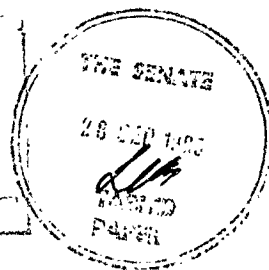
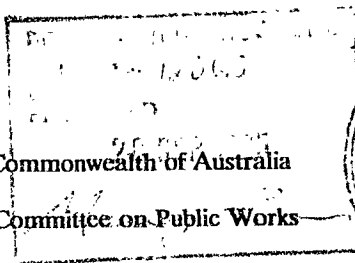


The Parliament of the Commonwealth of Australia
Parliamentary Standing Committee on Public Works



Fifty-eighth General Report

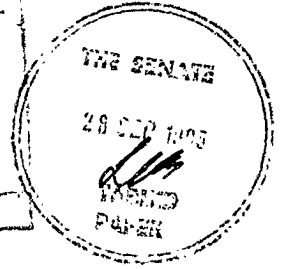
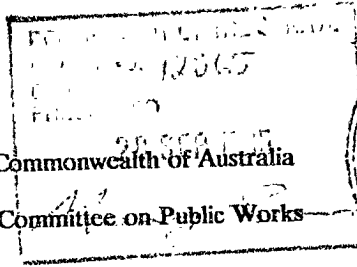
(Covering the period
1 January to 31 December 1994)



Parliamentary Standing Committee on Public Works

FIFTY-EIGHTH GENERAL REPORT

The Parliament of the Commonwealth of Australia
Parliamentary Standing Committee on Public Works



Fifty-eighth General Report

(Covering the period
1 January to 31 December 1994)

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CONTENTS

	Paragraph
THE COMMITTEE	1
. Membership	1
REPORTS AND REFERENCES	2
. Reports	2
. New references	3
. Unreported references	4
MATTERS RAISED IN REPORTS	5
. Energy conservation	6
. Water conservation	7
. Facilities for people with disabilities	10
. Environment and Heritage	11
. Fire safety	13
. Building industry	16
. Sites	17
. Overseas inspections and works	18
MEETINGS	21
BRIEFINGS	24
. Melbourne Airport Carpark	25
. Puckapunyal	27
. RAAF Williams	28
. Christmas Island rebuilding program	29
. Concurrent documentation	32
. Value Management	34
. Australian Estate Management	37
. Construction Industry Development Agency	42

	Paragraph
INSPECTIONS OF PROJECTS	46
. Perth projects	47
. Army projects	48
. Northern Australia projects	54
PUBLIC WORKS COMMITTEES CONFERENCE	58
EXEMPTIONS	60
AUSTRALIA REMEMBERS	63
SECRETARIAT	66
ACKNOWLEDGMENTS	67

APPENDIXES

	Page
APPENDIX A - Details of the Committee's reports presented during 1994	A-1 to A-35
APPENDIX B - Meetings of the Committee - 1994 ..	B-1 to B-3
APPENDIX C - Major construction projects, examined and reported on by the Committee, which provided support to the Australian war effort and medical services to Returned Service personnel	C-1 to C-4

PARLIAMENTARY STANDING COMMITTEE ON PUBLIC WORKS

FIFTY-EIGHTH GENERAL REPORT

Pursuant to section 16 of the *Public Works Committee Act 1969*, the Parliamentary Standing Committee on Public Works is required to report to Parliament on its proceedings during the previous 12 months. This report, the Committee's Fifty-eighth, is for the period 1 January 1994 to 31 December 1994, and covers the proceedings of the Thirty-first Committee.

