



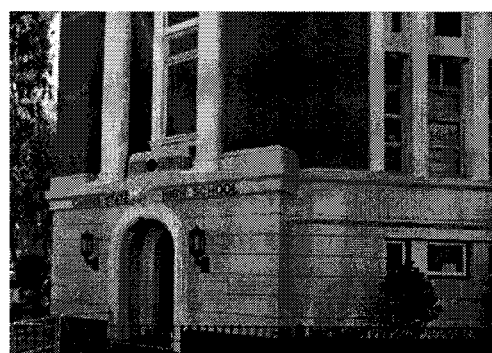
**Queensland
Government**

**Department of
Education, Training
and Employment**

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Cairns State High School Year 7 Infrastructure Project
Project No: 34-141245 & 34-141246
Contractor Tender Report
December 2013

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Rev	Originator	Approved	Date
1.0	Jim Lane	Peter Nichols	13/12/13
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<p>F:\BNE\PROJECTS\BRI8000 - CAIRNS STATE HIGH SCHOOL YR7 INFRASTRUCTURE PROJECT\700 - CONTRACTORS & SUPPLIERS\720 - CONTRACTOR SELECTION\722 - TENDER EVALUATIONS\TENDER EVALUATION REPORT\CSHS YR 7 INFRA PROJECT TENDER EVALUATION REPORT V0.1 131210.DOC</p>			

1 Executive Summary

The Cairns State High School Year 7 Infrastructure Project tender documentation was issued to the following eligible tenderers:

- s.78B(2)
- s.47(3)(b) - Contrary to Public Interest
- F.K. Gardner & Sons Pty Ltd

- s.47(3)(b) - Contrary to Public Interest
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Only 7 of the 9 tenderers submitted tenders on 27th November 2013. s.47(3)(b) - Contrary and s.47(3)(b) - Contrary to Public decided not to submit tenders. Tenders received ranged from \$4,740,600 to \$5,855,272 excluding GST. The lowest tender was s.47(3) lower than the Pre-tender Estimate and the highest tender was s.47(3) higher than the Pre-Tender Estimate.

The 2 highest tenderers s.47(3)(b) - Contrary to P and s.47(3)(b) - Contrary to Public Inter were qualified out due to their tender price being significantly higher than the pretender estimate. As a check they were scored with the same values as the highest non-price criteria scored and fell outside of the three ranking positions.

Tenders received were scored against the tender criteria, which was Price Criteria 80% and Non-Price Criteria 20%. Results from the tender evaluation resulted in FK Gardner being ranked No.1 and s.47(3)(b) - Contrary to Public the lowest ranked at No.5. Based on the tender evaluations Turner & Townsend recommend that F.K. Gardner are engaged for the construction of the Cairns State High School Year 7 Infrastructure Project.

2 Tender

2.1 Tender background

The selected tender process for this tender was an Open tender for eligible tenders from the PQC approved contractors list for far North Queensland provided by Chris Jones from DETE attached to this report as Appendix A.

The following 9 eligible tenderers from the list were issued the tender documentation and invited to tender:

- s.78B(2)
- s.47(3)(b) - Contrary to Public Interest
- F.K. Gardner & Sons Pty Ltd

- s.47(3)(b) - Contrary to Public Interest
-
-
-
-
-
-

Tender documents were issued to the above tenderers electronically on 29th October 2013 with a 4 week tender period. Tenders originally closed at 2pm on 25th November 2013, however due to the large number of tender queries and tender addenda being issued it was decided to extend the closing date and time to the 2pm on 27th November. This extension of the tender closing date was approved by Chris Jones.

Only 7 tenders were returned. All tenders received were compliant except s.47(3)(b) - Contrary to Public Interest who did not submit an electronic copy of the tender submission as per the tender requirements.

Tender documents included:

- Conditions of Tender
- Tender Form
- Special Conditions of Contract
- Drawings
- Specifications
- Schedule and appendices

2.1.1 Tender Addenda

In response to the tender queries 19 tender addenda were prepared and issued to all tenderers during the tender period formally amending the tender documents as issued. Addenda are summarised below:

- Addendum 1: Amendments to Civil Pit locations & Pit detail
- Addendum 2: Amendments to Trench Drains and Anti-skate devices
- Addendum 3: Internal and External Finishes schedules and whitegoods information for tender
- Addendum 4: Revised specifications for tender
- Addendum 5: Various RFI responses see Addendum 5 attached as Appendix D
- Addendum 6: Asbestos Reports for A Block and F Block at Cairns State High School.
- Addendum 7: Concrete Finishes P61
- Addendum 8: Structural connection details of balustrades.
- Addendum 9: Architectural specification – Window Coverings p 174
- Addendum 10: RE550 Hip truss TR5 is not feasible at existing span and pitch for a timber truss
- Addendum 11: Early Works Package – Rerouting works for existing comms and security
- Addendum 12: Hip truss steel support beam added
- Addendum 13: Render specification. Additional information required.
- Addendum 14: 5 seats in the plaza seating area which are not in the legend.
- Addendum 15: Is the Memorial Wall tiled on one side or both sides and the ends?
- Addendum 16: Revised demolition plan consistent with the Landscape drawings, minor amendments to the Door Schedule and the Screen Schedule
- Addendum 17: Various RFI responses see Addendum 5 attached as Appendix D
- Addendum 18: External Finishes schedule amended to include recent colour selections.
- Addendum 19: 1. Operable wall
 - 2. Horizontal and vertical sunshades

The tender addenda cover sheets (not including attachments) as issued are contained in Appendix D

2.1.2 Tender Submission

Table 1 – Tender Opening Summary

Submission Date:	27 November 2013	Opening Date:	27 November 2013	Time:	2:00pm (AEST)
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Tenderers	Tender Sum (\$AUD) excl. GST	Comment
s.47(3)(b) - Contrary to Public Interest	\$4,740,600	s.47(3)(b) - Contrary to Public Interest
s.78B(2)	\$4,838,000	
F.K. Gardner & Sons Pty Ltd	\$4,972,446	
s.47(3)(b) - Contrary to Public Interest	\$5,308,000	
	\$5,393,704	
	\$5,634,545	
	\$5,855,272	
Pre-tender Estimate	s.47(3)(b) - Contrary to Public Interest	

2.2 Approach to Tender Review and Analysis

The Price Quality Method (PQM) of tender evaluation was used for this tender evaluation in accordance with DETE's requirements.

The submitted tenders were reviewed and evaluated in accordance with the criteria provided in the Conditions of Tender which were:

Criterion 1. Tender Sum (Price) Weighting 80%

Where a Tenderer tenders a rate for the provisional number of delay days stated in the Tender Form and a higher rate for delay days thereafter then, for the purposes of evaluating tenders only, the Tender Sum shall be adjusted by deleting the Provisional Delay Allowance plus GST and adding the total of the provisional number of delay days multiplied by the higher tendered rate plus GST.

Criterion 2. Project Specific Objectives (Non Price)	Weighting	19%
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Comprising:

Item 1. Communication	3%
Item 2. Planning & Delivery	4%
Item 3. Commissioning, Handover and Defect Rectification Management	4%
Item 4. Previous Experience, Expertise and Resources	8%

Criterion 3. Government Objectives (Non Price)	Weighting	1%
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Queensland Government's Local Industry Policy.

2.3 Evaluation scores

Based on the evaluation against the criteria F.K. Gardner were ranked 1st followed by s.47(3)(b) s.47(3)(b) - Contrary to P ranking 2nd. Although s.47(3)(b) - Contrary to Public Inter had the lowest tender price of \$4,740,600 after the evaluation of the Non-price criteria which had a weighting of 20% F.K. Gardner scored better in the non-price criteria and this resulted in s.47(3)(b) - Contrary to P s.47(3)(b) ranking 2nd. s.78B(2) has the 2nd lowest tender price at \$4,838,000 and also as a result of their scores of the non-price criteria resulted in being ranked 3rd.

The 2 highest tenderers s.47(3)(b) - Contrary to P and s.47(3)(b) - Contrary to Public Inter were qualified out due to their tender price being significantly higher than the pretender estimate. As a check they were scored with the same values as the highest non-price criteria scored and fell outside of the three ranking positions.

The Tender Evaluation Matrix is included as Appendix B

A full tender sum analysis of the 7 received tenders is attached as Appendix C.

3 Conclusion

The Open tender the tenders received were competitive with 3 of the tenderers pricing below the Pre-tender estimate which is a good result for DETE.

The weighting of the non-price criteria at 20% resulted in the 3rd lowest price tenderer F.K. Gardner being ranked No.1 as their responses to the non-price criteria scored highly showing that they are not only able to deliver the project s.47 below the Pre-tender estimate but also demonstrated a high probability to deliver the project in accordance with the non-price criteria.

4 Recommendation

The tender evaluation process shows that F.K. Gardner offer value for money and have demonstrated their ability to adequately resource and build the Cairns State High School Year 7 Infrastructure project in accordance with the tender documents provided and including the addenda issued during the tender period. Turner & Townsend therefore recommend that F.K. Gardner are engaged for the construction of Cairns State High School Year 7 Infrastructure Project for the amount of \$4,972,446.00 excluding GST.

