



Government of **Western Australia**
VenuesWest

VENUES WEST

Volume 2 -

Scope and Specification

(Tenderer to Read and Keep this Part)



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1.0 GENERAL

This Scope and Specification for P25195 Gold Netball Centre Gym, Meeting and Change room alterations must be read in conjunction with the Tender Documents which form the basis of the Contract for this Request. Any discrepancies identified with any of the documents shall be clarified with the Principal without any delay.

2.0 INTRODUCTION

VenuesWest is inviting Tender submissions from qualified and experienced builders to undertake refurbishment works of a Gym, Meeting and Change room revitalisation project located at Gold Netball Centre 200 Selby St, Jolimont WA 6014.

The primary objective is updating the Gym, Meeting and Change room interior, focusing on creating more space that is comfortable, modern and specious to caters with the needs of Gold Netball Centre's patrons, ensuring compliance with all relevant building codes and Australian standards.

VenuesWest is looking for a Contractor with strong track record for delivering similar projects, demonstrating professionalism, quality workmanship, managing and conducting works in a live operational and public setting, coordination of trades, adherence to project timelines and highest safety standards.

3.0 SCOPE OF WORK

The Contractor must coordinate construction works with the Principal, which is not limited to, but includes the following scope:

- Coordinate all construction activities and maintain effective communications with the Principal;
- Present a logical staged works plan for the delivery and installation of the works listed in the Architectural Specifications by Y-Architecture;
- Set up and keep up to date a construction schedule outlining the construction tasks, authority approvals, lead times and hold points using the critical path method and provide the Principal a digital copy within 14 calendar days of acceptance of the Tender;
- Make safe, disassemble, and remove from site redundant services and infrastructure and make good;
- Relocation of Gym wall including all electrical infrastructures, such as lighting, power points etc. outlined in the Architectural Specifications by Y-Architecture;
- Install temporary safety fencing, warning signage and deploy other devices that are reasonably practicable and necessary to protect the public from hazards associated with the WUC;
- Provide structural certification for the installations of the wall;
- Protect existing assets including, floor, walls, landscaping, footpaths, etc, and produce a written dilapidation report prior to works in PDF format;
- Prepare as-constructed information to the format requested, including the following:
 - Notification and Certification of electrical work in accordance with Department of Mines Industry Regulations and Safety requirements;
 - Copies of building permit; Certificate of Design Compliance (CDC); and a signed Certificate of Construction Compliance declaring that the works have been completed in accordance with the Architectural Specifications by Y-Architecture, Building Codes, and Australian Standards;
 - Schedule of all equipment installed and general description of the installations,



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including, name, model number, serial number, and part number;

- Breakdown of the capital cost of each component;
- Operations manual for the equipment;
- Equipment suppliers/manufacturers, including names, addresses and telephone numbers;
- Maintenance requirements;
- Wiring diagrams, as applicable;
- Warranties and guarantees; and
- Other details requested in the Architectural Specifications by Y-Architecture .

The contractor is to ensure all works associated with services and systems installations are compatible and are integrated with all existing VenuesWest building management systems, inclusive of but not limited to:

- Fire and Emergency Systems;
- BMCS Building Management Control System; and
- Access Control.

VenuesWest has incumbent providers for the above services and can provide contact details upon request.

4.0 SPECIFICATION AND DRAWINGS

The specification for the scope of works is as described within this Volume 2 document and as detailed in the following documents:

- Architectural Specification, prepared by Y-Architecture;
- Product and Material Schedule, prepared by Y-Architecture;
- Structural Specification, prepared by DCB Engineering.

5.0 DRAWINGS

Not Applicable.

6.0 SITE SPECIFIC REQUIREMENTS

The Contractor will be required to use VenuesWest's contractor management system, Rapid Global, for uploading safety and insurance information, managing high-risk works permits, completing of inductions, and daily signing in/out of workers.

Onsite installation works shall be undertaken at the time of minimal disruption to patrons, tenants, and other users of the Venue. Before entering a contract, the Principal and Contractor will agree on the installation schedule to satisfy the schedule of events and normal operation of the venue.

The Respondents should note that the venue will be in use throughout the period of the works and take into account the high level of care that will be required when moving or lifting plant/ equipment/ materials to and from the site location so as to avoid injury or inconvenience. Before entering into a contract, the Principal and Contractor will agree on acceptable hours for the works to be completed.

Being a live environment, safe access for patrons, staff and workers must be ensured and a suitable access and traffic management plan agreed between the Principal and Contractor where the Contractor shall ensure security at the Venue is not compromised.



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- Attachment 1 - Architectural Drawings, prepared by Y-Architecture;
- Attachment 2 - Furniture and Equipment Schedule, prepared by Y-Architecture;
- Attachment 3 - Finishes Schedule, prepared by Y-Architecture;
- Attachment 4 - Structural Drawings, prepared by DCB Engineering;
- Attachment 5 - New Asset Register template (excel file), prepared by VenuesWest;
- Attachment 6 - Current Workload Information (excel file), prepared by VenuesWest;
- Attachment 7 - VenuesWest Contractor Safety Management Procedure;

