

## Mental Health Capital Works Program (MHCWP)

Project Manager's Monthly Progress Report  
as @ 6 February 2013 with QH actual expenditure for January 2013

<b>Project Number</b>	<b>Projects</b>
51410	Bayside - New 20 Bed Community Care Units
51411	Logan - New 25 Acute Care Beds
51412	Logan - New 16 Bed Community Care Units
51413	Mackay - New 24 Bed Acute Care Unit
51414	PAH/Mater - New 20 Bed Community Care Units
51415	Redcliffe/Caboolture - 20 Bed Acute Care
51416	Redcliffe/Caboolture - New 23 Bed MSU on Caboolture Hospital Campus
51417	Rockhampton - 4 Psycho-Geriatric ET Beds in new development
51418	Sunshine Coast - 5 Psycho-Geriatric ET Beds in Nambour RACF
51419	Toowoomba - 8 Bed Child & Youth Unit & Day Centre
51420	Townsville - Redevelop 8 Extended Treatment Beds Kirwan
51421	Townsville - Redevelop 30 Secure Bed Unit TTH
51422	Townsville - New 6 Bed C&Y Unit & Day Centre
51423	West Moreton - New 18 Bed Community Care Units - Goodna
67499	West Moreton - New 18 Bed Community Care Units - Gailes
51424	West Moreton - New 9 Bed HS incorp. 5 Bed HDU
51425	West Moreton - Upgrade Community Care Units to 20 Bed Forensic ETU
51426	Redland - New 15 Bed Adolescent ETU, Day Centre & School

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## **1 Summary Progress Report**

<b>Mental Health Capital Works Program - Summary Progress Report</b>					
<b>District</b>	<b>Project Services P/N</b>	<b>Project Name</b>	<b>Current Stage</b>	<b>Progress as @ 6 Feb 2013</b>	<b>Comments</b>
Brisbane Metro South	51410	<b>Bayside - New 20 Bed CCU</b>	Land Acquisitions (LA)	Completed	New Greenfield site, 29 Boundary St Redland purchased site, settled on 9 Oct 2009.
			Model of Service Delivery (MODS)	Progressing	Design Considerations & MOSD completed. Revised format MOSD being progressed for future CCU's
			Town Planning/Rezoning (TP)	Completed	
			Pre-Design Incl. PDP (PD)	Completed	
			PDP Approval	Completed	
			Schematic Design (SD)	Completed	
			Schematic Design Approval	Completed	
			Design Development (DD)	Completed	
			Design Development Approval	Completed	
			Contract Documentation incl. Bills (CD)	Completed	
			Contract Documentation Approval	Completed	
			Tender (TE)	Completed	Tender Call 27 July 2011, Tender Closed 31 Aug 2011.
			Tender Evaluation and Award	Completed	Tender awarded 7 Nov 2011
Construction (CN)	Completed	Practical Completion certificate issued on 15 January 2013.			
Budget	Refer Summary Budget	Refer Summary Budget for HPID's reconciliation with BP3.			

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro South	51411	Logan - Redevelop 25 Acute Care Beds	Service Planning (SP)	Completed	
			Town Planning/Rezoning (TP)	Completed	Advice received indicating site designation or material change of use now not required.
			Site(s) Site Option Study (SO)	Completed	
			Pre-Design Incl. PDP (PD)	Completed	
			PDP Approval	Completed	
			Schematic Design (SD)	Completed	
			Schematic Design Approval	Completed	
			Design Development (DD)	Completed	
			Design Development Approval	Completed	
			Contract Documentation Incl. Bills (CD)	Completed	
			Contract Documentation Approval	Completed	Approval to go to tender received from HPID on 20 May 2010.
			Tender (TE)	Completed	Tender called 9 June 2010, closed 16 July 2010.
Tender Evaluation and Award	Completed	Tender Recommendation to HPID 24 August 2010. Tender awarded 20 Sept 2010.			
Construction (CN)	Progressing	98% complete. Practical Completion and Handover forecast for 18 February 2013.			
		Budget	Refer Summary Budget	Refer Summary Budget for HPID's reconciliation with BP3	

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro South	51412	Logan - New 16 Bed CCU	Model of Service Delivery (MOSD)	Progressing	Design Considerations & MOSD completed.
			Land Acquisition	Completed	Minister for housing approved sale of 10 & 12 Wadley St, Logan Central to QH to allow Amalgamation into existing site. Valuation currently being sought by CWAMB. Wadley St land settled on 21 April 2010
				Completed	\$300k Gap fund from emergent works secured. Office accommodation leased signed for decanting existing services
			Town Planning/ Rezoning (TP)	Completed	SPA 9.5 received from DOC's 19 Oct 2011, Issue Now Resolved
			Pre Design Incl. PDP (PD)	Completed	Completed
			PDP Approval	Completed	Completed
			Schematic Design (SD)	Completed	Alternative Site Layout completed and reviewed by DOC's
			Schematic Design Approval	Completed	Completed
			Design Development (DD)	Completed	Completed
			Design Development Approval	Completed	Completed
			Contract Documentation incl. Bills (CD)	Re-commenced	Design-team Re-mobilised 24 Oct 2011
			Budget	No Charge	Refer Summary Budget for HPID's reconciliation with BP3
			Fee Approvals Outstanding	Resolved	Approval of \$502,612 Design Fees pending since 29 Sept 2011, reduced Fee accepted by Project Services despite abortive work on the revised Scheme having been carried as requested by QH; Ltr received from HPID 21 Dec 2011
			Tender (TE)	Completed	Tender closed 16 March 2012
			Tender Evaluation and Award	Completed	Tender review completed. Tender recommendation to HPID on 12 April 2012; Tender awarded 31 May 2012.
			Construction (CN)	Progressing	60% complete. Works progressing well. Contractual completion date is 9 March 2013, however PC is forecast for late April 2013.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Mackay	51413	Mackay - New 24 Bed Acute Care Unit	Service Planning (SP)	Now Major Projects Unit resp	Meeting held with District and Area reps in Mackay on Thursday, 20 Sept 07 to progress the project
			Model of Service Delivery (MOSD)	Now Major Projects Unit resp	Adult Acute Inpatient Workshop held on 11 Feb 2008, generic MOSD & staffing profiles being progressed. Final Workshop scheduled for 22 April 08. Draft MOSD circulated.
			Master Plan (MP)	Now Major Projects Unit resp	26 Oct 07 - Master Plan located & confirmed Acute Mental Health beds in Clinical Service Plan, 18 existing; 17 (06/07); 21 (11/12); 26 (16/17). Option 3B in Master Plan accommodates Mental Health Beds in stand alone building where current IT building is located, abutting existing mortuary. Project can proceed subject to decanting of IT.
					Master Plan being re-addressed. Final location of MHU to be confirmed. F'Cast completion April 2012
					Project now amalgamated with total Hospital
			Pre-Design Incl. PDP (PD)	Aborted	Redevelopment Project and aborted from this process.
		Budget	Budget closed-out	Project closed-out	
		Comments	Note	Note: Project issue - viewing panels	

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro South	51414	PAH - New 20 Bed CCU	Model of Service Delivery (MOSD)	Progressing	Design consideration & MOSD Completed
					Contract signed on 160 - 166 Old Cleveland Road (\$3.601M Excl GST), Settlement 24 April 08. Note proposed QT tunnel to run along OLD Cleveland Road, currently not funded. Discussions held with QT to confirm likely impact if it proceeds. Issue with BCC recent Road widening resolved. S5.6 completed
			Land Acquisition (LA)	Completed	
			Pre-Design Incl (PD)	Completed	PDP Completed 25 July 2008
			Schematic Design (SD)	Completed	PDP completed 25 July 2008
			PDP Approval	Completed	Completed
			Design Development	Completed	Completed
			Design Development Approval	Completed	Completed
			Contract Documentation incl. Bills (CD)	Completed	Completed
					Tenders called on 8 July 2009 due to close on 5 Aug 2009. Tender awarded 2 Feb 2010
			Tender (TE)	Completed	
			Construction (CN)	Completed	Practical Completion Achieved 8 Aug 2011.
			12 Months Defects Liability Period	Completed	Project reached Final on 10 Sept 2012.
			FF&E & IT Delivery	Completed	Completed
			Commissioning (PC)	Completed	First residents Admitted 16 September 2011
			Budget	No Charge	Refer Summary Budget for HIO's Reconciliation with BP3
			Comments	Progressing	Final Cost Monitoring Report provided to QH along with Project Completion Report.



District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro North	51415	Redcliffe/Caboolture - 20 Bed Acute Care	Service Planning (SP)	Completed	
			Master Plan (MP)	Completed	
			Pre-Design Incl. PDP (PD)	Completed	
			PDP Approval	Completed	
			Schematic Design (SD)	Completed	
			Budget	Progressing	Construction Contingency exceeded due to unexpected large priced VO's & Claims submitted by the Builder during the reporting period. Additional construction contingency being sought, final budget currently being reconciled.
			Comments	Progressing	Project Services to finalise Final Cost Monitoring Report.
				Progressing	QH waiting on resolution of cost overrun on project and action to be taken with external consultant.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro North	51416	Redcliffe/Caboolture - New 23 Bed Medium	Service Planning	Completed	
			Master Plan (MP)	Completed	
			Pre Design Incl. PDP (PD)	Completed	
			PDP Approval	Completed	
			Schematic Design (SD)	Completed	
			Design Development (DD)	Completed	Hospital Campus Infrastructure issues being progressed by District/HPID
			Design Development Approval	Completed	
			Contract Documentation incl. Bills (CD)	Completed	Approval to go to tender 25 Feb 2010
			Contract Documentation Approval	Completed	
			Tender (TE)	Completed	Tenders called on 14 Apr 2010 Due to close 2 June 2010. Tenders Closed 2 June 2010
Tender Evaluation and Award	Completed	Letter of Acceptance issued to Badge Construction (QLD) PTY LTD Sept 2010			
Construction (CN)	Completed	Practical completion 4 July 2012.			
12 Months Defects Liability Period	Progressing	Currently within Defects Period . Richard More (Project Services SR is managing defects).			
Budget	Progressing	Construction Contingency exceeded due to unexpected large priced VO's & Claims submitted by the Builder during the reporting period. Additional construction contingency being sought, final budget currently being reconciled.			
					Project Services to finalise Final Cost Monitoring Report
			Comments	Progressing	upon finalising recovery costs from External consultant.
				Progressing	Resolution of cost recovery with external consultant negotiated. Currently agreeing actual figures to be recovered from External Consultant. Consultant believes he is owed & \$121,741, SAP figures indicate \$164,505.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Central QLD	51417	Rockhampton - 4 Psychogeriatric Acute Beds	General Note	Deferred	Not until 2009-2010 to allow completion with Hospital Redevelopment works.
					F'Cast Completion Mid 2013
			Budget	No Change	No Change during reporting period

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Sunshine Coast - Wide Bay	51418	Sunshine Coast - 5 Bed in Nambour RACF	Construction (CN)	Completed	Included in Nambour RACF on Glenbrook Rd site, now 45 beds including 13 PGU beds
					Tender awarded 30 Jan 2009. Practical Completion achieved on 8 Dec 2009 on SP1, sewer & stormwater pending. Deed of Settlement executed.
			Commissioning (PC)	Completed	Residents transferred from Hibiscus House 26 Apr 2010.
			Budget	No Change	No Change during reporting period.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Townsville	51420	Townsville - Redevelop 8 Extended Treatment Beds Kirwan	General Note	District to procure	Fund transfer to THSD when Estimate of Cost agreed.
			Commissioning (PC)	Completed	Costs reimbursement approved at \$580,000.
			Budget	No change	Completed.
					Project completed
					No change to budget during reporting period.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Townsville	51421	Townsville - Redevelop 30 Secure Bed Units TTH	Service Planning (SP)	Completed	MOSD approved and re-confirmed at FPTM on 10 Dec 2008.
			Site(s) Option Study (SO)	Completed	Three (3) options being considered in Site Option Study. First FPTM held on 22 May 2008. User Group process commenced 5 June 2008. Site Option Report received 15 Aug 08. Project ON-HOLD pending approval of Site Option and MOSD. Presentation of TTH Draft M
			Pre-Design Incl PDP (PD)	Completed	
			Schematic Design (SD)	Completed	
			PDP Approval	Completed	Approved by CEO 22 Sept 2010
			Schematic Design Approval	Completed	Approved by CEO 22 Sept 2010
			Design Development (DD)	Completed	UGM re-commenced 8 March 2011. FPTM to be re-established on 25 March. Change in MOSD from hybrid HS-MSU to Secure Mental Health Rehabilitation Unit (SMHRU) with reduced focus embedded security presence. Quick Security Users Requirements (SUR) audit conducted
			Contract Documentation Incl Bills (CD)	Completed	CD complete.
			General		Project on hold
				Progressing	QH advised that payment for CD stage will not be made until Woodheads incorporate design changes into tender documents to meet project budget. Geoff Murray to investigate.
				Progressing	Project Services to coordinate QA check and document sign off with QLD Health. Geoff Murray to coordinate.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Townsville	51422	Townsville - New Bed C&Y Unit & Day Centre	Master Plan (MP)	Completed	Need to confirm site location on TTh Campus or other external site. Cambridge St under consideration. Project Officer to be appointed to progress Service Plan. Draft MOSD completed. No provisions made in Aurora Master Plan as @8 Oct08, Trying to resolve this by site allocation next to AMHU. Site now resolved
			Site(s) Site Option Study	Completed	First FPTM held on 29 Jan 2009. TTH next to AMH confirmed as preferred site
			Pre-Design Incl. PDP (PD)	Completed	District CEO confirmed Kirwan Site
			PDP Approval	Completed	30 March 2010. District CEO confirmed Kirwan Site.
			Schematic Design (SD)	Completed	District CEO confirmed Kirwan Site
			Schematic Design Approval	Completed	30 March 2010. District CEO confirmed Kirwan Site.
			Schematic Design (SD)	Completed	User Groups Mtgs re-commenced on 14th May for revised PDP/SD for the Kirwan Site, Site B confirmed on 23 July 2010
			Design Development	Completed	
			Design Development Approval	Completed	
			Contract Documentation incl. Bills (CD)	Completed	
			Contract Documentation Approval	Completed	Pre Tender on HPID on 10 May 2011 for Approval to go to tender. Approval received 7 June 2011
			Tender (TE)	Completed	Out to tender 15 July 2011. Tender Closed 26 July 2011.
			Tender Evaluation and Award	Aborted	Tender 1 review underway, complicated and delayed with ACCC issues of lowest tendered. Tender review aborted 18 Oct 2011
			Tender (TE)	Completed	Re-Tender Underway. Out to tender 4 November 2011, Closed 29 Nov 2011
			Tender Evaluation and Award	Completed	Re-Tender awarded to J M Kelly 1 Feb 2012
Construction (CN)	Progressing	60% complete. Works progressing well. PC is forecast for late April 2013.			
Budget	No Change	Refer Summary Budget for HIO's Reconciliation with BP3			

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
West Moreton	51423	West Moreton - New 18 Bed CCU Goodna	Town Planning/ Rezoning (TP)	On-Hold	Design Consideration & MOSD completed for Goodna site.
			Service planning (SP)	On-Hold	
			General Comments		QH reconsidering Goodna site instead of 67499 Gailes Site
				Progressing	QH advised on 30 January 2013 that plans to reconsider recommencing Goodna project might not proceed.



District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Darling Downs		<b>Toowoomba - 8 Bed Child &amp; 51419 Youth Unit &amp; Day Centre</b>			Oct 07 - District to appoint a Project Officer to progress the C&Y Service Plan, to prepare a submission for funding for consideration. SP was due to be completed by June 2008. MOSD received during Sept 2008.
			Service Planning (SP)	Initial enquiries progressing	Site Option Study Completed
			Site(s) Site Option Study (SO)	Completed	
			Pre-Design Incl, PDP (PD)	Completed	
			PDP Approval	Completed	
			Schematic Design (SD)	Completed	
			Schematic Design Approval	Completed	
			Design Development (DD)	Completed	
			Design Development Approval	Completed	
			Contract Documentation Incl. Bills (CD)	Completed	
			Contract Documentation Approval	Completed	Approval to go to tender sought from HPID on 26 Apr 2010
			Design Development (DD)	Completed	FWS held on 18th Dec 08 to review DD, Special User Group Mtg arranged for 16 Jan 09 to discuss issues raised.
			Design Development Approval	Completed	
			Contract Documentation Incl. Bills (CD)	Completed	
			Tender (TE)	Completed	Tender s called 15 July 2009 due to close 13 Aug 2009. Tender review & recommendation completed
Construction (CN)	Completed	Practical Completion 27 May 2011			
Commissioning (PC)	Progressing	District have possession of the facility for Hospital Commissioning			
12 Months Defects Liability Period	Completed	Project reached Final on 14 November 2012.			
Budget	Construction Contingency exceeded	Refer MHCWP Building Contract Variation Register as @ 7 Nov 2011. Funds transfer required within MHCWP overall budget and sought from the HPID. Refer Summary Budget for HPID's reconciliation with BP3			
Fee Approvals Outstanding	Progressing	Project Manager provided Qleave credit note to QH. Final CMR provided to QH			

