

The Proposed Works

Purpose

2.1 The purpose of the proposed works is:

- the establishment of Army's Full Time Commando Capability, based upon the 4th Battalion, the Royal Australian Regiment (Commando);
- the establishment of the Tactical Assault Group (East), to become an organic element of the 4th Battalion, the Royal Australian Regiment (Commando);
- the establishment of the Incident Response Regiment;
- the establishment of Special Operations Combat Services Support Company; and
- the first stage of the redevelopment of Holsworthy Barracks.¹

Need

2.2 Events leading to the requirement of the proposed works are as follows:

- following terrorist attacks in the USA in 2001, the Government directed the establishment of interim additional counter terrorist capabilities;²

¹ Appendix C, Submission No.1, paragraph 2

² *ibid*, paragraph 4

- in December 2001, the Government approved a permanent counter-terrorist capability, establishing a Tactical Assault Group and an Incident Response Regiment;³
 - in December 2002, the Prime Minister announced the establishment of Special Operations Command to streamline command arrangements and enhance inter-departmental and international liaison on counter-terrorism matters.⁴
- 2.3 Army's draft Infrastructure Strategic Planning Guidance indicates that the Liverpool Military Area will remain a critical base in the Army's long term plan until 2025.⁵ Holsworthy is the only Sydney Defence property which is capable of development to achieve the Government's special requirements,⁶ and works are therefore required to accommodate the newly established forces.
- 2.4 Many of the existing services and facilities are of inadequate quality and are no longer suitable for purpose as:
- they were constructed in the 1960s or earlier;
 - they no longer meet functional requirements or current standards;
 - they do not meet occupational health and safety (OH&S) regulations; and
 - components of the engineering services and area infrastructure are inadequate for current loads and would not support the proposed developments.⁷
- 2.5 Regiments are currently accommodated in old facilities designed for other units. The Tactical Assault Group (East) is housed in temporary demountable and some prefabricated buildings on Luscombe Airfield. These facilities are inadequate and impact on each unit's operational and administrative efficiency.⁸

3 Appendix C, Submission No. 1, paragraph 5

4 ibid, paragraph 6

5 ibid, paragraph 9

6 ibid, paragraph 19

7 ibid, paragraph 21

8 ibid, paragraph 22

Scope

- 2.6 The proposed scope of works for the 4th Battalion, the Royal Australian Regiment (Commando) are:
- new refurbished facilities for the 4th Battalion, the Royal Australian Regiment (Commando), including working and logistic accommodation, vehicle hardstands and security infrastructure; and
 - working and logistic facilities for the Tactical Assault Group (East), incorporated within the 4th Battalion, the Royal Australian Regiment (Commando) works.⁹
- 2.7 The proposed scope of works for the Incident Response Regiment are:
- new working accommodation for the Incident Response Regiment, including working and logistic accommodation, vehicle hardstands and security infrastructure; and
 - laboratories for the Incident Response Regiment at the DSTO's Fishermans Bend (VIC) establishment.¹⁰
- 2.8 The proposed scope of works for the Holsworthy Base Redevelopment Project are:
- upgrading of electrical communications links;
 - upgrading of street and pedestrian lighting;
 - upgrading of the water supply system to dual supply for domestic and fire usage; and
 - environmental and storm water remediation works.¹¹

Project Delivery

- 2.9 Subject to parliamentary approval, early works are planned to commence in March 2006, with progressive completion by late 2009.¹²
- 2.10 The project will be delivered using a proven project management approach. Construction works will occur progressively to ensure the

9 Appendix C, Submission No. 1, paragraph 33

10 *ibid*, paragraph 33

11 *ibid*, paragraph 33

12 *ibid*, paragraph 59

quickest possible completion, while minimising disruption to the affected Army units. Major elements are to be delivered through a traditional process of detailed design and documentation by a number of design consultants, and construction by a number of head contractors.¹³

Cost

2.11 The estimated overall project cost for the Holsworthy Special Operations Working Accommodation and Base Redevelopment Stage 1 is \$207.7 million.¹⁴ This figure includes:

- professional design and management fees and charges;
- construction;
- furniture;
- fittings and equipment; and
- contingency allowances.¹⁵

13 Appendix C, Submission No. 1, paragraph 72

14 *ibid*, paragraph 57

15 Appendix D, Official Transcript of Evidence, page 2