

SHIRE OF BROOKTON

BROOKTON RAILWAY STATION

STAGED WORKS





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001_ CLARIFICATION ON EXTENT OF SITE

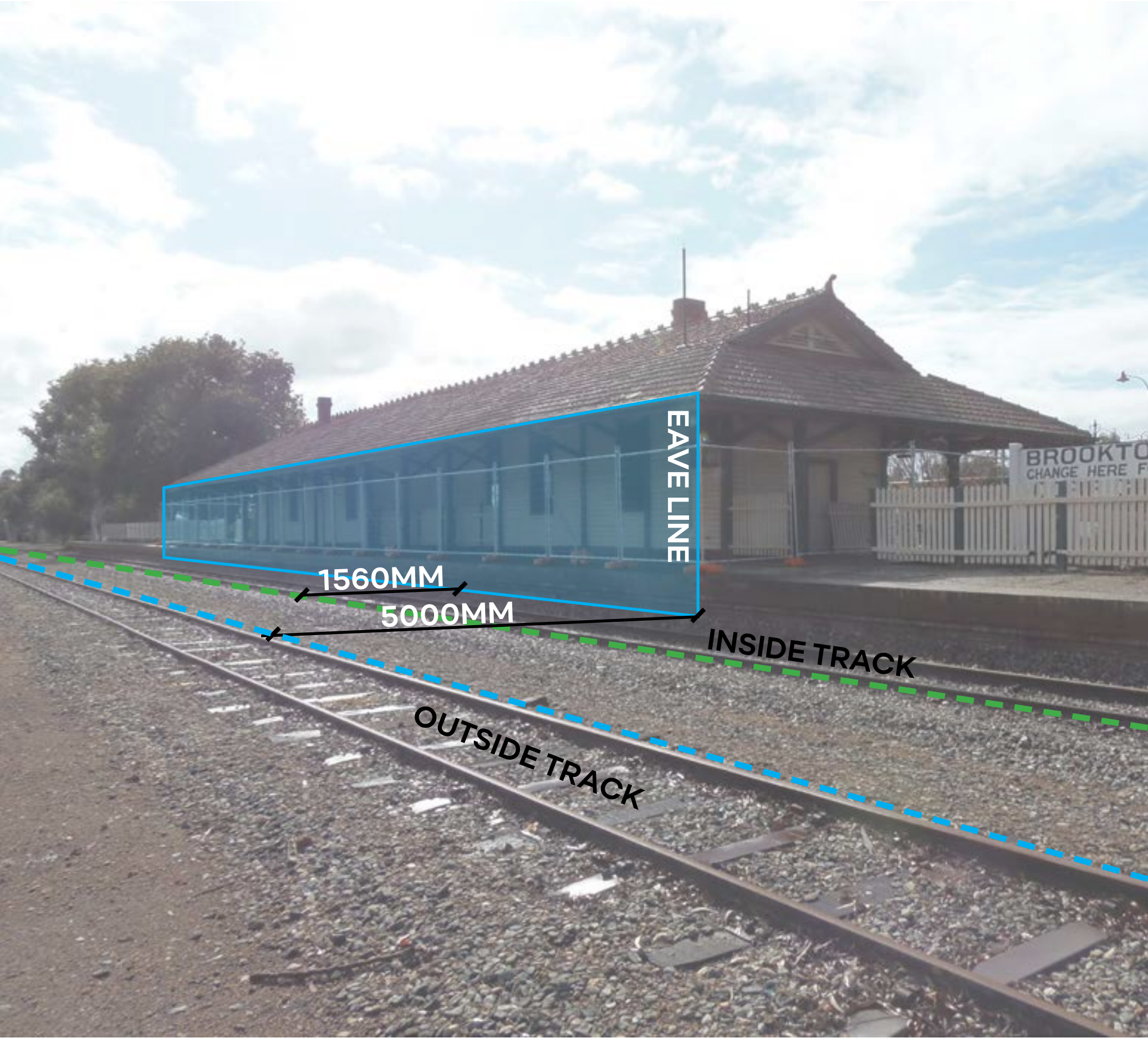


001_ SITE ELEMENTS



- LEGEND:
- EXTENT OF SITE
 - LANDSCAPING TO ELEVATED PLATFORM
 - MAIN ELEVATED PLATFORM
 - NORTHERN BLOCK
 - SOUTHERN BLOCK
 - (FRONT) RAMPS
 - (PERIMETER) RAMPS

002_ 5M SETBACK FROM RAIL LINE



003_ STAGE 1: ROOF + EXTERNAL WALLS + STRUCTURAL + PLATFORM

SCOPE OF WORK:

1. SITE INSPECTIONS + TECHNICAL ADVICE FROM RELEVANT SUB-CONSULTANTS

- HYDRAULIC
- MECHANICAL
- ELECTRICAL
- BUILDING CERTIFIER + BUSH FIRE SERVICES

2. RE-ROOFING

- REMOVE EXISTING ROOF TILES AND REPLACE WITH NEW. NEW TERRACOTTA TILES TO MATCH EXISTING.
- REMOVE DECORATIVE FINIALS AND RIDGE CRESTING AND REPLACE WITH NEW. NEW DECORATIVE FINIALS AND RIDGE CRESTING TO MATCH EXISTING.
- ALLOW FOR TIMBER ROOF STRUCTURE REPLACEMENT AT SOUTHERN END.
- REBATTEN ROOF AREA.
- NEW SARKING MEMBRANE, ANTICON AND INSULATION.
- NEW HIP AND BARGE CAPPING TO MATCH EXISTING.
- REMOVE EXISTING RAINWATER GOODS AND REPLACE WITH NEW (INCLUDING GUTTERS, DOWNPIPES AND ALL NECESSARY FLASHINGS).
- ALLOW FOR OUTLET AND CONNECTION TO STORWATER.
- REMOVE AND REPLACE TIMBER FASCIA.
- ALLOW FOR BIRD PROOFING.
- REPAIR AND REPOINT EXISTING CHIMNEYS STACKS.

