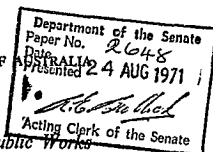


1971

THE PARLIAMENT OF THE COMMONWEALTH OF AUSTRALIA



Parliamentary Standing Committee on Public Works

FINAL REPORT

relating to the proposed construction of a

COMMUNITY COLLEGE

at

Darwin, Northern Territory

(SIXTH REPORT OF 1971)

C O N T E N T S

Paragraph

The Reference	1
The Interim Report	
Study on Costs and Standards of Residential Accommodation	
Recommendations	-

PARLIAMENTARY STANDING COMMITTEE ON PUBLIC WORKS

COMMUNITY COLLEGE, DARWIN
NORTHERN TERRITORY

FINAL REPORT

On 26 November 1970, His Excellency the Governor-General in Council referred to the Parliamentary Standing Committee on Public Works for investigation and report to the Parliament, the proposal for the construction of a Community College at Darwin, Northern Territory.

The Committee's interim report on this reference was tabled in the House of Representatives and in the Senate on 20 April 1971. The Committee now have the honour to present the final report.

THE REFERENCE

1. The proposal referred to the Committee was for the construction of a Community College specifically designed to meet the present and expected post-school educational needs of Darwin and the nearby area. The college is to take over and expand the functions of the Darwin Adult Education Centre and provide limited residential accommodation for 72 students.
2. The work as referred to the Committee was estimated to cost \$4 million.

THE INTERIM REPORT

3. The following is an extract from paragraphs 5 to 8 inclusive of the Committee's interim report.

" 5. As part of our investigation we also examined the cost of providing comparable living-in accommodation in a number of projects currently being examined by the Committee including the present

reference, the Alice Springs Hospital and quarters for the Services. A preliminary examination suggested that there are anomalies in the standards adopted by various Commonwealth authorities charged with providing residential accommodation and that an overall study might usefully be made of relative costs and standards.

6. Consequently, we have asked the Department of Works, as the Commonwealth's design authority, to undertake an analysis of the various implications of different types of living-in accommodation. This study is now in hand but may not be completed and considered by the Committee for several months.

7. As we are anxious not to delay this project, we are therefore making this interim report so that the Government can approach the Parliament for an early endorsement of the proposed work but without the residential accommodation complex.

8. Briefly then, the Committee

- concluded that a need has been established for all of the work in the reference including the residential accommodation;
- concur in the work proceeding except for that accommodation; and
- undertake to report finally on the design and construction of the accommodation when the Department of Works' analysis has been considered. "

4. The Committee in paragraph 31 went on to describe the proposed residential accommodation facilities in the following terms:

" 31. To cater for most of the Aborigines taking courses, for students from outside the Darwin area on full-time courses and for those attending intensive short-term courses, residential facilities to accommodate 72 single and married students are proposed."

5. The physical features were referred to in paragraph 46.

" 46. The proposal for residential accommodation as submitted to the Committee was for a complex of buildings south-east of the academic block and relatively isolated from it. The residential units of single and double storey construction were each to contain pairs of study/bedrooms divided by toilet and shower facilities and a small kitchenette. Internal fittings in the study/bedrooms were to include a built-in wardrobe, shelving and desk and in the kitchenette, broom and storage cupboards, stainless steel sink, small electric hot plate and refrigerator. A building containing a common room, laundry, general store and cleaner's store were to complete the complex. In view of the comments in paragraphs 5 to 8, the present report does not cover this aspect of the proposal. "

6. Paragraph 62 contained the following extract from the minutes of the meeting of the Committee when it debated the evidence on the reference and reflected the views of the Committee at that time.

" It was moved Senator Dittmer, seconded Mr. James that an interim report be tabled recommending that the proposal as submitted proceed, except that final consideration of the residential accommodation be deferred until the study of this matter by the Department of Works is completed. Debate ensued.

During the debate the view was put by Senator Branson and supported by Messrs. Johnson and Fulton that the Committee should support the project as proposed without reservation. The Committee divided.

Ayes

Senator Dittmer

Mr. James

Mr. Kelly

Mr. Whittorn

Senator Prowse

Noes

Mr. Johnson

Mr. Fulton

Senator Branson

"

7. Therefore, in the interim report the Committee did not recommend the construction of the residential accommodation.

STUDY ON COSTS AND STANDARDS OF
RESIDENTIAL ACCOMMODATION

8. At the Committee's request, the Department of Works carried out a comprehensive study of the costs and standards of living accommodation being provided by the Commonwealth in a number of different types of establishments including nurses' homes, hostels of various types and in the Services. The study also included for comparison purposes, recently built motel style facilities in Alice Springs and Darwin as well as a number of alternative styles of bed-sitter and single flat units constructed in free-standing blocks or in a village complex such as at the Community College.

9. The documents produced by the Department as a result of this study were examined prior to a presentation and discussion of them at a meeting of the Committee in Melbourne on 11 June 1971. After that discussion, the public hearing on the Alice Springs Hospital redevelopment was resumed and living-in

accommodation of all types covered by the study was discussed. The resumed public hearing and the debate at the private meeting of the Committee which followed permitted the Committee to reach a conclusion on the proposed living accommodation in the Community College.

10. Briefly, the study showed that apart from a lower standard of accommodation being provided in the Armed Services for senior N.C.O.s and females, the living-in accommodation proposed for the Community College is the most economical per person of all the single bedroom concepts examined, costing at Darwin rates \$5,440 per person. This figure compares, for example, with \$6,665 per person in the Nurses' Home at Alice Springs Hospital or \$7,660 per person for salaried officers in the Commonwealth hostel now under construction at Alice Springs.

11. The type of unit proposed for the Community College was specifically designed to accommodate students undertaking full-time or intensive short-term courses. As this accommodation was the functional requirement of the client, and appears to be socially desirable, economical and comparable in standard with domestic accommodation in other Commonwealth institutions, it has the Committee's endorsement.

12. The estimated cost of the proposed 72 units is \$390,000.

RECOMMENDATIONS

13. The Committee therefore recommend the construction of the residential accommodation at the Community College, Darwin as proposed by the Departments of Education and Science and of Works, at a cost of \$390,000.


(C.R. Kelly)
Chairman

Parliamentary Standing Committee on Public Works,
Parliament House,
CANBERRA, A.C.T.

6 July, 1971.