

ELLIMINYT RECREATION RESERVE CONCEPT DESIGN PROPOSAL

NOVEMBER 2018



**JMA
ARCHITECTS**

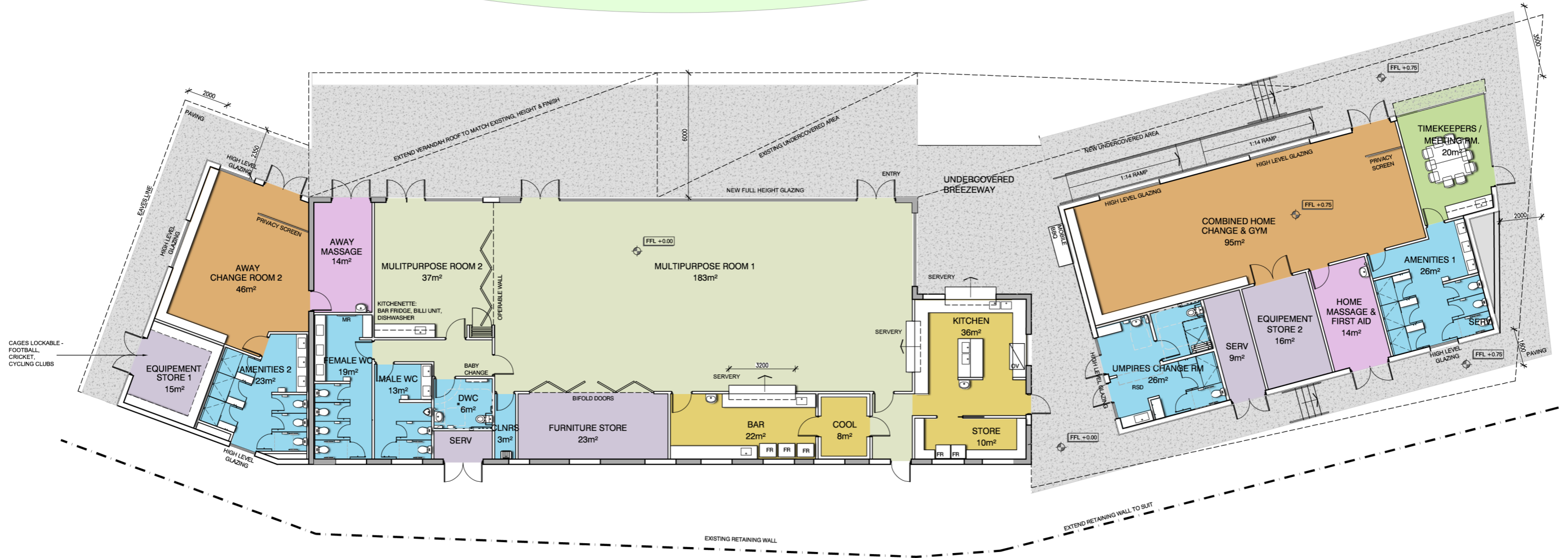


Colac Otway
SHIRE

PROPOSED SITE PLAN



PROPOSED FLOOR PLAN 1:200