3. STORMWATER - DRAINAGE

- INVESTIGATE EXISTING DRAINAGE AND SEPTIC SYSTEM.
- ALLOWANCE FOR SOAKWELLS, SURFACE DRAINS, ETC
- ALLOWANCE FOR SEPTIC SYSTEM + CONNECTION OF PLUMBING SERVICES

4. STRUCTURAL - TIMBER POST + COLUMN REMEDIATION

- REMOVE SECTION OF EXISTING COLUMN, ALLOW TO SCARF IN NEW POST TO MATCH EXISTING
- BREAK UP PAVING, EXCAVATE AND REMOVE EXISTING CONCRETE FOOTING
- ALLOW FOR TEMPORARY PROPPING FOR COLUMN UNTIL NEW FOOTING IN PLACE
- EXCAVATE AND PROVIDE NEW 500X500X500 DEEP PAD FOOTINGS TO EXISTING POSTS

5. STRUCTURAL - SUBSTRUCTURE

- REMOVE EXISTING FLOOR FINISHES.
- TAKE UP AND SET ASIDE EXISTING TIMBER FLOORBOARDS TO ALLOW FLOOR JACKING.
- JACK UP BUILDING TO LEVEL FLOOR INCLUDING WORK TO STUMPS AS REQUIRED TO ADJUST LEVELS.
- REINSTALL EXISTING TIMBER FLOORBOARDS ONCE FLOOR JACKING COMPLETE.
- REMOVE AND RETAIN TIMBER DADO PANELLING + DADO TRIM + SKIRTING TO ALLOW FOR STRUCTURAL WORKS. KEEP IN SAFE AND DRY PLACE TO BE REINSTALLED AT STAGE 2 WORKS.

6. PLATFORM - STABILISATION + REPAVING TO PLATFORM

RE-PAVING

- ALLOW FOR BREAKING UP AND REMOVAL OF EXISTING BITUMEN PLATFORM, LOWER LEVEL BY 50 (BELOW VENTS TO EXTERNAL SKIRTING), COMPACT, STABILISE AND LEVEL. PAVE PLATFORM SIDE WITH NEW BRICK PAVING.
- REINSTATE EXISTING BRICK PAVING AROUND BUILDINGS ON ELEVATED PLATFORM - INCLUDING BRICK PATHWAYS TO NORTH + SOUTH OF STATION BUILDING.
- CONSERVE PLATFORM STRUCTURE AND MATERIALS WITH LEVEL ADJUSTMENT
- ALLOW FOR ADJUSTING HEIGHT AND MAKING GOOD TO EXISTING PLATFORM VERTICAL EDGES.

STABILISATION

- ALLOW FOR CAREFUL EXAMINATION OF THE EXISTING TIMBER POSTS DURING THE REMEDIAL WORKS AND POST REPLACEMENT
- ALLOW FOR MICRO CEMENT INJECTION TO SUBSTRUCTURE AREAS SURROUNDING NEW CONCRETE FOOTINGS
- FINISH + CLEAN ON COMPLETION

7. MISCELLANEOUS WORK

- REMOVE ALL ASBESTOS CONTAINING MATERIALS (ACM) FROM EXISTING BUILDING (AS IDENTIFIED IN ASBESTOS REPORT).

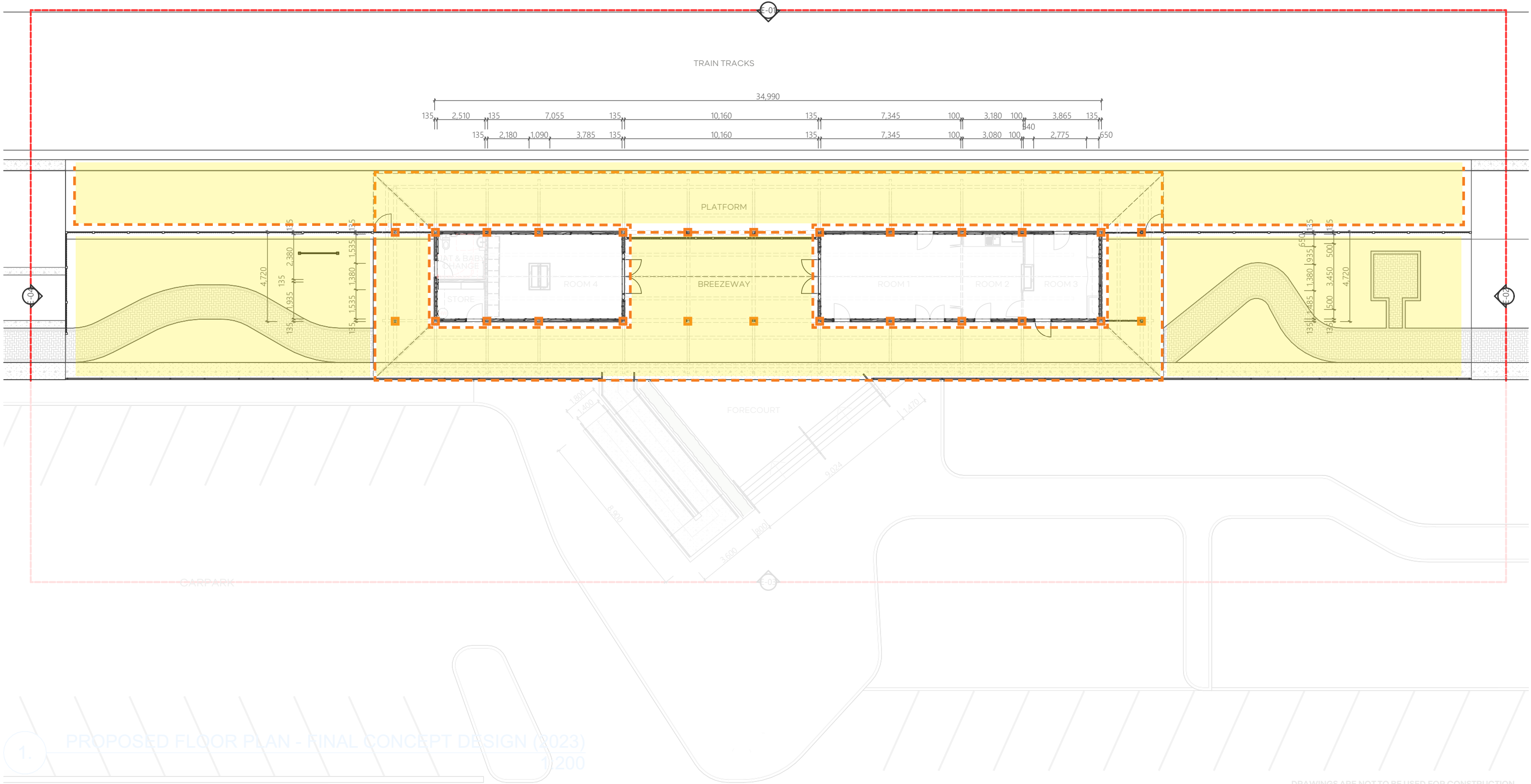
8. EXTERNAL: TIMBER WEATHERBOARD

- WHERE DETERIORATED, REMOVE AND REPLACE WITH NEW WEATHERBOARD TO MATCH EXISTING
- ALLOW INFILL CLADDING WHERE EXTERNAL DOORS HAVE BEEN RELOCATED/REMOVED

9. PLATFORM FENCING

- REMOVE EXISTING TIMBER PICKET FENCE AND GATES AND REPLACE WITH NEW POWDERCOATED ALUMINIUM FENCE AND LOCKABLE GATE.

