

## UPGRADES TO ON-BASE HOUSING AT LARRAKEYAH BARRACKS, NT

Post-implementation report - public component

Attachment A

<b>PROJECT NAME</b>	<b>UPGRADES TO ON-BASE HOUSING AT LARRAKEYAH BARRACKS, DARWIN, NT</b>
Proponent Agency	Defence Housing Australia (DHA)
Date Referred to the Committee	19 September 2012
Committee Report	6/2012
Date of expediency	29 November 2012
<b>COSTS</b>	
Original cost estimate	\$25,275,396 (Inclusive of GST)
Final cost of project	\$18,991,497 (Inclusive of GST)
Reasons for cost changes	Costs not as high as first estimated. The original cost estimate comprised a significant amount of management contingency to cover a range of risks attributable to construction works in this limited marketplace. It transpired that this contingency was not required as prices, materials and labour did not attract the premium originally expected.

<b>TIME</b>	
Original estimates	Commencement – January 2013 Completion – April 2015
Actual dates	Commencement – 5 February 2013 Completion - 16 April 2015
Reasons for changes	The project was completed to the Project Schedule Overview
<b>SCOPE</b>	
Did the project deliver the original scope?	YES – an improved scope was delivered.
Scope changes	<ul style="list-style-type: none"> <li>a) Designs of extensions and garages were developed with builders and integrated with existing structures and rooflines</li> <li>b) Additional joinery/storage was incorporated in the designs where space allowed</li> <li>c) House roofs were painted</li> </ul>
Reasons for scope changes	<ul style="list-style-type: none"> <li>a) To construct housing with a seamless connection between the existing house and the extensions</li> <li>b) Storage is of great importance to Defence families</li> <li>c) Roofs were painted to ensure the upgraded houses were comparable with the adjacent new housing</li> </ul>