



Minutes

Operations Committee

17th September 2015

4.00pm

Operations Committee	
Item Number	Agenda
1	PRESENT AND APOLOGIES
2	CONFIRMATION OF MINUTES FROM THE PREVIOUS MEETING
3	BUSINESS ARISING FROM THE MINUTES
4	RESIDENT REQUEST – FOOTPATH ADJACENT TO LAKE WALLACE NEAR FOREST RIDGE ROAD
5	RESIDENT REQUEST – IMPROVED LIGHTING IN THE CARPARK OF RAILWAY PARADE, LITHGOW
6	VARIATION REPORT – 50 METRE POOL UPGRADE – STAGE 4
7	VARIATION REPORT – CONSTRUCTION OF RAIL OVERBRIDGE, WALLERAWANG
8	GENERAL BUSINESS
9	NEXT MEETING

ITEM 1: PRESENT AND APOLOGIES

PRESENT: Councillor Col Hunter, Mayor Maree Statham, Councillor Ross Higlett, Councillor Peter Pilbeam, Mr. Iain Stewart

APOLOGIES: Nil

OFFICERS: Rhys Brownlow

ITEM 2: CONFIRMATION OF MINUTES FROM THE PREVIOUS MEETING

The minutes were endorsed by two members of the Committee being:

- Col Hunter
- Maree Statham

The minutes are to be presented to Council on 26th October 2015.

ACTION

THAT the Minutes of the meeting of 17 September 2015 be taken as read and confirmed.

MOVED: Colin Hunter

SECONDED: Ross Higlett

ITEM 3: PRESENTATION BY LITHGOW MOUNTAIN BIKE CLUB

A presentation was received from the Lithgow Mountain Bike Club concerning the development of additional usage tracks on Hassans Walls Reserve and the popularity of existing tracks as a genuine tourism attraction. Despite the need for the development of a plan of management for the Reserve which would include no go areas where sensitive flora and fauna would be identified it is considered that bike riding activities could coexist with other usages of the reserve.

ACTION

THAT the representative of the Lithgow Mountain Bike Club be thanked for his informative presentation and that he be invited to provide a similar presentation to a future meeting of the Tourism Advisory Committee on the advantages of such attractions as mountain bike riding in the LGA.

MOVED: Peter Pilbeam

SECONDED: Ross Higlett

ITEM 4: RESIDENT REQUEST – FOOTPATH ADJACENT TO LAKE WALLACE NEAR FOREST RIDGE ROAD

A resident has written to Council requesting that a footpath be installed adjacent to Lake Wallace at Barton Avenue, near Forest Ridge Road. Concern has been raised over the dangers pedestrians face while walking in this area due to the presence of heavy vehicles.

ACTION

THAT the area adjacent to Lake Wallace at Barton Avenue, near Forest Ridge Road be inspected and the possibility of a shared bikeway footway being constructed at this location be investigated and discussed with the RMS for possible funding.

MOVED: Ross Higlett **SECONDED:** Maree Statham

ITEM 5: RESIDENT REQUEST – IMPROVED LIGHTING IN THE CARPARK OF RAILWAY PARADE, LITHGOW

A resident has written to Council requesting that improved lighting be installed in the carpark of Railway Parade, Lithgow. This is due to the fact that the area is poorly lit and a resident has tripped and fallen as a result.

ACTION

THAT the lighting in the carpark of Railway Parade, Lithgow be inspected for adequacy and that the enforcement of the timed parking in this location be referred to TALC for consideration.

MOVED: Ross Higlett **SECONDED:** Maree Statham

ITEM 6: VARIATION REPORT – 50 METRE POOL UPGRADE – STAGE 4

Essential Floor Repair Variation Report

The current upgrade works to the 50 metre outdoor pool at Lithgow Aquatic Centre has encountered a major issue with the existing floor surface condition. These types of upgrades to 50 metre pools rely on a heavy duty reinforced vinyl liner to walls and floor of the pool shell after major upgrades to the pool reticulation and gutter system. As with the recent Parkes 50 metre pool upgrade, the floor is normally

considered reasonably sound and able to take a new liner with only minimal repair and levelling required. The Parkes pool floor tiling required minimal repair prior to lining.

The emptying of the Lithgow 50 metre pool at the beginning of winter to commence the reconstruction process alerted the team to some issues of the floor tiles beginning to disintegrate on the surface. Due to the unusually cold winter and the exposure to the night sky and generally freezing conditions, the surface disintegration has increased exponentially as shown in the attached photographs. The resulting surface over the entire 1,050 square metres of pool floor has become unacceptable for liner application.