003_STAGE 1: ROOF + EXTERNAL WALLS + STRUCTURAL + PLATFORM AREA OF WORK



1. PROPOSED FLOOR PLAN - FINAL CONCEPT DESIGN (2023)
1:200

DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION.



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NOTES - GENERAL

G.1 DRAWINGS TO BE READ IN CONJUNCTION WITH ALL ARCHITECTURAL AND OTHER CONSULTANT DRAWINGS AND SPECIFICATIONS

G.2 ALL DISCREPANCIES SHALL BE REFERRED TO THE ENGINEER FOR A DECISION PRIOR TO PROCEEDING WITH THE WORK

G.3 ALL DIMENSIONS AND LEVELS TO BE CHECKED ON SITE PRIOR TO THE COMMENCEMENT OF WORK

G.4 BUILDER OR CONTRACTOR SHALL ENSURE ALL WORK COMPLIES WITH THE LATEST AS CODES AND AMENDMENTS

G.5 DRAWINGS TO BE READ IN CONJUNCTION WITH ALL SCHEDULES AND SPECIFICATIONS

BROOKTON RAILWAY STATION - DETAILED DESIGN

Project No. 7358 Date: 28/02/2023

Brookton WA 6306

REV.	DESCRIPTION	DATE
1	Issue to Client - Final Concept Design - Options	23/03/23
2	Issue to Client - Final Concept Design - Revised	31/03/23

Proposed Floor Plan - FINAL CONCEPT DESIGN (2023)

14

Scale: 1:200 @ A3

004_ STAGE 2: INTERNAL FIT-OUT + PERIMETER ACCESSIBILITY RAMPS

SCOPE OF WORK:

10. GENERAL DEMOLITION WORK

- REMOVE ALL INTERNAL WALLS TO SOUTHERN BLOCK
- REMOVE INTERNAL WALL + DOOR BETWEEN ROOM 1 + 2
- REMOVE ALL EXISTING VINYL FLOORING
- REMOVE ALL ASBESTOS CONTAINING MATERIALS (ACM) FROM EXISTING BUILDING (AS IDENTIFIED IN ASBESTOS REPORT).
- REMOVE AND REPLACE EXISTING TIMBER STUDWORK WHERE REQUIRED DUE TO DETERIORATION
- REMOVE ALL EXISTING CFC WALL LINING, PLASTERBOARD CEILING AND COVER BATTENS
- WIDEN EXISTING OPENING IN EXTERNAL WALL TO OPSHOP FOR NEW GLAZED DOUBLE DOOR WITH HIGHLIGHT SIDELIGHT
- FORM NEW OPENING IN EXTERNAL WALL TO ROOM 1 FOR NEW GLAZED DOUBLE DOOR WITH HIGHLIGHT + SIDELIGHT
- DEMOLISH EXISTING RAMPS TO THE NORTH AND SOUTH OF PLATFORM. RETAIN RAMPS TO FRONT OF BUILDING.

11. WALLS

- INSTALL NEW INTERNAL WALLS WITH WPM + INSULATION TO PROPOSED UAT + STORE ROOM. AQUACHEK PLASTERBOARD LINING TO UAT WALLS FOR TILING.
- ENCLOSE EXISTING SINGLE DOOR OPENING TO SOUTH ELEVATION OF SOUTHERN BLOCK AND MAKE GOOD. FORM NEW COMPLIANT DOOR OPENING TO UAT.
- INSTALL NEW WPM + INSULATION TO ALL EXISTING STUD WALLS
- NEW COMPRESSED SHEET FIBRE CEMENT LININGS WITH COVER BATTENS TO NEW + EXISTING WALLS (ABOVE DADO).
- NEW GLAZED BI-FOLDING INTERNAL SCREEN INCLUDING STRUCTURAL SUPPORT BETWEEN ROOM 1+2

12. DADO

- REINSTATE ALL EXISTING TIMBER DADO PANELLING + DADO TRIM. WHERE REQUIRED, ALLOW FOR REPLACEMENT WITH NEW TIMBER DADO PANELLING + DADO TRIM TO MATCH EXISTING.
- INSTALL TIMBER DADO PANELLING + DADO TRIM TO NEW WALLS (1270MM HIGH) - EXCLUDING PROPOSED UAT INTERNAL.

13. SKIRTING

- REINSTATE ALL EXISTING TIMBER SKIRTING. WHERE REQUIRED, ALLOW FOR REPLACEMENT WITH NEW TIMBER SKIRTING TO MATCH EXISTING.
- INSTALL NEW TIMBER SKIRTING TO NEW WALLS TO MATCH EXISTING (200MM HIGH) - EXCLUDING PROPOSED UAT INTERNAL.
- PATCH + REPAIR EXTERNAL SKIRTING + VENTS

14. TILING

- WALL TILES TO UAT - TO ~1250MM HIGH
- WPM UNDERTILING + FLOOR TILING TO UAT
- SKIRTING TILES TO UAT TO MATCH FLOOR TILING TO UAT
- TILED SPLASHBACK TO NEW KITCHENETTE IN ROOM 2

15. EXTERNAL DOORS

- REFURBISH ALL EXISTING TIMBER DOORS INCLUDING FRAME + HARDWARE + ALLOW TO PATCH & PAINT. *NOTE: ALLOW FOR DOOR HARDWARE TO BE REPLACED WITH NEW COMPLIANT DOOR HARDWARE AS RECOMMENDED BY BUILDING CERTIFIER.

- ALLOW FOR NEW KEY LOCKS TO BE INSTALLED TO ALL EXTERNAL DOORS.
- ALLOW FOR INSTALL OF PANIC RELEASE PUSH-BAR TO EXITS AS RECOMMENDED BY BUILDING CERTIFIER.
- NEW COMPLIANT DOOR INCLUDING FRAME + HARDWARE TO UAT.
- NEW GLAZED DOUBLE DOOR WITH HIGHLIGHT + SIDELIGHT INCLUDING FRAME, HARDWARE + PAINT TO OP SHOP + ROOM 1 OPENINGS ONTO BREEZEWAY.

16. WINDOWS + HIGHLIGHT WINDOWS

- REMOVE EXISTING GLASS + REGLAZE ALL WINDOWS + HIGHLIGHT WINDOWS WITH NEW.
- REFURBISH ALL EXISTING TIMBER DOUBLE HUNG WINDOWS TO MAKE OPERATIONAL. INCLUDING FRAME + HARDWARE + ALLOW TO PATCH & PAINT. *NOTE: ALLOW FOR WINDOW HARDWARE TO BE REPLACED WITH NEW COMPLIANT WINDOW HARDWARE AS RECOMMENDED BY BUILDING CERTIFIER.
- REFURBISH ALL EXISTING TIMBER FIXED GLAZED WINDOWS. INCLUDING FRAME + HARDWARE + ALLOW TO PATCH & PAINT.
- REFURBISH EXISTING TIMBER FIXED GLAZED HIGHLIGHT WINDOWS. INCLUDING FRAME + HARDWARE + ALLOW TO PATCH & PAINT.
- ALLOW FOR NEW EXTERNAL SECURITY SCREENS (CRIM MESH) TO OPERABLE WINDOWS.