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
West Moreton	51424	West Moreton - New 9 Bed HS & 5 Bed HDU	Pre Design Incl (PD)	Completed	Principal Consultant (PSP) engaged Nov 2007. user Group Process Commenced 17 Dec 07. PDP Scope of works and programme being reviewed to accelerate programme. User Group commenced. Issues include Target Population, future expansion requirements and associated Target Population and PICA v HUDA. ON-HOLD
			Schematic Design (SD)	Completed	Pending outcome of HS master site planning exercise. Resolve 2 April 2008 at FPTM. ON-HOLD pending completion of MOSD due end May 08. Draft MOSD distributed for review. PDP completed 8 August 2008. Verbal Approval given to proceed with DD Completed 8 August 2008
			Master Plan (MP)	Completed	PSP.PS commenced a HS master Site planning exercise following advice from MHZ that 15 additional beds are included on stage 2 of the MHCWP. This will ensure that all 24 beds (9+15) will fit.
			Design Development (DD)	Completed	FWS held on 18th DEC 08 to review DD, Special User group MTG arranged for 16 Jan 09 to discuss issues raised
			Design Development Approval	Completed	
			Contract Documentation incl. Bills (CD)	Completed	
			Tender (TE)	Completed	Tenders called 15 July 2009 due to close 13 Aug 2009. Tender Review & recommendation completed
			Construction (CN)	Completed	Practical Completion 27 May 2011
			Commissioning	Progressing	District have possession of the facility for Hospital Commissioning
			12 Month Defect Liability Period	Completed	Defects all completed.
			Budget	Construction Contingency exc	Refer MHCWP Building Contract Variation Register as @ 7 Nov 2011. Funds transfer required within MHCWP overall budget and sought from HPID. Refer Summary Budget for HPID's reconciliation with BP3
			Fee Approvals Outstanding	Progressing	Approval of increase of \$290,000 (excl GST) contract contingency pending since 16 Sept 2011, figure now \$280K
			Comments	Note	Project has reached Final (dated 24 October 2012).
				Progressing	Final Certificate and Final Payment sent to Alan Mayer on 26/10/12
				Progressing	Project Services resolving SAP issue to enable the issuing of final CMR.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Darling Downs	51425	West Moreton - Upgrade CCU to 20 Bed Forensic ETU	Pre-Design Incl. PDP (PD)	Completed	Principal Consultant (PSP) engaged 22 Nov 2007. User Group process commenced 17 Dec 07, now on hold until Service Plan completed and Target Population confirmed
			Service Planning (SP)	Completed	
			Design Development (DD)	Completed	
			Design Development Approval	Completed	
			Contract Documentation (CD)	Completed	
			Contract Documentation Approval	Completed	Approval to go to tender received from HPID on 11 July 2011
			Tender (TE)	Completed	Out to tender 14 July 2011. Tender Closed 12 Aug 2011
			Tender Evaluation and Award	Completed	Tender awarded 23 Jan 2012 to Sommer & Staff
			Construction (CN)	Completed	Practical Completion 29 June 2012.
			12 Months Defects Liability Period	Completed	Project is in Defects Liability Period.
Budget	No Change	Refer Summary Budget for HPID's reconciliation with BP3			

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
Brisbane Metro South	51426	Redland - New 15 Bed Adolescent ETU, Day Centre & School	Site(s) Option Study (SO)	Completed	Weippin Site confirmed as the preferred location. On-going consultation process progressing.
			Land Acquisition (LA)	Completed	Purchase of land adjoining Redland Mater Private Hospital complete. Ministerial approval and GIC F/A received. Land settled 11 March 2009.
			Service Planning (SP)	Progressing	Presentation held on 15th Feb 08. C&Y Advisory Group meet on 18 March 2008 to review/endorse. 26 Nov 2008 C&Y Design Considerations W/S held, MOSD recurrent reviewed. Presentation on by Trevor Sadler on 17 Sept 2009
			Master Plan	Initial enquiries progressing	Site survey received, mini master planning commenced. Generic facility layout for 51426 based on draft schedule of Areas and MOSD to be reviewed during UGM process.
			Pre-Design Incl. PDP (PD)	Completed	UGMs completed. Peer Review held on 4 Feb 2011. PDP complete
			PDP Approval	On-Hold	Project "On-Hold" 7 June 2011 pending outcome of CID, budget and environment issues.
			Schematic Design (SD)	Progressing	UGMs completed. Peer Review held on 4 Feb 2011. PDP complete. Brief changed to reflect total of 15 Beds only. First revised Site Plan rejected by DERM, 2 storey option being progressed.
			Schematic Design Approval	On-Hold	Project "On-Hold" 7 June 2011 pending outcome of CID, and budget issues.
			Town Planning/Rezoning/CID (TP)	On-Hold	CID process underway with Initial Assessment Report mailed out on 24 April 2012 and closed on 24 May 12. Project "On-Hold" pending further advice.
			Budget	No Change	Alan Mayer advised project on hold. Project stopped at end of SD stage. Project Services has advised QH that all billing has been completed.

District	Project Services P/N	Project Name	Current Stage	Progress as @ 6 Feb 2013	Comments
West Moreton	67499	West Moreton - New 18 Bed CCU Gailes	Land Acquisition (LA)	Completed	
			Consultation process	Initial Enquired progressing	
			Town Planning/ Rezoning (TP)	On-Hold	SPA9.5 documents provided to DOCs and DWGs to Ipswich City Council for processing. MTG held with ICC on 11 April 2012, ICC including Acoustic Report causing further delay. Project "on-Hold" pending further advice.
			Service planning 9SP)	On-Hold	Design Consideration & MOSD completed for Goodna site.
			Pre-Design Incl PDP (PD)	On-Hold	Site Survey completed. Additional stormwater management investigation completed. Ipswich CC, accepted connection to stormwater easement pipe. 2nd UGM held. 3rd due 7 Oct 11. UGM's on hold pending resolution on ICC issues. Design work to support SPA 9.5 completed. Project "aborted"
			Schematic Design (SD)	On-Hold	Site Survey completed. Additional stormwater management investigation completed. Ipswich CC, accepted connection to stormwater easement pipe. 2nd UGM held. 3rd due 7 Oct 11. UGM's on hold pending resolution on ICC issues. Design work to support SPA 9.5 completed. Project "aborted". Stormwater report and relevant information regarding stormwater solutions sent to QH on the 2 February 2013.
			Budget	No change	Refer Summary Budget for HPID's Reconciliation with BP3

## **2 Building Works Contract Variation**

## MENTAL HEALTH CAPITAL WORKS PROGRAM - 1.07 CONTRACT CONTINGENCY

## BUILDING WORKS CONTRACT VARIATION SCHEDULE

PN	Project	Estimate or Accepted Tender (excl. GST) \$	Original 1.07 Contract Contingency Prior/After Tender Awarded \$	Adjustments to Accepted Tender Variations (including forecast) \$	Current Contingency \$	Contingency Uncommitted as @ 15 Jan 2013 \$	% of contingency remaining %
51410	Bayside 20 Bed CCU	5,729,850.00	336,000.00	199,852.00	336,000.00	136,148.00	40.52%
51411	Logan 25 Bed ACU	10,634,545.00	1,063,455.00	1,922,088.00	1,063,455.00	-858,633.00	-80.74%
51412	Logan 16 Bed CCU	4,090,808.00	245,000.00	405,734.00	245,000.00	-160,734.00	-65.61%
51414	Coorparoo 20 Bed CCU	4,770,000.00	477,000.00	476,848.00	477,000.00	152.00	0.03%
51415	Redcliffe/Caboolture 20 Bed ACU	7,052,030.00	705,203.00	1,725,471.64	705,203.00	-1,020,268.64	-144.68%
51416	Redcliffe/Caboolture 23 Bed MSU	7,952,290.00	795,229.00	1,725,471.64	795,229.00	-930,242.64	-116.98%
51419	Toowoomba 8 Bed Adolescent Unit	7,800,860.00	780,100.00	659,422.00	780,100.00	120,678.00	15.47%
51421	Townsville 30 Bed MSU	12,843,081.00	642,154.00	0.00	642,154.00	642,154.00	100.00%
51422	Townsville 6 Bed Child & Youth Unit	8,995,510.00	449,776.00	367,500.00	449,776.00	82,276.00	18.29%
67499	West Moreton 2 Bed CCU - Gales	6,089,523.00	304,477.00	0.00	304,477.00	304,477.00	100.00%
51424	West Moreton 9 Bed HSU	5,975,588.00	450,000.00	729,242.00	450,000.00	-279,242.00	-62.05%
51425	West Moreton 20 Bed ETU	1,278,421.00	130,000.00	80,345.00	130,000.00	49,655.00	38.20%
51426	Redland 15 Bed Adolescent ETU			0.00		0.00	
	Grand Totals Project Under Construction & 51415,51416	44,455,033.00	3,594,663.00	6,346,117.28	3,594,663.00	-2,751,454.28	

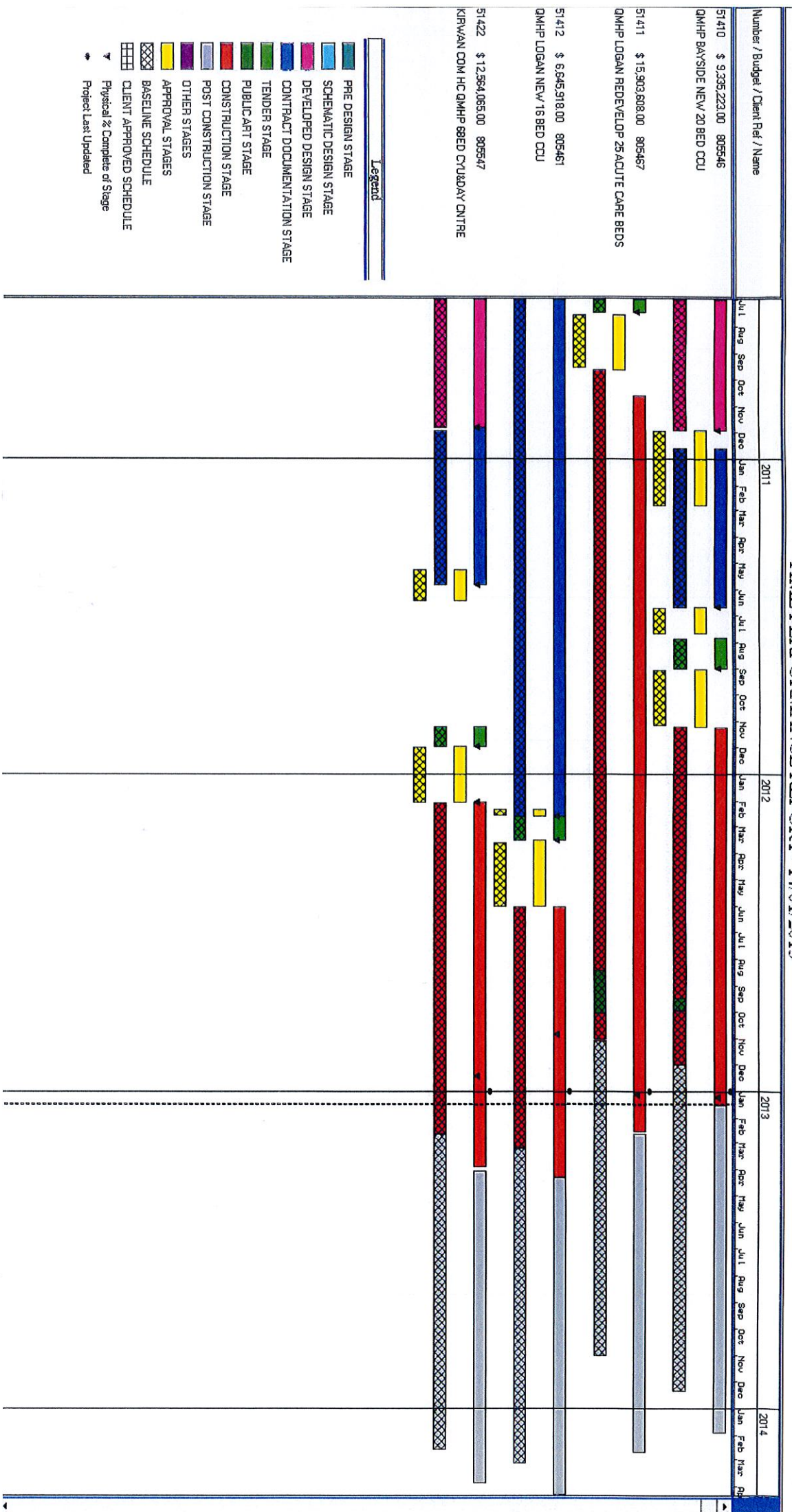
### **3 MHCWP Forecast Expenditure**



PN	PROJECT TITLE - MHCWP	HIO-QH-F'CAST BUDGET AS @	ATD	ATD	ATD	ATD	ATD	F'CAST	F'CAST	F'CAST	F'CAST
		1-Aug-12	TOTAL 2007-2008	TOTAL 2008-2009	TOTAL 2009-2010	TOTAL 2010-2011	TOTAL 2011-2012	TOTAL 2012-2013	Total 2013-2014	Total 2013-2014	Total 2014-15
51410	Bayside - New 20 Bed CCU	9,282,943	0.00	63,768.00	1,777,221.00	458,795.00	3,125,510.00	3,857,649.00			
51411	Logan - New 25 Acute Care Beds	16,758,137	1,000.00	211,338.00	1,358,765.00	3,150,164.00	7,424,946.00	4,611,924.00			
51412	Logan - New 16 Bed Ccu	6,645,918	14,750.00	136,134.00	801,730.00	89,390.00	560,930.00	5,042,984.00			
51413	Mackay - New 24 Bed Acute Care Unit	2,550,000	44,584.00	2,559.00	0.00	296,053.00	2,200,000.00	6,804.00			
51414	PAH/Mater - New 20 bed CCU	10,401,533	3,683,432.00	626,546.00	692,796.00	4,484,544.00	729,761.00	184,454.00			
51415	Redcliffe/Caboolture - New 20	11,727,051	0.00	543,661.00	410,856.00	3,537,898.00	5,364,113.00	1,733,181.00			
51416	Redcliffe/Caboolture - New 23	12,704,305	0.00	561,838.00	387,399.00	3,623,656.00	5,909,548.00	2,221,864.00			
51417	Rockhampton - 4 Psyscho-geriatric Acute Beds	562,000	0.00	0.00	0.00	0.00	0.00	0.00	562,000.00		
51418	Sunshine Coast 5 PG ET Beds	0	0.00	0.00	0.00	0.00	0.00	0.00			
51419	Toowoomba - 8 Bed C&Youth Unit & Day Centre *	10,492,025	0.00	69,790.00	734,933.00	4,781,366.00	4,747,362.00	158,574.00			
51420	Townsville - Redevelop 8 E/Treatment Beds Kirwan	571,454	571,454.00	1,000.00	0.00	0.00	0.00	-1,000.00			
51421	Townsville - Redevelop 30 Bed	12,653,236	0.00	425,399.00	14,781.00	74,508.00	792,225.00	203,730.00	1,560,000.00	6,000,000.00	3,582,594.00
51422	Townsville - New 6 Bed C&Y Unit & Day Centre	12,368,676	0.00	155,739.00	221,117.00	877,027.00	1,599,709.00	9,515,084.00			
51423	West Moreton - New 18 Bed CCU	9,737,374	28,832.00	382,981.00	447,074.00	4,000.00	0.00	28,071.00	5,470,000.00	2,452,219.00	
67499	West Moreton - New 18 Bed CCU - Gables					857,573.00	66,624.00				
51424	West Moreton - New 9 Bed HS Incomp. 5 Bed HDU	8,343,466	96,488.00	656,236.00	1,558,502.00	5,480,046.00	272,230.00	279,964.00			
51425	West Moreton - Upgrade CCU to 20 Bed Forensic	2,067,002	2,000.00	14,400.00	18,600.00	161,103.00	1,280,204.00	590,695.00			
51426	West Moreton - New 15 Bed Adol ETU DayC & School	605,573	16,500.00	8,000.00	101,118.00	304,201.00	71,400.00	104,354.00			
50291	QH - MHCWP Program Planning & Contingency	3,208,204	50,059.00	23,936.00	24,053.00	22,074.00	95,819.00	221,398.00	2,770,865.00		
		130,678,897	4,509,099	3,883,325	8,548,944	28,202,398	34,240,380	28,759,730	10,362,865	8,452,219	3,582,594
		130,678,897									
	<b>Deduct Land 51426 for 50291</b>	<b>2,000,000</b>									
	<b>Yearly Totals</b>		4,509,099.00	3,883,325.00	8,548,945.00	28,202,398.00	34,240,381.00	28,759,730.00	10,362,865.00	8,452,219.00	3,582,594.00
	<b>Cumulative Totals</b>			8,392,424.00	16,941,369.00	45,143,767.00	79,384,148.00	108,143,878.00	118,506,743.00	126,958,962.00	130,541,556.00

#### **4 MHCWP Master Programme**

TIME PERFORMANCE REPORT -14/01/2013



Legend

- [Green] PRE DESIGN STAGE
  - [Light Blue] SCHEMATIC DESIGN STAGE
  - [Pink] DEVELOPED DESIGN STAGE
  - [Blue] CONTRACT DOCUMENTATION STAGE
  - [Dark Blue] TENDER STAGE
  - [Red] PUBLICART STAGE
  - [Light Green] CONSTRUCTION STAGE
  - [Light Blue] POST CONSTRUCTION STAGE
  - [Purple] OTHER STAGES
  - [Yellow] APPROVAL STAGES
  - [Cross-hatch] BASELINE SCHEDULE
  - [Grid] CLIENT APPROVED SCHEDULE
- ▽ Physical % Complete of Stage  
 ◆ Project Last Updated

## **5 Extension of Time Register**

## Extension of Time Register

51410, REDLAND BAY, 28-34 BOUNDARY STREET - Bayside New 20 Bed Community Care Unit



Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
Separable Portion: <b>Whole of Contract</b>											
1	28/11/2011	1	1,000.00	Asbestos Scraping to Building Footprints	29/11/2011	0		Rejected	National Buildplan Group Pty Limited,Chris Nield	16/09/2012	16/09/2012
2	7/12/2011	1		Rain Delay 24th November	19/12/2011	1		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	17/09/2012	18/09/2012
3	7/12/2011	1		Rain Delay Bulk Earthworks 7th December	12/12/2011	1		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	16/09/2012	17/09/2012
4	16/12/2011	5		Delays caused by excessive rain to critical path for bulk earthworks on; 8/12/2011 - Full Day 9/12/2011 -3 Hours 12/12/2011 - Full Day 15/12/2011 - Full Day 16/12/2011 - Full Day	20/12/2011	4		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	18/09/2012	25/09/2012
5	23/01/2012	3		Rain Delays	24/01/2012	3		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	25/09/2012	28/09/2012
6	23/01/2012	12	12,000.00	Bored Pier Re-design	2/02/2012	2	2,000.00	Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	28/09/2012	3/10/2012
7	1/02/2012	12		Inclement Weather	3/02/2012	11		Approved	National Buildplan Group Pty Limited,Chris Nield	3/10/2012	19/10/2012
8	21/02/2012	6	6,000.00	Stamped RCC Plumbing Plans	5/07/2012	4	4,000.00	Approved	National Buildplan Group Pty Limited,Chris Nield	20/11/2012	26/11/2012
9	2/03/2012	8		Rain Delay Claims.	5/03/2012	8		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	19/10/2012	31/10/2012
10	9/03/2012	4		Rain Delay Claims Mon the 5th -Thursday the 8th of March	28/03/2012	3		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	31/10/2012	5/11/2012
11	28/03/2012	5		EOT due to Rain Delays	28/03/2012	5		Approved	National Buildplan Group Pty Limited,Matt Hepburn (INACTIVE)	5/11/2012	13/11/2012
12	14/06/2012	3		EOT due to rain	14/06/2012	2		Approved	National Buildplan Group Pty Limited,Andrew Lloyd	13/11/2012	15/11/2012
13	3/07/2012	3		EOT due to rain. See attached site diary sheets for affected days.	3/07/2012	3		Approved	National Buildplan Group Pty Limited,Andrew Lloyd	15/11/2012	20/11/2012
14	17/07/2012	3		EOT due to weather	17/07/2012	3		Approved	National Buildplan Group Pty Limited,Andrew Lloyd	26/11/2012	29/11/2012

Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
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continued..

