

	unit	cost
1. Services augmentation – electricity, sewer, water	Item	\$60,000
2. Excavation of pool, balance tank & general earthworks	Item	\$80,000
3. 25 metre fully tiled pool (or Myrtha pool) & balance tank construction	Item	\$650,000
4. 25 metre pool filtration plant + UV filter + pool reticulation pipework	Item	\$380,000
5. 25 metre pool water heating – heat pump + solar	Item	\$160,000
6. Indoor Pool Hall Construction – 960m2	\$ 1400 m2	\$1,344,000
7. Hydronic heating to Pool Concourse	Item	\$40,000
8. Plant Room Floor Completion	Item	\$10,000
9. General Landscaping & Fencing	Item	\$30,000
10. Pool Equipment Fitout & Pool Blankets	Item	\$40,000
SUB TOTAL		\$2,794,000
11. Builder Preliminaries + Margins	16%	\$447,040.00
12. Contingency	6%	\$167,640.0
SUB TOTAL		\$3,408,680
13. Consultancy Fees		\$161,500
14. Project management		\$50,000
	TOTAL	\$3,620,180

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Cambewarra NSW 2540

16th October 2013

The General Manager
Lithgow City Council
180 Mort Street
LITHGOW NSW 2790

Attn: Maddison Bailey
Acting Assets & Project Engineer

Re: **QUOTATION FOR PROFESSIONAL SERVICES
TO PROVIDE DESIGN SERVICES FOR THE STAGE 2 & 3 LITHGOW AQUATIC CENTRE.**

Dear Maddison,

We appreciate the opportunity to provide Council with a fee proposal for the above mentioned project.

As you are aware . FDG has designed the existing Stage One facility that has been operating for approximately one year.

UNDERSTANDING OF THE PROJECT

FDG have an intimate knowledge of this project and are well positioned to offer council the premium documentation package to deliver this project successfully.

Our original DA design for the completed structure has been set up to take advantage of the northern aspect to allow maximum opportunity for solar collection systems to be implemented.

Although designed to be a naturally ventilated pool hall space . the design can implement a full dehumidification system on the roof of the existing amenities building.

Our current pool design has been workshopped through a consultation process and we believe it to be a viable and functional multi-function poolq . that will cater to the broader community . and allow for maximum variation of programs to be implemented.

I have explored heating innovations and some real design needs to be undertaken before we can determine the benefits of either gas or heat pump technologies.

Our roof is designed facing the northern orientation and will be able to house large solar systems . be they water heating or photovoltaic or both.

FACILITY DESIGN GROUP DESIGN TEAM – LITHGOW AQUATIC CENTRE STAGE 2 & 3

DESIGN CONSULTANCY BREAKUP

BASED ON \$ 3.7 MILLION ACTUAL CONSTRUCTION BUDGET – EXCLUDING DEHUMIDIFICATION SYSTEM

CONSULTANTS	C.C. – CONTRACT & TENDER DOCS & SPECIFICATIONS	TENDER ATTENDANCE & EVALUATION	PROJECT ADMIN & PROJECT ATTENDANCE	TOTAL 100%
ARCHITECTS - FACILITY DESIGN GROUP	\$ 85,000	\$ 8,000	\$ 40,000 . 7 site visits during construction	\$ 133,000
STRUCTURAL - ECLIPSE CONSULTING ENGINEERS	\$ 8,000	\$ 1,500	\$ 5,200 (structural certification)	\$ 14,700
POOL STRUCTURE . D & C	FDG will write performance specification to allow both Myrtha & Concrete tiled pools to compete.			
POOL WATER FILTRATION . D & C	FDG will write performance specification to approved commercial filtration installers- again allowing all types of commercial systems to be allowed to tender.			
ELECTRICAL - SPECTRUM ENG SOLUTIONS	\$ 9,300	\$ 1,000	Hrly rate as required	\$ 10,300
MECHANICAL & HEATING . SMS CORP	\$ 3,000	\$ 500	Hrly rate as required	\$ 3,500
HYDRAULIC . D & C	FDG will write a performance specification . minor works as most infrastructure is already in place.			
PART J - PARTNERS ENERGY	NOT REQUIRED DUE TO NO AIR CONDITIONED SPACE			NA
TOTAL DESIGN SERVICES EXC GST	\$ 115,800	\$ 11,500	\$ 45,200	\$ 161,500 (Ex GST)

NO ALLOWANCE FOR POOL STRUCTURAL ENGINEER . FDG will provide performance specification to allow both Myrtha & Concrete Pool contractors to price.

NO ALLOWANCE FOR POOL WATER FILTRATION . FDG will provide a thorough performance specification to allow approved commercial filtration installers to compete.

NO ALLOWANCE FOR LANDSCAPING . considered minimal . council to undertake.

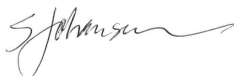
NO ALLOWANCE FOR HYDRAULIC . considered minimal . FDG to performance spec.

NO ALLOWANCE FOR BCA REPORT . only egress issues to consider . FDG to resolve with council certifier.

NO ALLOWANCE FOR ACCESS CONSULTANT . FDG believe this was handled in first DA approval.

FDG PROJECT MANAGEMENT			\$ 50,000	\$ 50,000
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Yours sincerely



Stephen Johansson

Director, Principal Architect, NSW Reg No 7168