

Bass Coast Dinosaurs Trail - Inverloch Cultural Discovery Centre A - Schematic Design Cost Plan - Rev1

15 August 2023

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PROJECT SUMMARY



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Proj Cost %	Quantity	Rate	Total
1	NOTES AND EXCLUSIONS	0.00			0
2	INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING	72.06	2,670	6,662.57	17,789,074
3	EXTERNAL WORKS AND SERVICES	9.42	2,860	812.79	2,324,591
4	ESCALATION TO TENDER	0.00	2,670	0.00	Excluded
5	ESCALATION DURING CONSTRUCTION	0.00	2,670	0.00	Excluded
	ESTIMATED CONSTRUCTION TENDER		2,670	7,533.21	20,113,665
6	CONSTRUCTION CONTINGENCY	8.15	10.00		2,012,000
	ESTIMATED TOTAL CONSTRUCTION COST		2,670	8,286.77	22,125,665
7	OTHER PROJECT COSTS	10.39	2,670	959.93	2,563,000
	ESTIMATED TOTAL PROJECT COST		2,670	9,246.69	24,688,665
	GFA: 0.00 m2		100		24,688,665

DETAILED COST PLAN



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
NOTES AND EXCLUSIONS					
<u>NOTES</u>					
NOTES					
Generally					
1	Assumes a competitive tender process to four or more appropriately sized and interested contractors under an industry standard lump sum contract			note	
2	This cost plan includes services estimates provided by Wilde and Woollard. Wilde and Woollard are not specialised in services design and estimating thus we recommend all figures are confirmed by a specialist services consultant			note	
This cost plan has been based on the following documentation:-					
Architectural					
3	Concept Design Draft drawings received 22 June 2023			note	
4	Client's email received 22 June 2023			note	
5	Client's technical estimate excel received 22 June 2023			note	
<u>NOTES TOTAL</u>					<u>0</u>
<u>EXCLUSIONS</u>					
EXCLUSIONS					
The following has been excluded from this cost plan:-					
6	Demolition works - assumes site will be clear for new construction			note	
7	Removal and replacement of hazardous materials including asbestos and contaminated soil			note	
8	Excavation, removal and replacement of rock, building rubble, inground structures etc.			note	
9	Excavation, removal and replacement of soft spots			note	
10	Upgrading or diversion of existing services other than services identified on drawings			note	
11	Site infrastructure works beyond the site boundary not indicated			note	
12	Irrigation			note	
13	Cost escalation			note	
14	Authorities fees and headworks charges			note	
15	Out of hours work			note	
16	Goods and services tax (GST)			note	
<u>EXCLUSIONS TOTAL</u>					<u>0</u>

DETAILED COST PLAN



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No.	Item Description	Quantity	Unit	Rate	Total
NOTES AND EXCLUSIONS					<i>(Continued)</i>
<u>AREAS</u>					
AREAS					
17	FECA	2,590	m2		
18	UCA	80	m2		
19	GFA	2,670	m2		
20	Site Area	2,860	m2		
<u>AREAS TOTAL</u>					<u>0</u>
NOTES AND EXCLUSIONS TOTAL					0

DETAILED COST PLAN

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No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					
SB 01 SUBSTRUCTURE					
UNDERPINNING					
21	Allow for underpinning to adjacent building	1	item	100,000.00	100,000
PAD/STRIP FOOTINGS					
22	Allow for pad and strip footings	1	item	150,000.00	150,000
SLAB ON GROUND					
23	Allow for 120 thick slab on ground including ground beams, 25MPa concrete, sand bed, membrane, reinforcement, monolithic surface finish and thickenings	1,076	m2	387.00	416,412
TERMITE PROTECTION					
24	Allow for termite protection	1,076	m2	12.00	12,912
01 SUBSTRUCTURE TOTAL					679,324
CL 02 COLUMNS					
COLUMNS					
25	Allow for steel columns including connections	2,670	m2	200.00	534,000
02 COLUMNS TOTAL					534,000
UP 03 UPPER FLOORS					
SUSPENDED CONCRETE SLABS					
26	Allow 300 thick suspended concrete slab including formwork, reinforcement, etc	1,517	m2	510.00	773,670
INSULATION					
27	Allow for insulation board fixed to underside of concrete slab (to Bec Courtyard)	1	item	12,000.00	12,000
03 UPPER FLOORS TOTAL					785,670
SC 04 STAIRS					
STAIRS					
28	2400 x 5500 (overall) concrete stair rising two storeys including landing, balustrades, handrails, finishes, nosings, tactiles, etc.	2	No	110,000.00	220,000
29	2100 x 6900 (overall) concrete stair rising one storey including landing, balustrades, handrails, finishes, nosings, tactiles, etc.	3	No	56,000.00	168,000
04 STAIRS TOTAL					388,000
RF 05 ROOF					
SUSPENDED CONCRETE ROOF SLAB					
30	Allow 300 thick suspended concrete slab including formwork, reinforcement, etc	882	m2	510.00	449,820
INSULATION					