Separable Portion: **Whole of Contract**

15	28/11/2012	9	9,000.00	Client side caused delay due to the additional circuitry required in the DB Boards. The client provided DB drawing was not up to Energex standards. The application for power process could not commence until this circuitry was installed, so this represents the time that was taken to procure, deliver and install the equipment.	28/11/2012	0		Active	National Buildplan Group Pty Limited, Andrew Lloyd		
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\$28,000.00

\$6,000.00

Total Cost Claimed: \$28,000.00

Total Cost Approved: \$6,000.00

## Extension of Time Register

51411, MEADOWBROOK, Logan Hospital, 25 Bed Adult Acute Mental Health Unit



Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
Separable Portion: <b>Whole of Contract</b>											
1	2/11/2010	0		Time for commencement: I confirm that, pursuant to clause 35.1 of the general conditions of contract, the time for commencement on site has been extended to 01/11/2010. This time frame was mutually agreed at the Prestart meeting and is without costs. The date for practical completion has been further adjusted for the Christmas 2011 shutdown.		30		Task Determined	Project Services,Robert Spence	13/11/2011	9/01/2012
2	19/11/2010	1		Contractors Extension of Time Claim 001	22/11/2010	1		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	9/01/2012	10/01/2012
3	23/11/2010	2		Contractors Extension of Time Claim 003	1/12/2010	2		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	10/01/2012	12/01/2012
4	11/01/2011	29	58,000.00	Extension of Time Claim 004	14/04/2011	20	40,000.00	Active	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins		
5	18/01/2011	5		EOT Claim 005	2/02/2011	5		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	12/01/2012	19/01/2012
6	15/02/2011	4		EOT Claim 006	28/02/2011	4		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	19/01/2012	25/01/2012
7	15/03/2011	3		EOT Claim 007	18/04/2011	3		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	25/01/2012	31/01/2012
8	11/04/2011	13		EOT Claim 008	18/04/2011	13		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	31/01/2012	17/02/2012
9	29/04/2011	5		EOT Claim 009	15/06/2011	0		Rejected	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	17/02/2012	17/02/2012
10	9/05/2011	14		EOT Claim 010	15/06/2011	14		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	17/02/2012	13/04/2012
11	7/06/2011	9		EOT Claim 011	15/06/2011	9		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions,Ben Cummins	13/04/2012	27/04/2012

Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
continued..											
Separable Portion: <b>Whole of Contract</b>											
12	19/07/2011	2		EOT Claim 012	21/07/2011	2		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	27/04/2012	2/05/2012
13	2/09/2011	24	48,000.00	EOT Claim 013	5/12/2011	0		Rejected	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	29/05/2012	29/05/2012
14	2/09/2011	9		EOT Claim 014	26/09/2011	9		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	2/05/2012	15/05/2012
15	17/10/2011	7		EOT Claim 015	21/11/2011	9		Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	15/05/2012	29/05/2012
16	27/01/2012	30	85,076.40	EOT Claim 016	25/10/2012	0		Rejected	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	31/10/2012	31/10/2012
17	3/04/2012	23	46,000.00	EOT 017 - Valley Gutter	23/04/2012	10	20,000.00	Determined	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	29/05/2012	21/06/2012
18	8/06/2012	43		EOT Claim 18 - Mechanical Subcontractor Receivership	23/07/2012	29		Determined	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	19/07/2012	3/09/2012
19	3/09/2012	39	78,000.00	EOT 019	17/10/2012	39	78,000.00	Approved	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins	3/09/2012	31/10/2012
20	19/10/2012	37	74,000.00	EOT Claim 20	9/11/2012	0		Active	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins		
21	30/01/2013	77	218,362.76	EOT Claim 21		0		Active	T. F. Woollam & Son Pty. Ltd. trading as Woollam Constructions, Ben Cummins		
			<u>\$607,439.16</u>				<u>\$138,000.00</u>				
Total Cost Claimed:			\$607,439.16	Total Cost Approved:			\$138,000.00				



## Extension of Time Register

51412, LOGAN, 16 Bed Community Care Unit (CCU)



Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
Separable Portion: <b>Whole of Contract</b>											
1	14/06/2012	8		Change in contract start date	15/06/2012	7		Approved	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Peter McGhee	9/01/2013	21/01/2013
2	19/06/2012	4		Notice of delay in obtaining council & police permit Please refer to attached PDF document with all information including estimated delays. the below is not an accurate figure.		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Peter McGhee		
3	6/07/2012	10	10,000.00	Latent ground conditions	9/07/2012	0		Rejected	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Peter McGhee	21/01/2013	21/01/2013
4	19/07/2012	4	4,000.00	Asbestos containing material removal	19/07/2012	4	4,000.00	Approved	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Peter McGhee	21/01/2013	25/01/2013
5	7/08/2012	20	20,000.00	EOT 4 - Latent ground conditions Please also note that, due to latent conditions on site - screw piles are required and installation date for these is not known at this time, an additional EOT may be submitted to reflect an actual start on site for the screw piles.	17/08/2012	13	13,000.00	Determined	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Peter McGhee	25/01/2013	26/02/2013
6	4/10/2012	5	5,000.00	Screw Piles new design	5/10/2012	0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
7	10/10/2012	5	5,000.00	Screw Piles issue a	10/10/2012	5	5,000.00	Approved	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio	26/02/2013	5/03/2013
8	12/10/2012	0		Rain day 11.10.12	12/10/2012	1		Task Determined	Project Services,Charles Parsons	5/03/2013	6/03/2013
9	7/12/2012	1		Rain day - 7 Dec	8/01/2013	1		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
10	10/12/2012	1		Rain Day	13/12/2012	1		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
11	12/12/2012	2		Rain Days on Mon and Tues the 10 and 11 of Dec 2012	8/01/2013	2		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		

Item No.	Sent Date	Days Claimed	Cost Claimed \$ (excl GST)	Description	Reply Date	No. of Days Approved	Cost Approved \$ (excl GST)	Status	Logged By	Previous Date for Practical Completion	Adjusted Date for Practical Completion
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Separable Portion: **Whole of Contract**

12	27/12/2012	21	21,000.00	EOT No 9 Stormtrap		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
13	24/01/2013	8	8,000.00	EOT No 11 for the Fire Stop to Slab Voids		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
14	25/01/2013	3		Rain Delays		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
15	29/01/2013	1	1,000.00	Severe weather		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		
16	31/01/2013	1		Rain day today		0		Active	Onedec Pty Ltd and Better Build Constructions Pty. Ltd.,Sal Vecchio		

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 \$74,000.00

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 \$22,000.00

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 Total Cost Claimed: \$74,000.00

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 Total Cost Approved: \$22,000.00

**EOT REGISTER**

**Site:** Kirwan Health Centre  
**Project:** C&YMHU  
**Project Number:** 51422  
**Contractor:** J M Kelly (Project Builders) Pty Ltd

**Project Services**

Queensland Government

Department of Public Works

Contractor Claim No.	Date raised	Description	Days Claimed	Days Approved	Approved PC date	Status C = Closed O = Open D = In dispute	Comments
1	27 Feb 12	Delay to give possession of site	5	1	13 Dec 12	C	Approval 1
2	27 Feb 12	Rain	1	1	9 Jan 13	C	Approval 2
3	12 Mar 12	Rain	5	5	10 Jan 13	C	Approval 2
4	12 Mar 12	Rain	1	1	10 Jan 13	C	Approval 3
5	22 Mar 12	Rain	6	6	20 Jan 13	C	Approval 4
6	11 Apr 12	Rain	7	7	29 Jan 13	C	Approval 5
7	29 May 12	Building pad additional works	7	7	7 Feb 13	C	Approval 6
8	29 May 12	Plumbing approval	5	5	14 Feb 13	C	Approval 7
9	29 May 12	Rain	2	2	18 Feb 13	C	Approval 8
10	1 Aug 12	Rain	3	3	21 Feb 13	C	Approval 9
11	20 Sep 12	Mechanical delays	29	29	9 Apr 13	C	Approval 10
12	7 Dec 12	MSSB position	13	0	9 Apr 13	C	Determination 11
13	7 Dec 12	Structural steel additions	TBA			O	
14	21 Jan 13	MSSB installation	TBA			O	
15	21 Jan 13	Rain	3	0	9 Apr 13	C	Determination 12
<b>Total of approved days is 67</b>					<b>Current PC date is 9 April 2013</b>		

## **6 Cost Monitoring Report**

**Project Services**

Queensland Government

Department of Public Works

## Memorandum

**To:** Project Manager  
**Attn:** Colo Davies

**From:** Douglas Fletcher

**Phone:** [REDACTED]

**Date:** 6 February 2013

<b>CONTRACT:</b> Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit	<b>PROJECT NUMBER 51410</b> <b>PAYMENT NO. 15</b>
<b>CONTRACTOR:</b> National Buildplan Group Pty Ltd	<b>VENDOR NUMBER 73628</b> <b>PURCHASE ORDER NUMBER 4500157838</b>

Please find attached the Cost Monitoring Report following payment no. 15 as at 6 February 2013.

The report is forecasting that the project will be completed within the adjusted budget of \$ 9,511,928. The forecast final cost is \$ 9,282,943 which represents a saving of \$ 228,985.

The adjusted budget is inclusive of the Green Power Contribution of \$ 56,060.

Please note the following:

1. Provisional Qty's have now been adjusted.
2. New and proposed variations included since last month.
3. No further allowance for Principal caused delays.
3. This forecast includes an uncommitted contingency of \$ 10,000 which, at this stage, is considered necessary to fund likely future contract adjustments, variations and claims by the contractor. Please refer to the relevant sheets attached for allocation of contingency to various items.




**Project Quantity Surveyor**

**Date**

6 February 2013



					
<b>COST SUMMARY - TRADITIONAL CONTRACT</b>					
<b>CONTRACT:</b> Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit			<b>PROJECT NUMBER 51410</b> <b>PAYMENT NO. 15</b>		
<b>CONTRACTOR:</b> National Buildplan Group Pty Ltd			<b>CMR DATE 4-Feb-2013</b> <b>PERCENTAGE COMPLETED: 99.19%</b>		
COST DETAILS	BUDGET AT TENDER ACCEPTANCE	CURRENT APPROVED BUDGET	EXPENDITURE TO DATE	FORECAST FINAL COST	FORECAST SAVINGS/ (OVERRUN)
<b>BUILDING COSTS</b>					
Contract sum excluding provisional items	5,651,390	5,651,390	5,605,743	5,651,390	0
P. C. and Provisional Sums	20,000	20,000	10,000	21,500	(1,500)
Provisional Quantities	38,460	38,460	4,780	4,780	33,680
Provisional Delay Costs	20,000	20,000	6,000	6,000	14,000
Variations - Type 1 (Contingent Works)		0	125,703	179,366	(179,366)
Variations - Type 2 (Client Scope Changes)		0	(8,272)	(3,905)	3,905
Claims (Including Delays)		0	14,631	24,391	(24,391)
<b>BUILDING COST TOTAL</b>	<b>5,729,850</b>	<b>5,729,850</b>	<b>5,758,585</b>	<b>5,883,522</b>	<b>(153,672)</b>
<b>DEDUCTIONS</b>					
Retention - Cash 2.5% of Original Contract Sum			143,246	0	0
<b>DEDUCTIONS TOTAL</b>			<b>143,246</b>	<b>0</b>	<b>0</b>
<b>BUILDING COSTS LESS DEDUCTIONS</b>	<b>5,729,850</b>	<b>5,729,850</b>	<b>5,615,339</b>	<b>5,883,522</b>	<b>(153,672)</b>
<b>NON CONTRACT COSTS</b>					
Geotechnical Investigations	8,220	8,220	8,220	8,220	0
Geographic Survey	33,200	33,200	33,200	33,200	0
Water & Sewerage Compliance Act	1,500	1,500	1,500	1,500	0
Building Act Approval	17,500	17,500	17,500	17,500	0
Portable Long Service Leave Levy	30,800	31,758	31,757	31,757	1
Workplace Health & Safety Act Fee	9,600	9,925	9,924	9,924	1
OH & S Audit	10,000	10,000	5,000	10,000	0
QBSA Financial Review	1,200	1,627	1,627	1,627	0
Fire Services Charge	41,030	41,030	14,044	41,030	0
Public Art	20,000	20,000	0	20,000	0
Telephone System	5,000	5,000	0	0	5,000
Local Authority Charges	10,000	10,000	6,042	6,042	3,958
Koala Tree Off-Set	19,320	19,320	0	0	19,320
Arborist Fee	3,000	3,000	3,000	3,000	0
Specialist Consultant	0	5,409	0	0	5,409
Additional Services (Removal Works)	0	2,635	2,538	2,635	0
Overland Flow Study	6,000	6,000	0	0	6,000
Professional Fees	1,053,772	1,053,772	980,377	1,053,772	0
Green Power Contribution	0	56,060	0	0	56,060
QH Costs	45,000	45,000	0	99,000	(54,000)
FF&E + IT	400,000	400,000	0	400,000	0
Land Acquisition Costs	1,653,826	1,653,826	1,653,826	1,653,826	0
Uallocated Budget- Sundry Consultants	14,662	4,908	0	0	4,908
Qbuild Asbestos Report	6,388	6,388	5,488	6,388	0
<b>NON CONTRACT COSTS TOTAL</b>	<b>3,390,018</b>	<b>3,446,078</b>	<b>2,774,043</b>	<b>3,399,421</b>	<b>46,657</b>
<b>CONTINGENCY</b>	<b>336,000</b>	<b>336,000</b>	<b>0</b>	<b>0</b>	<b>336,000</b>
<b>PROJECT TOTAL</b>	<b>9,455,868</b>	<b>9,511,928</b>	<b>8,389,382</b>	<b>9,282,943</b>	<b>228,985</b>

Note: Above costs exclude GST.

Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit		Payment No. 15 Valuation Date 4-Feb-2013				
<b><u>P.C. AND PROVISIONAL SUMS</u></b>						
Ref.	Details	Original Contract Amt.	Actual Cost	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future P.C. and Provisional Sums -->						0
<b>TOTAL</b>		<b>20,000</b>	<b>0</b>		<b>10,000</b>	<b>21,500</b>
1	Irrigation System	20,000		50%	10,000	21,500

Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit				Payment No. 15 CMR DATE 4-Feb-2013					
<u>PROVISIONAL QUANTITIES</u>									
Ref.	Details	Provisional Quantity	Rate	Original Contract Amount	Adjusted Quantity	Adjusted Amount	Quantity Complete	Value of Work Completed	Forecast Final cost
Allowance for future Provisional Quantities-->									0
<b>TOTAL</b>				<b>38,460</b>		<b>4,780</b>		<b>4,780</b>	<b>4,780</b>
1	Construction Program Updates	6.00	250.00	1,500	3.00	750	3.00	750	750
2	Roadworks Compaction Test to AS1289 5.1.1	3.00	130.00	390	0.00	0	0.00	0	0
3	Roadworks Compaction Test to as 1289 5.3.1/5.4.1	4.00	130.00	520	0.00	0	0.00	0	0
4	Surface water quality monitoring standard perimeters	20.00	200.00	4,000	0.00	0	0.00	0	0
5	Allow for detailed excavation in rock for ground beams, service trenches, landscaping and similar items not exceeding 1.00m total depth	150.00	65.00	9,750	0.00	0	0.00	0	0
6	Allow for replacement of 'bad' ground including excavation, removal, backfilled with imported material and compacted in accordance with the specification	100.00	110.00	11,000	0.00	0	0.00	0	0
7	Allow for compaction testing to AS 1289- 5.1.1	30.00	130.00	3,900	0.00	0	0.00	0	0
8	Allow for compaction testing to AS 1289- 5.3.1 / 5.4.1	30.00	130.00	3,900	31.00	4,030	31.00	4,030	4,030
9	Mass concrete to underside of footings	20.00	175.00	3,500	0.00	0	0.00	0	0



Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit				Payment No. 15 CMR DATE 4-Feb-2013	
<b>PROVISIONAL DELAYS</b>					
<b>ORIGINAL</b>					
Portion Id.	Portion Description If Applicable	Prov. Days	Prov. Rate \$	Original Contract Amt.	
<b>TOTAL ORIGINAL</b>					<b>20,000</b>
1	Whole Of Contract	20.00	1,000.00	20,000	