PROPOSED ELEVATIONS 1:200

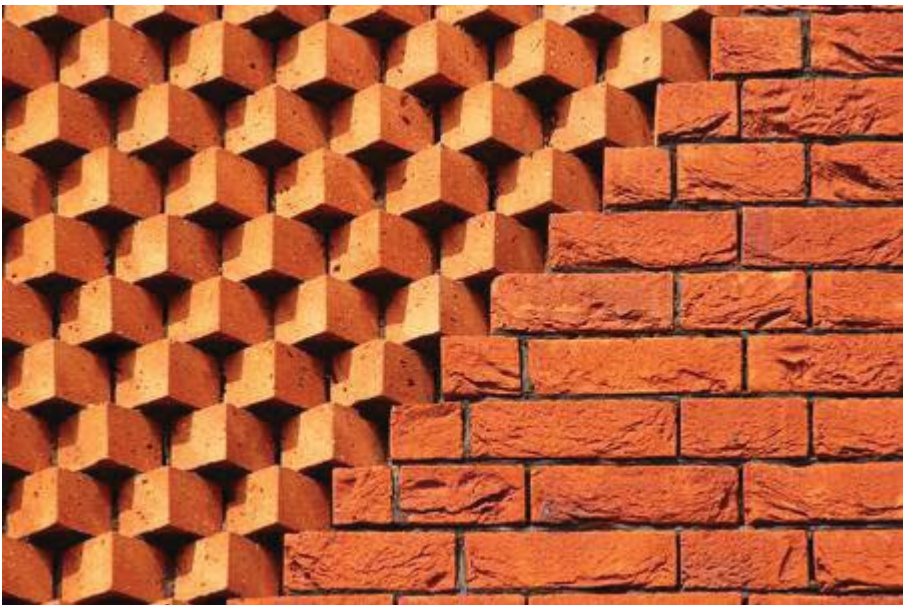


DETAIL ELEVATION & PRECEDENTS

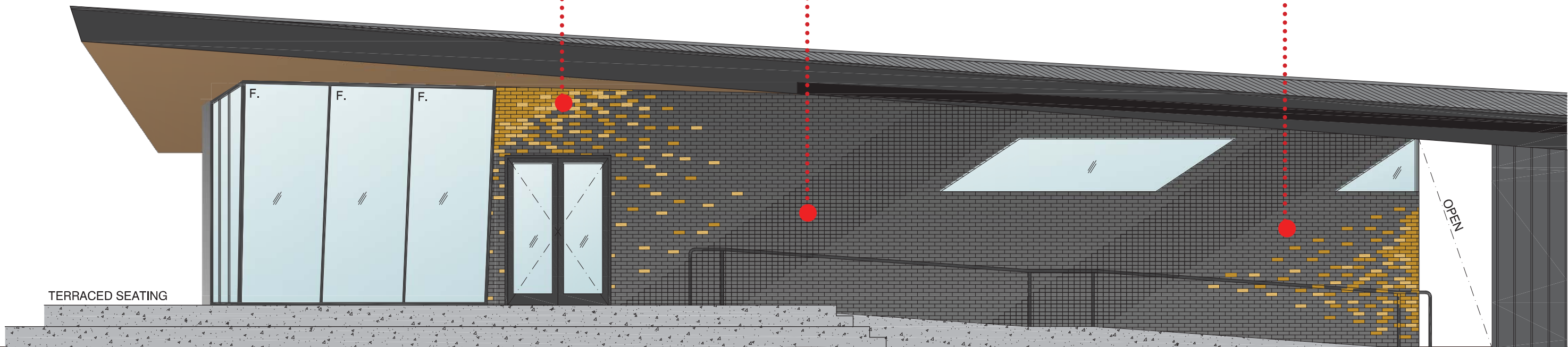
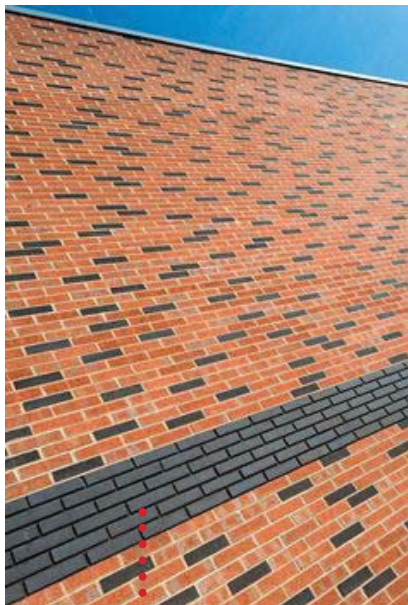
GRADIENT BRICK (IN YELLOW)



