



Specification & Contract No. 1207

70-72 COMMONWEALTH STREET, SYDNEY BUILDING FITOUT

Summary of Specification

The following summary indicates the general nature of the work for which TransGrid (the Principal) desires tenders to be submitted. It is issued to enable an assessment to be made whether the Specification documents should be obtained from the Principal for tendering purposes. It does not form part of the Specification and must not be included as part of your offer.

The Specification documents are available for download or if requested a CD will be issued to an intending Tenderer for a non-refundable fee of \$220.

Extent of Work

The Principal is the owner of an existing building at 70–72 Commonwealth Street, Surry Hills, NSW, 2010. This building is currently being refurbished which mainly involves the demolition of redundant services; the construction of new roof, new fire stairs, disabled access ramp, external painting and making good.

The Principal has now decided to fitout the building to accommodate about 80 of its Capital Program Delivery Business Unit (Engineering) staff. Development Application (D2006/1209) for the refurbishment was approved on 20 December 2006 by the City of Sydney Council. (For copy refer to Part 3 Schedule of Design Documents and Design Drawings)

The proposed work under this tender package is the:

- **Fitout Package** – which largely involves the fitting of new internal partitions, doors, operable walls and ceilings, workstations and loose furniture as well as installing mechanical, hydraulic and communication services.

The Building Refurbishment Package now underway is expected to be completed by 18 July 2007.

The relocation of staff to Commonwealth Street forms part of the Principal's overall accommodation strategy and the plan is to have the building ready for occupation by mid October, 2007.

This Contract is for the Fitout Package and the Works generally include, but are not limited to:

- internal partitions,
- doors, and operable walls
- tiling
- ceilings,

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- painting
- floor finishes
- workstations, joinery and loose furniture
- electrical services
- mechanical services,
- hydraulic services including whitegoods
- communication services.
- Security systems

Mandatory Criteria

The following criteria are mandatory for further consideration of Tenders submitted:

- Tenders are to be submitted for the whole of the Works.
- Tenderers are to attend the Mandatory Site Inspection (further details in "Site Inspection")
- Submission of a works program
- Submission of proposed organisational chart for the Works, including CVs and descriptions of roles of nominated personnel.
- Provision of evidence to support Tenderer's ability to prepare and manage site specific Occupational Health and Safety Management Plans,
- The Contractor shall have an accredited Corporate OHS Management System. The system must meet the requirements of the NSW Government Occupational Health & Safety Management Systems Guidelines 4th Edition and be accredited by TransGrid.

If the Tenderer is not already accredited by the Principal, it must submit its Corporate OHS Management System documentation that meets the requirements of the NSW Government Occupational Health & Safety Management Systems Guidelines 4th Edition with its Tender in schedule (1B), and include:

- a) Verification of the operation of the Corporate OHS Management System. This should also include records pertaining to any audits conducted of the system.
- b) Health and Safety performance records including records of accidents, incidents and any WorkCover infringements or prosecutions for the last 3 years.

Failure to provide the necessary System documentation or achieve accreditation by the Principal will exclude the Tenderer from further consideration.

Accreditation provided by the Principal will be issued specifically for works to be undertaken for the Principal only.

Site Inspection

A Mandatory Site Inspection for Contract 1207 will be conducted at **3.00pm on Wednesday 23 May, 2007** meeting at the Brisbane Street entrance.

Tenderers **shall be suitably dressed for this inspection** and that personnel wearing leisure clothing (e.g. beachwear, thongs, open footwear, singlets etc.) will not be permitted to participate.

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Contract Period

The Date for Practical Completion of all works within this Specification is thirteen (13) weeks from date of Possession of Site.

Contract Closure

Tenders shall be lodged by utilising TransGrid's eTendering website at www.transgrid.com.au, or by hard-copy (2 copies, one marked "Original" the other "Copy"), in a sealed cover with the Specification number and title clearly endorsed thereon, including a duly signed and dated paper of the Form of Tender and **all** completed Schedules in TransGrid's Tender Receptacle located on Level 12, 201 Elizabeth Street, (Cnr Park and Elizabeth Streets), Sydney, NSW 2000 **before 2.00pm (Sydney Time) on Tuesday, 12th June, 2007.**

Further Information

Refer all requests for information in writing to the Principal's representative:

Michael Abbott: Tel: 02 923 97375
 Fax: 02 923 97194
 e-mail: michael.abbott@ghd.com.au

For enquiries of a commercial nature, refer requests for information to:

Graeme Ludewig Tel: 02 9284 3243
 Fax: 02 9284 3222
 Email: graeme.ludewig@transgrid.com.au