<b>ADJUSTED</b>								
Portion Id.	Claim Ref.	Provisional Delay Details	Appr. Days	Appr. Rate \$	Appr. Amt.	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Provisional Delays-->								0
<b>TOTAL ADJUSTED</b>					<b>6,000</b>		<b>6,000</b>	<b>6,000</b>
	1	Asbestos Scraping to Building Footprints- EOT withdrawn	0.00	0.00	0	0%	0	0
	2	Rain Delay 24th November	1.00	0.00	0	0%	0	0
	3	Rain Delay Bulk Earthworks 7th Decemeber	1.00	0.00	0	0%	0	0
	4	Excessive rain for bulk earthworks	4.00	0.00	0	0%	0	0
	5	Rain Delays	3.00	0.00	0	0%	0	0
	6	Bored Pier Re-design	2.00	1,000.00	2,000	100%	2,000	2,000
	7	Incllement weather	11.00	0.00	0	0%	0	0
	8	Stamped RCC Plumbing Plans	4.00	1,000.00	4,000	100%	4,000	4,000
	9	Rain Delau Claims	8.00	0.00	0	0%	0	0
	10	Reain Delay Claims Mon 5th- 8th of March	3.00	0.00	0	0%	0	0
	11	EOT Due to Rain Delays	5.00	0.00	0	0%	0	0
	12	EOT due to rain	2.00	0.00	0	0%	0	0
	13	EOT due to rain	3.00	0.00	0	0%	0	0
	14	EOT due to Weather	3.00	0.00	0	0%	0	0

Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit				Payment No. 15			
				CMR DATE 4-Feb-2013			
<b>VARIATIONS</b>							
Var. Ref.	Details	Type	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Type 1 Variations-->							5,000
Allowance for future Type 2 Variations-->							0
<b>TOTALS</b>			<b>0</b>	<b>117431</b>		<b>117431</b>	<b>175,461</b>
1	Stanchions Size	1		150	100%	150	150
2	Additional asbestos scope	1		7,257	100%	7,257	7,257
3	Amended Civil Drawings	1		1,050	100%	1,050	1,050
4	Amended Arch Drawings	1		1,500	100%	1,500	1,500
5	Back-flow prevention device	1		150	100%	150	150
6	Geothermal System	1		(1,218)	100%	(1,218)	(1,218)
7	Bored pier changes	1		0	100%	0	0
8	Stormwater pit sizes	1		2,100	100%	2,100	2,100
9	New piers to shallower depths	1		38,192	100%	38,192	38,192
10	Cork Flooring Change	1		(40,000)	100%	(40,000)	(40,000)
11	Water Pipe Alternative	1		(5,350)	100%	(5,350)	(5,350)
12	Door to Conf Room Kitchenette	2		1,786	100%	1,786	2,801
13	Interview Treatment Room Doors	2		2,281	100%	2,281	5,633
14	TV Cabinet Dimensions	2		750	100%	750	750
15	Kitchen Bench in PWD Units	2		150	100%	150	150
16	Wardrobe Doors	2		2,711	100%	2,711	2,711
17	Door Seals	2		4,838	100%	4,838	4,838
18	Building 1 Purlin Bridging Addition	1		4,500	100%	4,500	4,500
19	Water Cooler	2		(450)	100%	(450)	(450)
20	Vehicle Gate	2		848	100%	848	848
21	Changes to Door DZ16.4	2		1,788	100%	1,788	1,788
22	Number of access swipe cards	2		650	100%	650	650
23	Finish to trims	2		150	100%	150	150
24	Window Screens	2		5,390	100%	5,390	5,390
25	Building 2,5,6 Fire Stop	1		3,710	100%	3,710	3,710
26	Ground Floor Wet Area Ceilings	2		150	100%	150	150
27	Extend Water Supply	1		2,200	100%	2,200	2,200
28	Delete the supply of curtains and vertical blinds	2		(44,710)	100%	(44,710)	(44,710)
29	Laminate and vinyl colour changes	2		150	100%	150	150
30	PWD Toilet Seat and Flush Button Change	1		2,500	100%	2,500	2,500
31	Mechanical Changes to building 1	1		3,990	100%	3,990	3,990
32	Sewer requirement	1		0	100%	0	0
33	Cladding to exposed roof beams	1		42,000	100%	42,000	42,000
34	Room RZ11 setout changes	1		0	100%	0	0
35	Glazing Manifestations	1		2,500	100%	2,500	2,500
36	Skirtings and Architectraves Changes	2		(1,737)	100%	(1,737)	(1,737)
37	Delete access card readers	2		(400)	100%	(400)	(400)
38	Room RZ11 Floor Waste	1		1,215	100%	1,215	1,215
39	Building 1 bracing/ Services changes	1		3,671	100%	3,671	3,671
40	Fire Extinguishers	1		3,386	100%	3,386	3,386
41	Building 1- FIP & WB Location, Wiring to MSSB	1		150	100%	150	150
42	TMV and RPZDs	1		11,658	100%	11,658	21,371
43	Tile skirting to comms cupboards	1		2,101	100%	2,101	2,101
44	Conference room audio visual	2		2,327	100%	2,327	2,327
45	Ambulant Toilet RZ11	1		0	100%	0	0
46	Shower Hob Detail	1		5,321	100%	5,321	5,321
47	Waterproofing Wet Areas	1		19,995	100%	19,995	19,995
48A	Handles to Medicine Drawer	2		2,688	100%	2,688	2,688
49	Comms Changes	2		9,122	100%	9,122	9,122
50	Ramp Landing	1		10	100%	10	10
51	Floor waste Alternative	1		(1,760)	100%	(1,760)	(1,760)
52	Amendment to Sign 'S8'	1		150	100%	150	150
53	Pump Room Door	1		3,159	100%	3,159	3,159
54	Trees along eastern boundary	1		2,935	100%	2,935	2,935
55	Bulkhead to BLD 1 external area	1		790	100%	790	790

Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit				Payment No. 15			
				CMR DATE 4-Feb-2013			
<b>VARIATIONS</b>							
Var. Ref.	Details	Type	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Type 1 Variations-->							5,000
Allowance for future Type 2 Variations-->							0
<b>TOTALS</b>			<b>0</b>	<b>117431</b>		<b>117431</b>	<b>175,461</b>
56	Stair Nosings	1		1,588	100%	1,588	1,588
57	Timber trim to building 9	1		1,080	100%	1,080	1,080
58	Balcony Edges	1		1,100	100%	1,100	1,100
59	Deletion of Hooks	2		3,246	100%	3,246	3,246
60	Kitchen Hood Exhaust Riser	1		623	100%	623	623
61	Plate to Screens	1		1,510	100%	1,510	1,510
62	Power to Site	1			0%	0	4,300
63	Access Panel to RZ02	1		1,790	100%	1,790	1,790
64	Replace lights to building 1 (RZ10,RZ11,RZ12,RZ15)	1			0%	0	1,500
65	Drip trays in comms room	1			0%	0	1,000
66	Fence along southern boundary	1			0%	0	(4,000)
67	Reed Switches for Louvres	1			0%	0	8,000
68	Sign to BBQ area	1			0%	0	200
69	Waterproof switch to staff PWD toilet	1			0%	0	600
70	Conference room overhead	1			0%	0	850
71	Change screen locks	1			0%	0	2,000
72	Mobile draw units	1			0%	0	500
73	Paper Towel Dispenser	1			0%	0	500
74	Kerb rail to ramp	1			0%	0	4,000
VOTBC1	Lock to building 9	1			0%	0	700
VOTBC3	PWD toilet (RZ15)	1			0%	0	2,300
VOTBC4	Amendments to PWD bathroom (RZ12)	1			0%	0	12,000
VOTBC6	Relocate light switch to stair	1			0%	0	3,500
VOTBC7	RZ11 Redesign	1			0%	0	1,000

Redland Bay, 28-34 Boundary Street Bayside New 20 Bed Community Care Unit		Payment No. 15				
		CMR DATE 4-Feb-2013				
<b>CLAIMS (INCLUDING DELAYS)</b>						
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Claims-->						5,000
<b>TOTALS</b>		<b>0</b>	<b>15,081</b>		<b>14,631</b>	<b>24,391</b>
1	Allconnex Water- Sewer Repair		9,254	100%	9,254	9,254
2	Geothermal installation- cost of refrigerant			0%	0	3,840
3	Change in wall insulation to units		510	100%	510	510
4	Skirting to wet areas		1,515	100%	1,515	1,515
5	Change Compressor Size to Geothermal System		2,542	100%	2,542	2,542
6	Access panels to Comms Room		450	0%	0	450
7	Frame above operable wall		810	100%	810	810
8	QFRS Directions			0%	0	470

AG:BS:9795L043  
5 February 2013Project Services – Health, Law & Order Portfolio  
Level 4  
80 George Street  
**BRISBANE QLD 4000**

Attention: Mr Peter Przybylo

Dear Peter,

**LOGAN HOSPITAL MENTAL HEALTH UNIT EXPANSION – 25 BED AAMHU**

As requested, we have prepared our Financial Report for the above project for works up to the End of January 2013.

**Cost Summary**

The forecast final cost can be summarised as follows:

	\$
▪ Building Costs	12,932,755
▪ Non Contract Costs	3,825,382
<b>Forecast Project Cost</b>	<b>\$ 16,758,137</b>

Please refer to Appendix A for the details cost report.

**Forecast Final Cost – Building Works**

The Forecast Final Cost for Building Works includes approved variations and pending variations and can be summarised as follows:

	\$
▪ Contract Sum	10,634,545
▪ Add: Approved Variations	1,523,631
▪ Add: Pending Variations	398,457
▪ Add: Provisional Delay Costs	376,122
<b>Forecast Final Cost - Building Works</b>	<b>\$ 12,932,755</b>

**Value of Building Works to Be Completed**

The value of work to be completed is based on the Contract Sum for Building Works and the assumption that the Contractor will complete the work in accordance with the Contract.

The value of building works to be completed is \$703,650 (excluding GST).

**LOGAN HOSPITAL MENTAL HEALTH UNIT EXPANSION – 25 BED AAMHU****Variations**

Pending Variations amount to \$398,457. Please refer to Appendix A for a schedule of Project Variations.

**Contingency**

Based on our assessment of the current approved and pending variations, the approved project budget is likely to be exceeded by \$1,310,319.

We trust this meets with your requirements, but if you have any queries or require further information please do not hesitate to contact the undersigned.

Yours faithfully,

  
**P S Megram**

Director

Rider Levett Bucknall  


cc. Ms Colo-Louise Davies – Project Services 

Attach. Appendix A

**LOGAN HOSPITAL MENTAL HEALTH UNIT EXPANSION – 25 BED AAMHU**

**Appendix A**

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**Cost Monitoring Report**

Project  
ServicesDepartment of  
Housing and Public Works**COST SUMMARY - TRADITIONAL CONTRACT****CONTRACT:**Meadowbrook, Logan Hospital  
25 Bed Adult Acute Mental Health UnitPROJECT NUMBER 51411  
PAYMENT NO. 27

VALUATION DATE 4-Feb-2013

**CONTRACTOR:**

TF Woollam &amp; Son Pty Ltd

PERCENTAGE COMPLETED: 99.63%

COST DETAILS	BUDGET AT TENDER ACCEPTANCE	CURRENT APPROVED BUDGET	EXPENDITURE TO DATE	FORECAST FINAL COST	FORECAST SAVINGS/ (OVERRUN)
<b>BUILDING COSTS</b>					
Contract sum excluding provisional items	10,574,545	10,574,545	10,535,889	10,574,545	0
P. C. and Provisional Sums	17,000	17,000	0	17,000	0
Provisional Quantities	3,000	3,000	2,000	3,000	0
Provisional Delay Costs	40,000	40,000	216,122	416,122	(376,122)
Variations - Type 1 (Contingent Works)		0	450,741	691,866	(691,866)
Variations - Type 2 (Client Scope Changes)		0	199,784	208,284	(208,284)
Claims (Including Delays)		0	824,569	1,021,938	(1,021,938)
<b>BUILDING COST TOTAL</b>	<b>10,634,545</b>	<b>10,634,545</b>	<b>12,229,105</b>	<b>12,932,755</b>	<b>(2,298,210)</b>
<b>DEDUCTIONS</b>					
Retention - Bank Guarantee			0	0	0
<b>DEDUCTIONS TOTAL</b>			<b>0</b>	<b>0</b>	<b>0</b>
<b>BUILDING COSTS LESS DEDUCTIONS</b>	<b>10,634,545</b>	<b>10,634,545</b>	<b>12,229,105</b>	<b>12,932,755</b>	<b>(2,298,210)</b>
<b>NON CONTRACT COSTS</b>					
Local Authority Charges	10,000	10,000	0	0	10,000
Telephone System	5,000	5,000	0	0	5,000
Temporary Accommodation	0	0	0	0	0
Building Act Approval	33,780	33,780	19,367	33,780	0
Water & Sewerage Compliance Act	3,000	3,000	3,000	3,000	0
Fire Services Levy	3,000	3,000	3,619	3,619	(619)
Geotechnical Investigations	0	0	0	0	0
Geographic Survey	0	0	12,500	12,500	(12,500)
Environmental Impact Study Fees	0	0	0	0	0
QBSA Financial Review	3,000	3,000	677	677	2,323
OH & S Audit	6,000	6,000	11,718	11,718	(5,718)
Portable Long Service Leave Levy	62,874	62,874	67,061	67,061	(4,187)
Workplace Health & Safety Act Fee	19,648	19,648	20,957	20,957	(1,309)
TCP Network Hardware	250,000	250,000	83,728	457,723	(207,723)
Loose Furniture	687,000	687,000	5,968	687,000	0
QLD Health Operating Cost	50,000	50,000	78,682	143,331	(93,331)
Public Art	40,000	40,000	0	20,000	20,000
Professional Fees	2,350,516	2,350,516	2,109,374	2,338,016	12,500
Commissioning/ Decanting Costs	26,000	26,000	0	26,000	0
Logan Hospital Infrastructure	200,000	200,000	0	0	200,000
<b>NON CONTRACT COSTS TOTAL</b>	<b>3,749,818</b>	<b>3,749,818</b>	<b>2,416,651</b>	<b>3,825,382</b>	<b>(75,564)</b>
<b>CONTINGENCY</b>	<b>1,063,455</b>	<b>1,063,455</b>	<b>0</b>	<b>0</b>	<b>1,063,455</b>
<b>PROJECT TOTAL</b>	<b>15,447,818</b>	<b>15,447,818</b>	<b>14,645,756</b>	<b>16,758,137</b>	<b>(1,310,319)</b>

Note: Above costs exclude GST.



Project  
ServicesDepartment of  
Housing and Public Works

ABN 82 533 440 171

Office of the Superintendent:

**Project Services**

Level 4, 80 George St, Brisbane Qld 4000

GPO Box 296, Brisbane Qld 4001

**PAYMENT CERTIFICATE****RECIPIENT CREATED TAX INVOICE****CONTRACT:**Meadowbrook, Logan Hospital  
25 Bed Adult Acute Mental Health Unit**PROJECT NUMBER 51411****PAYMENT NO. 27****CONTRACTOR:**TF Woollam & Son Pty Ltd  
T/A Woollam Contructions  
PO Box 7154  
EAST BRISBANE QLD 4169  
Attention: Ben Cummins**VALUATION****DATE: 4-Feb-2013****PERCENTAGE****COMPLETED: 99.63%**

ABN 94 009 676 064

PAYMENT DETAILS (exc GST)	ORIGINAL CONTRACT SUM	ADJUSTED CONTRACT SUM	VALUE OF WORK COMPLETED
1. Original Contract Sum	10,634,545		
2. Less Provisional Items 4, 5 & 6	60,000		
3. Contract sum excluding provisional items	10,574,545	10,574,545	10,535,889
4. P. C. and Provisional Sums	17,000	0	0
5. Provisional Quantities	3,000	0	2,000
6. Provisional Delay Costs	40,000	416,122	216,122
7. Remeasurement of Bill of Quantities Adjustment		0	0
8. Variations		698,622	650,525
9. Claims (Including Delays)		825,009	824,569
10. Cost Adjustment (Rise & Fall)		0	0
<b>11. TOTALS (exc GST)</b>	<b>10,634,545</b>	<b>12,514,298</b>	<b>12,229,105</b>
<b>DEDUCTIONS (exc GST)</b>			
12. Previous Payments			12,001,926.00
13. Retention - Bank Guarantee			0
14. Liquidated Damages			0
15. Clerk of Works Overtime			0
16. Other Deductions			0
<b>17. TOTAL DEDUCTIONS (exc GST)</b>			<b>12,001,926</b>
<b>18. SUM PAYABLE (exc GST)</b>			<b>227,179</b>
<b>GST APPLYING TO ITEM 18</b>			<b>22,717.90</b>
<b>SUM PAYABLE INCLUDING GST</b>			<b>249,896.90</b>
It is hereby certified that the amount of the payment to be made by the Principal to the Contractor, including GST, is \$249,896.90			
<b>Superintendent</b>	Ph. 32277054	Fax 3224 2681	
	Date	5-Feb-2013	
19. Sub-contract Charges Act Withholding		0.00	0.00
20. Monies Paid into Court		0.00	0.00
<b>21. PAYMENT DUE (Inc GST applying to Item 18)</b>			<b>249,896.90</b>

Note: All values (except tax, court monies, sub-contract charges &amp; previous payments) have been rounded to the nearest dollar.