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No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					<i>(Continued)</i>
RF	05 ROOF				<i>(Continued)</i>
31	Allow for insulation board fixed to underside of concrete slab	1	item	110,000.00	110,000
ROOFING MEMBRANE AND RAINWATER GOODS					
32	Allow for waterproofing membrane	882	m2	100.00	88,200
33	Allow for rainwater goods and services	882	m2	100.00	88,200
PRECAST CONCRETE SHAFT LID SLABS					
34	Allow for precast concrete shaft lid including waterproofing	49	m2	650.00	31,850
SOFFIT LINING					
35	Allow for CFC soffit lining including framing and paint finish	80	m2	320.00	25,600
SKYLIGHTS					
36	Circle aluminium framed single glazed skylight including trims (Bec Courtyard area)	190	m2	1,800.00	342,000
37	Aluminium framed single glazed skylight including trims (Stair void area)	79	m2	1,800.00	142,200
ROOF ACCESS/SAFETY					
38	Allow for roof access and safety system	1	item	21,000.00	21,000
05 ROOF TOTAL					<u>1,298,870</u>
EW	06 EXTERNAL WALLS				
EXISTING WALLS					
39	Allow for connection to existing structure	1	item	50,000.00	50,000
INSITU CONCRETE WALL					
40	Allow for 500 thick insitu concrete wall with feature finish to both sides	1,612	m2	1,565.00	2,522,780
41	Extra over for curved wall	190	m2	250.00	47,500
42	Extra over for forming opening for windows	37	no	400.00	14,800
PRECAST WALLS					
43	Allow for 200 thick precast panel wall - lift and stair core	24	m2	750.00	18,000
44	Plasterboard lining on furring channel fixed to precast walls including paint finish	24	m2	105.00	2,520
06 EXTERNAL WALLS TOTAL					<u>2,655,600</u>
WW	07 WINDOWS				
STEEL SUPPORT FRAMING					
45	Allow for structural steel support framing including connections to external windows	239	m2	200.00	47,800
ALUMINIUM FRAMED WINDOWS					

DETAILED COST PLAN

Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					<i>(Continued)</i>
WW 07 WINDOWS					<i>(Continued)</i>
46	Aluminium framed double glazed windows with Low E finish and trims	239	m2	950.00	227,050
47	Extra over for openable windows	1	item		Excluded
48	Extra for decal film	1	item		Excluded
BLINDS					
49	Roller blinds	1	item		Excluded
07 WINDOWS TOTAL					<u>274,850</u>
ED 08 EXTERNAL DOORS					
GLAZED DOORS					
50	Allow for 2400 (overall) wide x 2100 high automatic double glazed sliding door including hardware, track and motorisation to Entry lobby	2	no	19,000.00	38,000
ROLLER SHUTTER					
51	Allow for structural steel framing to external roller door	1	item	5,000.00	5,000
52	Approx. 5600 wide x 2450 high automatic operated roller shutter including frame and hardware	1	no	10,000.00	10,000
08 EXTERNAL DOORS TOTAL					<u>53,000</u>
NW 09 INTERNAL WALLS					
PRECAST WALLS					
53	Allow for 200 thick precast panel wall - lift and stair core	716	m2	750.00	537,000
54	Allow for 200 thick precast panel wall	96	m2	750.00	72,000
55	Plasterboard lining on furring channel fixed to precast walls including paint finish	1,624	m2	105.00	170,520
INSITU CONCRETE WALL					
56	Allow for 500 thick insitu concrete wall	307	m2	1,325.00	406,775
57	Plasterboard lining on furring channel fixed to concrete walls including paint finish	614	m2	105.00	64,470
PARTITION WALLS					
58	Allow for 92 wide stud wall framing including insulation, 1 layer of 13 thick plasterboard to both sides and paint finish	136	m2	180.00	24,480
59	Allow extra over for moisture resistant plasterboard wall lining	564	m2	5.00	2,820
09 INTERNAL WALLS TOTAL					<u>1,278,065</u>
NS 10 INTERNAL SCREENS & BORROWED LIGHTS					
BALUSTRADES TO VOID AREAS					
60	Allow for 1300 high glazed balustrade	87	m	1,500.00	130,500