Appendix A PQC System Eligible Tender List

Queensland Government Building Projects
Prequalification (PQC) System
Eligible Tenderer Report

PROJECT	CONTRACT	CLIENT AGENCY	PROJECT MANAGER
Far North Queensland, CAIRNS STATE HIGH SCHOOL, Yr7 6 GLAs & 2 FLAs /YSF	New Construction Work / Addition, General Building, ,	EDUCATION, TRAINING AND EMPLOYMENT	ATION, TRAINING AND EMPLOY

Tender Details

Invitation/tender type:

Closing date and time:

Invitation date:

Close location:

Search Criteria

PQC level: 3 Minimum

Areas of operation: Far North - Mainland

Estimated contract value: s.47(3)(b) - C

Required office location: Far North

Procurement system contract category: Traditional (Lump Sum)

Management systems: AS/NZS ISO 9001

Service category: New Construction Work / Addition

Service activities: General Building: Low - conventional design incorporating commonly used trades, generally less than \$1000/m2 (eg a school building)

Project type: Education - Schools - Teaching - classrooms

Project environment: Medium - within a day use facility

Search Results

PQC number	Company name	Street address	Seek advice	Company status	Management system alerts	Licence body
s.78B(2)						
s.47(3)(b) - Contrary to Public Interest						
00185-4	F.K. Gardner & Sons Pty. Ltd.	Unit 2, 196 Sheridan Street, CAIRNS, QLD, 4870	Yes	Active		Queensland Building Services Authority Builder - Open 20511

PQC number	Company name	Street address	Seek advice	Company status	Management system alerts	Licence body
s.47(3)(b) - Contrary to Public Interest						

Appendix B Tender Evaluation PQM Method Matrix

Price Quality Method (PQM) of Tender Evaluation

Name of Project Cairns State High School Yr7 Infrastructure Project

Project No 34-141245 & 34-141246

Enter pre tender construction estimate (from PDP cost plan) >> s.47(3)(b)

Evaluation of Suppliers (non-price attributes)														Determination of Supplier			Determination of Preferred Tender		
Criteria >>>	LIPP		Communication		Planning & Delivery		Commissioning & Handover		Previous experience and resources				Weighted sum of the non-price attribute scores (WS)	WS margin (WS - lowest WS)	Supplier Quality Premium (SQP) (dollars)		(SQP + ATP) for each tender (dollars)	Tender prices (dollars)	Tender price less (SQP + ATP) (dollars)
Points for criteria/ Notional amount >>	1	\$ 9,990	3	\$ 29,970	4	\$ 39,960	4	\$ 39,960	8	\$ 79,920		\$ -	20		80	100			
Tenderers	Non-Price Score	Weighted Score	Non-Price Score	Weighted Score	Non-Price Score	Weighted Score	Non-Price Score	Weighted Score	Non-Price Score	Weighted Score	Non-Price Score	Weighted Score							Ranking
Builder 1 - s.47(3)(b) - Cr	3.0	0.60	3.0	1.80	2.7	2.16	3.0	2.40	3.5	0.28	0.00	7.24	0.52	\$ 32,467.50		\$ 32,467.50	\$ 4,740,600.00	\$ 4,708,132.50	2
Builder 2 - s.78B(2)	3.8	0.76	3.0	1.80	3.0	2.40	2.5	2.00	2.5	0.20	0.00	7.16	0.44	\$ 27,472.50		\$ 27,472.50	\$ 4,838,000.00	\$ 4,810,527.50	3
Builder 3 - PKG	3.0	0.60	4.5	2.70	4.7	3.76	4.5	3.60	4.6	0.37	0.00	11.03	4.31	\$ 268,980.75		\$ 268,980.75	\$ 4,972,446.00	\$ 4,703,465.25	1
Builder 4 - s.47(3)(b) - Contr	2.5	0.50	2.5	1.50	2.5	2.00	3.0	2.40	4.0	0.32	0.00	6.72	0.00	\$ -		\$ -	\$ 5,308,000.00	\$ 5,308,000.00	4
Builder 5	3.0	0.60	3.0	1.80	3.0	2.40	3.0	2.40	4.0	0.32	0.00	7.52	0.80	\$ 49,950.00		\$ 49,950.00	\$ 5,393,704.00	\$ 5,343,754.00	5

Enter Gross Project Cost >> s.47(3)(b)

Recommended tenderer >> \$ 4,972,446

% of GPC s.47(3)(b)

Each point of difference in overall scores: s.47(3)(b)

Declaration

This procurement and evaluation has been carried out in accordance with DET's requirements and the Capital Works Management Framework.

Names

1.0 Jim Lane - Turner & Townsend

2.0 Cassandra Howard - Turner & Townsend

3.0 Chris Jones - Department of Education, Training and Employment
Chair

Signatures

Jim Lane

Cassandra Howard

Chris Jones

Appendix C Tender Price Evaluation

SITEWORKS	s.47(3)(b) -	s.78B(2)	FKG	s.47(3)(b) - Contrary to Public Interest					Average
Demolition			s.47(3)(b) - C						\$31,457.29
Bulk Earthworks & Retaining Walls									\$76,606.71
Site Services									\$18,250.00
SITEWORKS SUB-TOTAL									\$113,278.29
MAIN BUILDING WORKS									\$
Piling									\$194,780.67
In-Situ Concrete									\$578,282.57
Formwork									\$260,477.67
Reinforcement									\$239,955.80
Precast Concrete									#DIV/0!
Tanking & Waterproofing									\$9,973.50
Masonry									\$232,481.14
Structural Steel									\$228,429.43
Metalwork									\$154,815.83
Woodwork									\$84,600.67
Aluminium & Glazing									\$135,572.00
Roofing & Roof Safety System									\$146,563.14
External Cladding									\$145,113.33
Doors/Frames/Hardware									\$43,773.50
Roller Doors/Roller Shutters									\$12,113.00
Louvers & Screens									\$156,556.00
Sundry Hardware/Whiteboards/Pinboards/Blinds									\$81,336.80
Operable Walls									\$37,978.00
Carpentry									\$129,317.40
Partitions									\$271,567.17
Suspended Ceilings									\$188,750.50
In-Situ Applied Finishes									\$151,752.83
Plasterboard									\$65,002.00
Floor Finishes									\$73,920.86
Joinery									\$57,205.29
Painting									\$71,088.29
Furniture									\$68,680.33
Hydraulics Services									\$150,405.29
Electrical/Communications Services									\$414,475.00
Mechanical Services									\$186,036.57
Lift Installations									\$86,762.71
Tactile Indicators									\$36,192.00
Provisional Sums									\$144,766.67
Other									
Interactive Projectors									\$44,230.00
Termite Treatment									\$3,945.00
									#DIV/0!
MAIN BUILDING WORKS SUB-TOTAL									\$4,034,681.71
COVERED WALKWAYS & EXTERNAL WORKS									
Covered Walkways									\$79,895.67
Soft Landscaping									\$178,759.71
Hard Landscaping									\$155,934.50
Fittings, Seats, Tables, Etc.									\$97,632.00
Other (please specify)									\$15,400.00
COVERED WALKWAYS & EXTERNAL WORKS SUB-TOTAL									\$360,095.86
PRELIMINARIES & MARGIN									
Preliminaries									\$535,450.14
Margin									\$196,940.50
Local Authority Fee									\$10,147.00
Provisional Delay Allowances									\$12,616.67
Q Leave Levy									\$29,200.00
Other									
Scaffolding									\$193,990.00
PRELIMINARIES & MARGIN SUB-TOTAL									\$740,883.00
TOTAL TO FORM OF TENDER	\$4,740,600.00	\$4,838,000.00	\$4,972,446.00	\$5,308,000.00	\$5,393,704.00	\$5,634,549.00	\$5,855,272.00		\$5,248,938.71

Tender Addendum	1 to 20	1 to 19	1 to 19	1 to 19	1 to 19	1 to 19	1 to 19	
Delay Allowance Per Day	650	1250	500	2300	1000	2500	1610	1,401.43
Provisional Quant/Provisional Sums	Yes	Yes	Yes	Yes	Yes	Yes	No	

Qualifications	None	s.78B(2)	None	None	s.47(3)(b) - Contrary to Public Interest	None	None	
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PTE - \$4,995,000
Prelims & Margin s.47(3)(b) - Contrary to Public Interest

Appendix D Tender Addenda

Cairns State High School New Year 7 Building - Tender Addendum No.1



From: Jim Lane (Turner & Townsend)

Date:

06 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
1	Amendments to Civil Pit locations & Pit detail	Attached revised drawing.	✓		Revised Drawings C-GA-001[T02] and S60. PLEASE ADD TO REQUEST FOR TENDER	email attachment

Signed: 	Date: 05/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.2



From: Jim Lane (Turner & Townsend)

Date: 08 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
1	Amendments to Trench Drains and Anti-skate devices	Attached revised drawings	✓		Revised drawings L-01, L-05, L-06, L-07, L-09, L-10 & L-11 (T02) PLEASE ADD TO REQUEST FOR TENDER	email attachment

Signed: 	Date: 08/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.3



From: Jim Lane (Turner & Townsend)


Date:

11 November 2013

To:

All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Internal and External Finishes schedules and whitegoods information for tender	Attached drawings.	✓		<p>Drawings as follows:</p> <p>A00.02_DRAWING REGISTER(T02).</p> <p>CSHS_S02 External Finishes (TO1)</p> <p>CSHS_S03 INTERNAL Finishes (TO1)</p> <p>A07.43_COVERED ENTRY (TO2)</p> <p>A07.10_DOOR Schedule (TO2)</p> <p>A06.03_INT ELEVATION SHT3(T02)</p> <p>Whitegoods schedule (TO1)</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email attachment

<p>Signed: </p>	<p>Date: 11/11/13</p>
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Cairns State High School New Year 7 Building - Tender Addendum No.4



From: Jim Lane (Turner & Townsend)