17. FLOORING

- WHERE REQUIRED, ALLOW FOR REPLACEMENT OF TIMBER FLOORBOARDS WITH NEW TO MATCH EXISTING.
- INSTALL COMPRESSD FIBRE CEMENT FLOORING TO UAT.
- LIGHT SAND AND SEAL FLOOR BOARDS WITH CLEAR COAT.

18. CEILING

- REPLACE ALL PLASTERBOARD CEILINGS WITH NEW - INCLUDING INSULATION.
- PATCH AND MAKE GOOD CEILING WHERE INTERNAL WALLS HAVE BEEN REMOVED.
- ALLOW FOR NEW COVER BATTENS TO MATCH EXISTING.

19. CHIMNEY

- REMOVE COVER BOARDS FROM BRICK CHIMNEYS, RESTORE + CLEAN.
- REMOVE EXISTING PAINT FROM BRICK CHIMNEY, REPAIR + REPOINT + LEAVE EXPOSED BRICKWORK.
- REMOVE EXISTING PAINT FROM TIMBER SHELIVING, LIGHT SAND + SEAL WITH CLEAR COAT.

20. INTERNAL FIT-OUT - UAT

- FULL INTERNAL FIT-OUT TO UAT - INCLUDING ALL REQUIRED FIXTURES + FITTINGS + SIGNAGE TO BE INSTALLED ACCORDING TO AS1428.1.
- NEW FOLD-AWAY BABY CHANGE TABLE

21. JOINERY

- NEW KITCHENETTE TO ROOM 2
- NEW STORAGE UNITS (SHELIVING/CUPBOARDS) TO ROOM 4
- ALLOWANCE FOR RACKING AND SHELIVING TO ROOM 4
- REFURBISH EXISTING BENCH + CABINET TO ROOM 3.

22. SERVICES - ELECTRICAL, HVAC, PLUMBING + FIRE SERVICES ELECTRICAL

- ALLOW FOR REMOVAL OF EXISTING WIRING, LIGHTING, GPO'S, SWITCHES ETC - INTERNAL
- ALLOW FOR FULL ELECTRICAL REWIRING - INTERNAL + EXTERNAL - INCLUDING LIGHTING, GPO'S, SWITCHES ETC.
- ALLOW FOR SMOKE DETECTORS TO NORTHERN AND SOUTHERN BLOCKS.

HVAC

- ALLOW FOR INSTALL OF AIR CONDITIONING TO THE BUILDING - SPLIT SYSTEMS TO ROOMS 1, 2, 3 + 4.
- ALLOW FOR VENTILATION TO UAT (NEW EXHAUST FAN).

PLUMBING

- ALLOW FOR RESTORATION AND MAKE GOOD WORKS TO EXISTING PLUMBING SERVICES.
- CONNECTION OF ALL PLUMBING SERVICES TO POTABLE WATER, SEPTIC TANKS AND EXISTING SEWAGE LINE.
- UAT: COMPLIANT WC PAN + BACK REST, VANITY BASIN INCLUDING TAPWARE + FLOOR WASTE.
- KITCHENETTE: SINK INCLUDING TAPWARE + FLOOR WASTE.
- NEW HWU

BUSH FIRE SERVICES

- FIRE SERVICES AS RECOMMENDED BY BUILDING CERTIFIER + FIRE SPECIALIST
- ALLOW FOR EXTERNAL FIRE HYDRANTS + CONNECTIONS

23. NEW (PERIMETER) ACCESSIBILITY RAMPS

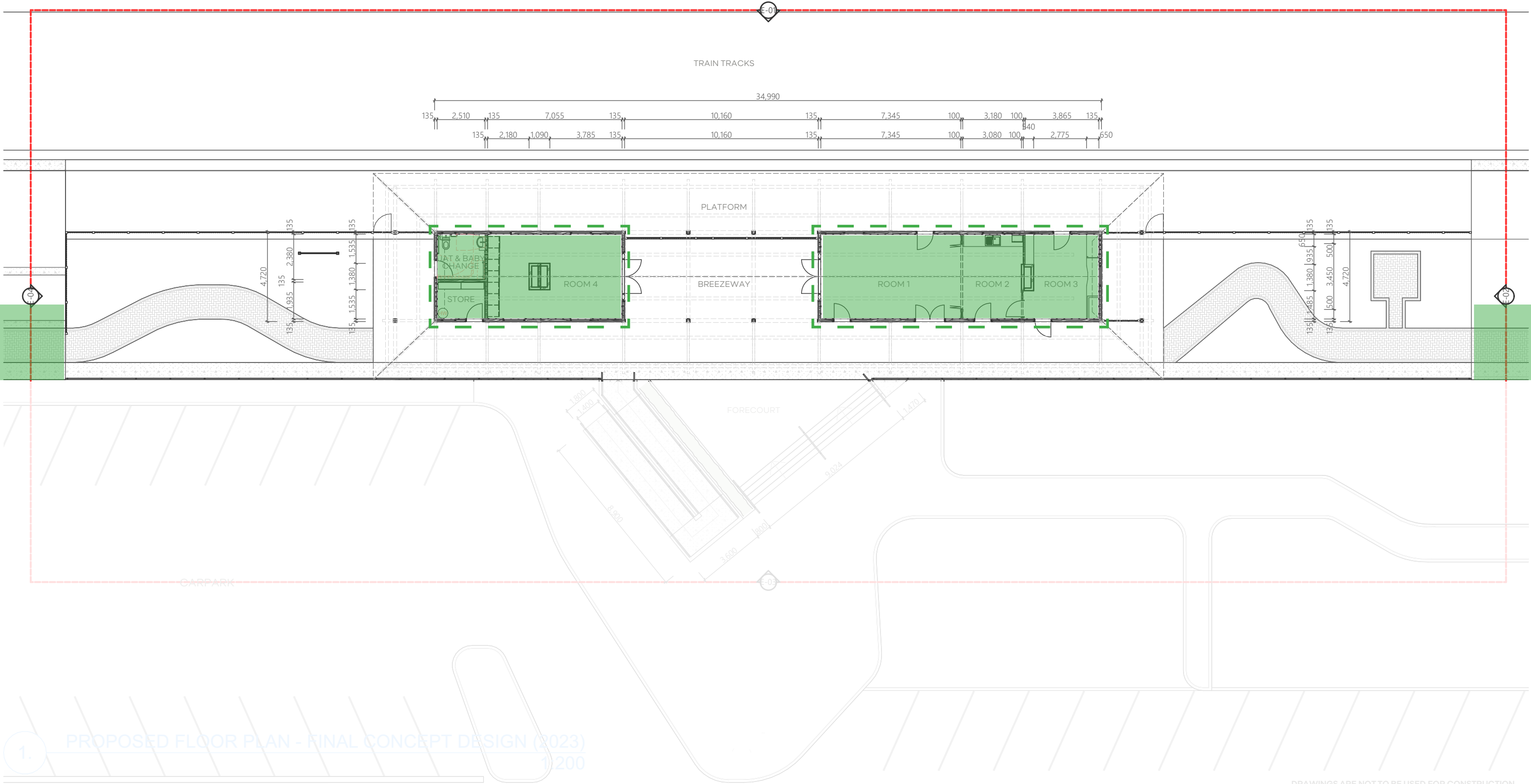
- NEW COMPLIANT, REINFORCED CONCRETE ACCESSIBILITY RAMPS TO NORTH AND SOUTH OF PLATFORM - INCLUDING ALL REQUIRED FITTINGS AND FIXTURES TO BE INSTALLED ACCORDING TO AS1428.1 (TACTILE INDICATORS, GALV. BALUSTRADING, ETC).