THE COMMITTEE

Membership

1. Members of the Thirty-first Committee were appointed by the House of Representatives and the Senate on 12 May 1993. The membership of the Committee remained unchanged during 1994 and comprised:

Mr Colin Hollis (Chair)
Senator Paul Calvert (Vice-Chair)

Mr Neil Andrew MP	Senator Bryant Burns
Mr Ray Braithwaite MP	Senator John Devereux
Mr Russ Gorman MP	
Mr Bob Halverson OBE, MP	
The Hon. Ben Humphreys MP	

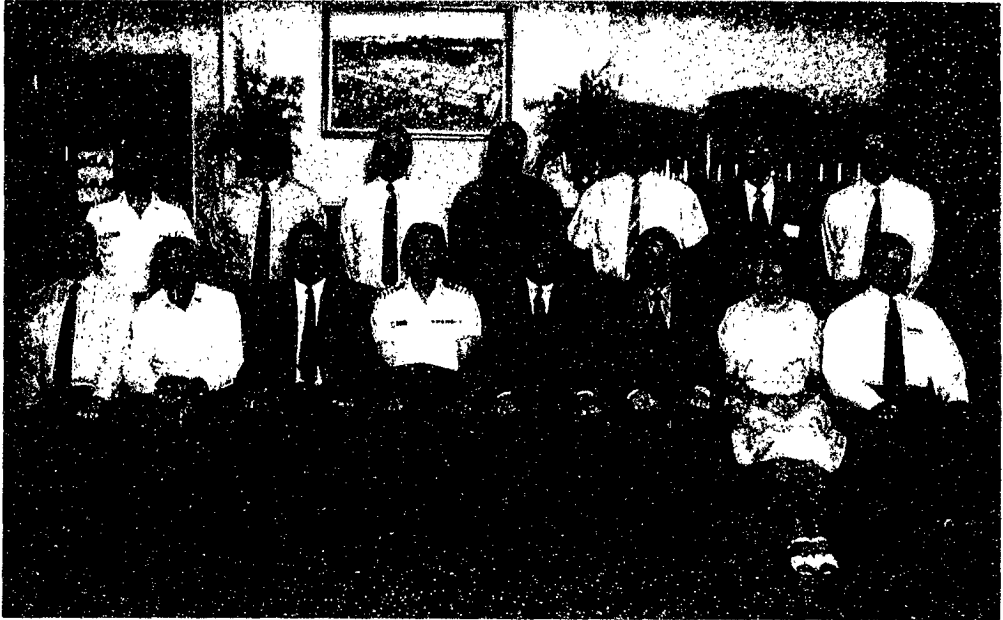
REPORTS AND REFERENCES

Reports

2. The Committee presented 13 reports during the year (compared with nine reports during 1993 and 21 during 1992). The total estimated cost of projects reported on was \$320.38m. Full details are at Appendix A. Three reports were about proposals which had been referred to the Committee late in the 1993 Budget sittings. They were:

- HMAS *Cerberus* technical training and other facilities at Western Port, Vic (referred 5 October 1993)

- Refurbishment of Australian Federal Police College Barton, ACT (referred 17 November 1993)
- Relocation of the Salisbury Explosive Ordnance testing facilities to Port Wakefield, SA (referred 14 December 1993).



The Committee's first inquiry during 1994 involved an examination of the proposed construction of technical training and other facilities at HMAS Cerberus at Western Port, Vic. The Committee has a long association with the establishment going back to 1915 when it reported on the proposed construction of buildings at this establishment, then known as Flinders Naval Base. Shown here are members of the Committee and Defence personnel in the historic wardroom at the base.

New references

3. The Committee received 22 new references during the year and reported on ten of them. They were:
 - Further development of HMAS *Stirling*, Garden Island, WA
 - Construction of an Australian Embassy complex in Hanoi, Socialist Republic of Vietnam

- Upgrade of transonic wind tunnel at DSTO, Fishermens Bend, Vic
- New laboratory complex at DSTO, Salisbury, SA
- Construction of a new chancery at Port Moresby, Papua New Guinea
- Midlife upgrade of Blamey Barracks, Kapooka, NSW
- Stage 2 redevelopment of the Royal Military College, Duntroon, ACT
- Development of 2 Field Hospital at Enoggera, Qld
- Housing development, Bligh Park, NSW
- Upgrading of accommodation at HMAS *Watson*, NSW.