FDG (Facility Design Group) have requested investigation and costing exercises for two different strategies. Icon Building Group have provided pricing for both providing structural detail where required.

Strategy One

This involves a process of hammering tiles from the existing floor, removal, grinding and levelling with epoxy cement based product to obtain a reasonable surface for liner application. This process will prove to be more costly than the following alternative due to excessive labour costs and time extension to project.

An email from Icon building Group has detailed that the removal of the broken tiles will take 45 minutes per square metre of tiles. As this will include removal of the tiles, floor preparation and grinding, the cost of 2 men performing the work at \$130/hr will lead to a total cost of \$112,125.00. This does not include rubbish removal, allowance for the cleaning process and hire of grinding machine, consumables for jackhammers and grinding machine etc.

Strategy 2 appears to be the more feasible option and involves pouring a thin concrete base slab (max 2 weeks to prep and pour). This option would also improve the new ramp gradient which does not currently comply.

Strategy Two

This strategy involves an efficient clean sweep of the deteriorated surface of the floor, a bond-crete stabilising wash across the surface to bind the surface from further disintegration prior to slab pour. Concrete screw bolts will be drilled into the current floor at engineered spacings and following this, an 80mm concrete slab over the entire existing floor will be laid in a series of separate pours. The advantage of this is that it will provide a clean new smooth floor to the base of the pool for the liner to be applied. The cost of this strategy is approximately \$100,000.00 plus GST. It provides a more favourable floor depth at the shallow end of the 50 metre pool and it also provides a more sustainable and permanent remedy for the situation at hand.

This situation is a latent condition exposed only when the pool was emptied over a cold winter. The remedy proposed will ensure a top class base for the liner and ensure a guaranteed longer life.

Strategy	Cost Impact	Extension of Time
Strategy One	\$112,125.00	21.55 work days
Strategy Two	\$99,780.00	10 work days

RECOMMENDATION

THAT Council confirms the variation required to remedy the state of the floor of the 50 metre pool at an estimated cost of \$99,780.

MOVED: Col Hunter

SECONDED: Ross Higlett

ITEM 7: VARIATION REPORT – CONSTRUCTION OF RAIL OVERBRIDGE, WALLERAWANG

In relation to the approved variations to date, the following information is provided:

Variation 2 – Pile Reinforcement Cage Relocation to St Marys Plant Yard

The pile reinforcement cages were procured after contract award and were scheduled to be delivered on site in accordance with the Contract Program. Due to the delay with John Holland CRN site access and approval for site possession, the pile reinforcement cages were temporarily stored at Abergeldie Contractors St Marys Plant Yard.

Ongoing long term storage of the cages was not possible due to the associated warehousing charges that would outweigh relocation and transportation costs. Nevertheless, a double handling cost would have still been incurred if the cages would have been alternatively stored at Lithgow City Council's Brays Lane compound.

A crane and transport would be required to relocate the pile reinforcement cages to the John Holland CRN project site for permanent installation. As a result, Abergeldie Contractors P/L has incurred additional costs for plant, labour and equipment to relocate and remobilise the pile reinforcement cages. For this reason, this is a legitimate variation under the General Conditions of Contract for Works Under Contract Clause 36.1 and 36.4.

Variation 3 – Reinforced Soil Wall Re-Design for Permanent Telstra Fibre Optic Cable Route

The proposed Reinforced Soil Wall (RSW) Issue for Construction (IFC) drawings detailed a service clash between the new RSW and the permanent Telstra Fibre Optic Cable (FOC) route. The IFC design intent was to reuse the existing north and south pits which will be connected by the new bridge deck once installed. Abergeldie Contractors raised this issue to Lithgow City Council (LCC) through RFI005 on the 21 January 2015 and in Construction Meeting No. 3 on the 23rd January 2015.

This clash was verified with a field survey set out and an on-site meeting with Telstra on the 18th February 2015. This meeting confirmed that the permanent Telstra FOC route was un-constructible due to the IFC RSW straps. Telstra was requested to provide an alternate route and price to relocate the Telstra FOC should the RSW re-design not be successful due to construction staging restrictions. Telstra provided a revised quote on the 1st April 2015 which proposed several directional under bores

across the railway corridor at the proposed cost of \$701,443.43. Compared to the original Tender cost of 130,550.25, this was an increase of \$570,893.18.