24. PAINT WORKS - INTERNAL + EXTERNAL

- PREPARE CEILING, WALLS, BATTENS, WINDOWS, HIGHLIGHT WINDOWS AND DOORS TO BE PAINTED AND PAINT - INTERNAL + EXTERNAL. COLOUR + FINISH TBC BY CLIENT PRIOR TO UNDERTAKING PAINT WORKS.
- PRERARE TIMBER DADO, DADO TRIM + TIMBER SKIRTING (INTERNAL + EXTERNAL) TO BE PAINTED AND PAINT. COLOUR + FINISH TBC BY CLIENT PRIOR TO UNDERTAKING PAINT WORKS.

004_STAGE 2: INTERNAL FIT-OUT + PERIMETER ACCESSIBILITY RAMPS

AREA OF WORK



1. PROPOSED FLOOR PLAN - FINAL CONCEPT DESIGN (2023)
1:200

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Proposed Floor Plan - FINAL CONCEPT DESIGN (2023)

14

Scale: 1:200 @ A3

005_ STAGE 3: PAVING + LANDSCAPING + FORECOURT

SCOPE OF WORK:

25. SITE PREPARATION

- REMOVE EXISTING RAMPS TO THE FRONT OF THE STATION BUILDING.
- REMOVE GARDEN BED+ EXISTING LANDSCAPING TO THE FRONT OF THE STATION BUILDING.
- PREPARE + CLEAR SITE, CUT TO FILL TO MAKE UP LEVELS FOR EXTERNAL WORKS.
- CLEAN COMPACTED FILL TO FORECOURT LANDING.

26. NEW (FRONT) ACCESSIBILITY RAMP

- REINFORCED CONCRETE STRIP FOOTING
- RETAINING WALLS
- CLEAN COMPACTED FILL
- REINFORCED CONCRETE INCLUDING THICKENINGS, MESH, FINISH WPM ETC.
- NEW COMPLIANT, REINFORCED CONCRETE ACCESSIBILITY RAMPS TO FRONT OF BUILDING - INCLUDING ALL REQUIRED FITTINGS AND FIXTURES TO BE INSTALLED ACCORDING TO AS1428.1 (TACTILE INDICATORS, GALV. BALUSTRADING, ETC).

27. FORECOURT - EXTERNAL STEPS

- REINFORCE CONCRETE FOOTING
- CONCRETE STEPS INCLUDING MESH, FINISH WPM, FACE FORMWORK, ETC.
- BRICK PAVERS TO TREADS & RISERS TO MATCH EXISTING PLATFORM BRICK PAVING.
- INCLUDE ALL REQUIRED FITTINGS + FIXTURES TO BE INSTALLED ACCORDING TO AS1428.1 (TACTILE INDICATORS, GALV. HANDRAILS, ETC).

28. FORECOURT - PLANTERBOX

- REINFORCED CONCRETE FOOTING
- RETAINING WALL

29. FORECOURT - PAVING

- BRICK PAVING TO EXTERNAL TO THE BUILDING INCLUDING SAND PAD.
- ALLOW TO JOIN INTO EXISTING PLATFORM.
- ALLOW FOR NEW KERBING TO FORECOURT.
- EXISTING KERBING TO PLATFORM TO REMAIN.

30. INTERPRETATION

- ALLOW FOR INTERPRETATION OF THE BROOKTON RAILWAY STORYLINE (ARTWORK TO LANDSCAPING)
-

31. SOFT LANDSCAPING

- EXISTING SOFT + HARD LANDSCAPING TO THE NORTH AND SOUTH OF TRAIN PLATFORM TO REMAIN AS IS
- ALLOW FOR SOFT LANDSCAPING + IRRIGATION TO STATION PLATFORM AS RECOMMENDED BY LANDSCAPE ARCHITECT
- SOFT LANDSCAPING + IRRIGATION TO PLANTERBOXES AS RECOMMENDED BY LANDSCAPE ARCHITECT.

32. HARD LANDSCAPING

- TABLES + BENCH SEATS
- SHADE UMBRELLAS

The floor plan illustrates a station building layout. At the top, the 'TRAIN TRACKS' are shown with a total width of 34,990. Below the tracks is a 'PLATFORM' area. The main building contains a 'BREEZEWAY' connecting 'ROOM 4' on the left and 'ROOM 1', 'ROOM 2', and 'ROOM 3' on the right. To the left of Room 4 is a 'STORE' and a 'NAT & BABY CHANGE' area. To the right of Room 3 is another 'NAT & BABY CHANGE' area. The building is flanked by two large blue-shaded areas, likely representing landscaped zones or water features. Below the building is a 'FORECOURT' area with a ramp and stairs. To the left of the forecourt is a 'CARPARK' area with diagonal parking spaces. The plan includes numerous dimensions for various sections and features.

Dimensions (mm):

- TRAIN TRACKS: 34,990 (Total width)
- Platform: 135, 2,510, 135, 7,055, 135, 10,160, 135, 7,345, 100, 3,180, 100, 3,865, 135 (Top row); 135, 2,180, 1,090, 3,785, 135, 10,160, 135, 7,345, 100, 3,080, 100, 2,775, 650 (Bottom row)
- Room 4: 135, 1,935, 135, 4,720, 135, 1,535, 135 (Left side); 135, 1,380, 1,335, 135, 3,450, 500, 4,720 (Right side)
- Forecourt: 1,200, 1,400, 8,900, 3,600, 9,024, 1,470
- Carpark: 1,200, 1,400, 8,900, 3,600, 9,024, 1,470

Room Labels: NAT & BABY CHANGE, STORE, ROOM 4, BREEZEWAY, ROOM 1, ROOM 2, ROOM 3, FORECOURT, CARPARK.