Date:

12 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Revised specifications for tender	Attached revised specifications.	✓		Specifications as follows: 08 Concrete Finishes TO2 29 Extinguishers and blankets TO2 33 Resilient finishes TO2 PLEASE ADD TO REQUEST FOR TENDER	email attachment

Signed: 	Date: 12/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.5

From: Jim Lane (Turner & Townsend)

Date:

12 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	<p>1. The lighting drawings clearly show a lighting control system based on switch panels, time clock and PE Cell as expected for this type of project. The specification section 11.6 details a complete programmable lighting control system and mentions incorporating existing services. Can you please advise how this is to be incorporated?</p> <p>2. Can you please advise what depth battens will be used to space the internal wall cladding from the block wall? We are concerned that there will be inadequate space to run power and data cables with correct segregation in this void without contravening the wiring regulations. If there is not 50mm clear space between the cable and the internal wall surface under the windows all outlets and data will need to be piped within the brickwork. This will be costly especially for the data cabling. Would it be acceptable to install</p>	email on 4 th November 2013 and responses of 11 and 12 November 2013	✓		<p>1.The lighting control is via local switches, pe cells, etc the section in the specification, 11.6 can be ignored as there is no programmable system required.</p> <p>2. Refer to attached masonry wall installation with membrane insulation detail which will provide a 53mm clear space for cable installation. Refer also to revised</p>	email

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Cairns State High School New Year 7 Building - Tender Addendum No.5

	<p>skirting duct where the windows will impede direct wiring access. Bending radius of data cables may also be affected.</p> <p>3. Drawing E09 details new conduit works for the relocating of comms, security and lighting from the existing walkways to a temporary and then permanent location.</p> <p>a). As the comms works and pathways must be done by a nominated panel member can you please advise if the conduit works on this drawing are to be done by the electrician or the comms contractor?</p> <p>4. Fire Detection</p> <p>a). Is a new FIP required or are we to connect to an existing system? If so where is this panel located and how do they intend for it to be connected</p> <p>b). Section 12. Fire Detection System part 12.1.2 Data Gathering Panel – does this mean a Sub FIP? If so, is it required to be networked to the existing site wide fire system</p>				<p>3. Generally, the Electrical Contractor will install all conduit works.</p> <p>4.</p> <p>a) Create a new fire zone at the main FIP for the new building and provide a new detection loop. The Contractor should familiarise themselves with the site to confirm all locations of equipment and confirm all proposed cable and conduit routes as required.</p> <p>b) Not required as new loop to be installed</p>	
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Cairns State High School New Year 7 Building - Tender Addendum No.5

<p>c) Is the existing FIP for the site wide fire system capable of being networkable?</p> <p>5. Security System</p> <p>a). ACID/EACS – both acronyms indicate an 'Access Control System' is this correct? As there is no equipment for an 'Access Control System' shown on any drawings.</p> <p>b) Section 10 Part 10.3.2 i) Fire Hose and Hydrant flow switches monitored by Security? Are these flow switches being supplied and installed by Plumbing contractor?</p> <p>c) Drawing E01. Indicates a 'Duress Alarm' to be connected to 'Internal Alarm Screamers' neither of which are indicated on the other drawings – are they still required? No</p> <p>d). When they say, connect the system to the existing Block F – is this to be via the new FO system as per drawing E10.</p>				<p>c) Not required as new loop to be installed</p> <p>5.</p> <p>a) The documents describe the works required in particular with the library security. The drawings show motion detectors in rooms throughout the new building. These are to connect into the existing library security system which is located in the main comms room on Level 1 in Block F.</p> <p>b) The flow switches should be provided by the Plumbing Contractor and connected to the security system by the Security Contractor.</p> <p>c) No</p> <p>d) The security system must have a dedicated FO cable and not utilise the data/comms FO cable.</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	
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<p>Signed: </p>	<p>Date: 12/11/13</p>
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Cairns State High School New Year 7 Building - Tender Addendum No.6




From: Jim Lane (Turner & Townsend)

Date:

14 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Asbestos Reports for A Block and F Block at Cairns State High School.	Relevant information	✓		Please find attached asbestos reports for A & F Block. PLEASE ADD TO REQUEST FOR TENDER	email

Signed: 	Date: 13/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.7 - Revised

From: Jim Lane (Turner & Townsend)

Date:

20 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Concrete Finishes P61 Could you please advise the colours of the Concrete for Feature Colour 1,2,3 and 4.	Email dated 13/11/2013	✓		<p>Feature concrete colours as follows.</p> <p>Concrete feature colour C1 : CCS Raffia Beige</p> <p>Concrete feature colour C2 : CCS Corn</p> <p>Concrete feature colour C3 : CCS Cairo</p> <p>Concrete feature colour C4 : CCS Mulberry</p> <p>The Tenderers will need to allow for the Undercroft slab to be done in concrete as a single concrete pour. The extent of each feature concrete colour is indicated on the Landscape drawings.</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

<p>Signed: </p>	<p>Date: 14/11/13</p>
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Cairns State High School New Year 7 Building - Tender Addendum No.8




From: Jim Lane (Turner & Townsend)

Date: 14 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Structural connection details of balustrades.	Email dated 14/11/2013 Additional balustrade information	✓		Revised structural connection members/sizing to the balustrade designs on drawing A07.44. Refer to attached amended drawing.A07.44 (T02). PLEASE ADD TO REQUEST FOR TENDER	email

Signed: 	Date: 14/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.9



From: Jim Lane (Turner & Townsend)

Date:

15 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	<p>Architectural specification – Window Coverings p 174</p> <p>"The operating system: Manual Operating control: Incorporate automatic down stop/low speed tilting/remote control/switch control."</p> <p>Please advise, are the blinds to be automatic or manual.</p>	Email dated 14/11/2013	✓		<p>There is a typographical error in the architectural specification.</p> <p>The window venetian blinds are to be manual control only, therefore no electrical requirements.</p> <p>Refer to amended Window coverings specification attached,30 CSHS_Window coverings_T02</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

<p>Signed: </p>	<p>Date: 15/11/13</p>
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Cairns State High School New Year 7 Building - Tender Addendum No.10



From: Jim Lane (Turner & Townsend)

Date:

18 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	<p>RE550 Hip truss TR5 is not feasible at existing span and pitch for a timber truss</p> <p>DD-A0721 – The detail 7 showing support on overhang will create deflection problems</p>	RFI of 15/11/2013 from Truss manufacturer	✓		<p>All truss details and connections are typically by the Truss manufacturer.</p> <p>The detail shown on DD-A07.21 are purely for the purpose of showing the position and height of the ring beam around the PD Area. Truss manufacturers must price for an appropriate connection detail, which will avoid the deflection issues raised..</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

<p>Signed: </p>	<p>Date: 18/11/13</p>
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Cairns State High School New Year 7 Building - Tender Addendum No.11




From: Jim Lane (Turner & Townsend)

Date:

18 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Early Works Package	E-mail of 15/11/2013 Drawing reference: CNS 13042.ME- E09 - (T1)		✓	<p>Please would you kindly omit the following from the scope which will be treated as an Early Works Package :</p> <p>Rerouting works for the existing comms and security cabling which is currently in conduits overhead and fixed to the existing walkway structures (x2). We require these works to be undertaken prior to the builder being engaged and for the works to proceed and be installed in their final location whilst the main contractor tender process is underway. This will enable the builder to commence with the immediate demolition of the walkways, etc; when they commence on site. Removal of the existing walkway lights will also be undertaken as Early Works and must therefore be omitted as well.</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

Signed: 	Date: 18/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.12



From: Jim Lane (Turner & Townsend)

Date:

21 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Hip truss steel support beam added	Attached engineers drawing S50 T02	✓		Please allow for the steel support beam to the hip truss as indicated in attached amended drawing s50 T02. PLEASE ADD TO REQUEST FOR TENDER	email

Signed:

A handwritten signature in black ink, appearing to read 'Jim Lane'.

Date:

21/11/13

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Cairns State High School New Year 7 Building - Tender Addendum No.13



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Render specification. Additional information required.	Attached Dulux Specification.	✓		Please allow for render specification dated 21/11/2013 as attached in your tender price. PLEASE ADD TO REQUEST FOR TENDER	email

Signed:

A handwritten signature in black ink, appearing to read 'Jim Lane'.