SAWTOOTH BRICK PATTERN



MID-GREY BRICK GENERALLY



ARTISTIC IMPRESSION



*GRADIENT & SAWTOOTH BRICKWORK NOT SHOWN - REFER ELEVATIONS

ARTISTIC IMPRESSION NORTH-EAST VIEW



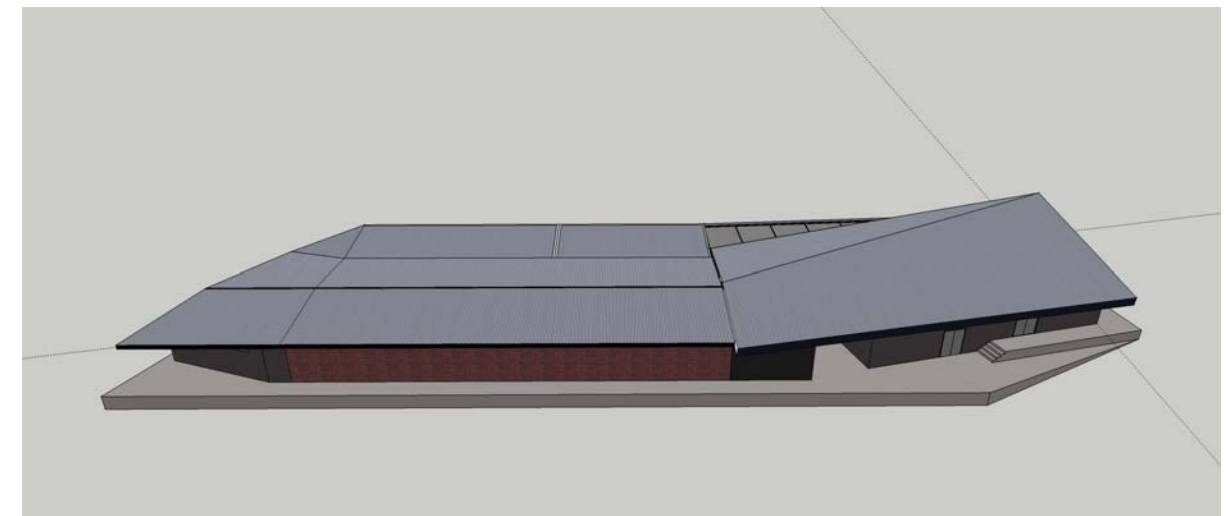
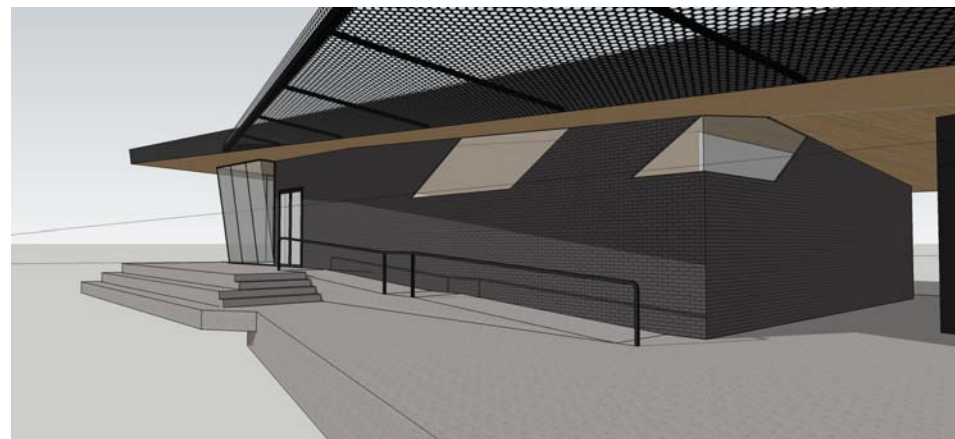
*GRADIENT & SAWTOOTH BRICKWORK NOT SHOWN - REFER ELEVATIONS

ARTISTIC IMPRESSION NORTH VIEW



*GRADIENT & SAWTOOTH BRICKWORK NOT SHOWN - REFER ELEVATIONS

3D VIEWS



7 December 2018

Eliminyt Recreation Reserve

Eliminyt

Cost Plan B
Rev 1
Schematic Design





Cost Plan B
Rev 1
Schematic Design

7 December 2018

Introduction

The Cost Plan is based on Schematic Design documents from JMA Architects.

Drawings

Drawing Numbers: N/A
Drawing Date: 16 November 2018
Specification Date: N/A

Cost Estimates

The current anticipated Total End Cost is:

Building Works	\$1,909,000
External Works and Services	\$310,000
Contingencies and Allowances	\$289,000
Fees, FFE, ITC and Other Client items	\$314,000
Escalation	\$137,000
GST	excluded
Total End Cost	\$2,959,000

Refer to the attached Cost Plan B for details.

Inclusions

The Cost Plan includes allowances for the following:

- Building works
- External works
- External Services
- Demolition
- Landscaping
- Design contingencies
- Construction contingencies
- Consultants' fees
- Supply authority charges
- Cost escalation up to completion of construction June, 2020

Exclusions

The Cost Plan excludes the following:

- Site and services infrastructure upgrades
- Rock excavation
- Asbestos removal

Cost Plan B
Rev 1
Schematic Design



7 December 2018

- Site decontamination
- Rainwater harvesting
- Locality allowance
- Staging costs
- Procurement method costs
- Environmentally sustainable design initiatives
- Disbursements
- Management support costs
- Furniture, furnishings and equipment
- IT, AV and communications equipment
- Prolongation and delay risk
- Project risk / project contingency
- Cost escalation after June, 2020
- GST
- Portable building / temporary accommodation during construction