Unreported references

4. At the end of 1994, 12 references remained to be reported on. With the exception of one reference, they were referred to the Committee late in the summer sittings of Parliament and it was not possible to prepare reports on them prior to the summer adjournment, although public hearings were held into a number of them before the end of the year. The unreported references and the dates on which they were referred to the Committee were as follows:

23 March

- Decontamination of the former explosives factory, Albion, Vic

The Committee held two public hearings into this proposal and has written to the Minister for Defence requesting that an independent audit be carried out of the extent of the proposed decontamination. Following the outcome of the audit, the Committee will be in a better position to report on the project.

21 September

- Refurbishment of Australia House, London 1994 - public hearing held 2 November 1994

Following the public hearing the Committee requested the Overseas Property Group consider the practicalities of converting the sixth floor of the building for either residential or office accommodation. This request was under examination at the end of the year.

12 October

- Construction of a new laboratory complex for CSIRO Division of Food Science and Technology, Werribee, Vic - public hearing held at Werribee on 16 December 1994.

20 October

- Refurbishment of Scarborough House and construction of Commonwealth offices, Phillip, ACT - public hearing held in Canberra on 12 December 1994.
- Redevelopment of Defence office accommodation at Russell, ACT - public hearing held in Canberra on 13 December 1994.
- Redevelopment of housing for service families at HMAS *Cerberus* - public hearing scheduled for late January 1995 at HMAS *Cerberus*.
- Redevelopment of housing for service families at Land Warfare Centre, Canungra, Qld - public hearing scheduled for mid-January 1995 at Canungra.

7 December 1994

- Construction of a multi-level carpark for the Federal Airports Corporation at Melbourne Airport - public hearing scheduled for late January 1995.
- Increased Army presence in the North (APIN) Stage 2

- Maralinga rehabilitation project, SA
- Construction of a new building complex for the Australian Geological Survey Organisation at Symonston, ACT

20 December 1994

- Housing development at HMAS *Coonawarra*, NT (referred by Executive Council)

MATTERS RAISED IN REPORTS

5. The Committee's reports cover proposals wide ranging in purpose, location and design. Recommendations made in the reports similarly are wide ranging and the vast majority of them were accepted by the Minister and will be implemented. The Government's responses to the Committee's recommendations are at Appendix A. A number of common themes are canvassed in many reports and these are summarised below.

Energy conservation

6. During the past five years the Committee has devoted considerable attention to the need for buildings to be designed to minimise the use of energy for heating, cooling and ventilation. Energy minimisation reduces recurrent operational costs as well as the use of power. Both are important from the point of view of financial savings and the need for the Commonwealth to take the lead in demonstrating a real commitment to reducing greenhouse gas emissions. The Committee nevertheless believes that for each project energy targets should be established early in the planning stages, and where appropriate more radical measures designed to reduce energy consumption should be adopted.

Water conservation

7. The potential of using grey water on landscaping and recreational facilities was also canvassed in a number of reports. The water purification technology is now no longer at the development stage. In many parts of Australia local government authorities, as well as private organisations such as golf clubs are using the results of the technology successfully. There is widespread favourable community reaction to its use and it should be extended to Commonwealth projects. The Committee complimented

Defence on the decision to irrigate landscaped areas at Blamey Barracks, Kapooka (NSW), with treated sewerage effluent.

8. The provision of solar hot water heaters in a number of projects continued to receive attention from the Committee. Very often, the use of this technology is regarded as unsuitable for the provision of domestic hot water in large buildings. The Committee was therefore gratified to learn that the installation of solar hot water heaters at the Australian Archives building in Melbourne, provided following a recommendation from the Committee, is operational and provides domestic hot water in all weather conditions. The Committee's report on the construction of an Australian embassy complex in Hanoi (Socialist Republic of Vietnam) recommended the installation of a solar hot water system in the residential accommodation. This recommendation was accepted by the Government.

9. As well, the Committee addressed the need for the provision of water saving devices in a number of projects. The Committee believes that departments should continue with water audits. All new construction and refurbishment projects should include the provision of water saving devices in their overall design. The Committee will continue to focus on this important subject.