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No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					<i>(Continued)</i>
NS	<u>10 INTERNAL SCREENS & BORROWED LIGHTS</u>				<i>(Continued)</i>
ALUMINIUM GLAZED SCREENS					
61	Allow for 2700 high aluminium framed glazed screen including 6 thick laminated safety glass and trims	107	m2	870.00	93,090
62	Allow for 4250 high aluminium framed glazed screen including 6 thick laminated safety glass and trims - curved on plan	178	m2	1,300.00	231,400
63	Allow for glazing film (Say 50%)	143	m2	120.00	17,100
TOILET PARTITION					
64	Allow for toilet partition including door and hardware	18	no	1,300.00	23,400
<u>10 INTERNAL SCREENS & BORROWED LIGHTS TOTAL</u>					<u>495,490</u>
ND	<u>11 INTERNAL DOORS</u>				
GLAZED DOORS					
65	Allow for pair of aluminium framed glazed door including frame and hardware	4	no	4,990.00	19,960
FIRE RATED DOORS					
66	Allow for pair of fire door including frame, hardware and paint	1	no	6,200.00	6,200
67	Allow for single leaf fire door including frame, hardware and paint to stair/ lift core	12	no	3,300.00	39,600
TIMBER DOORS					
68	Allow for single solid door including frame, hardware and paint	10	no	2,000.00	20,000
<u>11 INTERNAL DOORS TOTAL</u>					<u>85,760</u>
WF	<u>12 WALL FINISHES</u>				
CERAMIC WALL TILES					
69	Allow for ceramic wall tiles fixed to wall lining in wet area	210	m2	180.00	37,800
FEATURE WALL LINING					
70	Allow for feature wall finish (Provisional Sum)	1	item	250,000.00	250,000
<u>12 WALL FINISHES TOTAL</u>					<u>287,800</u>
FF	<u>13 FLOOR FINISHES</u>				
SCREED					
71	Allow for 50 thick cement screed finished to falls and cross falls to amenities	167	m2	70.00	11,690
WATERPROOFING					
72	Waterproof sealer to wet area floor	167	m2	70.00	11,690
CONCRETE FINISH					

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No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					(Continued)
FF	13 FLOOR FINISHES				(Continued)
73	Extra over concrete slab finish for exposed concrete finish with sealer to Carpark & Loading Bay	185	m2	120.00	22,200
	CARPET				
74	Allow for carpet flooring	1,911	m2	85.00	162,435
75	Allow for skirting	1,911	m2	20.00	38,220
	ARTIFICIAL GRASS				
76	Allow for artificial grass to Bec Courtyard	121	m2	350.00	42,350
	RESILIENT FLOORING				
77	Allow for non-slip vinyl flooring to amenities	167	m2	140.00	23,380
78	Allow for vinyl flooring to MP1&2	131	m2	120.00	15,720
79	Allow for skirting	297	m2	25.00	7,425
	FLOOR MATTING				
80	Allow for floor matting	1	item	3,000.00	3,000
	TACTILE INDICATOR				
81	Stainless steel tactile indicator included elsewhere		note		Refer Stairs
	SUNDRIES				
82	Allow for division strips, etc.	1	item	4,000.00	4,000
	13 FLOOR FINISHES TOTAL				342,110
CF	14 CEILING FINISHES				
	PLASTERBOARD CEILING				
83	Assume no raked ceiling		Note		
84	Allow for 13 thick flush plasterboard ceiling on and including concealed grid suspension system and paint finish	2,303	m2	110.00	253,330
85	Allow for 13 thick moisture plasterboard ceiling on and including concealed grid suspension system and paint finish	167	m2	115.00	19,205
	BULKHEADS				
86	Allow for plasterboard bulkhead including support framing and paint finish	1	item	5,000.00	5,000
	CEILING ACCESS HATCHES				
87	Ceiling access hatches including paint	1	item	5,600.00	5,600
	CEILING INSULATION				
88	No allowance for ceiling insulation		Note		Excluded
	FEATURE CEILINGS				
89	Allow for feature ceilings (Provisional Sum)	1	item	150,000.00	150,000
	14 CEILING FINISHES TOTAL				433,135