Meadowbrook, Logan Hospital		Payment No. 27				
25 Bed Adult Acute Mental Health Unit		Valuation Date 4-Feb-2013				
<b>P.C. AND PROVISIONAL SUMS</b>						
Ref.	Details	Original Contract Amt.	Actual Cost	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future P.C. and Provisional Sums -->						0
<b>TOTAL</b>		<b>17,000</b>	<b>0</b>		<b>0</b>	<b>17,000</b>
2/3/E	2 X Plant Room hoist and supports	9,000		0%	0	9,000
2/3/H	Miscellaneous works at cut back of roof near grid Z1 & 11 C	8,000		0%	0	8,000

Meadowbrook, Logan Hospital									
25 Bed Adult Acute Mental Health Unit		Payment No. 27							
		Valuation Date 4-Feb-2013							
<b>PROVISIONAL QUANTITIES</b>									
Ref.	Details	Provisional Quantity	Rate	Original Contract Amount	Adjusted Quantity	Adjusted Amount	Quantity Complete	Value of Work Completed	Forecast Final cost
									Allowance for future Provisional Quantities-->
				3,000			0	2,000	3,000
Tendor Form	Construction Program Update	6.00	500.00	3,000			4.00	2,000	3,000

<b>Meadowbrook, Logan Hospital</b>				Payment No. 27	
<b>25 Bed Adult Acute Mental Health Unit</b>				Valuation Date 4-Feb-2013	
<b>PROVISIONAL DELAYS</b>					
<b>ORIGINAL</b>					
Portion Id.	Portion Description If Applicable	Prov. Days	Prov. Rate \$	Original Contract Amt.	
<b>TOTAL ORIGINAL</b>					<b>40,000</b>
Order Form	Whole of Contract	20.00	2,000.00	40,000	

<b>ADJUSTED</b>								
Portion Id.	Claim Ref.	Provisional Delay Details	Appr. Days	Appr. Rate \$	Appr. Amt.	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Provisional Delays-->								0
<b>TOTAL ADJUSTED</b>					<b>416,122</b>	<b>216,122</b>	<b>416,122</b>	
	EOT 1	As agreed by Superintendent	30.00	0.00	0	0%	0	0
	-	Xmas 2011 shutdown	10.00	0.00	0	0%	0	0
	EOT 2	Inclement weather	1.00	0.00	0	0%	0	0
	EOT 3	Inclement weather	2.00	0.00	0	0%	0	0
	EOT 4	Erection of hoarding to existing facility	20.00	2,000.00	40,000	100%	40,000	40,000
	EOT 5	inclement weather 10-14 Jan 2011	5.00	0.00	0	0%	0	0
	EOT 6	Inclement weather 7-10 Feb 2011	4.00	0.00	0	0%	0	0
	EOT 7	Inclement weather 16/02, 21/02 and 28/02/11	3.00	0.00	0	0%	0	0
	EOT 8	Inclement weather 02 & 03/03, 08/03 - 10/03, 14/03, 21/03, 29/03-31/03, 03/04 & 08/04/11	13.00	0.00	0	0%	0	0
	EOT 9	Principal caused delay	0.00	0.00	0	0%	0	0
	EOT10	Inclement weather 11/04/11 - 06/05/11	14.00	0.00	0	0%	0	0
	EOT11	Inclement weather May 2011	9.00	0.00	0	0%	0	0
	EOT12	Inclement weather 1 & 18 July 2011	2.00	0.00	0	0%	0	0
	EOT13	Shop drawing approval process	10.00	2,000.00	20,000	100%	20,000	20,000
	EOT13		9.00	2,835.88	25,523	100%	25,523	25,523
	EOT14	Inclement weather 22/8/2011 - 1/9/2011	9.00	0.00	0	0%	0	0
	EOT15	Inclement weather Sept/ Oct 2011	9.00	0.00	0	0%	0	0
	EOT17	Valley Gutter	10.00	2,000.00	20,000	100%	20,000	20,000
	EOT17	Valley Gutter	6.00	0.00	0	0%	0	0
	EOT18	Mechanical Subcontractor Receivership	29.00	0.00	0	0%	0	0
	EOT19	Construction Documentation for Stage 2 Reception	39.00	2,835.88	110,599	100%	110,599	110,599
	EOT20	Late supply of information	0.00	2,835.88	0	0%	0	0
		Extensions of time not yet submitted	1.00	200,000.00	200,000	0%	0	200,000

Meadowbrook, Logan Hospital 25 Bed Adult Acute Mental Health Unit								Payment No. 27
								Valuation Date 4-Feb-2013
<b>VARIATIONS</b>								
Var. Ref.	Details	Type	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost	
Allowance for future Type 1 Variations-->							0	
Allowance for future Type 2 Variations-->							0	
<b>TOTALS</b>			<b>201528</b>	<b>698622</b>		<b>650525</b>	<b>900,150</b>	
1	Relocate CCTV location near Red Cross Building	2		0	100%	0	0	
2	Soldier pile temporary retaining wall	1		180,396	100%	180,396	180,396	
3	Ramp & handrail to Red Cross Building	2		6,188	100%	6,188	6,188	
4	Provide waterstops as described in RFI 16	1		4,813	100%	4,813	4,813	
5	Alternative rain water tanks	1		(9,000)	100%	(9,000)	(9,000)	
6		1		97,771	100%	97,771	97,771	
7	Removal of tree adjacent tafe	2		5,876	100%	5,876	5,876	
8	Revised MSB location	1		10,998	100%	10,998	10,998	
9	Deletion of chainwire fence removal from contract	1		(980)	100%	(980)	(980)	
10	Concrete set out & column location	1		1,580	100%	1,580	1,580	
11	Seclusion room doors	1		58,676	100%	58,676	58,676	
12	Reposition hold down bolts & modify column base plates	1		461	100%	461	461	
13	Electrical changes	1		16,122	100%	16,122	16,122	
14	Concrete infill between B1 & boundary retaining wall	1		1,389	100%	1,389	1,389	
15	Plywood to seclusion room ceilings	2		2,246	100%	2,246	2,246	
16	Bariatric WC in lieu of specified	2		4,726	100%	4,726	4,726	
17	U1 Uplight position	1		1,974	100%	1,974	1,974	
18	Provide waterproofing to blockwork openings	1		425	100%	425	425	
19	Revised roofing material	1		(4,334)	100%	(4,334)	(4,334)	
20	Alternative metal decking	1		0	0%	0	0	
21	Change to wall linings in plant room 2	1		(5,544)	100%	(5,544)	(5,544)	
22	New external door	1		1,335	100%	1,335	1,335	
23	Delete paper towel dispensers	2		(15,000)	100%	(15,000)	(15,000)	
24	Change of basin pedestal	2		4,031	100%	4,031	4,031	
25	Electrical changes	1		16,122	100%	16,122	16,122	
26	Revised partition linings	1		(7,287)	100%	(7,287)	(7,287)	
27	Revised sundry hardware - refer VO65	1		0	0%	0	0	
28	Block wall in lieu of pipe railing	1		475	100%	475	475	
29	View panels in doors	2		73,603	100%	73,603	73,603	
30	Valley gutter	1		34,862	100%	34,862	34,862	
31	Deletion of curtains and blinds	2		(23,802)	100%	(23,802)	(23,802)	
32	Relocate MSSB1	2		4,449	100%	4,449	4,449	
33	Delete motorised louvres	2		1,023	100%	1,023	1,023	
34	Change of dirty utility sink	1		4,988	100%	4,988	4,988	
35	Fire hydrant outlet	1		1,483	100%	1,483	1,483	
36	Multizone AHU	1		0	100%	0	0	
37	Bedhead clash to older persons unit	1		4,172	100%	4,172	4,172	
38	Wall clash with dirty utility room	1		1,467	100%	1,467	1,467	
39	Phasing plans	2		75,765	100%	75,765	75,765	
40	New wall in UPS room	1		2,741	100%	2,741	2,741	
41	Wall types around existing plant room	1		7,069	100%	7,069	7,069	
42	Floor finish changes	2		18,647	100%	18,647	18,647	
43	Freezing Services	2		3,534	100%	3,534	3,534	
44	Deletion of roller shutters	2		(6,363)	100%	(6,363)	(6,363)	
45	Beverage bay joinery unit	1		0	100%	0	0	
46	Change to courtyard fence	2		5,663	100%	5,663	5,663	
47	Security Screen	2	(805)		100%	(805)	(805)	

Meadowbrook, Logan Hospital								Payment No. 27
25 Bed Adult Acute Mental Health Unit								Valuation Date 4-Feb-2013
<b>VARIATIONS</b>								
Var. Ref.	Details	Type	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost	
						Allowance for future Type 1 Variations-->	0	
						Allowance for future Type 2 Variations-->	0	
<b>TOTALS</b>			<b>201528</b>	<b>698622</b>		<b>650525</b>	<b>900,150</b>	
48	CFC awning/ structural steel clash	1		3,715	100%	3,715	3,715	
49	Staff courtyard escape paths/ gate	1		3,306	100%	3,306	3,306	
50	Fire shutter location	1	10,000		0%	0	10,000	
51	Access to staff station	1		8,124	100%	8,124	8,124	
52	Amended landscape plans	1		(419)	0%	0	(419)	
53	Dowels to door thresholds	1		2,090	100%	2,090	2,090	
54	Stage 2 reception works	1	35,000		0%	0	35,000	
55	Power source investigation & MSB shutdown	1	5,504		100%	5,504	5,504	
56	Vinyl expansion joint	1	(3,000)		100%	(3,000)	(3,000)	
57	Fire Wall/ Window head	1		11,185	100%	11,185	11,185	
58	Revised signage package	1		(4,579)	100%	(4,579)	(4,579)	
59	Fire road kerb			0	0%	0	0	
60	Fire ratings and compartment plan	1	60,000		0%	0	60,000	
61	IUM Memory upgrade	2		7,930	100%	7,930	7,930	
62	Camera upgrade	2		32,073	100%	32,073	32,073	
63	Server changes	1		10,391	0%	0	10,391	
64	Breakthrough Details	1		15,374	0%	0	15,374	
65	Revised Hardware Schedule	1	75,000		0%	0	75,000	
66	Handrails	1		24,450	0%	0	24,450	
67	Stage 2 Toilet Doors	1	2,900		0%	0	2,900	
68	Door striker plates	1		2,222	100%	2,222	2,222	
69	Seclusion room door infill	2	12,500		0%	0	12,500	
70	Basin changes to Staff/ Public WC	1	4,981		0%	0	4,981	
71	Upgrade swipe cards	2			0%	0	0	
72	Upgrade of power supply to pan washer	1	3,123		0%	0	3,123	
73	Power for Besam door controllers	1	325		0%	0	325	
74	Billi Boiler System	2	(4,000)		0%	0	(4,000)	

<b>Meadowbrook, Logan Hospital</b>							Payment No. 27
<b>25 Bed Adult Acute Mental Health Unit</b>							Valuation Date 4-Feb-2013
<b>CLAIMS (INCLUDING DELAYS)</b>							
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost	
Allowance for future Claims-->						0	
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>	
1	Plumbing & Drainage Approval Fees		1,061	100%	1,061	1,061	
2	Anti Termite Treatment		9,547	100%	9,547	9,547	
3	OHS audit fess (Rejected)		0	100%	0		
4	Sanvite pump for Red Cross building		3,518	100%	3,518	3,518	
5	Connections into 1050mm dia manhole at section 5/1 & 6/1		1,389	100%	1,389	1,389	
6	Costs associated with Latent Condition 01		10,879	100%	10,879	10,879	
7	Backform to boundary retaining wall		32,000	100%	32,000	32,000	
8	Increase in RW1 height between chainage 1-8		1,594	100%	1,594	1,594	
9	Fire access path between ward 2B and emergency access point		5,368	100%	5,368	5,368	
10	Additional temporary type 2 hoarding and type 1 builders fence		14,687	100%	14,687	14,687	
11	Relocation of bend in RW1		827	100%	827	827	
12	Red Cross Renovation		19,095	100%	19,095	19,095	
13	Field gullies over box culvert		7,006	100%	7,006	7,006	
14	Backfilling to box culverts		14,448	100%	14,448	14,448	
15	Scabbling back footings		1,145	100%	1,145	1,145	
16	Repairs to fire road fencing		4,420	100%	4,420	4,420	
17	Supply and install able flex to existing building at slab level		0	100%	0	0	
18	Modifications to bariatric ensuite steel work		1,007	100%	1,007	1,007	
19	Increase in door frame thickness		3,401	100%	3,401	3,401	
20	Construction program updates		0	0%	0	0	
21	Pad footing for cast in plate		907	100%	907	907	
22	RW1 wall lighting		7,830	100%	7,830	7,830	
23	FIP link cantenary cabling		3,596	100%	3,596	3,596	
24	Additional drainage behind RW1		1,101	100%	1,101	1,101	
25	Nursecall system upgrade		26,875	100%	26,875	26,875	
26	Scarification of fire access road		440	100%	440	440	
27	Cutting of fence footings along fire access road		2,755	100%	2,755	2,755	
28	Additional roof bracing over bariatric ensuite		1,008	100%	1,008	1,008	
29	Modification of existing roof line		0	0%	0	0	
30	Rectification of purlin clashes		2,486	100%	2,486	2,486	
31	Reduced stud spacings		4,488	100%	4,488	4,488	

Meadowbrook, Logan Hospital 25 Bed Adult Acute Mental Health Unit		Payment No. 27				
		Valuation Date 4-Feb-2013				
<b>CLAIMS (INCLUDING DELAYS)</b>						
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Claims-->						0
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>
32	Undermeasure of corner guards		630	100%	630	630
33	Alternative light fittings		(60,211)	100%	(60,211)	(60,211)
34	Additions to MSB		2,795	100%	2,795	2,795
35	Increase hob thickness for steel columns		1,381	100%	1,381	1,381
36	Electrical changes		18,591	100%	18,591	18,591
37	HEX modifications		22,372	100%	22,372	22,372
38	Additional concrete to back hoe pits and pad footings		4,086	100%	4,086	4,086
39	External metal wall cladding		2,115	100%	2,115	2,115
40	Waterproofing to admin building walls		7,337	100%	7,337	7,337
41	Waterproofing to face of type 11 walls		3,843	100%	3,843	3,843
42	Edgeform RW1		4,625	100%	4,625	4,625
43	Fire and smoke motorised damper modifications		38,735	100%	38,735	38,735
44	Reversed floor layout basin vs DLB		1,200	100%	1,200	1,200
45	Acrovyn door protection		67,985	100%	67,985	67,985
46	Famco brackets		12,461	100%	12,461	12,461
47	VA angle block to soffit lining		5,242	100%	5,242	5,242
48	35 mm Batten system		15,915	100%	15,915	15,915
49	RFI 072	5,562		0%	0	5,562
50	RFI 173		1,081	100%	1,081	1,081
51	Additional hydraulic bends		3,283	100%	3,283	3,283
52	Upgrade UPS		5,805	100%	5,805	5,805
53	Hot/ Cold water cut in-			0%	0	0
54	Change to Corridor 5 Partition		4,697	100%	4,697	4,697
55	Wall treatment to door 48 F2		1,790	100%	1,790	1,790
56	Junctions - Brick to CFC and CFC to window heads		4,024	100%	4,024	4,024
57	Floor covering change to seclusion rooms		630	100%	630	630
58	Cistern offset kits		1,494	100%	1,494	1,494
59	Additional TMV to new female amenities		1,200	100%	1,200	1,200
60	Cellcon door access control system		4,821	100%	4,821	4,821
61	Additional bed GPOs		5,375	100%	5,375	5,375
62	Waterproofing to corridor walls and window reveals		4,367	100%	4,367	4,367
63	Waterproofing to retaining walls		6,463	100%	6,463	6,463
64	Access Control Changes		3,015	100%	3,015	3,015
65	Additional Drainage to Existing Adolescent Courtyard		4,515	100%	4,515	4,515
66	Additional 150mm SW drainage to Staff Courtyard		5,139	100%	5,139	5,139
67	CFC to Structural Steel Awnings		10,294	100%	10,294	10,294



Meadowbrook, Logan Hospital 25 Bed Adult Acute Mental Health Unit		Payment No. 27				
		Valuation Date 4-Feb-2013				
<b>CLAIMS (INCLUDING DELAYS)</b>						
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Claims-->						0
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>
68	Fascia/ Roof Beam Support to Admin Block		1,177	100%	1,177	1,177
69	Extra Tie downs and door heads to fire booster enclosure		3,713	100%	3,713	3,713
70	Additional costs associated with RFI 260 response		8,645	100%	8,645	8,645
71	Timber reveals to Safevent windows		9,844	100%	9,844	9,844
72	Timber packers to Safevent windows		3,263	100%	3,263	3,263
73	Lighting to adolescent courtyard canopy		5,556	100%	5,556	5,556
74	J22 Joinery modifications		1,843	100%	1,843	1,843
75	100 mm CFC strip to slab 1 external windows		3,918	100%	3,918	3,918
76	Stainless steel baseplates to entry balustrade		1,255	100%	1,255	1,255
77	Supply and install of mulch		10,043	100%	10,043	10,043
78	Revised location of FIP		1,636	100%	1,636	1,636
79	Light and power fitout in fire pump room		4,516	100%	4,516	4,516
80	Additional D2 luminaires to timeout courtyard		1,773	100%	1,773	1,773
81	Additional honing to block work		11,328	100%	11,328	11,328
82	Plant room wall along corridor 1		4,593	100%	4,593	4,593
83	Increased length of right side awning		650	100%	650	650
84	Soffit merge with existing building		3,208	100%	3,208	3,208
85	Structural steel build out for CFC		8,658	100%	8,658	8,658
86	Replace bariatric door frames		820	100%	820	820
87	Reduce opening size for glazing		770	100%	770	770
88	In wall concealed card readers		6,648	100%	6,648	6,648
89	Change of DTP-4		15,407	100%	15,407	15,407
90	High level soffit clash		2,462	100%	2,462	2,462
91	Bored piers to slab 9		4,010	100%	4,010	4,010
92	Comms room changes		22,004	100%	22,004	22,004
93	Skylight flashings		10,490	100%	10,490	10,490
94	Toe mould to awning		3,602	100%	3,602	3,602
95	Bridging of purlins at fire walls		586	100%	586	586
96	RCD panels		0	100%	0	0
97	Upgrade of cameras to IP cameras-			0%	0	0
98	IUM memory upgrade-			0%	0	0
99	Additional wall type 22		6,314	100%	6,314	6,314
100	High level soffit - adolescent courtyard		9,149	100%	9,149	9,149
101	Drainage connections to pits		29,439	100%	29,439	29,439
102	Removal of existing concrete footings		0	100%	0	0
103	Fire rating of block wall junction		4,753	100%	4,753	4,753
104	Continue 2 hr fire wall to suit new fire door		1,445	100%	1,445	1,445
105	Box gutter repair and soaker to adolescent courtyard		2,103	100%	2,103	2,103