Date:

22/11/13

Cairns State High School New Year 7 Building - Tender Addendum No.14



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Drawing L-03 shows 5 seats in the plaza seating area which are not in the legend. Please advise what they are ?	E-mail response of 19/12/2013	✓		<p>Those seats are shown in the legend, they are some of the Baresque 'Botanist Line Bench' seats. The hatching is just at a different angle due to the orientation of the seat.</p> <p>The Baresque seating is available from :</p> <p>Baresque Australia Suite 2 - 130 Commercial Rd Teneriffe QLD 4006 .</p> <p>Contact Aaron Perkins Business Development Manager</p> <p>m 0420 221 333 p 07 3250 5903 f 1300 306 398</p> <p>e aaron@baresque.com.au</p> <p>w baresque.com.au</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

Signed:

Date:

22/11/13

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Cairns State High School New Year 7 Building - Tender Addendum No.15



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Is the Memorial Wall tiled on one side or both sides and the ends ?	E-mail response of 20/11/2013	✓		Please allow for tiling to both sides and the ends of the Memorial Wall. PLEASE ADD TO REQUEST FOR TENDER	email

Signed: 	Date: 22/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.16



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	Revised demolition plan consistent with the Landscape drawings, minor amendments to the Door Schedule and the Screen Schedule	<p>E-mail advice of 19/11/2013</p> <p>Revised drawings as follows:</p> <p>1) 12 DET64_DD-A01.01A_(T02) Site Plan</p> <p>2) 12 DET64_DD-A07.10_(T03) Door Schedule</p> <p>3) 12 DET64_DD-A07.12_(T02) Screen Schedule</p>	✓		<p>Please note the following :</p> <p>Attached updated Demolition plan as requested (consistent with Landscape drawing).</p> <p>Also some minor amendments to the Door schedule (threshold detail, and some door clearance clarifications) and the Screen schedule (dimensions).</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

Signed: 	Date: 22/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.17



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	<p>Questions :</p> <p>1) Specification Page120, Insulation, clause4.1 Floor insulation Underside CF Slab refer drawing A02.04- No extent shown on drawing Please clarify?</p> <p>2) Electrical Specification Section 2 Page 1 Clause 2.1 extent of works – Item XV "Interactive Whiteboard including Amplified speaker system and hearing augmentation as nominated in the Architectural FF& E schedule." Could you please advise where we can locate the Architectural FF & E schedule.?</p>	<p>E-mail response of 20/11/2013</p> <p>Refer to Drawing 12 DET 64_DD-A02.04_(T02) Reflected Ceiling Plan Ground Floor included</p>	✓		<p>Response:</p> <p>1) Updated architectural reflected ceiling plan drawing attached with this response.</p> <p>2)There is no architectural FFE schedule which the note makes reference to. The hearing augmentation system and Overhead projector is specified in the updated Electrical specification issued 28/10/13. Refer attached email.</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

Signed:

Date:

22/11/13

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Cairns State High School New Year 7 Building - Tender Addendum No.18




From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	External Finishes schedule Amended to include recent colour selections.	E-mail response of 20/11/2013	✓		Please refer to CSHS_ S02 External Fionishes Schedule_TO2 included herewith. PLEASE ADD TO REQUEST FOR TENDER	email

Signed: 	Date: 22/11/13
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Cairns State High School New Year 7 Building - Tender Addendum No.19



From: Jim Lane (Turner & Townsend)

Date:

22 November 2013

To: All Tenderers

RFI	Description	Reference	Add	Omit	Comments/Notes	Transmission Method
	<p>Questions</p> <p>1) There is no structure to support the operable wall heads on the first floor in the roof framing. There is a detail 8 on DD-A07.21 which shows what we constructed on the last project which is similar to this one. On that project the structural engineer detailed a RHS steel truss over the operable wall but there is not such details on the engineers plans on this one. Please advise what holds up the operable walls heads on the first floor.</p> <p>2) The details for the blade walls, vertical and horizontal sunscreens are not the same on the structural and architectural drawings, please confirm which details we are to use.</p>	<p>E-mail response of 22/11/2013</p> <p>Refer to detail:</p> <p>131122 SK-07 Rev 1_Operable Wall Head Support below Slab_Arup.</p> <p>Refer to drawings :</p> <p>12DET64_DD=A07.12(T03) Screen schedule</p> <p>12DET64_DD=A07.14(T02) External Window louvre</p>	✓		<p>Responses</p> <p>1) Refer to Operable wall detail issued with this Addendum No.19</p> <p>2) The architectural drawings illustrate the design intent of the horizontal and vertical sunshades, whilst the structurals show structural member sizes and connections. The tenderers must price the structural steel elements directly off the structural drawings.</p> <p>Non-structural elements (eg. Battens, FC sheet linings, trims) are shown on the architectural drawings illustrating the finishes and linings required to these components</p> <p>PLEASE ADD TO REQUEST FOR TENDER</p>	email

<p>Signed: </p>	<p>Date: 22/11/13</p>
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making the **difference**



**TENDER ASSESSMENT & RECOMMENDATION
(PRINCIPAL CONTRACTOR)**

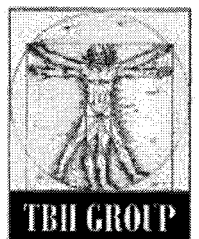
TRINITY BAY SHS YEAR 7 INFRASTRUCTURE PROJECT

DETE Project Number:

34-141144 (Year 7 Funding)

34-141145 (Capital Works Funding)

20th November 2013



TRACEY BRUNSTROM & HAMMOND
PROJECT and STRATEGIC MANAGEMENT SERVICES

DEPARTMENT OF EDUCATION, TRAINING & EMPLOYMENT

TENDER ASSESSMENT & RECOMMENDATION
PRINCIPAL CONTRACTOR

TRINITY BAY SHS YEAR 7 INFRASTRUCTURE PROJECT

20th November 2013

Tracey Brunstrom & Hammond Pty Ltd
Level 1
50 James St
FORTITUDE VALLEY QLD 4064
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www.tbh.com.au

TBH Ref. No: 130035_TBShs_AssessReport002

Tracey Brunstrom & Hammond Pty Ltd

Document Control

Date	Status / Version	Author Initials	Description
20/11/13	Draft 1	KC/LK	Issue to for Client Review – Chris Jones

Tracey Brunstrom & Hammond Pty Ltd

1. INTRODUCTION AND RECOMMENDATION

'Invitation to Tender' documentation for Principal Contractors (Building) for this Traditional delivery project was released on Wednesday 9th October 2013 via advertisement through the E-Tender website. The tender close date was 2pm on Friday 1st November 2013 via hard copy to The Queensland Government Tender Box C/- Decipha.

On the basis of the Tenderers' responses and the agreed evaluation framework, the Evaluation Committee recommends the appointment of:

Company Name: Hansen Yuncken Pty Ltd

For the Lump Sum of: \$3,755,000.00 (excluding GST)

Hansen Yuncken scored extremely high in all Non Price Criteria, particularly in the areas of Previous Experience, Expertise & Resources and Commissioning, Handover & Defect Rectification Management. These two criteria were weighted quite heavily (8 and 4 PQM Points respectively), and as such, Hansen Yuncken's Non Price Criteria Submission contributed significantly to their determination as the preferred Tenderer.

The recommended base tender is below the Pre-Tender Estimate. The Pre-Tender Cost Estimate included a total estimate of s.47(3)(b) - Contr (excl Q-Leave Levy and excl GST) for the anticipated Tender Sum. Individual project costs excluding GST are:

	Cost Plan	Tender	\$ Difference	% Difference
Trinity Bay SHS Year 7 Infrastructure		s.47(3)(b) - Contrary to Public Interest		

It is noted that the recommended Contract Sum includes a Provisional Sum for Acoustic Treatment to the boundary fence. This Provisional Sum is for a total of \$5,000, and was requested to be included in all Tender Sums via Tender Addendum 004. The Pre Tender Estimate does **not include** this Provisional Allowance. When included in the Pre Tender Estimate, the individual project costs excluding GST will be:

	Cost Plan	Tender	\$ Difference	% Difference
Trinity Bay SHS Year 7 Infrastructure		s.47(3)(b) - Contrary to Public Interest		

A Post Tender Cost Plan is being prepared and will be issued for review in the coming days. A Risk Assessment will be undertaken as part of this Cost Plan, and TBH will provide a recommendation as to whether the project should keep some of the difference noted above as additional contingency.

2. PROJECT DETAILS

From 2015, Year 7 will become the first year of high school in Queensland. Moving Year 7 is a significant reform that will benefit students at all Queensland schools. The delivery of additional student accommodation is required to meet increased enrolments of Year 7 students under the Flying Start initiative for 2015 at Trinity Bay State High School. The proposed works include but are not limited to the following:

- A new two storey Year 7 Learning Centre containing:
 - 9 x Learning Areas
 - 2 x Flexible Learning Areas
 - 2 x Collaborative Area
 - 2 x Project Development Areas
 - Staff Facilities and Amenities
- Provision of new services infrastructure to the new buildings – water, drainage, power, data, telecommunication, electronic security and evacuation alarm, fire services and fire appliance access.
- Associated Works (landscaping, rainwater collection and storage).

Tracey Brunstrom & Hammond Pty Ltd

Tenders were called and submissions evaluated for the construction component in the role of the Principal Contractor based on the tender design documents prepared by Peddle Thorp and the associated consultants.

3. TENDER PERIOD KEY DATES

Invitation to Offer open date: 9th October 2013
Invitation to Offer close date: 1st November 2013

A total of five (5) Tender Addenda were issued by TBH during the tender period:

- Addendum 001 – Vinyl Query & Ambulant Toilet Change
- Addendum 002 – Piling Query
- Addendum 003 – Beam Size & Operable Wall Query
- Addendum 004 – Document Cameras, External Downpipes, Partition Types & Fencing Queries
- Addendum 005 – Electrical Specification

4. OBJECTIVES OF EVALUATION

The objectives of the evaluation are to:

- a. Determine the preferred Contractor and submit for approval;
- b. Ensure that decisions taken during the evaluation process are defensible; and
- c. Ensure that adequate records are kept of the evaluation process to provide an audit trail.

5. FORM OF REQUEST

'Invitation to Offer' documentation was developed by Tracey Brunstrom & Hammond Pty Ltd (TBH) in accordance with DETE standard requirements.

This included:

- Letter of Invitation;
- Volume 1 – Main Contract including Notice to Tenderers, Conditions of Tender, Tender Form and Special Conditions of Contract,
- Volume 2 – Drawings & Specifications
- Volume 3 – DETE Guidelines;
- Volume 4 – Supplementary Information.

The preferred timeframe for the completion of the project works was documented within the tender documents available to all tenderers.