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No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					(Continued)
FT	<u>15 FITMENTS</u>				
	JOINERY				
90	Allow for joinery (Provisional Sum)	1	item	500,000.00	500,000
	TOILET ACCESSORIES				
91	Toilet paper holder	20	no	125.00	2,500
92	Soap dispenser	10	no	200.00	2,000
93	Grab rails to disabled toilets	2	no	750.00	1,500
94	Electric hand dryer	6	no	1,000.00	6,000
95	Paper towel dispenser	10	no	100.00	1,000
96	Coat hooks	20	no	50.00	1,000
97	Allow for mirrors	11	no	500.00	5,500
	SIGNAGE				
98	Allow for statutory signage	1	item	3,500.00	3,500
99	Building signage	1	item	5,000.00	5,000
	<u>15 FITMENTS TOTAL</u>				<u>528,000</u>
SE	<u>16 SPECIAL EQUIPMENT</u>				
	WHITEGOODS				
100	Whitegoods		note		Excluded
	<u>16 SPECIAL EQUIPMENT TOTAL</u>				<u>0</u>
SF	<u>17 SANITARY FIXTURES</u>				
	SANITARY FIXTURES AND TAP SETS				
101	Allow for toilet suite including seats, cistern and stop tap	18	no	2,200.00	39,600
102	Allow for accessible toilet suite including seats, cistern and stop tap	2	no	2,400.00	4,800
103	Allow for wall basin including tap set	9	no	1,200.00	10,800
104	Allow for accessible handbasin including Care tap set and bottle trap	2	no	1,300.00	2,600
105	Allow for stainless steel cleaners sink and tap set	2	no	1,350.00	2,700
106	Floor waste gully	8	no	1,000.00	8,000
	<u>17 SANITARY FIXTURES TOTAL</u>				<u>68,500</u>
PD	<u>18 SANITARY PLUMBING</u>				
	SANITARY PLUMBING				
107	Internal sanitary plumbing including pipework and fittings	113	FU	550.00	62,150
	<u>18 SANITARY PLUMBING TOTAL</u>				<u>62,150</u>

DETAILED COST PLAN

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Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					(Continued)
WS 19 WATER SUPPLY					
WATER SUPPLY					
108	Cold water points including brass pipework, valves and fittings	33	no	400.00	13,200
109	Hot water points including brass pipework, lagging, valves and fittings	13	no	450.00	5,850
110	Allow for thermostatic mixing valves	4	no	1,200.00	4,800
111	Allow for hot water plant	1	item	10,000.00	10,000
19 WATER SUPPLY TOTAL					33,850
GS 20 GAS SERVICE					
GAS SERVICES					
112	No works		note		
20 GAS SERVICE TOTAL					0
AC 24 AIR CONDITIONING					
MECHANICAL SERVICES					
113	Allow for mechanical services including heating/cooling, ventilation, controls, etc	2,590	m2	400.00	1,036,000
BUILDER'S WORK					
114	Allow for builder's work and profit	1	item	51,800.00	51,800
24 AIR CONDITIONING TOTAL					1,087,800
FP 25 FIRE PROTECTION					
FIRE SPRINKLER SYSTEM					
115	Fire sprinkler system including control valves	2,590	m2	120.00	310,800
FIRE HYDRANT AND HOSE REEL SYSTEM					
116	Allow for internal fire hydrant and hose reel including pipework	4	no	5,000.00	20,000
FIRE EXTINGUISHERS AND BLANKETS					
117	Allow for fire blankets, extinguishers etc.	1	item	3,000.00	3,000
BUILDER'S WORK					
118	Allow for builder's work in connection	1	item	17,000.00	17,000
25 FIRE PROTECTION TOTAL					350,800
LP 26 ELECTRIC LIGHT AND POWER					
ELECTRICAL SERVICES					
119	Allow for electrical services including power and data, lighting, emergency and exit lighting, security and public address	2,590	m2	500.00	1,295,000
BUILDER'S WORK					