Scale: 1:200

Proposed Floor Plan - Final Concept Design (2023)

1. PROPOSED FLOOR PLAN - FINAL CONCEPT DESIGN (2023)

Scale: 1:200 @ A3

006_ PROJECT PLAN - STAGE ONE (SHIRE APPROVED) - CURRENT

PROPOSED PLAN: Stage 1 + 2 should capture any items of work that **are required** to have an approval from ARC Infrastructure prior to the commencement of work on site. These works are indentified as: Any works that **will** encroach into the 5m setback from the active railway line and/or the platform side of the site, including site preparation and scaffolding.

STAGE	DECRPTION	COMPLETION DATE
STAGE ONE	ROOF + STRUCTURAL + PLATFORM WORKS	
1. SECONDARY CONSULTANTS <ul style="list-style-type: none">List of sub-consultants required for Stage 1	1. Assist Shire with quotations and the appointment of required sub-consultants for Stage 1 Status: Approved by Shire <ul style="list-style-type: none">Civic/Structural Engineer: C&S Engineers (Approved)Quantity Surveyors: HWA (Approved)Building Code and Access Consultant and Fire Services: TESG (Approved)Feature Surveyor: RM Surveyors (Approved - Feature Survey Completed) Status: Quote to be sourced and approved and appointed by Shire Hydraulic Engineer: (TBC) 2. Sub-consultants to provide revision of fee(s), if any due to change of scope of work.	
2. DESIGN DEVELOPMENT (DD) + COST ESTIMATES <ul style="list-style-type: none">Finalise DD including technical advice from sub-consultantsStage 1 Cost Estimate	3. Undertake briefing session with sub-consultants <ul style="list-style-type: none">SCA to update sub-consultants of staged work + updated project plan 4. Sub-consultants to take necessary site inspections and research <ul style="list-style-type: none">SCA to liaise with sub-consultants and Shire to schedule + confirm site inspections 5. Incorporate technical advice into overall design and design development documentation <ul style="list-style-type: none">SCA to follow up with sub-consultants for technical advice + assessment reportsSCA to update design + documentation (stage works) 6. Cost estimate for Stage 1 <ul style="list-style-type: none">SCA to engage QS to prepare cost estimate for Stages 1SCA to review cost estimate and summarise in quick report 7. Prepare design development report/presentation <ul style="list-style-type: none">SCA to collate information in a presentation to the Shire 8. Submit design documentation + present to Shire <ul style="list-style-type: none">Submit DD and cost estimate to Shire for review prior to presentationSCA to present material to ShireSCA to take Meeting Minutes + summarise feedback from Shire 9. Submit amended design documentation to Shire for approval <ul style="list-style-type: none">SCA to amend documentation following feedback from Shire.	
3. CONSTRUCTION DOCUMENTATION(CD) + PRE-TENDER COST ESTIMATES <ul style="list-style-type: none">Finalise CD including Specifications + SchedulesPre-Tender Cost Estimate Stage 1	10. SCA + sub-consultants to prepare construction documentation + schedules + specification for Tender <ul style="list-style-type: none">SCA to inform relevant sub-consultants of any amendments/feedback from ShireSCA + sub-consultants to prepare construction documentationSCA + sub-consultants to prepare schedules + specifications 11. Pre-Tender Cost Estimate for the Stage 1 <ul style="list-style-type: none">SCA to engage QS to prepare pre-tender estimate for Stage 1SCA to review cost estimate and summarise in quick report 12. Submit conctruction documentation set to Shire for review + approval <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's from the Shire	

006_ PROJECT PLAN - STAGE ONE (SHIRE APPROVED) - CURRENT

PROPOSED PLAN: Stage 1 + 2 should capture any items of work that **are required** to have an approval from ARC Infrastructure prior to the commencement of work on site. These works are indentified as: Any works that **will** encroach into the 5m setback from the active railway line and/or the platform side of the site, including site preparation and scaffolding.

STAGE	DECRPTION	COMPLETION DATE
4. TENDER	13. Shire to advertise Tender for Stage 1 14. SCA to assist Shire with RFIs <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's	October 2023
5. TENDER EVALUATION + REPORT	15. SCA to Conduct Tender Analysis <ul style="list-style-type: none">Shire to provide SCA with tenders received during tender processSCA to review and analyse tendersSCA to prepare tender report 16. Submit Tender Report to Shire for consideration <ul style="list-style-type: none">Shire to review tender report and select successful contractor	
6. CONTRACT ADMINISTRATION	17. Award of Contract + Contract Admin to be undertaken by the Shire for the project <ul style="list-style-type: none">Shire to inform successful contractor, prepare + issue contracts to contractor <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	
7. CONSTRUCTION <ul style="list-style-type: none">Commencement of Works for Stage 1	18. Contract Administration to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	Shire's goal for the Commencement of works: Approx. March/April 2024
8. PRACTICAL COMPLETION <ul style="list-style-type: none">Completion of worksSite Inspection + Certification of WorksHandover	19. Contract Administration + Final Inspection/Report to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	

006_ PROJECT PLAN - STAGE TWO (SHIRE APPROVED) - NEXT PHASE

PROPOSED PLAN: Stage 1 + 2 should capture any items of work that **are required** to have an approval from ARC Infrastructure prior to the commencement of work on site. These works are indentified as: Any works that **will** encroach into the 5m setback from the active railway line and/or the platform side of the site, including site preparation and scaffolding.