On the 15th April 2015, a re-design the approved RSW occurred. This was done by shortening the reinforcing straps and procuring additional temporary wall panels.

On the 29th April 2015, Telstra confirmed that the redesign of the RSW will ensure that the Telstra FOC route is constructible and that the original price of \$130,550.25 was still valid.

As a result of the redesign, Abergeldie Contractors incurred additional design man-hours, survey and temporary wall material costs. For this reason, this is a legitimate variation under the General Conditions of Contract for Works Under Contract Clause 36.1 and 36.4.

Variation 4 – RSW Through and Cess Drainage Works

Abergeldie Contractors submitted a compliant RSW design in accordance with the IFC drawings and RMS Specification R57 which was accepted by Cardno on the 6th February 2015.

The existing site conditions did not allow the Reinforced Soil (RS) block drainage to drain from the RSW to a nominated outlet point. The tender design drawings did detail an outfall or localised cess drainage works to enable water to flow away from the RSW. Abergeldie Contractors are not responsible for the global stability and global drainage requirements of the RSW.

On the 24th of May 2015, Abergeldie Contractors submitted RFI010 which contained several options for the drainage of water away from the RS block and towards the existing track drainage. The proposal was accepted by Cardno on the 29th May 2015 which employs non-slotted corrugated pipe work at 3 intervals to drain water from the trench drain towards the existing track drainage.

Approximate drainage quantities are:

- North RSW – 15m of through drainage (non-slotted corrugated 100mm drain coil) buried in 10% stabilised sand;
- South RSW – 15m of through drainage (non-slotted corrugated 100mm drain coil) buried in 10% stabilised sand;
- North RSW – 50m of cess drainage re-shaping – unlined virgin finish, permits for outfall to JH CRN easement by LCC;
- South RSW – 50m of cess drainage re-shaping – unlined virgin finish, permits for outfall to JH CRN easement by LCC;
- This is a legitimate variation under the General Conditions of Contract for Works Under Contract Clause 36.1 and 36.4.

Variation 6 – Painting 1200mm Galvanised Steel Liners x8

IFC design drawing SB115 Rev B stipulates an 'ID1200 min. Corrugated steel former – typ' on all eight (8) 900mm diameter concrete piers. The design drawing does not detail thickness, material composite and type of liner. Cardno requested all pier liners possess a minimum 100 year life span during construction works. Several options were provided to Cardno and Lithgow City Council which included the following:

- Procuring new polymer laminated liners;
- Applying epoxy paint; and

- Use the existing HELCOR galvanised liners.

Lithgow City Council instructed Abergeldie Contractors on the 16th June 2015 to proceed to supply and apply epoxy paint to all eight liners under a day works arrangement.

This is a legitimate variation under the General Conditions of Contract for Works Under Contract Clause 36.1 and 36.4.

Variation Description	Variation Cost (excl. GST)
Variation 2 – Pile Cage Relocation	\$8,004
Variation 3 – RSW Re-Design for Telstra FOC Route	\$3,672
Variation 4 – RSW Drainage Works	\$26,623
Variation 6 – Painting 1200mm Gal. Steel Liners x8	\$17,075
Total Cost of Variations to Date	\$55,334

RECOMMENDATION

THAT Council confirms the variations totaling \$55,334 incurred to date on the construction of the new bridge at Wallerawang.

MOVED: Ross Higlett

SECONDED: Col Hunter

ITEM 8: GENERAL BUSINESS

OAKEY PARK WATER TREATMENT PLANT

It was reported that tenders are in progress for the upgrade of the filters at the Oakey Park Water Treatment Plant. Further details are to be reported to next Operations Committee meeting.

ACTION

THAT the information relating to inviting tenders for the replacement of the filters at the OPWTP be noted.

MOVED: Ross Higlett

SECONDED: Col Hunter

SAVILLE PARK UPGRADE

A request has been received for a submission for the upgrade of Marjorie Jackson Reserve to be lodged under the ClubGRANTS Category 3 Program.

ACTION

THAT the appropriate actions be taken to submit an upgrade application for Marjorie Jackson Reserve under the ClubGRANTS Category 3 Program.

MOVED: Col Hunter

SECONDED: Ross Higlett

ITEM 9: NEXT MEETING

Next Meeting: 4.00pm on Thursday, 15th October 2015
Group Manager Operations Office, Administration Building,
180 Mort Street LITHGOW NSW 2790