DETAILED COST PLAN

Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING					<i>(Continued)</i>
LP	<u>26 ELECTRIC LIGHT AND POWER</u>				<i>(Continued)</i>
120	Allow for builder's work and profit	1	item	64,800.00	64,800
<u>26 ELECTRIC LIGHT AND POWER TOTAL</u>					<u>1,359,800</u>
TS	<u>28 TRANSPORTATION SYSTEMS</u>				
LIFT					
121	Allow for lift services including 1x single sided lift serving 3 storeys (Provisional Sum)	2	no	175,000.00	350,000
122	Allow for builder's work in connection	1	item	17,500.00	17,500
<u>28 TRANSPORTATION SYSTEMS TOTAL</u>					<u>367,500</u>
AR	<u>31 ALTERATIONS AND RENOVATIONS</u>				
DEMOLITION					
123	Demolition to existing building excluded		note		
124	No allowance for asbestos removal	1	item		Excluded
<u>31 ALTERATIONS AND RENOVATIONS TOTAL</u>					<u>0</u>
PR	<u>00 PRELIMINARIES</u>				
PRELIMINARIES					
125	Allow for builder's preliminaries	1	item	2,018,000	2,018,000
<u>00 PRELIMINARIES TOTAL</u>					<u>2,018,000</u>
YY	<u>46 DESIGN CONTINGENCY</u>				
DESIGN CONTINGENCY					
126	Allow for design contingency	1	item	2,321,000.00	2,321,000
<u>46 DESIGN CONTINGENCY TOTAL</u>					<u>2,321,000</u>
INVERLOCH CULTURAL DISCOVERY CENTRE BUILDING TOTAL					17,789,074

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Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
EXTERNAL WORKS AND SERVICES					
XP 32 SITE PREPARATION					
DEMOLITION					
127	No allowance for demolition of existing structures on site.		note		
SITE PREPARATION					
128	Clear site of all rubbish and vegetation	2,860	m2	1.00	2,860
129	Strip topsoil 150 deep and stockpile	2,860	m2	3.50	10,010
EARTHWORKS					
Building					
130	Excavate oversite to form building bench	1,076	m2	45.00	48,420
131	Trim, grade, compact and proof roll	1,076	m2	8.00	8,608
Pavements					
132	Excavate oversite to form pavement bench	1,121	m2	25.00	28,025
133	Trim, grade and compact	1,121	m2	8.00	8,968
Landscaping					
134	Excavate oversite to form landscape bench	664	m2	15.00	9,960
135	Trim and grade	664	m2	5.00	3,320
32 SITE PREPARATION TOTAL					120,171
XR 33 ROADS, FOOTPATHS AND PAVED AREAS					
EXISTING PAVING					
136	Allow for works at junction with existing paving	1	item	10,000.00	10,000
CONCRETE PAVING					
137	Allow for aggregate concrete pavements	1,121	m2	215.00	241,015
SUNDRIES					
138	Allow for sundries to surface finishes around perimeters, interfaces, etc.	1	item	15,000.00	15,000
33 ROADS, FOOTPATHS AND PAVED AREAS TOTAL					266,015
XN 34 BOUNDARY WALLS, FENCING AND GATES					
RETAINING WALL					
139	Allow for curved concrete retaining wall	80	m2	1,200.00	96,000
34 BOUNDARY WALLS, FENCING AND GATES TOTAL					96,000
XL 36 LANDSCAPING AND IMPROVEMENTS					
SOFT LANDSCAPING					
140	Garden bed including cultivation, top soil, mulch and planting	664	m2	130.00	86,320

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No.	Item Description	Quantity	Unit	Rate	Total
EXTERNAL WORKS AND SERVICES					<i>(Continued)</i>
XL	<u>36 LANDSCAPING AND IMPROVEMENTS</u>				<i>(Continued)</i>
141	Allow for garden edge	499	m	65.00	32,435
	Trees				
142	Allow for new semi advanced trees	1	item	3,000.00	3,000
	Maintenance				
143	Allow for maintenance as specified	8	weeks	800.00	6,400
EXTERNAL FEATURES, FURNITURE AND PLAYGROUND EQUIPMENT					
144	Allow for 600 wide rock seating including support framing	35	m	750.00	26,250
145	Allow for sundry external features, furniture and equipment	1	item	20,000.00	20,000
	Signage				
146	Allow for signage	1	item	50,000.00	50,000
<u>36 LANDSCAPING AND IMPROVEMENTS TOTAL</u>					<u>224,405</u>
XK	<u>37 EXTERNAL STORMWATER DRAINAGE</u>				
	EXTERNAL STORMWATER DRAINAGE SERVICES				
147	Allow for external stormwater drainage services including connection to existing	1	item	100,000.00	100,000
<u>37 EXTERNAL STORMWATER DRAINAGE TOTAL</u>					<u>100,000</u>
XD	<u>38 EXTERNAL SEWER DRAINAGE</u>				
	EXTERNAL SEWER				
148	Allow for external sewer works including connection to existing services	1	item	100,000.00	100,000
<u>38 EXTERNAL SEWER DRAINAGE TOTAL</u>					<u>100,000</u>
XW	<u>39 EXTERNAL WATER SUPPLY</u>				
	HYDRAULIC SERVICES				
149	Allow for cold water supply and connection to existing including valves	1	item	50,000.00	50,000
<u>39 EXTERNAL WATER SUPPLY TOTAL</u>					<u>50,000</u>
XF	<u>41 EXTERNAL FIRE PROTECTION</u>				
	EXTERNAL FIRE SERVICE				
150	Allow for external fire service including hydrants and connection to existing services	1	item	100,000.00	100,000
151	Allow for fire tanks and pumps	1	item	200,000.00	200,000
<u>41 EXTERNAL FIRE PROTECTION TOTAL</u>					<u>300,000</u>