Meadowbrook, Logan Hospital 25 Bed Adult Acute Mental Health Unit							Payment No. 27
							Valuation Date 4-Feb-2013
<b>CLAIMS (INCLUDING DELAYS)</b>							
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost	
Allowance for future Claims-->						0	
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>	
106	Security fencing changes		15,540	100%	15,540	15,540	
107	Filling to top of culvert		8,634	100%	8,634	8,634	
108	Entry planter box & retaining wall		21,680	100%	21,680	21,680	
109	Relocation of medical services panels		1,080	100%	1,080	1,080	
110	Seclusion room walls		8,711	100%	8,711	8,711	
111	Rainwater tank slab		972	100%	972	972	
112	Additional sub soil drainage		1,975	100%	1,975	1,975	
113	Raising of subgrade in corner of carpark		650	100%	650	650	
114	Adolescent courtyard fascia modifications and infill		6,026	100%	6,026	6,026	
115	Additional pinboards and white boards		2,003	100%	2,003	2,003	
116	Replacement of cross bracing		3,345	100%	3,345	3,345	
117	Wing wall to public courtyard		10,039	100%	10,039	10,039	
118	DB-1 and DB-2 cupboard set out		3,383	100%	3,383	3,383	
119	Build out wall line above plant room		3,188	100%	3,188	3,188	
120	Screws both sides, top and bottom on wall track		9,178	100%	9,178	9,178	
121	Additional painted CFC to face blockwork		3,295	100%	3,295	3,295	
122	Adolscent courtyard fascia		4,418	100%	4,418	4,418	
123	Boxing out of garden beds		61,657	100%	61,657	61,657	
124	Britex basin tapware selection		5,375	100%	5,375	5,375	
125	Additional FW & IO		1,450	100%	1,450	1,450	
126	Relocation of fire hydrant		2,790	100%	2,790	2,790	
127	Concrete hob under security fence		19,854	100%	19,854	19,854	
128	Seclusion room window reveals		1,027	100%	1,027	1,027	
129	Downpipe ligature points		3,475	100%	3,475	3,475	
130	Striker plate modifications - refer VO-68-		0	100%	0	0	
131	MWS capping		3,579	100%	3,579	3,579	
132	Nib walls for roller shutters		6,690	100%	6,690	6,690	
133	Additional access panels		1,865	100%	1,865	1,865	
134	J15 staff station joinery changes		2,263	100%	2,263	2,263	
135	J17 laundry joinery changes		477	100%	477	477	
136	Changes to fire services		1,570	100%	1,570	1,570	
137	Changes to fire services		2,786	100%	2,786	2,786	
138	Hydraulic subcontractor delay costs		0	100%	0	0	
139	Shelving unit infill		438	0%	0	438	
140	Care plus nurse call system change	27,800		0%	0	27,800	
141	Entry planter box infill	2,322		0%	0	2,322	
142	FIP Surround	510		0%	0	510	
143	Sheet blanking to basketball courtyard	5,830		0%	0	5,830	
144	Tap to plant room 2	500		0%	0	500	
	RFI # 367- Pharmacy Fridges - outstanding information	0		0%	0	0	

Meadowbrook, Logan Hospital 25 Bed Adult Acute Mental Health Unit		Payment No. 27				
		Valuation Date 4-Feb-2013				
<b>CLAIMS (INCLUDING DELAYS)</b>						
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Claims-->						0
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>
	RFI # 368 - Stage 2 reception lighting - RCD protection	600		0%	0	600
	RFI # 369 - Existing Down pipe clash with security fence - unresolved	3,210		0%	0	3,210
	RFI # 370 - Water point for adolescent courtyard	1,400		0%	0	1,400
	RFI # 371 - New Bedroom 8 Joinery	1,475		0%	0	1,475
	RFI # 372 - Zone C fire services configuration - not answered			0%	0	0
	RFI # 373 - OP 18 access panel clash with entertainment unit	1,100		0%	0	1,100
	RFI # 375 - FD481 door closer plates	450		0%	0	450
	RFI # 376 - Floor covering in new meeting room	1,746		0%	0	1,746
	RFI # 377 - Requirement of MLS 2000 and UBT 2000	0		0%	0	0
	RFI # 378 - Servery ceiling duct clash	1,380		0%	0	1,380
	RFI # 382 - Stage 2 reception photo copy room	1,480		0%	0	1,480
	RFI # 389 - Fresh air ventilation next to plenum	1,630		0%	0	1,630
	RFI # 395 - Mech services for new bed room 8	5,973		0%	0	5,973
	RFI # 396 - Gate to end of Admin Bloock	4,350		0%	0	4,350
	RFI # 403 - Joinery to existing bedroom fire escape -	3,912		0%	0	3,912
	RFI # 406 - Beverage bay tap location	272		0%	0	272
	RFI # 408 - Part numbers for Shower Type 2 outlets and Hand held hoses	4,189		0%	0	4,189
	RFI # 414 - Mental health reception ceiling tiles	550		0%	0	550
	RFI # 417 - Staging for reinstating room used as fire exit	5,010		0%	0	5,010
	RFI # 419 - Temporary pathway at rear of 2C.	17,130		0%	0	17,130
	RFI # 422 - Old mental health reception - filling floor changes to nibs	3,855		0%	0	3,855
	RFI # 424 - Staff station intercom location	1,745		0%	0	1,745
	RFI # 425 - Mechanical Transfer Grills	4,350		0%	0	4,350
	RFI # 427 - Venting of door into plenum in plant room 1	686		0%	0	686
	Floor Prep along new coridor over existing bathroom areas	2,577		0%	0	2,577

<b>Meadowbrook, Logan Hospital</b>							<b>Payment No. 27</b>	
<b>25 Bed Adult Acute Mental Health Unit</b>							<b>Valuation Date 4-Feb-2013</b>	
<b>CLAIMS (INCLUDING DELAYS)</b>								
Claim Ref.	Details	Interim Amount	Approved Amount	% Comp.	Value of Work Completed	Forecast Final cost		
							Allowance for future Claims-->	0
<b>TOTALS</b>		<b>196,929</b>	<b>825,009</b>		<b>824,569</b>	<b>1,021,938</b>		
	Plaster patches behind all remial work associated with RFI's	6,110		0%	0	6,110		
	Mechanical Changes in Corridor	7,712		0%	0	7,712		
	Hand watering during delay phase	9,810		0%	0	9,810		
	Additional doors provided by G James	9,612		0%	0	9,612		
	Nosing on sharp edge of Glazing at HDU	1,300		0%	0	1,300		
	Stainsteel strips over Stainless bains	570		0%	0	570		
	Rectification works in fire escape	10,456		0%	0	10,456		
	Cut back stormwater grates at 1/15 culvert	760		0%	0	760		
	Painting to existing ward ceiling at cut-in back to expansion joint	380		0%	0	380		
	Cover plates at sinks under B1 basins - antiligature	2,210		0%	0	2,210		
	BMS control of the pumps	10,850		0%	0	10,850		
	Cover plates for deleted nurse call in adult wing	565		0%	0	565		
	Woollams contingency for works not yet claimed	25,000		0%	0	25,000		



## Memorandum

**To:** Project Manager  
**Attn:** Colo-Louise Davies  
  
**From:** Tat Leong  
  
**Phone:** x45853  
  
**Date:** 5 February 2013

<b>CONTRACT:</b> Logan, 16 Bed Community Care Unit 2 Storey and Single Storey Accommodation Units and Single Storey Community Building	<b>PROJECT NUMBER 51412</b> <b>PAYMENT NO. 8</b>  <b>VENDOR NUMBER 73563</b> <b>PURCHASE ORDER NUMBER 0</b>
<b>CONTRACTOR:</b> Onedec Pty Ltd & Better Build Constructions Pty Ltd	

Please find attached the Cost Monitoring Report following payment no. 8 as at 5 February 2013.

The report is forecasting that a cost overrun of \$120,000 will occur, with a forecast final cost of \$6,645,918 compared with the approved budget of \$6,525,918.

This forecast includes an uncommitted contingency of \$115,000 which, at this stage, is considered necessary to fund likely future contract adjustments, variations and claims by the contractor. Please refer to the details contained within the report for allocations of the contingency to the various items.

There is a potential risk that the current allocation for QHealth cost may be insufficient and confirmation from QHealth is necessary. We have factored into our uncommitted contingency some additional funds to potentially offset any over-runs subject to client's confirmation and further review.

The overrun is due to additional works not foreseeable at the time of tender including:

- Installation of screw pier foundations due to bad ground (Variation 8 & Claim No. 8)
- Asbestos in-ground (Claim No. 1)
- Bad Grounds

Project Quantity Surveyor

**Date**  
 5 February 2013


**COST SUMMARY - TRADITIONAL CONTRACT**
**CONTRACT:**

Logan, 16 Bed Community Care Unit  
2 Storey and Single Storey Accommodation Units and Single Storey Community Building

PROJECT NUMBER 51412  
PAYMENT NO. 8

**CONTRACTOR:**

Onedec Pty Ltd & Better Build  
Constructions Pty Ltd

PERCENTAGE COMPLETED: 58.58%

COST DETAILS	BUDGET AT TENDER ACCEPTANCE	CURRENT APPROVED BUDGET	EXPENDITURE TO DATE	FORECAST FINAL COST	FORECAST SAVINGS/ (OVERRUN)
<b>BUILDING COSTS</b>					
Contract sum excluding provisional items	3,951,288	3,951,288	2,314,478	3,951,288	0
P. C. and Provisional Sums	0	0	0	0	0
Provisional Quantities	119,520	119,520	1,500	69,450	50,070
Provisional Delay Costs	20,000	20,000	22,000	51,000	(31,000)
Variations - Type 1 (Contingent Works)		0	137,869	294,252	(294,252)
Variations - Type 2 (Client Scope Changes)		0	0	7,880	(7,880)
Claims (Including Delays)		0	69,929	103,602	(103,602)
<b>BUILDING COST TOTAL</b>	<b>4,090,808</b>	<b>4,090,808</b>	<b>2,545,776</b>	<b>4,477,472</b>	<b>(386,664)</b>
<b>DEDUCTIONS</b>					
Retention - Cash 5% of Original Contract Sum			204,540	0	0
<b>DEDUCTIONS TOTAL</b>			<b>204,540</b>	<b>0</b>	<b>0</b>
<b>BUILDING COSTS LESS DEDUCTIONS</b>	<b>4,090,808</b>	<b>4,090,808</b>	<b>2,341,236</b>	<b>4,477,472</b>	<b>(386,664)</b>
<b>NON CONTRACT COSTS</b>					
QBSA Financial Review	2,400	2,400	2,108	2,400	0
Building Act Approval	12,110	12,110	7,024	12,110	0
Water & Sewerage Compliance Act	3,200	3,200	3,200	3,200	0
Building Act Approval	0	0	0	0	0
Geotechnical Investigations	5,140	5,140	5,140	5,140	0
Geographic Survey	8,455	8,455	8,455	8,455	0
Portable Long Service Leave Levy	22,000	22,000	28,446	28,446	(6,446)
Workplace Health & Safety Act Fee	7,000	7,000	8,890	8,890	(1,890)
OH & S Audit	5,000	5,000	0	5,000	0
Telephone System	5,000	5,000	0	0	5,000
Power Supply Charges	6,040	6,040	0	6,040	0
Local Authority Charges	10,000	10,000	0	0	10,000
Fire Services Charge	20,000	20,000	4,522	20,000	0
Qhealth Costs	1,010,000	1,010,000	999,212	1,010,000	0
Asbestos Removal - Air Monitoring	15,000	15,000	0	0	15,000
Professional Fees	957,293	957,293	782,510	957,293	0
Procurement Management Fees	101,472	101,472	77,039	101,472	0
Componentisation Fee	0	0	0	0	0
<b>NON CONTRACT COSTS TOTAL</b>	<b>2,190,110</b>	<b>2,190,110</b>	<b>1,926,546</b>	<b>2,168,446</b>	<b>21,664</b>
<b>CONTINGENCY</b>	<b>245,000</b>	<b>245,000</b>	<b>0</b>	<b>0</b>	<b>245,000</b>
<b>PROJECT TOTAL</b>	<b>6,525,918</b>	<b>6,525,918</b>	<b>4,267,782</b>	<b>6,645,918</b>	<b>(120,000)</b>

Note: Above costs exclude GST.

Logan, 16 Bed Community Care Unit										
2 Storey and Single Storey Accommodation Units and Single Storey Community Building										
								Payment No. 8		
								Valuation Date 1-Feb-2013		
<u>PROVISIONAL QUANTITIES</u>										
Ref.	Details	Provisional Quantity	Rate	Original Contract Amount	Adjusted Quantity	Adjusted Amount	Quantity Complete	Value of Work Completed	Forecast Final cost	
								Allowance for future Provisional Quantities-->		0
<b>TOTAL</b>				<b>119,520</b>		<b>0</b>		<b>1,500</b>	<b>69,450</b>	
BQ1/10G	Construction Program Updates	6.00	250.00	1,500			6.00	1,500	2,000	
BQ1/10H	Surface water quality monitoring	6.00	250.00	1,500	0.00	0	0.00	0	0	
BQ1/10J	Bored Piers 450 dia x 1800 deep	4.00	600.00	2,400	0.00	0	0.00	0	0	
BQ1/10K	Mass concrete footing including excavation	50.00	350.00	17,500	0.00	0	0.00	0	0	
BQ1/10L	Bad Ground, excavate, remove from site, and replace with compacted	110.00	95.00	10,450				0	10,450	
BQ3/4G	Detailed excavation in rock	50.00	65.00	3,250	0.00	0	0.00	0	0	
BQ5/3A	Mass plain concrete; 15MPA in backhoe pit under strip footing	31.00	180.00	5,580	0.00	0	0.00	0	0	
BQ5/3B	Mass plain concrete; 15MPA in pit under pad footing	7.00	180.00	1,260	0.00	0	0.00	0	0	
BQ5/4F	Mass plain concrete; 15MPA in backhoe pit under strip footing	40.00	180.00	7,200	0.00	0	0.00	0	0	
BQ5/4Q	Mass plain concrete; 15MPA in backhoe pit under strip footing	32.00	180.00	5,760	0.00	0	0.00	0	0	
BQ5/5J	Mass plain concrete; 15MPA in backhoe pit under strip footing	34.00	180.00	6,120	0.00	0	0.00	0	0	
BQ1/10M	Removal of uncontrolled fill other than under pavement areas	600.00	95.00	57,000				0	57,000	

Logan, 16 Bed Community Care Unit					Payment No. 8
2 Storey and Single Storey Accommodation Units and Single Storey Community Building					Valuation Date 1-Feb-2013
<b>PROVISIONAL DELAYS</b>					
<b>ORIGINAL</b>					
Portion Id.	Portion Description If Applicable	Prov. Days	Prov. Rate \$	Original Contract Amt.	
<b>TOTAL ORIGINAL</b>					<b>20,000</b>
	Whole of contract	20.00	1,000.00	20,000	

<b>ADJUSTED</b>								
Portion Id.	EOT Ref.	Provisional Delay Details	Appr. Days	Appr. Rate \$	Appr. Amt.	% Comp.	Value of Work Completed	Forecast Final cost
Allowance for future Provisional Delays-->								26,000
<b>TOTAL ADJUSTED</b>					<b>22,000</b>	<b>22,000</b>	<b>51,000</b>	
	1	Change in contract start date	7.00	0.00	0	100%	0	0
		Notice of delay in obtaining council & police permit Please refer to attached PDF document with all information including estimated delays. the below is not an accurate figure.						
	2		0.00	0.00	0	100%	0	0
	3	Latent ground conditions	0.00	0.00	0	100%	0	3,000
	4	Asbestos containing material removal	4.00	1,000.00	4,000	100%	4,000	4,000
	5	EOT 4 - Latent ground conditions	13.00	1,000.00	13,000	100%	13,000	13,000
	6	Screw Piles	5.00	1,000.00	5,000	100%	5,000	5,000



Logan, 16 Bed Community Care Unit 2 Storey and Single Storey Accommodation Units and Single Storey Community Building								
<b>VARIATIONS</b>								
Var. Ref.	Builder Ref.	Details	Type	Interim Amount	Approved Amount	Statement & Reasons	Forecast Final cost	
							82,670	
							0	
TOTALS				39041	98828		302,132	
1		Change all timber skirtings, architraves, reveals, pelmets and trims from hardwood with clear polyurethane finish, to clear-grade pine of equivalent dimensions with a semi-gloss paint finish.	1	(659)		H	(824)	
2		Revised Structural drawings for construction	1		7,808	H	7,808	
3		Change the toilet seats and buttons in the four PWD toilets- rooms RZ08, RZ09, RZ20 and RB5 (unit 4). The seats are to be Caroma Caravelle Care double flap seat; colour "Sorrento Blue". The flush devices are to be Caroma Round Care; colour Blue.	1		0		0	
4		Ambulant Toilets, disregard VO 3 and provide as in this VO 4 Change the toilet seats and buttons in the three PWD toilets- rooms RZ09, RZ20 and RB5 (unit 4). The seats are to be Caroma Caravelle Care double flap seat; colour "Sorrento Blue". The flush devices are to be Caroma Round Care; colour Blue.	1				3,150	
5		Delete the medicine drawers in each of the kitchen pantries. Add instead a lockable door with no handle to the front of the same compartment.	1				150	
6		Provide FC cladding to all exposed surfaces of verandah beams on all units. FC supply and installation to be type CFC-3 as specified. Provide packing on the beams as required to achieve flat surfaces and straight corners.	1		0		0	
7		Delete the proximity-card readers from wall adjacent inside of doors DZ04.2 and DZ03.2 as shown on dwg D03.01	1		(280)		(280)	
8		Provide screw pier foundations	1		91,300		91,300	
9		Verandah beams cancelation of variation 6	1				0	
10		Hydraulic changes	1				1,200	
11		Bathroom finishes	1				1,700	
12		Civil changes	1				10,000	
13		Reflected ceiling plan revisions 3, 4 & 5	1				150	
14		Stormwater revisions, \$79,400 +gst	1	39,700		H	61,028	

Logan, 16 Bed Community Care Unit 2 Storey and Single Storey Accommodation Units and Single Storey Community Building							
<b>VARIATIONS</b>							
Var. Ref.	Builder Ref.	Details	Type	Interim Amount	Approved Amount	Statement & Reasons	Forecast Final cost
							82,670
							0
TOTALS				39041	98828		302,132
15		Change to mechanical vents in Building 2 over doors DZ16.2 & DZ17.2 to weatherproof louvres with 50% free opening and vermin-proof mesh	1				1,500
16		Provide additional rack to Comms room RZ19 for the use of QH Telecomms. Equipment	2				7,800
17		Meeting room Audio Visual	2				2,500
18		Hydraulic changes (No drawings included)	1				0
19		Deleted prior to assigning task	1		0	H	0
20		Delete both CHK coat hooks in the bathroom of each unit & communal PWD (RZ20). Delete WH3 hooks at the end of Type A&C kitchen benches (Note none shown in Type B&D kitchedns)  New Bradley security towel hook, SA35 behind bathroom door in Type B	2				(660)
21		Delete all stainless steel shelves in all showers of the unit bathrooms	2				(1,760)
22		Slab penetration Fire-Stopping	1				4,500
23		Alternative detail to base of single-sided shower tray	1				1,750
24		Design changes to bathroom vanity cabinets including associated builder's work	1				6,300
25	CC15	Waterproofing Membrane	1				13,766
26		Relocation and additional GPO's	1				3,000
27		Relocate light switch to stair landings	1				2,500
TBC1		Delete painting to concrete soffits	1				(2,500)
TBC2		Street Tree Removal	1				2,250
TBC3		Remove and replace fascia	1				3,134

Logan, 16 Bed Community Care Unit 2 Storey and Single Storey Accommodation Units and Single Storey Community Building						
<b>CLAIMS (INCLUDING DELAYS)</b>						
Claim Ref.	Build Ref.	Details	Interim Amount	Approved Amount	Statement & Reasons	Forecast Final cost
						0
<b>TOTALS</b>			<b>6,691</b>	<b>63,238</b>		<b>103,602</b>
1	1	CC1 - Removal of Asbestos from debris in ground		38,975		38,975
2	2	CC2 - Water meter disconnection		1,348		1,348
3	3	CC3. Fire Services (Council Charge)		0		0
4		Sewer Connection (Local Authority), Withdrawn		0		0
5	4	CC4. Re-dig block retaining wall footings on eastern side		4,359		4,359
6	5	CC5. Additional sewer Connection (Local Authority)		1,816		1,816
7	6	CC 6 : Demo works to inside existing building (Superseded by CC6b)		0		0
8	7	CC 7 :Make screw piles longer to 9lm		6,060		6,060
9	8	CC8 : Gravel access due to tank issue		0		0
10	6b	CC 6b : Demo works to inside existing building (revised)		4,579		4,579
11	3b	100mm fire connection revised		0	L	0
12	9	Blinding layer to retaining wall footing, \$8,364 +gst	6,691		L	8,364
13	11	Imported fill due to bad ground \$171,448 +gst				0
14	13	Safety Audit - invoiced outside the contract		0	L	0
15	14	125x75 RHS		6,101		6,101
16	15	Refer VO25		0	L	0
17	10	RI 22 for bad ground, existing pool found underground, \$34,552 +gst			L	32,000

JK:JK:4427FS008  
21 January 2013Principal Project Manager  
Project Services  
9-15 Langton Street  
**TOWNSVILLE QLD 4810****Attention: Mr Geoff Murray**

Dear Geoff

**KIRWAN CHILD & YOUTH MENTAL HEALTH UNIT**

We provide herewith our Financial Report No. 8 for the above project works as at 21 January 2013.

