



City of
Melville

AGENDA BRIEFING FORUM

T21/3900 Mount Pleasant Bowling Club

February 2021



City of
Melville





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T21/3900 Mount Pleasant Bowling Club
Presenter: Mario Murphy, Manager City Buildings

Council resolution arising from CD20/8140 Mount Pleasant Bowling Club
Review - December OMC

“Directs the CEO to provide a report to the February 2021 Ordinary Meeting of Council on the arrangements for such works required to be implemented by the City to ensure that the accessibility improvements to the Clubhouse occur, and erect a movable partition in the Clubrooms including the removal of all asbestos as is rendered necessary by such works, to be practically completed by no later than 30 December 2021.”



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Scope of Work

Accessibility Upgrades:

- Provide accessible car-parking bay in existing car-park
- Repair uneven ground and provide safe walkway access from carpark
- Provide tactiles to existing steps
- Provide access ramp to door from verandah
- Replace existing non-compliant doors
- Replace existing door hardware
- Provide new UAT and ambulant toilet

Function Room Improvements:

- Provide and install operable wall including structural alterations
- Construct draught lobbies adjacent to existing double doors



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Scope of Work contd

Asbestos Removal Requirements:

- Removal of all asbestos in areas of new refurbishment works
- Make safe asbestos in remainder of building

Associated Works:

- Upgrade air-conditioning to reflect refurbishments
- Upgrade electrics and lighting to reflect refurbishments
- Upgrade plumbing to reflect refurbishments
- Upgrade fire services to reflect refurbishments



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Indicative Timeframes:

Council Approval
Procure Architect
Complete design works
Procure Contractor
Construction Works

February 2021
Feb/March 2021
March/April 2021
May/June 2021
July - September 2021



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Cost Estimate:

DAIP Improvements	\$99,890
Asbestos Removal	\$45,000
Function Room Improvements	\$40,000
Associated Services	\$35,299
Builder's Prelims	\$22,018
Construction Sub-total	<u>\$242,207</u>
Contingencies (20%)	\$46,240
Professional Fees	\$23,075
Internal Overheads	\$18,691
Total Project Cost	<u>\$330,214</u>



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Funding:

2020/21 Capital Works Programme:	
DAIP Upgrade Programme	\$100,000
Asbestos Removal Programme	\$45,000
2021/22 Capital Works Programme:	
Balance of funding	\$185,000
Total	<u>\$330,000</u>



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Additional Works completed this year:

- Verandah re-sealed
- Parquet Flooring re-sealed
- New Heaters installed
- Shade Sail installed to external toilet





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OFFICER RECOMMENDATION

That Council:

That Council proceed with the detailed design and procurement of proposed improvements and refurbishment of the Mount Pleasant Bowling Club with funding to be provided through the DAIP Programme (\$100,000) and Asbestos Removal Programme (\$45,000) from the 2020-2021 budget, and include \$185,000 in the 2021-2022 capital works program to complete the proposed improvements and refurbishment.



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THANK YOU
QUESTIONS?