price Comparison

	QTY	Perrott Painting	CPD Group Pty Ltd	Skyline Painting	Colourfast	Robertson	P J & L S
Seats	419	\$ 209,500.00	\$ 305,870.00	\$ 58,660.00	\$ 54,470.00	\$ 213,690.00	\$ 56,146.00
Bins	321	\$ 89,880.00	\$ 187,785.00	\$ 41,730.00	\$ 30,495.00	\$ 117,165.00	\$ 29,079.39
Picnic Sets	31	\$ 17,050.00	\$ 40,920.00	\$ 11,780.00	\$ 9,920.00	\$ 21,855.00	\$ 10,099.80
		\$ 316,430.00	\$ 534,575.00	\$ 112,170.00	\$ 94,885.00	\$ 352,710.00	\$ 95,325.19
RATING		4	6	3	1	5	2

WKS Price Comparison

	QTY	Perrott Painting	CPD Group Pty Ltd	Skyline Painting	Colourfast	Robertson	P J & L S
Seats	441	\$ 220,500.00	\$ 489,510.00	\$ 61,740.00	\$ 138,915.00	\$ 224,910.00	\$ 59,094.00
Bins	705	\$ 197,400.00	\$ 412,425.00	\$ 91,650.00	\$ 66,975.00	\$ 257,325.00	\$ 63,865.95
		\$ 417,900.00	\$ 901,935.00	\$ 153,390.00	\$ 205,890.00	\$ 482,235.00	\$ 122,959.95
RATING		4	6	2	3	5	1



Schedule of Rates Part B - Carpark Maintenance

Painting Activity (Including of all preparation)	SKYLINE	SKYLINE	PERROTT m2	PERROTT /minutes
		DURATION PER SQUARE HRS/M2		
<b>Road Marking (new work)</b>	6.40	LINEAL METRE		
Line	170.00	ITEM	5.17	5
Broken line	170.00	ITEM	6.20	6
Letter, symbol numerical or pictograph	35.00	ITEM	5.17	5
<b>Road Marking (old work)</b>	5.40	LINEAL METRE		
Line	170.00	ITEM	4.13	4
Broken line	170.00	MINIMUM CHARGE	5.17	5
Letter, symbol numerical or pictograph	35.00	ITEM	4.13	4
Obliterate painted markings	180.00	ITEM	10.33	10
<b>Vertical surfaces painting (new work)</b>	17.00	M2	0.00	
Application of 1 coat acrylic sealer / primer	12.00	M2	5.17	5
Application of 1 finishing coat	15.00	M2	5.17	5
<b>Vertical Surfaces painting (old work)</b>	17.00	M2	0.00	
Application of 1 coat acrylic sealer / primer	12.00	M2	5.17	5
Application of 1 finishing coat	15.00	M2	5.17	5
<b>Handrails &amp; Balustrades</b>	25.00	LINEAL METRE	62.00	60
<b>Doors &amp; Door frames</b>	260.00	ITEM		
Doors	140.00	ITEM	62.00	60
Door frames	125.00	ITEM	62.00	60
<b>Skirting</b>	10.00	LINEAL METRE		
Skirting board	10.00	LINEAL METRE	62.00	60
<b>Ceiling and under soffit of slab</b>	16.00	M2		
Application of 1 coat ceiling paint	16.00	M2	5.17	5
<b>Removal of graffiti</b>	18.00	M2		
Removal of graffiti from walls	17.00	M2	5.17	5
Removal of graffiti from doors	180.00		5.17	5
Removal of graffiti from ceilings	20.00	M2	5.17	5
<b>Anti-Graffiti</b>			0.00	
Application of anti- graffiti treatment	20.00	M2	6.20	6

Hourly Rate	hr excl GST	
Normal time	65.00	62.00
Emergency call outs	285.00	105.00

Material Costs for Ground Marking & Graffiti Treatment	Current cost \$ excl GST		
Acrylic Road Marking 1 Litre	NA		
Acrylic Road Marking 5 Litre	75.55	35.00	20% mark up
Other DX Roadmaster white base 15 Litre	151.4	32.00	20% mark up

Materials – where hourly rates are applicable to the work specify the type/manufacturer of paint, current cost and margin.	Current Cost \$ excl GST	
1. Sikkens Stain		
1 Litre	47.70	38.00
5 Litres	213.30	150.00
2. Acrylic Weathershield		
1 Litre	44.95	29.00
4 Litre	84.15	49.44
10 Litre	201.95	82.40
3. 2 Pak		
4 Litres	202.17	161.74
4. Gloss Enamel		
4 Litres	75.00	27.00
5.Other		
4Litres	76.00	27.00

CONFIDENTIAL SCHEDULE 10  
ITEM 5 - TENDER 107-14/15 - PROVISION OF PAINTING  
SERVICES

FOR THE WORKS AND URBAN DEVELOPMENT  
COMMITTEE MEETING

7 JULY 2015

DISTRIBUTED TO ELECTED MEMBERS UNDER  
SEPARATE COVER