The estimated Date for Practical Completion was advised as –
16th July 2014

It was also noted that after acceptance of the successful tender; and if necessary, adjustment will be made to the Date for Practical Completion (at no cost) to ensure an equivalent construction period is available to the Contractor, should the issue of the Letter of Acceptance and/or Site Possession date be delayed.

6. HOW THE INVITATION LIST WAS DETERMINED

There was no set invitation list for this project. An open tender was requested by DETE. The only requirement was for Tenderers to hold a PQC Rating of 3 or above, and have an office location based in Cairns. The tender was advertised as an open tender via the E-Tender website.

Tracey Brunstrom & Hammond Pty Ltd

7. TENDER SUBMISSIONS

Conforming tender submissions for the Trinity Bay SHS Year 7 Infrastructure Project were received from the following:

- Hansen Yuncken Pty Ltd
- s.78B(2)
- s.47(3)(b) - Contrary to Public Interest
-
-

The Decipha Delivery Manifest confirming receipt of all tender submissions is included in Appendix A.

8. EVALUATION COMMITTEE

The Chairperson of the Evaluation Committee and the person collating this Report is:

- Kirsty Crawford – TBH Senior Consultant

Price Assessment Evaluation Committee (Quantity Surveyors) for the project include -

- Richard Kennedy – TBH Associate Director

The Quality Assessment Evaluation Committee consisted of a 3-person panel including –

- Chris Jones – DETE Project Coordinator
- Kirsty Crawford – TBH Senior Consultant
- David Seeney – TBH Associate Director

9. EVALUATION COMMITTEE PROCESS

The Price Quality Method (PQM) was used to evaluate all of the tender submissions equally and determine the Tenderer that represents the best value for money.

Non-Price Criteria

The Non-Price Criteria Evaluation Committee scored each one of the Tenders responses against the five agreed non-price criteria sections. Each section was given an initial score out of 5 points. This score was then converted to give final score based on each sections PQM point weighting.

Sample Scoring

	Comments	Score Rating (out of 5)		
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently. (PQM Points - 2 points)		3/5	Score:	1.2

Example – the construction program is rated 'good' (see scales of scores) and scored 3/5 = 60%.

60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

Tracey Brunstrom & Hammond Pty Ltd

The five sections of the Non-Price Criteria equate to a total of 20 PQM points and are as follows –

- **Item 1: Communication (3 Points)**
Tenderers need to provide a strategy to ensure effective communication and strategy to manage the security and safety aspects of the school which will be potentially impacted by the construction activities.
- **Item 2: Planning and Delivery of Project (4 Points) -**
 - Outline a strategy to deliver the project within the nominated completion time.
 - Provide a strategy for management of safety which ensures the safety of workers, staff, students and the general public, particularly within a 'school' environment.
 - Provide a strategy for effective control of construction activities and the impact on the site within an operational School environment. (Disruption to site services, diversion strategies, high risk works, etc)
- **Item 3: Commissioning, Handover and Defect Rectification Management (4 Points)**
 - Provide a strategy for commissioning and building handover including timely submission of manuals and training etc.
 - Provide a strategy of achieving a defect free project at practical completion
 - Provide a strategy to rectify any additional defects that are notified after practical completion to ensure rectification is completed within a one (1) month period of the defect notified
- **Item 4: Previous Experience, Expertise and Resources (8 Points)**
 - Provide evidence of similar projects completed within the last two years, this includes DETE Projects. If the Tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the proposed contract scope of works.
 - Proven ability to achieve program milestone dates for projects. Given examples of past performance.
 - Provide one (1) page curriculum vitae for each of the key personnel; include Referees for key team members and appropriate back-up strategy
 - Provide a personnel organisation chart, including allocated tasks and Percentage time commitment of each nominated team member
 - Provide details of how you will service the project locally including office location & locally based staff.
- **Item 5: Government Objectives (1 Point)**
 - This project is subject to the Queensland Government's Local Industry Policy. The Contractor is required to provide full, fair and reasonable opportunity to local suppliers and specialist subcontractors when tendering the provision of equipment or services supplied under the trade scope for this project. During this project, the Contractor shall report on the value and source of services provided as well as goods procured or manufactured (regional Queensland, Queensland, rest of ANZ, and overseas).
 - Tenderers will provide details on how they intend to achieve these requirements and outline how local industry involvement will be maximised through use of local employment, consultants (where applicable), subcontractors and suppliers.

Each panel members' scores were added together and averaged to give each Tenderer an overall score for each section of the Non-Price Criteria.

Note – The Non-Price Criteria team assessed the Tender submissions with no knowledge of the Price Criteria. All members also confirmed they had no probity issues to declare and provided signed off Statement of Interests (included in Appendix B).

The individual non-price assessment sheets are attached in Appendix C and constitute the Evaluation Committee meeting minutes.

Tracey Brunstrom & Hammond Pty Ltd

Price Criteria

The Price Criteria Evaluation Team reviewed all of the tender prices. There were no major clarifications or exclusions required to be confirmed in any of the five (5) Tenderers Price Criteria submissions.

The Quantity Surveyor's Tender Levelling Matrix can be found in Appendix D.

Price Quality Method Matrix

The final Non-Price scores and the tender prices were then input into the standard Price Quality Method Matrix to determine the notional quality premium per point.

A full copy of the PQM Matrix and results is attached in Appendix E.

10. SECURITY

The security of the submissions remains the responsibility of the Chairperson of the Evaluation Committee.

The evaluation has been fully recorded and all information and documentation has been treated as "Commercial-In-Confidence".

11. TENDER EVALUATION SUMMARY

At completion of the evaluation, all members of the Evaluation Committee agree on the recommendation of Hansen Yuncken Pty Ltd as the awarded Contractor for the Trinity Bay State High School Year 7 Infrastructure project.

12. REPORT SIGN OFF

Kirsty Crawford
Chair of Evaluation Committee

Tracey Brunstrom & Hammond Pty Ltd

APPENDIX A – DECIPHA DELIVERY MANIFEST

Tracey Brunstrom & Hammond Pty Ltd

Tender/Offer Delivery Manifest

Tender/Offer Reference: CWD123/2013

Date closed: Friday, 1 November 2013

Time Closed: 2:00 PM



Queensland
Government

<i>Decipha Document Reference List:</i>	<i>Received:</i>
022816001001	01 Nov 2013 11:04 am
022819001001	01 Nov 2013 11:21 am
022822001001	01 Nov 2013 12:49 pm
022824001001	01 Nov 2013 1:15 pm
022825001001	01 Nov 2013 1:16 pm

Decipha Document Count: 5

Signed: _____

Barry Growden

Supervisor Signed: _____

Steven McLauchlan



A business of Australia Post

APPENDIX B – SIGNED STATEMENT OF INTERESTS

Tracey Brunstrom & Hammond Pty Ltd



STATEMENT OF INTERESTS

TRINITY BAY SHS – YEAR 7 INFRASTRUCTURE
PROJECT
DETE PROJECT NUMBER: 34-141144 / 15

The attention of Evaluation Panel members is drawn to the guidelines included in the Queensland Government, Department of Public Works document **"Ethics, Probity and Accountability in Procurement"**.

This is downloadable at

<http://www.hpw.qld.gov.au/SiteCollectionDocuments/ProcurementGuideEthicsProbityAccountability.pdf>

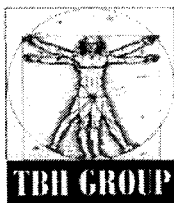
I acknowledge that there are no ethical or probity issues with myself being included on the Evaluation Panel for Priced or Non-Priced Criteria for this project for assessment of tenders received from any of the following Contractors.

- s.47(3)(b) - Contrary to Public Interes
- s.78B(2)
- Hansen Yuncken Pty Ltd
- s.47(3)(b) - Contrary to Public Interest
-

Name: CHRIS Jones

Signed: [Signature]

Date: 7.11.13



STATEMENT OF INTERESTS

TRINITY BAY SHS – YEAR 7 INFRASTRUCTURE PROJECT

DETE PROJECT NUMBER: 34-141144 / 15

The attention of Evaluation Panel members is drawn to the guidelines included in the Queensland Government, Department of Public Works document **"Ethics, Probity and Accountability in Procurement"**.

This is downloadable at

<http://www.hpw.qld.gov.au/SiteCollectionDocuments/ProcurementGuideEthicsProbityAccountability.pdf>

I acknowledge that there are no ethical or probity issues with myself being included on the Evaluation Panel for Priced or Non-Priced Criteria for this project for assessment of tenders received from any of the following Contractors.

- s.47(3)(b) - Contrary to Public Interest

- s.78B(2)

- Hansen Yuncken Pty Ltd

- s.47(3)(b) - Contrary to Public Interest

-

Name: Kirsty Crawford

Signed: K. Crawford

Date: 7/11/13



STATEMENT OF INTERESTS

TRINITY BAY SHS – YEAR 7 INFRASTRUCTURE PROJECT

DETE PROJECT NUMBER: 34-141144 / 15

The attention of Evaluation Panel members is drawn to the guidelines included in the Queensland Government, Department of Public Works document **"Ethics, Probity and Accountability in Procurement"**.

This is downloadable at

<http://www.hpw.qld.gov.au/SiteCollectionDocuments/ProcurementGuideEthicsProbityAccountability.pdf>

I acknowledge that there are no ethical or probity issues with myself being included on the Evaluation Panel for Priced or Non-Priced Criteria for this project for assessment of tenders received from any of the following Contractors.

