

RAAF Base Williams, Point Cook - Former Fire Training Area Remediation Project

Post-implementation report—public component

PROJECT NAME	RAAF Base Williams, Point Cook - Former Fire Training Area Remediation Project
Proponent agency	Department of Defence
Date referred to the Committee	16 June 2011
Committee report/s (eg. 1/2013)	Report 4/2011
Date of expediency (House of Representatives)	13 October 2011
COSTS	
Original cost estimate	\$27.3 million
Final cost of project	\$38.7 million
Reasons for cost changes	<ul style="list-style-type: none"> • Treatability trials during tender phase determined the cost of remediation to be higher than anticipated. • Greater contaminated soil volume than anticipated, requiring excavation and treatment. • Greater than expected volume of groundwater requiring extraction and treatment. • Increase in costs of Liquid Natural Gas (LNG), beyond the contingency provisions in the contract.
TIME	
Original estimate of commencement and completion of works	Commencement: Feb 2012 Completion: Apr 2013
Actual date of commencement and completion of works	Commencement: Feb 2013 Completion: May 2015
Reasons for time changes	<p>Key delays to the project were the result of the following issues:</p> <ul style="list-style-type: none"> • Delays to tender process due to industry uncertainty regarding treatability of contaminants, resulting in a delay while treatability trials were completed. • The preferred tenderer withdrew from the tender process prior to contract execution, negotiations then commenced with the second preferred tenderer. • Increased contaminated soil volumes requiring excavation and treatment. • Multiple severe weather events resulting in damage to excavation enclosures, excavation works could not progress until enclosures were repaired.

SCOPE	
Did the project deliver the original scope? Y/N	Yes
If no, was the scope increased or decreased?	N/A
Details of scope changes	N/A
Reasons for scope changes	N/A