**1.0 Financial Report No. 8**

Our Financial Report for the project is based upon all construction related activities.

This report is modelled to match the Project Services cost summary format and contains the budget at tender acceptance, current approved budget and forecast final cost.

The expenditure against Non Contract Costs for Queensland Health costs has been included based upon figures provided on 15 January 2013. We have not received updated expenditure figures from Project Services and these remain as per the November Financial Report.

Note that all figures in this report and its attachments are **exclusive of GST**.**2.0 Project Budget**

The budget figures included are per our Project Cost Estimate dated 20 December 2011 as follows (unchanged from previous report):

Building Costs	\$	8,995,510
Non Contract Costs	\$	3,118,780
Contingency	\$	449,775
<b>Total Budget at Tender Acceptance (excl. GST)</b>	<b>\$</b>	<b>12,564,065</b>
Non-Contract Costs amended by Qld Health:		
Water Pressure Testing	\$	1,000
TCP Costs	\$	537,000
FF&E	\$	250,000
QH Operating Costs	\$	83,000
BEMS Power Supply Upgrade	\$	NIL
Art+Place	\$	20,000
<b>Total Current Approved Budget (excl. GST)</b>	<b>\$</b>	<b>12,368,676</b>

*Please review the budget allocations above as it has a direct impact on the contingency calculation.*

### 3.0 Financial Statement

The Financial Statement is attached. The register contains known variations to date including estimated costs where no submission has been received.

The total anticipated cost of known variations is as follows:

Approved / Assessed Variations	\$ 152,793.00
Submitted Variations	\$ 103,457.00
Anticipated Variations	\$ 111,250.00
<b>Total Variations (excluding GST)</b>	<b>\$ 367,500.00</b>

### 4.0 Contingency

Our cost summary contains a contingency budget of \$449,775 which is treated as a reducing contingency for variance to construction costs.

The remaining contingency is **\$82,275** assuming the budget figures as per Item 2.0 above. This is \$11,889 less than our previous report, and the major variation movements are as follows:

▪ Modification to MSSB and associated builders work	\$ 25,000
▪ Changes to security fence design	(\$ 10,000)
▪ Forecast contractual claims based on design	(\$ 20,000)
▪ Change timber flooring to vinyl	(\$ 10,000)
▪ Install larger doors to electrical cupboard	\$ 4,000
▪ Change lining to skylights to Stramit Longspan	\$ 3,000
▪ Additional tundishes (EO BOQ)	\$ 3,000
▪ Supply and install handrails and bracket	\$ 12,500
▪ Minor movement in anticipated variation estimates	\$ 4,389

### 5.0 Cost Risks

We have specifically identified the following cost risks which will need to be monitored against the project contingency:

- **Deletion of plant room building and generator changes** – our financial report currently shows this as an anticipated credit of \$145,000 as estimated by RLB and NDY; however the latest submission from the Contractor shows a \$145,000 cost – a difference of \$290,000. This pricing is off the mark and we have requested further clarification from JMK.

*Please note that the pricing as submitted by the Contractor has not been reflected in our financial report. This has the potential of decreasing the project contingency by \$290,000 – which exceeds the remaining contingency allowance.*

- **Credit for resale of existing generator** – we have included a credit of \$25,000 for the expected resale value of the existing 450kVA generator, as instructed by Queensland Health. We note that the resale will not be carried out by the Contractor.
- **Allowance for PCD costs as a result of EOT claims** – we have included an allowance of \$15,000 for contractor sought PCD costs as a result of several submitted EOT claims. This figure is in addition to the 20 day allowance for PCD costs within the contract and is based upon discussions with Project Services on the likely extend of EOT claims to be approved with cost.

## 5.0 Cost Risks (cont'd)

- **Allowance for future contractual claims** – we have included an allowance of \$40,000 for anticipated contractual claims which may arise as a result of changes to the tender documentation or differences between the BOQ documents and tender documents. This figure has been based on the trends to date.
- **Installation of mechanical penetrations** – we have excluded the submitted amount of \$32,653.00 in accordance with Project Services advice – the validity of this variation needs to be determined by the project manager.
- **Communications and Security Changes** – the financial report includes allowances as per NDY advice for the following items:

User integration changes from tender	\$	65,000
Engage Chubb to carry out programming works	\$	40,000
Blade gateway and associated programming	\$	25,000
Modification to MSSB (including BWIC)	\$	40,000

We note that the revised documentation has been issued to JMK for pricing following a site meeting with stakeholders to confirm scope of works. The firm figures from sub-contractor pricing should be available for inclusion in our next report.

We trust this meets with your requirements. Should you have any queries or require further information please do not hesitate to contact Jim Krebs or the undersigned.

Yours faithfully



**Chris Marais**  
Director  
Rider Levett Bucknall



Encl. FS4427-1 Financial Statement  
VR4427-1 Variation Register

cc. Peter Przybylo Project Services  
Paul Matthews Project Services  
Craig Knight Project Services  
Alan Mayer Queensland Health  
Helen Akhurst Woodhead



## Kirwan Child & Youth Mental Health Unit

### COST SUMMARY - TRADITIONAL CONTRACT

Financial Statement No. 8, As at date 21st January, 2013

Cost Centre	Budget at Tender Acceptance	Current Approved Budget	Expenditure to date	Forecast Final Cost	Forecast Saving (Overrun)
<b>BUILDING COSTS</b>					
Contract Sum	8,730,116	8,730,116	5,250,240	8,730,116	
Provisional Sums	93,500	93,500	10,098	93,500	
Provisional Quantities	146,894	146,894	40,860	146,894	
Provisional Delay Costs	25,000	25,000		25,000	
Variations - Type 1 (contingent works)			113,365	274,096	274,096
Variations - Type 2 (client scope changes)				(40,000)	(40,000)
Claims (incl. delays)			60,185	133,404	133,404
<b>BUILDING COSTS Total</b>	<b>8,995,510</b>	<b>8,995,510</b>	<b>5,474,748</b>	<b>9,363,010</b>	<b>367,500</b>
<b>DEDUCTIONS</b>					
<b>Nil Retention - Bank Guarantee</b>					
<b>DEDUCTIONS Total</b>					
<b>NON CONTRACT COST</b>					
Fees & Charges					
Supply Charges	5,000	5,000		5,000	
Local Authority Charges	10,000	10,000		10,000	
Telecom Charges	10,000	10,000		10,000	
Relocation Costs	NIL	NIL			
Building Act Compliance	24,671	24,671	15,049	24,671	
Water and Sewerage Compliance	3,000	3,000	3,000	3,000	
Fire Services Levy	10,000	10,000	5,360	10,000	
Geotechnical Fees	6,880	6,880	6,880	6,880	
Contour Survey Fees	28,300	28,300	28,300	28,300	
Environmental Engineer Fees	NIL	NIL			
QBSA Financial Review	3,500	3,500	2,815	3,500	
Occupational Health and Safety Audit	12,000	12,000		12,000	
Portable Long Service Leave and Training Levy	50,212	50,212	49,924	50,212	
Workplace and Safety Fees	15,691	15,691	15,601	15,691	
Water Pressure Testing	NIL	1,000		1,000	1,000
	<b>179,254</b>	<b>180,254</b>	<b>126,929</b>	<b>180,254</b>	<b>1,000</b>
TCP Costs	631,389	537,000	62,808	537,000	(94,389)
FF&E	350,000	250,000	1,687	250,000	(100,000)
QH Operating Costs	50,000	83,000	46,964	83,000	33,000
BEMS Power Supply Upgrade	15,000	NIL			(15,000)
Art+Place Costs	40,000	20,000		20,000	(20,000)
Professional Fees					
Principal Consultant	1,419,117	1,419,117	1,251,019	1,419,117	
Ken Dyer	2,318	2,318	2,318	2,318	
Sundry Consultants Fee Contingency	30,000	30,000		30,000	
	<b>1,451,435</b>	<b>1,451,435</b>	<b>1,253,337</b>	<b>1,451,435</b>	
<b>SR Fee</b>	<b>126,000</b>	<b>126,000</b>	<b>68,494</b>	<b>126,000</b>	
Procurement and Project Management Fee	275,702	275,702	218,011	275,702	
<b>NON CONTRACT COST Total</b>	<b>3,118,780</b>	<b>2,923,391</b>	<b>1,778,230</b>	<b>2,923,391</b>	<b>(195,389)</b>
<b>CONTINGENCY</b>					
Remaining Contingency	449,775	449,775		82,275	(367,500)
<b>CONTINGENCY Total</b>	<b>449,775</b>	<b>449,775</b>		<b>82,275</b>	<b>(367,500)</b>
<b>Report Total \$</b>	<b>12,564,065</b>	<b>12,368,676</b>	<b>7,252,978</b>	<b>12,368,676</b>	<b>(195,389)</b>

## Kirwan Child & Youth Mental Health Unit

### Variation Register for Financial Statement

Underlined amounts indicate current status

VO	JMK Description	Approved	Submitted	Antic'd	Expend're	RLB
001	- Change nurse call system from Sedco 6000 to Merlon IP 7000 system	<u>Nil</u>	Nil	Nil		1
002	VO02 Changes to electrical pit quantity and sizes	<u>16,393.00</u>	16,393.00	7,000.00	16,393.00	2
003	CC08 Additional sewer man holes	<u>8,809.00</u>	8,809.00		8,809.00	4
003	CC10 Structural modifications above existing sewer main	<u>10,933.00</u>	10,933.00	18,000.00	10,933.00	3
004	CC02 Air lock stormwater changes	<u>3,580.00</u>	3,580.00		3,580.00	10
004	CC03 Supply and installation of additional tundishes	<u>4,279.00</u>	4,279.00		4,279.00	11
004	CC04 Additional drainage lines	14,551.00	<u>14,551.00</u>		14,551.00	12
004	CC05 Provisional sum adjustment - drinking fountain hydraulics	<u>1,712.00</u>	1,712.00		1,712.00	13
004	CC06 Electro fusion couplings to pipework	<u>10,105.00</u>	10,105.00		10,105.00	14
004	CC07 Additional stormwater pipework	<u>11,296.00</u>	11,296.00		11,296.00	15
005	- Resale amount for existing 450 KVa genset (per QH advice)			<u>(25,000.00)</u>		32
005	VO05 Deletion of plant room building and changes to generator	TBA		<u>(145,000.00)</u>		16
006	CC18 Additional structural beam to suspended slab	<u>2,250.00</u>	2,250.00	5,950.00	2,250.00	20
007	CC13 Installation of additional WAP's (supply by QH) and power outlets	<u>13,235.00</u>	13,235.00	7,500.00	9,264.50	23
008	CC14 Additional lighting and GPO's		<u>10,226.00</u>			30
009	CC15 Additional cutting in of windows into blockwork wall	<u>1,811.00</u>	1,811.00	1,961.00	1,810.00	28
010	- Tree management	<u>1,025.00</u>	1,025.00	5,000.00	1,025.00	35
011	011 Additional purlins for new roof material	<u>4,423.00</u>	8,497.00	5,000.00	4,423.00	27
012	- Deletion of grated strip drains			<u>(30,000.00)</u>		19
013	CC16 Change roof insulation to Aircell system	<u>4,500.00</u>	4,500.00	4,000.00	4,500.00	21
014	014 Supply and install handrails and psychiatric bracket		<u>31,887.00</u>	31,887.00		6



## Kirwan Child & Youth Mental Health Unit

### Variation Register for Financial Statement

Underlined amounts indicate current status

VO	JMK Description	Approved	Submitted	Antic'd	Expend're	RLB
015	- BCA requirements for additional handrail and tactile indicators to stairs			<u>8,000.00</u>		38
016	- BCA requirements as per revised door schedule			<u>1,750.00</u>		34
017	- BCA requirements for additional Caroma Caravelle 550 hand basins to upper floor toilets			<u>8,000.00</u>		39
018	CC12 Engage Chubb security to carry out programming works in lieu of Ruswin			<u>40,000.00</u>		24
019	CC17 Additional steel beams	<u>8,434.00</u>	8,434.00	5,500.00	8,434.00	36
020	- Floor waste to Play Therapy area			<u>5,500.00</u>		46
021	- Fire rating to comms room - install additional damper			<u>1,500.00</u>		53
022	- Bulkhead to operable wall			<u>1,500.00</u>		56
	- Change downpipe from zincalume to HDPE and box out		Excl.	<u>5,250.00</u>		17
	- Allowance for Extra Over 12 days delay cost @ \$1,250/day due to EOT Claims			<u>15,000.00</u>		25
	- Day Centre Courtyard tapware			<u>550.00</u>		26
	- Substitute tapware to PWD with Enware LEV80364			<u>1,000.00</u>		29
	- User integration changes from Tender (Communications & Security)			<u>65,000.00</u>		31
	- Change in ceiling heights, additional bulkheads & change in window heights			<u>3,450.00</u>		33
	- Blade gateway and programming works			<u>25,000.00</u>		42
	- Modification works to mechanical switchboard			<u>55,000.00</u>		43
	- Additional block wall required to fix steel			<u>3,000.00</u>		44
	- Additional concrete pathway			<u>30,000.00</u>		45
	- Provisional quantity adjustment - replacement of bad ground	<u>38,798.00</u>	41,107.00	42,000.00	38,798.00	5

## Kirwan Child & Youth Mental Health Unit

### Variation Register for Financial Statement

Underlined amounts indicate current status

VO	JMK Description	Approved	Submitted	Antic'd	Expend're	RLB
-	- Change external fence from expanded mesh to Supascreen or similar			<u>Nil</u>		51
-	- Dump back damper to FCU-1.3			<u>2,500.00</u>		52
-	- Forecast contractual claims based on documentation changes			<u>40,000.00</u>		54
-	- Extra over HDG handrail for stainless steel			<u>Excl.</u>		55
-	- Bulkhead to medication / treatment room			<u>750.00</u>		57
-	- Change timber flooring to vinyl			<u>(10,000.00)</u>		58
-	- Change cisterns from 4.5L to 6.0L			<u>1,500.00</u>		59
-	- Form opening and install larger doors to electrical cupboard			<u>4,000.00</u>		60
-	- Change lining to skylights to Stramit Longspan			<u>3,000.00</u>		61
-	CC01 Council plumbing fees		<u>3,603.00</u>		3,603.00	9
-	CC09 Engineer's assessment report	<u>1,411.00</u>	1,411.00		1,411.00	7
-	CC19 Electronic monitoring of TMV smart flow chambers	<u>5,499.00</u>	5,499.00	5,000.00	4,949.10	18
-	CC20 Extra over roofing purlins		<u>7,124.00</u>		7,124.00	41
-	CC21 Filtration & UV treatment of rainwater		<u>12,261.00</u>			37
-	CC22 Additional box gutter sumps		<u>2,408.00</u>			40
-	CC23 PQC safety audit costs	<u>4,300.00</u>			4,300.00	50
-	CC24 Additional metal fins		<u>14,184.00</u>			47
-	CC25 Additional steel columns due to drawing change		<u>4,211.00</u>			48
-	CC26 Installation of mechanical penetrations (excluded per Project Services advice)		32,653.00	<u>Excl.</u>		49
-	CC28 Additional tundishes (EO BOQ)		<u>3,002.00</u>			62
<b>Report Total</b>		<b><u>152,793.00</u></b>	<b><u>103,457.00</u></b>	<b><u>111,250.00</u></b>	<b><u>173,549.60</u></b>	