- s.47(3)(b) - Contrary to Public Interest
- s.78B(2)
- Hansen Yuncken Pty Ltd
- s.47(3)(b) - Contrary to Public Interest
-

Name: DAVE SEENEY

Signed: [Signature]

Date: 07/11/13

APPENDIX C - NON PRICE CRITERIA ASSESSMENT SHEETS

NON-PRICE CRITERIA EVALUATION SHEET

Contractor: s.47(3)(b) - Contrary to Public Interest

Evaluator: D. SCENEY

Criterion 1 Project Specific Criteria - Commulation (TOTAL PQM Points: 3 Point)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	NO SPECIFICS, VERY GENERAL.
Provide a strategy for Stakeholder meetings	NOT INCL.
Outline Communication Structure & Reporting Systems	NOT INCL.
Identify referees to confirm previous experience	3 REFEREES - ENCL + PM.
	Score Rating: (Out of 5) $1/3 = 0.6$

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	VERY BASIC PROGRAMME
Provide a strategy for the management of safety (for workers, staff, students and general public)	SAFETY IS THEME OF NOC.
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	GOOD STRATEGIES, THOUGH GENERAL
	Score Rating: (Out of 5) $2/4 = 1.6$

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc.	DETAILED + SPECIFIC
Provide a strategy of achieving a defect free project at Practical Completion	CHECKLIST FOR PRE H/OVER INSP.
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	INCL.
	Score Rating: (Out of 5) $4/8 = 3.2$

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	REFERS TO ATTACH NOT INCL.
Examples of proven ability to achieve programme milestone dates.	NOT INCL.
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	NOT INCL.
Provide details of how the project will be serviced locally, including Office location and locally based staff	INCL + STRONG
	Score Rating: (Out of 5) $27/8 = 3.2$

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Government's Local Industry Policy by providing Part 8 of the LIP Plan	BRIEF RESPONSES.
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	HIGH LEVEL OF LOCAL EMPLOY
	Score Rating: (Out of 5) $3/1 = 0.6$

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

$$1/5 = 0.2$$

$$2/5 = 0.4$$

$$3/5 = 0.6$$

$$4/5 = 0.8$$

$$5/5 = 1$$

$$9.2/20$$

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	s.47(3)(b) - Contrary to Public Interest
Evaluator:	Kirsty

Criterion 1 Project Specific Criteria - Communiation (TOTAL PQM Points: 3 Point)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	not focussed on client communication
Provide a strategy for Stakeholder meetings	not addressed
Outline Communication Structure & Reporting Systems	not addressed
Identify referees to confirm previous experience	Good - 3 generic missed the point ✓
Score Rating: (Out of 5) 1.5	

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	low level of understanding
Provide a strategy for the management of safety (for workers, staff, students and general public)	not addressed very well
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	very generic - not specific to project
Score Rating: (Out of 5) 1.5	

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	fairly simple
Provide a strategy of achieving a defect free project at Practical Completion	strategy - generic
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	
Score Rating: (Out of 5) 2.	

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	
Examples of proven ability to achieve programme milestone dates.	NOT ADDRESSED
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	
Provide details of how the project will be serviced locally, including Office location and locally based staff	
Score Rating: (Out of 5) 0.	

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	Addressed
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	Addressed.
Score Rating: (Out of 5) 1.5	

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

6.5
20.

TRINITY BAY SHS - YEAR 7

NON-PRICE CRITERIA EVALUATION SHEET

Contractor: s.47(3)(b) - Contrary to

Evaluator: CHAS JONES

Criterion 1	
Project Specific Criteria - Communion (TOTAL PQM Points: 3 Point)	
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	1
Provide a strategy for Stakeholder meetings	1
Outline Communication Structure & Reporting Systems	2
Identify referees to confirm previous experience	2
	1.5

Criterion 2	
Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	
Provide a strategy to deliver the project within the nominated completion time	1
Provide a strategy for the management of safety (for workers, staff, students and general public)	2
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	2
	1.5

Criterion 3	
Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	2
Provide a strategy of achieving a defect free project at Practical Completion	1
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	2
	2

Criterion 4	
Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	0
Examples of proven ability to achieve programme milestone dates.	2
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	0
Provide details of how the project will be serviced locally, including Office location and locally based staff	0
	0

Criterion 5	
Government Objectives (TOTAL PQM Points: 1 Points)	
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	1
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	1
	1

Sample Scoring

Criterion 1	Score Rating	
Programme (Total PQM Points: 2 Points)	(out of 5)	
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	HANSON YUNCHEN.
Evaluator:	D. SEENEY.

Criterion 1 Project Specific Criteria - Communication (TOTAL PQM Points: 3 Point) Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction Provide a strategy for Stakeholder meetings Outline Communication Structure & Reporting Systems Identify referees to confirm previous experience	Comments Score Rating: (Out of 5) 4
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Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points) Provide a strategy to deliver the project within the nominated completion time Provide a strategy for the management of safety (for workers, staff, students and general public) Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	Comments Score Rating: (Out of 5) 4
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Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points) Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc. Provide a strategy of achieving a defect free project at Practical Completion Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	Comments Score Rating: (Out of 5) 5
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Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points) Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work. Examples of proven ability to achieve programme milestone dates. Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy. Provide details of how the project will be serviced locally, including Office location and locally based staff	Comments Score Rating: (Out of 5) 4
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Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points) Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	Comments NOT LISTED Score Rating: (Out of 5) 4
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Sample Scoring

Criterion 1	Score Rating (out of 5)	Total PQM Points	PQM Score
Programme (Total PQM Points: 2 Points) A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
 60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	Hansen Yurcken.
Evaluator:	Kirsty.

Criterion 1 Project Specific Criteria - Communion (TOTAL PQM Points: 3 Point)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	Very good → s.47(3)(b) - Contrary to Public Interest
Provide a strategy for Stakeholder meetings	s.47(3)(b) - Contrary to Public Interest
Outline Communication Structure & Reporting Systems	
Identify referees to confirm previous experience	
	Score Rating: (Out of 5) 4

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time 16/7/16 PL	s.47(3)(b) - Contrary to Public Interest
Provide a strategy for the management of safety (for workers, staff, students and general public)	
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	s.47(3)(b) - Contrary to Public Interest
	Score Rating: (Out of 5) 4

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	✓ Very good
Provide a strategy of achieving a defect free project at Practical Completion	✓ s.47(3)(b) - Contrary to Public Interest
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	✓
	Score Rating: (Out of 5) 4

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	s.47(3)(b) - Contrary to Public Interest
Examples of proven ability to achieve programme milestone dates.	
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	
Provide details of how the project will be serviced locally, including Office location and locally based staff	s.47(3)(b) - Contrary to Public Interest
	Score Rating: (Out of 5) 4

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	Very good each
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	criteria addressed in detail
	Score Rating: (Out of 5) 4

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

20

TRINITY BAY SHS - YEAR 7
NON-PRICE CRITERIA EVALUATION SHEET

Contractor:
Hansen Yundken

Evaluator:
Chris JONES

Criterion 1			
Project Specific Criteria - Commuination (TOTAL PQM Points: 3 Point)			
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction			4
Provide a strategy for Stakeholder meetings	s.47(3)(b) - Contrary to Public I	✓	4
Outline Communication Structure & Reporting System			4
Identify referees to confirm previous experience	s.47(3)(b) - Contrary to Public Inte	✓	3
			4

Criterion 2			
Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)			
Provide a strategy to deliver the project within the nominated completion time	s.47(3)(b) -		4
Provide a strategy for the management of safety (for workers, staff, students and general public)			4
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment			4
			4

Criterion 3			
Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points:4 Points)			
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc			4
Provide a strategy of achieving a defect free project at Practical Completion			4
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.			4
			4

Criterion 4			
Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)			
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.			4
Examples of proven ability to achieve programme milestone dates.	s.47(3)(b) - Contrary to Public Interest		4
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.		✓	3
Provide details of how the project will be serviced locally, including Office location and locally based staff	Cairns Office		3
			4

Criterion 5			
Government Objectives (TOTAL PQM Points: 1 Points)			
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan			3
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers			3
			3

Sample Scoring

Criterion 1	Score Rating	
Programme (Total PQM Points: 2 Points)	(out of 5)	
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	s.78B(2)
Evaluator:	D. SEENEY

Criterion 1 Project Specific Criteria - Communion (TOTAL PQM Points: 3 Points)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	HIGHLY DETAILED + KEY FOCUS.
Provide a strategy for Stakeholder meetings	BRIEF.
Outline Communication Structure & Reporting Systems	DETAILED + NAME SPECIFIC.
Identify referees to confirm previous experience	3 SCHOOLS.
	Score Rating: (Out of 5) $\frac{12}{15} = 2.4$

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	DETAILED PROGRAMME WITH CP
Provide a strategy for the management of safety (for workers, staff, students and general public)	HIGH, DETAILED + RELEVANT
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	SITE MAP + PROCESSES ILL.
	Score Rating: (Out of 5) $\frac{16}{16} = 4$

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc.	NOT SPECIFIC OR EVIDENT ENOUGH.
Provide a strategy of achieving a defect free project at Practical Completion	HIGH LEVEL + BRIEF.
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	" " "
	Score Rating: (Out of 5) $\frac{8}{10} = 2.4$

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	LONG LIST OF DETE PROJECTS
Examples of proven ability to achieve programme milestone dates.	NO SPECIFICALLY, THOUGH IMPLIED.
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	DETAILED
Provide details of how the project will be serviced locally, including Office location and locally based staff	FULL TEAM IS LOCAL.
	Score Rating: (Out of 5) $\frac{32}{20} = 6.4$

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	DETAILED + SPECIFIC.
Outline how local industry involvement will be maximised through the use of local employment consultants (where applicable), subcontractors and suppliers	TALKS OF MAXIMISING, THOUGH NO EG. PART B COMP.
	Score Rating: (Out of 5) $\frac{1}{5} = 1$

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

16.2.
20.