STAGE	DECRPTION	COMPLETION DATE
STAGE TWO	INTERNAL FIT-OUT + PERIMETER ACCESSIBILITY RAMPS	
1. SECONDARY CONSULTANTS <ul style="list-style-type: none">List of sub-consultants required for Stage 2	1. Assist Shire with quotations and the appointment of required sub-consultants for Stage 2 Status: Approved by Shire <ul style="list-style-type: none">Civic/Structural Engineer: C&S Engineers (Approved)Quantity Surveyors: HWA (Approved)Building Code and Access Consultant and Fire Services: TESH (Approved) Status: Quote to be sourced and approved and appointed by Shire Mechanical Engineer, Hydraulic Engineer, Electrical Engineer: (TBC)	
2. DESIGN DEVELOPMENT (DD) + COST ESTIMATES <ul style="list-style-type: none">Finalise DD including technical advice from sub-consultantsStage 2 Cost Estimate	2. Undertake briefing session with sub-consultants <ul style="list-style-type: none">SCA to inform sub-consultants of completed work + next phase + updated project plan 3. Sub-consultants to take necessary site inspections and research <ul style="list-style-type: none">SCA to liaise with sub-consultants and Shire to schedule + confirm site inspections 4. Incorporate technical advice into overall design and design development documentation <ul style="list-style-type: none">SCA to follow up with sub-consultants for technical advice + assessment reportsSCA to update design + documentation (stage works) 5. Cost estimate for Stage 2 <ul style="list-style-type: none">SCA to engage QS to prepare cost estimate for Stage 2SCA to review cost estimate and summarise in quick report 6. Prepare design development report/presentation <ul style="list-style-type: none">SCA to collate information in a presentation to the Shire 7. Submit design documentation + present to Shire <ul style="list-style-type: none">Submit DD and cost estimate to Shire for review prior to presentationSCA to present material to ShireSCA to take Meeting Minutes + summarise feedback from Shire 8. Submit amended design documentation to Shire for approval <ul style="list-style-type: none">SCA to amend documentation following feedback from Shire.	
3. CONSTRUCTION DOCUMENTATION(CD) + PRE-TENDER COST ESTIMATES <ul style="list-style-type: none">Finalise CD including Specifications + SchedulesPre-Tender Cost Estimate Stage 2	9. SCA + sub-consultants to prepare construction documentation + schedules + specification for Tender <ul style="list-style-type: none">SCA to inform relevant sub-consultants of any amendments/feedback from ShireSCA + sub-consultants to prepare construction documentationSCA + sub-consultants to prepare schedules + specifications 10. Pre-Tender Cost Estimate for the Stage 2 <ul style="list-style-type: none">SCA to engage QS to prepare pre-tender estimate for Stage 2SCA to review cost estimate and summarise in quick report 11. Submit contruction documentation set to Shire for review + approval <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's from the Shire	

006_ PROJECT PLAN - STAGE TWO (SHIRE APPROVED) - NEXT PHASE

PROPOSED PLAN: Stage 1 + 2 should capture any items of work that **are required** to have an approval from ARC Infrastructure prior to the commencement of work on site. These works are indentified as: Any works that **will** encroach into the 5m setback from the active railway line and/or the platform side of the site, including site preparation and scaffolding.

STAGE	DECRPTION	COMPLETION DATE
4. TENDER	12. Shire to advertise Tender for Stage 2 13. SCA to assist Shire with RFIs <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's	No date TBA
5. TENDER EVALUATION + REPORT	14. SCA to Conduct Tender Analysis <ul style="list-style-type: none">Shire to provide SCA with tenders received during tender processSCA to review and analyse tendersSCA to prepare tender report 15. Submit Tender Report to Shire for consideration <ul style="list-style-type: none">Shire to review tender report and select successful contractor	
6. CONTRACT ADMINISTRATION	16. Award of Contract + Contract Admin to be undertaken by the Shire for the project <ul style="list-style-type: none">Shire to inform successful contractor, prepare + issue contracts to contractor <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	
7. CONSTRUCTION <ul style="list-style-type: none">Commencement of Works for Stage 2	17. Contract Administration to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	Shire's goal for the Commencement of works: No date TBA
8. PRACTICAL COMPLETION <ul style="list-style-type: none">Completion of worksSite Inspection + Certification of WorksHandover	18. Contract Administration + Final Inspection/Report to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	

006_ PROJECT PLAN - STAGE THREE (NOT APPROVED)

PROPOSED PLAN: Stage 3 captures any items of work that **do not require** an approval from ARC Infrastructure prior to the commencement of work. These works are indentified as: Any works that **will not** encroach into the 5m setback from the active railway line and/or the platform side of the site.

STAGE	DECRPTION	COMPLETION DATE
STAGE THREE	PAVING + LANDSCAPING + FORECOURT WORKS	
1. SECONDARY CONSULTANTS <ul style="list-style-type: none">List of sub-consultants required for Stage 3	1. Assist Shire with quotations and the appointment of required sub-consultants for Stage 2 Status: Approved by Shire <ul style="list-style-type: none">Civic/Structural Engineer: C&S Engineers (Approved)Quantity Surveyors: HWA (Approved)Building Code and Access Consultant and Fire Services: TESS (Approved) Status: Quote to be sourced and approved and appointed by Shire Landscape Architect: (TBC) Hydraulic Engineer (for landscape irrigation), Electrical Engineer (for landscaping lighting/security): (TBC)	
2. DESIGN DEVELOPMENT (DD) + COST ESTIMATES <ul style="list-style-type: none">Finalise DD including technical advice from sub-consultantsStage 3 Cost Estimate	2. Undertake briefing session with sub-consultants <ul style="list-style-type: none">SCA to inform sub-consultants of completed work + next phase + updated project plan 3. Sub-consultants to take necessary site inspections and research <ul style="list-style-type: none">SCA to liaise with sub-consultants and Shire to schedule + confirm site inspections 4. Incorporate technical advice into overall design and design development documentation <ul style="list-style-type: none">SCA to follow up with sub-consultants for technical advice + assessment reportsSCA to update design + documentation (stage works) 5. Cost estimate for Stage 3 <ul style="list-style-type: none">SCA to engage QS to prepare cost estimate for Stage 3SCA to review cost estimate and summarise in quick report 6. Prepare design development report/presentation <ul style="list-style-type: none">SCA to collate information in a presentation to the Shire 7. Submit design documentation + present to Shire <ul style="list-style-type: none">Submit DD and cost estimate to Shire for review prior to presentationSCA to present material to ShireSCA to take Meeting Minutes + summarise feedback from Shire 8. Submit amended design documentation to Shire for approval <ul style="list-style-type: none">SCA to amend documentation following feedback from Shire.	
3. CONSTRUCTION DOCUMENTATION(CD) + PRE-TENDER COST ESTIMATES <ul style="list-style-type: none">Finalise CD including Specifications + SchedulesPre-Tender Cost Estimate Stage 3	9. SCA + sub-consultants to prepare construction documentation + schedules + specification for Tender <ul style="list-style-type: none">SCA to inform relevant sub-consultants of any amendments/feedback from ShireSCA + sub-consultants to prepare construction documentationSCA + sub-consultants to prepare schedules + specifications 10. Pre-Tender Cost Estimate for the Stage 3 <ul style="list-style-type: none">SCA to engage QS to prepare pre-tender estimate for Stage 3SCA to review cost estimate and summarise in quick report 11. Submit contruction documentation set to Shire for review + approval <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's from the Shire	

006_ PROJECT PLAN - STAGE THREE (NOT APPROVED)

PROPOSED PLAN: Stage 3 captures any items of work that **do not require** an approval from ARC Infrastructure prior to the commencement of work. These works are indentified as: Any works that **will not** encroach into the 5m setback from the active railway line and/or the platform side of the site.