## 7 MHCWP Project Actuals

**Capital Delivery Program**

**Project Actuals (excluding GST) 2012-13 Financial Year**

**Project:** Queensland Mental Health Plan (Overall Summary)

**Project Numbers:** 51410, 51411, 51412, 51413, 51414, 51415, 51416, 51419, 51420, 51421, 51422, 51423, 51424, 51425, 51426, 50291, 50542, 55042, 62461, 63332, 67499,

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 1,010,081.14	\$ -	\$ 69,670.59	\$ -	\$ 10,726.50	\$ 55,346.57	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 135,743.66	\$ 1,145,824.80
FF&E	\$ 614,059.72	\$ 540,379.57	\$ 277,625.10	\$ 87,832.63	\$ 5,652.59	\$ 79,901.08	\$ 8,766.39	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,157.36	\$ 1,614,217.08
LAND	\$ 6,909,929.15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,909,929.15
DECANTING	\$ 388,640.72	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 388,640.72
QH GENERAL EXPENSES	\$ 45,612.79	\$ -	\$ 645.00	\$ -	\$ -	\$ 284.55	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 360.45	\$ 45,973.24
QH DISBURSEMENTS	\$ 75,333.08	\$ 653.30	\$ 765.12	\$ 941.25	\$ 938.15	\$ 1,539.57	\$ 528.39	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,365.78	\$ 80,698.86
QH STAFF	\$ 726,469.79	\$ 56,734.40	\$ 14,677.67	\$ 16,397.07	\$ 16,697.44	\$ 71,018.41	\$ 907.87	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 174,617.12	\$ 901,086.91
CAPITAL	\$ 69,676,187.75	\$ 362,256.19	\$ 2,105,669.03	\$ 2,799,041.98	\$ 140,673.00	\$ 6,596,283.14	\$ 1,555,509.37	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 13,278,086.71	\$ 82,954,274.46
REVENUE	\$ 56,060.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 56,060.00
ACTUAL TOTALS	\$ 79,390,254.14	\$ 960,023.46	\$ 2,469,052.51	\$ 2,904,212.93	\$ 106,658.32	\$ 6,803,804.22	\$ 1,563,896.28	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,594,331.08	\$ 93,984,585.22

**Project:** Qld Mental Health - Bayside Community Care Unit

**Project Numbers:** 51410

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 2,001.50													\$ -	\$ 2,001.50
FF&E	\$ -		\$ 1,635.00	\$ 15.00	\$ 92.00									\$ 1,742.00	\$ 1,742.00
LAND	\$ 1,653,826.43													\$ -	\$ 1,653,826.43
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ 2,476.67													\$ -	\$ 2,476.67
QH DISBURSEMENTS	\$ -													\$ -	\$ -
QH STAFF	\$ 0.00					\$ 38,342.05								\$ 38,342.05	\$ 38,342.05
CAPITAL	\$ 3,823,049.13	\$ 2,500.00	\$ 529,224.00	\$ 561,408.00	\$ 31,201.00	\$ 1,258,232.00	\$ 1,021,880.54							\$ 3,342,043.54	\$ 7,165,092.67
REVENUE	\$ 56,060.00													\$ -	\$ 56,060.00
ACTUAL TOTALS	\$ 5,425,293.73	\$ 2,500.00	\$ 530,859.00	\$ 561,423.00	\$ 31,109.00	\$ 1,296,574.05	\$ 1,021,880.54	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,382,127.59	\$ 8,807,421.32

**Project:** Qld Mental Health - Logan Hospital Acute Care Unit

**Project Numbers:** 51411

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 83,728.06		\$ 37,125.00		\$ 10,726.50									\$ 47,851.50	\$ 131,579.56
FF&E	\$ 5,968.00	\$ 3,967.00	\$ 13,584.08	\$ 1,950.00	\$ 850.84									\$ 20,351.92	\$ 26,319.92
LAND	\$ -													\$ -	\$ -
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 118.05				\$ 22.09	\$ 22.09	\$ 8.78							\$ 8.78	\$ 126.83
QH STAFF	\$ 134,894.85	\$ 8,052.70	\$ 6,481.02	\$ 6,307.63	\$ 6,307.82	\$ 21,158.65	\$ 74.73							\$ 5,915.79	\$ 140,810.64
CAPITAL	\$ 11,921,504.24	\$ 19,500.00	\$ 626,582.53	\$ 430,268.32	\$ 450.00	\$ 1,045,387.14								\$ 2,121,287.99	\$ 14,042,792.23
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 12,146,213.20	\$ 31,519.70	\$ 683,772.63	\$ 438,525.95	\$ 17,457.25	\$ 1,024,206.40	\$ 65.95	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,195,415.98	\$ 14,341,629.18

**Project:** Qld Mental Health - Logan Community Care Unit

**Project Numbers:** 51412

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 9,263.93													\$ -	\$ 9,263.93
FF&E	\$ -													\$ -	\$ -
LAND	\$ 529,869.36													\$ -	\$ 529,869.36
DECANTING	\$ 388,640.72													\$ -	\$ 388,640.72
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 98.16						\$ 5.99							\$ 5.99	\$ 104.15
QH STAFF	\$ 52,442.42	\$ 7,395.80	-\$ 559.53			\$ 12,060.33	-\$ 324.73							\$ 18,571.87	\$ 71,014.29
CAPITAL	622,619.86	\$ 122,155.01	\$ 179,869.50	\$ 331,201.00	-\$ 30,619.00	\$ 782,577.00	\$ 24,031.00							\$ 1,409,214.51	\$ 2,031,834.37
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 1,602,934.45	\$ 129,550.81	\$ 179,309.97	\$ 331,201.00	-\$ 30,619.00	\$ 794,637.33	\$ 23,712.26	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,427,792.37	\$ 3,030,726.82

**Project:** Qld Mental Health - Mackay Hospital Acute Care Unit

**Project Numbers:** 51413

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ -													\$ -	\$ -
FF&E	\$ -													\$ -	\$ -
LAND														\$ -	\$ -
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 1,559.02													\$ -	\$ 1,559.02
QH STAFF	\$ -													\$ -	\$ -
CAPITAL	2,541,637.00													\$ -	\$ 2,541,637.00
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 2,543,196.02	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,543,196.02

**Project:** Qld Mental Health - PAH Community Care Unit

**Project Numbers:** 50542, 51414, 55042

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 102,039.61													\$ -	\$ 102,039.61
FF&E	\$ 148,255.11													\$ -	\$ 148,255.11
LAND	\$ 3,663,131.78													\$ -	\$ 3,663,131.78
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ -													\$ -	\$ -
QH STAFF	\$ 9,037.35	\$ 128.51				\$ 29,128.66								\$ 29,257.17	\$ 38,294.52
CAPITAL	6,294,614.39													\$ -	\$ 6,294,614.39
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 10,217,078.24	\$ 128.51	\$ -	\$ -	\$ -	\$ 29,128.66	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 29,257.17	\$ 10,246,335.41









**Project:** Qld Mental Health - Gales Community Care Unit

**Project Numbers:** 62461, 63332, 67499

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ -													\$ -	\$ -
FF&E	\$ -													\$ -	\$ -
LAND	\$ 826,653.22													\$ -	\$ 826,653.22
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 4.29													\$ -	\$ 4.29
QH STAFF	\$ 15,834.24	\$ 10,572.10	\$ 2,128.82	\$ 2,447.96	\$ 2,381.33	\$ 9,453.99								\$ 8,076.22	\$ 23,910.46
CAPITAL	\$ 81,704.51	2,500.00	\$ 5,480.00											\$ 7,980.00	\$ 89,684.51
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 924,196.26	\$ 13,072.10	\$ 7,608.82	\$ 2,447.96	\$ 2,381.33	\$ 9,453.99	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 16,056.22	\$ 940,252.48

**Project:** Qld Mental Health - West Moreton High Secure Unit

**Project Numbers:** 51424

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 79,212.11													\$ -	\$ 79,212.11
FF&E	\$ 66,660.02													\$ -	\$ 66,660.02
LAND														\$ -	\$ -
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 50,001.00													\$ -	\$ 50,001.00
QH STAFF	\$ -													\$ -	\$ -
CAPITAL	\$ 7,867,628.60					\$ 10,272.76	\$ 10,272.76							\$ -	\$ 7,867,628.60
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 8,063,501.73	\$ -	\$ -	\$ -	\$ -	\$ 10,272.76	\$ 10,272.76	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,063,501.73

**Project:** Qld Mental Health - West Moreton Forensic ETU

**Project Numbers:** 51425

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ -													\$ -	\$ -
FF&E	\$ 2,859.00	\$ 8,658.87	\$ 16,358.51	\$ 13,604.38	\$ 1,071.05	\$ 15,417.41	\$ 2,167.75							\$ 57,277.97	\$ 60,136.97
LAND														\$ -	\$ -
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 68.28				\$ 6.03	\$ 6.03	\$ 3.99							\$ 3.99	\$ 72.27
QH STAFF	\$ 30,889.59	\$ 4,060.43	\$ 1,594.10	\$ 1,701.09	\$ 1,700.48	\$ 6,705.53	\$ 108.91							\$ 2,241.66	\$ 33,131.25
CAPITAL	\$ 1,442,489.88	201,221.68	\$ 7,450.00	\$ 91,512.00	\$ 2,925.00	\$ 7,071.00								\$ 304,329.68	\$ 1,746,819.56
REVENUE	\$ -													\$ -	\$ -
ACTUAL TOTALS	\$ 1,476,306.75	\$ 213,940.98	\$ 25,402.61	\$ 106,817.47	\$ 147.44	\$ 15,776.85	\$ 2,062.83	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 363,853.30	\$ 1,840,160.05

**Project:** Qld Mental Health - West Moreton Adolescent ETU

**Project Numbers:** 51426

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ 2,751.00													\$ -	\$ 2,751.00
FF&E	\$ -													\$ -	\$ -
LAND															
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ -													\$ -	\$ -
QH DISBURSEMENTS	\$ 50.86													\$ -	\$ 50.86
QH STAFF	\$ 74,921.88	\$ 3,289.70	-\$ 349.33	-113.87		\$ 20,779.65								\$ 23,606.15	\$ 98,528.03
CAPITAL	\$ 423,495.47	\$ 1,064.50	\$ 586.00	\$ 11,000.00										\$ 12,650.50	\$ 436,145.97
REVENUE	\$ -													\$ -	\$ -
<b>ACTUAL TOTALS</b>	\$ 501,219.21	\$ 4,354.20	\$ 236.67	\$ 10,886.13	\$ -	\$ 20,779.65	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 36,256.65	\$ 537,475.86

**Project:** Qld Mental Health - Program Management

**Project Numbers:** 50291

	PRIOR TO 1 Jul 2012	Jul-12	Aug-12	Sep-12	Oct-12	Nov-12	Dec-12	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	2012-13 TOTAL	OVERALL TOTAL OF ACTUALS TO DATE
ICT	\$ -													\$ -	\$ -
FF&E	\$ -													\$ -	\$ -
LAND															
DECANTING	\$ -													\$ -	\$ -
QH GENERAL EXPENSES	\$ 7,773.05					-\$ 284.55								-\$ 284.55	\$ 7,488.50
QH DISBURSEMENTS	\$ 6,764.88				\$ 22.08	\$ 969.77	\$ 8.76							\$ 1,000.61	\$ 7,765.49
QH STAFF	\$ 57,329.42	\$ 7,769.29	\$ 6,480.92	\$ 6,307.65	\$ 6,307.81	-\$ 21,053.35	-\$ 74.78							\$ 5,737.54	\$ 63,066.96
CAPITAL	\$ 150,180.50			\$ 8,353.40			-\$ 8,353.40							\$ -	\$ 150,180.50
REVENUE	\$ -													\$ -	\$ -
<b>ACTUAL TOTALS</b>	\$ 222,047.85	\$ 7,769.29	\$ 6,480.92	\$ 14,661.05	\$ 6,329.89	-\$ 20,368.13	-\$ 8,419.42	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,453.60	\$ 228,501.45

## **8 MHCWP Program Budget Summary**

QUEENSLAND MENTAL HEALTH CAPITAL PROGRAM  
BUDGET STAGE 1 - 31st December 2012

Project Funding Explanation	BP3 2011/12	Revised BP3 Sept 2012	Forecast 1 September 2012	Variance Sept 2012	Revised Budget 01/10/12	Comments
Bayside Community Care Unit (39) 51410 Letter of Acceptance 7 November 2011	\$ 10,256,988	\$ 10,256,988	\$ 9,436,306	-\$ 153,363	\$ 9,282,943	Project 99.00 % complete project expected to complete under budget
			(National Buildplan Group)			
Logan Acute Mental Health Unit (36) 51411 Letter of Acceptance 20 September 2010	\$ 15,447,817	\$ 15,447,817	\$ 15,941,149	\$ 816,988	\$ 16,758,137	Refer to QS cost monitoring report for details of variations and claims. Project 99 % complete.
			(Woollam Constructions)			
Logan Community Care Unit (37) 51412 Letter of Acceptance 31 May 2012	\$ 9,025,000	\$ 9,025,000	\$ 7,000,918	-\$ 355,000	\$ 6,645,918	Refer to QS cost monitoring report for details of variations and claims. Project 52 % complete.
			Onedec Pty Ltd and Better Build Constructions Pty Ltd			
Mackay Acute Care Unit	\$ 2,550,000	\$ 2,550,000	\$ 2,550,000		\$ 2,550,000	
Princess Alexandra Hospital Community Care Unit (32) 51414 Practical Completion 8 August 2011 Final Certificate 10 September 2012	\$ 10,546,533	\$ 10,546,533	\$ 10,401,533		\$ 10,401,533	Final Saving of \$127,077 below approved budget.
			(Badge)			
Redcliffe Caboolture Acute Mental Health (29)	\$ 22,431,356	\$ 22,431,356	\$ 24,431,356		\$ 24,431,356	Contingency blow out of approx \$2 m. Project Services currently resolving fee costs with external consultant.
			(Badge)			
Redcliffe/Caboolture Medium Secure Mental Health (28)	Incl Above	Incl Above	Incl Above			
Rockhampton 4 Psycho-geriatric Extended Treatment Beds	\$ 562,000	\$ 562,000	\$ 562,000		\$ 562,000	
Nambour Psycho-geriatric Extended Treatment Beds						
Toowoomba Child & Youth Mental Health Unit (18)	\$ 10,621,902	\$ 10,621,902	\$ 10,586,302		\$ 10,586,302	
			(Sommer & Staff)			
Townsville Extended Treatment Beds	\$ 571,454	\$ 571,454	\$ 571,454		\$ 571,454	
Townsville Hospital Medium Secure Unit (66)	\$ 16,653,236	\$ 1,265,236	\$ 12,653,236		\$ 12,653,236	\$4 million reduction in revised BPE Sept 2012
Townsville Child & youth Unit (67) 51422 Letter of Acceptance 1 February 2012	\$ 12,802,900	\$ 12,802,900	\$ 12,341,677	\$ 26,999	\$ 12,368,676	Refer to QS cost monitoring report for details of variations and claims.
			(JM Kelly)			
West Moreton Community Care Unit (16) Goodna site costs of \$862887	\$ 9,878,421	\$ 9,878,421	\$ 9,737,374		\$ 9,737,374	Based on updated QS estimate
The Park High Secure Unit (14) DP approval 13/1/10 BRO43396 completed May 11(51424)	\$ 8,103,977	\$ 8,103,977	\$ 8,225,721		\$ 8,343,466	Contingency blow out of Approx \$122k
Forensic Extended Treatment Unit	\$ 2,600,000	\$ 2,600,000	\$ 2,097,005	-\$ 30,000	\$ 2,067,002	Additional \$1155 req. due to additional work reqd that was not incl in original extent of work
			(Sommer & Staff)			
Barrett Centre Adolescent Extended Treatment Unit (15) Revised Aug 11 including	\$ 16,128,432	\$ 2,128,432	\$ 605,573		\$ 605,573	\$14m reduction due to cessation and \$1,422,859 allocated to Prog
QMHP Master Programming/Planning	\$ 170,964	\$ 1,693,823	\$ 3,209,396	\$ 30,000	\$ 2,786,030	Program Contingency adjusted due to cessation of Barrett Centre
<b>Total Capital QMHP</b>	<b>\$ 148,350,980</b>	<b>\$ 120,485,839</b>	<b>\$ 130,351,000</b>		<b>\$ 130,351,000</b>	

## **9 Risk Management**

MHCWP - RISK  
MATRIX -  
PROJECTS

PN	PROJECT TITLE - MHCWP	Key Risk								
		Scope Creep	Time	Cost/Financial	Quality	Human Resources	Communications	Procurement	Environmental	Political
51410	BAYSIDE - New 20 Bed CCU	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51411	LOGAN - Redevelop for 25 Acute Care Beds	Low	Moderate	Extreme	Low	Moderate	Moderate	Low	Low	Moderate
51412	LOGAN - New 16 Bed CCU	Low	Moderate	Extreme	Low	Low	Moderate	Low	Low	Moderate
51413	MACKAY - New 24 Bed Acute Care Unit	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
51414	PAH/MATER - New 20 Bed CCU	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51415	REDCLIFFE/CABOOLTURE - New 20	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51416	REDCLIFFE/CABOOLTURE - New 23	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51417	ROCKHAMPTON - 4 Psycho-geriatric Acute Beds	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51418	SUNSHINE COAST - 5 PG ET Beds	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51419	TOOWOOMBA - 8 Bed C&Youth Unit & Day Centre	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51420	TOWNSVILLE - Redevelop 8 E/Treatment Beds Kirwan	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51421	TOWNSVILLE - Redevelop 30 Bed MSU	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold
51422	TOWNSVILLE - New 6 Bed C&Y Unit & Day Centre	Low	Moderate	Moderate	Moderate	Moderate	Moderate	Low	Low	Low
51423	WEST MORETON - New 18 Bed CCU	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold
67499	WEST MORETON - New 18 Bed CCU - Gailies	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold	Project on hold
51424	WEST MORETON - New 9 Bed HS incorp. 5 Bed HDU	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51425	WEST MORETON - New 18 Bed CCU to 20 Bed Forensic	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete	Project Complete
51426	REDLAND - New 15 Bed Adol ETU DayC & School	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage	Project stopped SD stage
50201	QH MHCWP Program Planning & Contingency	N/A	N/A	Extreme	N/A	N/A	N/A	N/A	N/A	N/A