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	s.78B(2)
Evaluator:	Kirsty

Criterion 1 Project Specific Criteria - Communion (TOTAL PQM Points: 3 Points)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	OK - mentioned, no strategy (1)
Provide a strategy for Stakeholder meetings	OK - mentioned, no strategy (2)
Outline Communication Structure & Reporting Systems	0 not addressed
Identify referees to confirm previous experience	provided - 4r 7 buildings (3)
	Score Rating: (Out of 5) 2.

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	Very general! → overview only.
Provide a strategy for the management of safety (for workers, staff, students and general public)	Safety issues well addressed
Provide a strategy for effective Control of Construction activities and the Impact on the site within an operational school environment	General → not a lot of detail
	Score Rating: (Out of 5) 2.5.

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	0 - not addressed
Provide a strategy of achieving a defect free project at Practical Completion	OK - brief strategy (2.5)
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	0 - not addressed
	Score Rating: (Out of 5) 1.5

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	Good company experience
Examples of proven ability to achieve programme milestone dates.	Resumes weren't relevant
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	to this Project
Provide details of how the project will be serviced locally, including Office location and locally based staff	
	Score Rating: (Out of 5) 2.5.

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	OK, all criteria
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	addressed.
	Score Rating: (Out of 5) 3.

Sample Scoring

Criterion 1 Programme (TOTAL PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

11
20

TRINITY BAY SHS - YEAR 7

Contractor:	S.78B(2)
Evaluator:	CHRIS JANE DETE

NON-PRICE CRITERIA EVALUATION SHEET

Criterion 1	
Project Specific Criteria - Commuination (TOTAL PQM Points: 3 Point)	
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction <i>Site manager is always available.</i>	3
Provide a strategy for Stakeholder meetings	2
Outline Communication Structure & Reporting Systems <i>monthly P.C. meetings/informal weekly meetings</i>	2
Identify referees to confirm previous experience <i>School ref Informal meeting!</i>	2
	2

Criterion 2	
Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	
Provide a strategy to deliver the project within the nominated completion time <i>P.C. 16/7/14</i>	2.5
Provide a strategy for the management of safety (for workers, staff, students and general public)	2.5
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment <i>High impact school has children shut down/long lead time/minimise student disruption</i>	3
	2.5

Criterion 3	
Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc ?	0
Provide a strategy of achieving a defect free project at Practical Completion <i>Defect free P.C.</i>	3
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified. <i>Builder & Superintendent Joint inspections</i>	?
	2

Criterion 4	
Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work. <i>Gardenvale SHS Yr 7. Facility/Tully St/Trinity Bay Theatre</i>	4
Examples of proven ability to achieve programme milestone dates.	2.0
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy. <i>Back-up strategy. Key Personnel with CVs not on organisational chart?</i>	2
Provide details of how the project will be serviced locally, including Office location and locally based staff <i>Cairns based office</i>	2
	2.5

Criterion 5	
Government Objectives (TOTAL PQM Points: 1 Points)	
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	3
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers <i>community service/apprenticeship/indigenous partnership office</i>	3
	3

Sample Scoring

Criterion 1	Score Rating (out of 5)
Programme (Total PQM Points: 2 Points)	
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5

NON-PRICE CRITERIA EVALUATION SHEET

Evaluator: D. STEENY.

Criterion 1 Project Specific Criteria - Communitation (TOTAL PQM Points: 3 Points)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	DETAILED.
Provide a strategy for Stakeholder meetings	NOT DETAILED.
Outline Communication Structure & Reporting Systems	INCL + DIAGRAM
Identify referees to confirm previous experience	SEVERAL STATE SCHOOL REFEREES.
	Score Rating: (Out of 5) 4 = 2.4.

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	DETAILED + SPECIFIC.
Provide a strategy for the management of safety (for workers, staff, students and general public)	DETAILED BUT NOT EXTENSIVE.
Provide a strategy for effective Control of Construction activities and the Impact on the site within an operational school environment	" " "
	Score Rating: (Out of 5) 3 = 2.4.

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	LISTED + DETAILED.
Provide a strategy of achieving a defect free project at Practical Completion	DETAILED BUT NOT EXTENSIVE.
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	" " " "
	Score Rating: (Out of 5) 3 = 1.8

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	INCL. + DETAILED.
Examples of proven ability to achieve programme milestones dates.	INCLUDED FOR 4 STATE SCHOOLS.
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	INCL.
Provide details of how the project will be serviced locally, including Office location and locally based staff	NOT DETAILED OTHER THAN 2 OFFICE STAFF
	Score Rating: (Out of 5) 4 = 6.4

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Government Local Industry Policy by providing Part B of the LIP Plan	LIGHT-ON.
Outline how local Industry Involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	NOT DETAILED.
	Score Rating: (Out of 5) 2 = 0.2.

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

13.2
20.

NON-PRICE CRITERIA EVALUATION SHEET

Evaluator: Kirsty.

Criterion 1 Project Specific Criteria - Communion (TOTAL PQM Points: 3 Points)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	Good - all criteria
Provide a strategy for Stakeholder meetings	addressed. Decent
Outline Communication Structure & Reporting Systems	level of understanding.
Identify referees to confirm previous experience	All stakeholders noted.
	Good Refs.
	Score Rating: (Out of 5) 3.

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	Good - addressed major risks though not necessarily relevant to achieving PL
Provide a strategy for the management of safety (for workers, staff, students and general public)	OK, addressed above
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	Good - examples provided.
	Score Rating: (Out of 5) 3.

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	concise & clear
Provide a strategy of achieving a defect free project at Practical Completion	- no strategy. all addressed well except 2.
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	
	Score Rating: (Out of 5) 3.

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	Company wide experience
Examples of proven ability to achieve programme milestone dates.	was very good. Though
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	a lot of D&L work.
Provide details of how the project will be serviced locally, including Office location and locally based staff	resumes weren't great
	no resume for PM's
	Score Rating: (Out of 5) 3.

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Government's Local Industry Policy by providing Part B of the LIP Plan	Specific criteria
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	not addressed!
	Score Rating: (Out of 5) 2.

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

14

TRINITY BAY SHS - YEAR 7

Contractor: s.47(3)(b) - C

NON-PRICE CRITERIA EVALUATION SHEET

Evaluator: CHEN JONG

Criterion 1	
Project Specific Criteria - Commuination (TOTAL PQM Points: 3 Point)	
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction <i>working in an operational school site</i>	3
Provide a strategy for Stakeholder meetings <i>School focus</i>	4
Outline Communication Structure & Reporting Systems <i>Regular school contact</i>	3
Identify referees to confirm previous experience <i>✓</i>	3
	3

Criterion 2	
Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	
Provide a strategy to deliver the project within the nominated completion time <i>Not site spec</i>	3
Provide a strategy for the management of safety (for workers, staff, students and general public)	3
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	4
	3.5

Criterion 3	
Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	3
Provide a strategy of achieving a defect free project at Practical Completion <i>✓</i>	3
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified. <i>✓</i>	4
	3

Criterion 4	
Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed <i>within the last 2 years then a list of projects and referees are required to be provided that are relevant to the scope of work.</i> <i>s.47(3)(b) - Contrary to Public Interest</i> <i>✓ Good DETE</i>	3
Examples of proven ability to achieve programme milestone dates. <i>✓</i>	3
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	3
Provide details of how the project will be serviced locally, including Office location and locally based staff. <i>Cairns office</i> <i>s.47(3)(b) - Contrary to Public Interest</i>	3
	3

Criterion 5	
Government Objectives (TOTAL PQM Points: 1 Points)	
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	2
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	2
	2

Sample Scoring

Criterion 1		
Programme (Total PQM Points: 2 Points)		
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	

NON-PRICE CRITERIA EVALUATION SHEET

Contractor:	s.47(3)(b) - Contrary
Evaluator:	D. SEENEY.