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No.	Item Description	Quantity	Unit	Rate	Total
EXTERNAL WORKS AND SERVICES					<i>(Continued)</i>
<u>XE</u>	<u>42 EXTERNAL ELECTRIC LIGHT AND POWER</u>				
	EXTERNAL ELECTRIC LIGHT AND POWER				
152	Allow for external electrical infrastructure (Provisional Sum subject to confirmation of electrical requirement by engineers)	1	item	500,000.00	500,000
	<u>42 EXTERNAL ELECTRIC LIGHT AND POWER TOTAL</u>				<u>500,000</u>
<u>PR</u>	<u>00 PRELIMINARIES</u>				
	PRELIMINARIES				
153	Allow for builder's preliminaries	1	item	264,000.00	264,000
	<u>00 PRELIMINARIES TOTAL</u>				<u>264,000</u>
<u>YY</u>	<u>46 DESIGN CONTINGENCY</u>				
	DESIGN CONTINGENCY				
154	Allow for design contingency	1	item	304,000.00	304,000
	<u>46 DESIGN CONTINGENCY TOTAL</u>				<u>304,000</u>
EXTERNAL WORKS AND SERVICES TOTAL					<u>2,324,591</u>

DETAILED COST PLAN



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
ESCALATION TO TENDER					
YY	46 SPECIAL PROVISIONS				
	ESCALATION TO TENDER				
155	Allow for cost escalation to Tender	1	item		Excluded
	46 SPECIAL PROVISIONS TOTAL				
	ESCALATION TO TENDER TOTAL				
					0
					0

DETAILED COST PLAN



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
ESCALATION DURING CONSTRUCTION					
YY	46 SPECIAL PROVISIONS				
	ESCALATION DURING CONSTRUCTION				
156	Allow for cost escalation during Construction (say 12 months)	1	item		Excluded
	46 SPECIAL PROVISIONS TOTAL				0
	ESCALATION DURING CONSTRUCTION TOTAL				0

DETAILED COST PLAN



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
CONSTRUCTION CONTINGENCY					
YY	46 SPECIAL PROVISIONS				
	CONSTRUCTION CONTINGENCY				
157	Allow for construction contingency (10%)	1	item		2,012,000
	46 SPECIAL PROVISIONS TOTAL				2,012,000
	CONSTRUCTION CONTINGENCY TOTAL				2,012,000

DETAILED COST PLAN



Project: BASS COAST DINOSAURS TRAIL

Cost Plan: A - INVERLOCH CULTURAL DISCOVERY CENTRE - REV1

No.	Item Description	Quantity	Unit	Rate	Total
OTHER PROJECT COSTS					
YY	OTHER PROJECT COSTS				
PROFESSIONAL FEES					
158	Allow for Professional Fees (10%)	1	item	2,213,000	2,213,000
SIGNAGE					
159	Allow for way-finding signage	1	item	50,000.00	50,000
AUTHORITIES FEES					
160	Allow for authorities fees and charges	1	item	300,000.00	300,000
INSURANCES					
161	Allow for insurances	1	item		Excluded
PROJECT CONTINGENCY					
162	Allow for client's project contingency	1	item		Excluded
OTHER PROJECT COSTS TOTAL					2,563,000
OTHER PROJECT COSTS TOTAL					2,563,000