STAGE	DECRPTION	COMPLETION DATE
4. TENDER	12. Shire to advertise Tender for Stage 3. 13. SCA to assist Shire with RFIs <ul style="list-style-type: none">SCA to liaise with sub-consultants and respond to any RFI's	No date TBA
5. TENDER EVALUATION + REPORT	14. SCA to Conduct Tender Analysis <ul style="list-style-type: none">Shire to provide SCA with tenders received during tender processSCA to review and analyse tendersSCA to prepare tender report 15. Submit Tender Report to Shire for consideration <ul style="list-style-type: none">Shire to review tender report and select successful contractor	
6. CONTRACT ADMINISTRATION	16. Award of Contract + Contract Admin to be undertaken by the Shire for the project <ul style="list-style-type: none">Shire to inform successful contractor, prepare + issue contracts to contractor <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	
7. CONSTRUCTION <ul style="list-style-type: none">Commencement of Works for Stage 3	17. Contract Administration to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	Shire's goal for the Commencement of works: No date TBA
8. PRACTICAL COMPLETION <ul style="list-style-type: none">Completion of worksSite Inspection + Certification of WorksHandover	18. Contract Administration + Final Inspection/Report to be undertaken by Shire for the project <ul style="list-style-type: none">SCA scope of work completed until further engagement is requested/required by Shire*	

006_ PROJECT PLAN - STAGED WORKS

PROPOSED TIMEFRAME:

STAGE	DECRPTION	COMPLETION DATE
PHASE 1: PRELIMINARY DOCUMENTATION	DESIGN + DOCUMENTATION + COST ESTIMATES	
1.1 SECONDARY CONSULTANTS	<p>1. Assist Shire with quotations and the appointment of required sub-consultants Status: Approved by Shire</p> <ul style="list-style-type: none"> Civic/Structural Engineer: C&S Engineers (Approved) Quantity Surveyors: HWA (Approved) Building Code and Access Consultant and Fire Services: TESH (Approved) Feature Surveyor: RM Surveyors (Approved - Feature Survey Completed) <p>Status: Quote to be sourced and approved and appointed by Shire Mechanical Engineer, Hydraulic Engineer, Electrical Engineer: (TBC) Landscape Architects: (TBC)</p>	26th August 2023 (2 weeks)
1.2 DESIGN DEVELOPMENT + COST ESTIMATES	<p>1. Undertake briefing session with sub-consultants</p> <ul style="list-style-type: none"> SCA to inform successful sub-consultants of staged work + updated project timeframe <p>2. Sub-consultants to take necessary site inspections and research</p> <ul style="list-style-type: none"> SCA to liaise with subconsultants and Shire to schedule + confirm site inspections <p>3. Incorporate technical advice into overall design and design development documentation</p> <ul style="list-style-type: none"> SCA to follow up with sub-consultants for technical advice + assessment reports SCA to update design + documentation (stage works) <p>4. Cost estimate for Stages 1, 2 & 3</p> <ul style="list-style-type: none"> SCA to engage QS to prepare cost estimates for Stages 1, 2 & 3 SCA to review cost estimate and summarise in quick report <p>5. Prepare design development report/presentation</p> <ul style="list-style-type: none"> SCA to collate information in a presentation to the Shire <p>6. Submit design documentation + present to Shire</p> <ul style="list-style-type: none"> Submit drawings and cost estimate to Shire for review prior to presentation SCA to present material to Shire SCA to take Meeting Minutes + summarise feedback from Shire <p>7. Submit amended design documentation to Shire for approval</p> <ul style="list-style-type: none"> SCA to amend documentation following feedback from Shire. 	7th October 2023 (6 weeks)
PHASE 2: FINALISATION OF DOCUMENTATION	CONSTRUCTION DOCUMENTATION + SPECIFICATIONS + PRE TENDER COST ESTIMATE	
2.1 CONSTRUCTION DOCUMENTATION + PRE-TENDER COST ESTIMATES	<p>1. SCA + sub-consultants to prepare construction documentation + schedules + specification for Tender</p> <ul style="list-style-type: none"> SCA to inform relevant sub-consultants of any amendments/feedback from Shire Liaise with sub-consultants for further advice required SCA + sub-consultants to prepare construction documentation SCA + sub-consultants to prepare schedules + specifications <p>2. Pre-Tender Cost Estimate for the Stages 1, 2 & 3</p> <ul style="list-style-type: none"> SCA to engage QS to prepare pre-tender estimates for Stages 1, 2 & 3 SCA to review cost estimates and summarise in quick report <p>3. Submit construction documentation set to Shire for review + approval</p> <ul style="list-style-type: none"> SCA to liaise with sub-consultants and respond to any RFI's from the Shire 	9th December 2023 (9 weeks)

PROJECT PLAN - STAGED WORKS

PROPOSED TIMEFRAME:

STAGE	DECRPTION	COMPLETION DATE
PHASE 3: TENDER		
3.1 TENDER ADVERTISEMENTS	<div><div>1.</div><div>Shire to advertise Tender for Staged Works</div></div> <div><div>2.</div><div>SCA to assist Shire with RFIs</div><div>• SCA to liaise with sub-consultants and respond to any RFI's</div></div>	<div>Shire aiming for: October 2023</div> <div>SCA proposes: Late-January/ Early February 2023</div>
3.2 TENDER EVALUATION + REPORT	<div><div>1.</div><div>SCA to Conduct Tender Analysis</div><div>• Shire to provide SCA with tenders received during tender process</div><div>• SCA to review and analyse tenders</div><div>• SCA to prepare tender report</div></div> <div><div>2.</div><div>Submit Tender Report to Shire for consideration</div><div>• Shire to review tender report and select successful contractor</div></div>	<div>Shire aiming for: November 2023</div> <div>SCA proposes: 17th February 2023 (2 weeks)</div>
PHASE 4: CONTRACT ADMINISTRATION		
4.1 AWARD OF CONTRACT + CONTRACT ADMINSTRATION	<div><div>1.</div><div>Award of Contract + Contract Admin to be undertaken by the Shire for the project</div><div>• Shire to inform successful contractor, prepare + issue contracts to contractor</div><div>• SCA scope of work completed until further engagement is requested/required by Shire*</div></div>	<div>Shire aiming for: January/February 2024</div> <div>SCA proposes: 2nd March 2023 (2 weeks)</div>
PHASE 5: CONSTRUCTION	COMMENCEMENT OF STAGED WORKS	
STAGE ONE:	ROOF + STRUCTURAL + PLATFORM WORKS	Commencement of works: Approx. March/April 2024
STAGE TWO:	INTERNAL FIT-OUT + ACCESSIBILITY RAMPS WORKS	TBC
STAGE THREE	PAVING + LANDSCAPING + FORECOURT WORKS	TBC
PHASE 6: PRACTICAL COMPLETION	COMPLETION OF WORKS + SITE INSPECTION + HAND OVER	TBC