Criterion 1 Project Specific Criteria - Commulation (TOTAL PQM Points: 3 Point)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	
Provide a strategy for Stakeholder meetings	
Outline Communication Structure & Reporting Systems	
Identify referees to confirm previous experience	
	Score Rating: (Out of 5) 4.5 3

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	
Provide a strategy for the management of safety (for workers, staff, students and general public)	
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	
	Score Rating: (Out of 5) 4 3.2

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	
Provide a strategy of achieving a defect free project at Practical Completion	
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	
	Score Rating: (Out of 5) 4 3.2

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	
Examples of proven ability to achieve programme milestone dates.	
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	
Provide details of how the project will be serviced locally, including Office location and locally based staff	
	Score Rating: (Out of 5) 5 8

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Government's Local Industry Policy by providing Part B of the LIP Plan	
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	
	Score Rating: (Out of 5) 5 1

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
 60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

Contractor:	s.47(3)(b) - Contrary to Public Interest
Evaluator:	Kirsty

NON-PRICE CRITERIA EVALUATION SHEET

Criterion 1 Project Specific Criteria - Communication (TOTAL PQM Points: 3 Point)	Comments
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	good - generic but addresses criteria (3)
Provide a strategy for Stakeholder meetings	only focused on school, not other stakeholders (2.5)
Outline Communication Structure & Reporting Systems	missed points focused on software rather than communication with stakeholders
Identify referees to confirm previous experience	NO DETE References.
	Score Rating: (Out of 5) 2.5

Criterion 2 Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	Comments
Provide a strategy to deliver the project within the nominated completion time	No strategy → out lined program - 2.5
Provide a strategy for the management of safety (for workers, staff, students and general public)	Not related to safety focused on software (1)
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment	ok - fairly general & high level, but addressed - 2.5
	Score Rating: (Out of 5) 2

Criterion 3 Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	Comments
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	Good - points all covered
Provide a strategy of achieving a defect free project at Practical Completion	not outstanding
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	
	Score Rating: (Out of 5) 2.5

Criterion 4 Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	Comments
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years, then a list of projects and referees are required to be provided that are relevant to the scope of work.	4 schools - only 1 Head Contractor (2) smaller projects
Examples of proven ability to achieve programme milestone dates.	good - examples provided
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	ok - not alot of DETE work
Provide details of how the project will be serviced locally, including Office location and locally based staff	good - only based in Cairns
Small projects - not many DETE projects	Have worked with Pt.
	Score Rating: (Out of 5) 2.5

Criterion 5 Government Objectives (TOTAL PQM Points: 1 Points)	Comments
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	Addressed
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	
	Score Rating: (Out of 5) 3

Sample Scoring

Criterion 1 Programme (Total PQM Points: 2 Points)	Score Rating (out of 5)	Total PQM Points	PQM Score
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	2	1.2

Example - the construction program is rated 'good' (see over page) and scored 3/5 = 60%.
60% of the total available PQM Points (2 in this case) is 1.2 PQM Points. Therefore the score for this criteria is 1.2 PQM Points.

PC - 16/7/14

12.5

TRINITY BAY SHS - YEAR 7

NON-PRICE CRITERIA EVALUATION SHEET

s.47(3)(b) - Contrary to
Contractor: s.47(3)(b)
Evaluator: Chris Jones

Criterion 1	
Project Specific Criteria - Commulation (TOTAL PQM Points: 3 Point)	
Provide strategy to ensure effective communication with the School, and a strategy to manage the security and safety aspects of the School during construction	3
Provide a strategy for Stakeholder meetings	2
Outline Communication Structure & Reporting Systems	2
Identify referees to confirm previous experience	4
	3

Criterion 2	
Project Specific Criteria - Planning and Delivery of Project (TOTAL PQM Points: 4 Points)	
Provide a strategy to deliver the project within the nominated completion time <i>Generic</i>	3
Provide a strategy for the management of safety (for workers, staff, students and general public)	3
Provide a strategy for effective Control of Construction activities and the impact on the site within an operational school environment <i>school site? Minimal but some coordination</i>	2
	2.5

Criterion 3	
Project Specific Criteria - Handover & Defect Rectification Management (TOTAL PQM Points: 4 Points)	
Provide a Strategy for commissioning and building handover including timely submission of manuals and training etc	3
Provide a strategy of achieving a defect free project at Practical Completion	3
Provide a strategy to rectify any additional defects that are notified after Practical Completion to ensure rectification is completed within one month period of the defect notified.	3
	3

Criterion 4	
Project Specific Criteria - Previous Experience, Expertise & Resources (TOTAL PQM Points: 8 Points)	
Evidence of similar projects completed within the last two years (this includes DETE projects). If tenderer has no similar projects that have been completed within the last 2 years then a list of projects and referees are required to be provided that are relevant to the scope of work. <i>s.47(3)(b) - Contrary to Public Int</i> <i>→ V. good</i>	3
Examples of proven ability to achieve programme milestone dates. <i>W</i>	3
Provide one page curriculum vitae for each personnel; including referees for key team members and an appropriate back up strategy.	3
Provide details of how the project will be serviced locally, including Office location and locally based staff <i>Cairns Office</i>	3
	3

Criterion 5	
Government Objectives (TOTAL PQM Points: 1 Points)	
Provide details on how they intend to achieve the requirements set out in the QLD Governments Local Industry Policy by providing Part B of the LIP Plan	3
Outline how local industry involvement will be maximised through the use of local employment, consultants (where applicable), subcontractors and suppliers	3
	3

Sample Scoring

Criterion 1	Score Rating	
Programme (Total PQM Points: 2 Points)	(out of 5)	
A Construction Programme to demonstrate achieving the time constraints of this Contract and the ability to use time efficiently.	3/5	

APPENDIX D – QUANTITY SURVEYORS TENDER LEVELLING MATRIX

APPENDIX E – PQM MATRIX

TRINITY BAY YEAR 7
TENDER LEVELLING MATRIX



	Hansen Yuncken	s.78B(2)	s.47(3)(b) - Contrary to Public Interest			PTE
A Base Tender	\$3,755,000	\$3,717,000	\$3,837,977	\$3,548,110	\$3,650,000	s.47(3)(b) - Contr
1 QLEAVE not included	N/A	N/A	?	N/A	N/A	
2	N/A	N/A	N/A	N/A	N/A	
3	N/A	N/A	N/A	N/A	N/A	
4	N/A	N/A	N/A	N/A	N/A	
5	N/A	N/A	N/A	N/A	N/A	
B Adjusted Tender	\$3,755,000	\$3,717,000	\$3,837,977	\$3,548,110	\$3,650,000	s.47(3)(b) - Contra
Diff to lowest	\$206,890	\$168,890	\$289,867	\$0	\$101,890	
Diff to PTE	s.47(3)(b) - Contrary to Public Interest					

Price Quality Method (PQM) of Tender Evaluation
PHYSICAL WORKS CONTRACTS

Criteria	Evaluation of Suppliers (non-price attributes)										Determination of Supplier				Determination of Preferred			Ranking	
	Communication		Planning & Delivery of Project		Commissioning, Handover & Defect Rectification Management		Previous Experience, Expertise and Resources		Government Objections		Weighted sum of the non-price attribute grades (WS)	WS margin (WS - lowest WS)	Supplier Quality Premium (SQP) (dollars)	(SQP + ATP) for each tender (dollars)	Tender prices (dollars)	Tender price less (SQP + ATP) (dollars)			
	Grade	Index	Grade	Index	Grade	Index	Grade	Index	Grade	Index									
Weight	3		4		4		8		1		20		38						
Tenderer	Grade	Index	Grade	Index	Grade	Index	Grade	Index	Grade	Index	Grade	Index	Grade	Index					
s.78B(2)	2.33	1.40	3.00	2.40	2.00	1.60	2.67	4.27	3.33	0.67	0.00	10.33	5.57	318,128.74	318,128.74	3,717,000.00	3,398,871.26	4	
s.47(3)(b) - Contrary to	2.83	1.70	2.67	2.13	3.17	2.53	3.17	5.07	3.33	0.67	0.00	12.10	7.33	419,091.75	419,091.75	3,548,110.00	3,129,018.25	2	
	1.17	0.70	1.67	1.33	2.33	1.87	0.33	0.53	1.67	0.33	0.00	4.77	0.00	0.00	0.00	3,837,977.00	3,837,977.00	5	
Hansen Yunken	4.00	2.40	4.00	3.20	4.33	3.47	4.00	6.40	3.67	0.73	0.00	16.20	11.43	653,402.14	653,402.14	3,755,000.00	3,101,597.86	1	
s.47(3)(b) - Contrary to	3.33	2.00	3.17	2.53	3.00	2.40	3.33	5.33	2.00	0.40	0.00	12.67	7.90	451,476.11	451,476.11	3,550,000.00	3,198,523.89	3	
Estimate - excluding any amount fixed by the tendering authority (dollars)	s.47(3)(b)										Lowest WS	4.77			Lowest tender price less (SQP + ATP)	3,101,597.86			

Notes:

- 1 Weighted Score for each criterion = Criterion score (0-5)/5 x weighting (0-30)
- 2 Weighted Sum = sum of all Weighted Scores
- 3 Weighted Sum Margin = Tenderers Weighted Sum – lowest Tenderers Weighted Sum
- 4 Quality Premium for each tender = tender estimate x Weighted Sum Margin / (70/100)
- 5 For the purposes of the tender evaluation only, the Quality Premium thus established for each tender will be subtracted from the tendered price of that tender and the tenders compared accordingly

Price Quality Method of Tender Evaluation

Enter assessor scores on this page to obtain an average for each criteria and builder
The average can then be entered on PQM sheet

Criteria	COMMUNICATION				PLANNING & DELIVERY				HANDOVER & DEFECT MANAGEMENT				PREVIOUS EXPERIENCE				GOVERNMENT OBJECTIVES			
Builder \ Assessor >	1	2	3	Avg	1	2	3	Avg	1	2	3	Avg	1	2	3	Avg	1	2	3	Avg
Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score	Score
s.78B(2)	2	2	3	2.33	2.5	2.5	4	3.00	2	1.5	2.5	2.00	2.5	2.5	3	2.67	3	3	4	3.33
s.47(3)(b) - Contrary to	3	2.5	3	2.83	2.5	2	3.5	2.67	3	2.5	4	3.17	3	2.5	4	3.17	3	3	4	3.33
	1.5	1	1	1.17	1.5	1.5	2	1.67	2	2	3	2.33	0	0	1	0.33	1	1	3	1.67
Hansen Yunken	4	4	4	4.00	4	4	4	4.00	4	4	5	4.33	4	4	4	4.00	3	4	4	3.67
s.47(3)(b) - Contrary to	3	3	4	3.33	3.5	3	3	3.17	3	3	3	3.00	3	3	4	3.33	2	2	2	2.00

Assessor's names	No
Chris Jones	1
Kirsty Crawford	2
Dave Seeny	3