Facilities for people with disabilities

10. Proposals referred to the Committee in many instances involve the construction of public buildings to which members of the public require access in order to conduct business with a range of agencies. The Committee expects that during the design of public buildings, design authorities should consult with ACROD (Australian Council for the Rehabilitation of the Disabled) and be more receptive to suggestions made during the consultative process. The Committee refers all proposals to ACROD for comment and advice and there have been instances where proper consultation has not taken place until after ACROD has been alerted to particular projects by the Committee. At the very least, departments should comply with Part D3 of the Building Code of Australia (BCA). The BCA is, however, subject to differing interpretation. The Committee does not see its role as being an arbitrator between differing interpretations. Proper consultation with ACROD should therefore take place before proposals are referred to the Committee.

Environment and Heritage

11. All Commonwealth projects must be assessed against the provisions of the *Australian Heritage Commission Act 1975* and the *Environment Protection (Impact of Proposals) Act 1974*. The Committee believes that unless unusual circumstances prevail, clearance of projects by relevant environment and heritage protection authorities should be obtained by departments before proposals are referred to the Committee.

12. The Committee's report on the further development of HMAS *Stirling* (Garden Island, WA) and the upgrading of accommodation at HMAS *Watson* (NSW) recommended the involvement of local community groups on landuse management and planning committees established by Defence. The Committee believes that this should be extended to all major establishments which are located close to urban development or which contain areas of natural importance.

Fire safety

13. The Committee has for many years concentrated on fire safety matters. In a number of reports presented during the year the Committee has recommended that departments consult with state or local fire safety authorities regarding compliance with their requirements. The Committee believes that Commonwealth projects should be subject to the same statutory scrutiny by local or state governments as private projects unless valid reasons can be advanced for not doing so.

14. The Committee has noted that in a number of instances submissions from sponsoring departments do not address liaison with local fire brigades. This may be due to proposals being at the conceptual stage when being examined by the Committee. Nevertheless the Committee believes consultation and liaison with local fire brigades throughout design and construction phases should take place. The Committee will continue to seek the assurances that this will happen.

15. During the year the Committee continued to maintain close liaison with the Commonwealth Fire Board (CFB). The Committee refers all submissions received from sponsoring departments to the CFB for comment. The Committee believes that at the very least departments should adhere to the procedures and advice contained in *Commonwealth Fire Board Fire Safety Circular No. 97 - Submission of works proposals to the Parliamentary*

Standing Committee on Public Works. This document sets out the background to, and provides guidance and advice for project proponents.

Building industry

16. The Committee's report on the midlife upgrade of Blamey Barracks, Kapooka, NSW recommended that Defence should continue discussions with the building industry at Wagga Wagga and proceed with conducting a seminar to discuss forms of contract and tendering processes. The Committee believes this is an excellent initiative which should be extended elsewhere, especially in regions or towns remote from capital cities. Clearly, the involvement of local builders benefits the local community and provides scope for the application of local knowledge of a range of matters including soil types, drainage and climatic conditions.

Sites

17. Arising from the inquiry into the proposed decontamination of the Albion munitions filling factory, the Committee has questioned departments about former uses of sites proposed for new buildings. The Committee believes that apart from undertaking geotechnical surveys of proposed sites, to assess their suitability, there is also a need for departments to undertake research and analyses of substrates to ensure that they are uncontaminated.

Overseas inspections and works

18. During the year the Committee examined and reported on two overseas works and conducted a public hearing into a third. The projects involved were:

- Construction of an Australian Embassy complex in Hanoi, Socialist Republic of Vietnam (*Committee's Fifth Report of 1994 - Parliamentary paper 116/1994*)
- Construction of a new chancery at Port Moresby, Papua New Guinea (*Committee's Eighth Report of 1994 - Parliamentary Paper 412/1994*)
- Refurbishment of Australia House, London 1994 - public hearing held 2 November 1994.

19. The Committee's report on the Port Moresby project drew attention to the continuing difficulty it faces in assessing overseas projects. The Act provides that the Committee is unable to meet outside Australia or its external territories. Until this legislation is amended to enable site inspections to be carried out overseas, the Committee continues to reluctantly give approval for construction of projects which, in its view, it has been unable to properly assess.

20. As in previous years a number of Committee members inspected completed public works, previously examined, when travelling overseas on private or parliamentary business. In August the Chair (Mr Hollis) and Mr Humphreys inspected Australia House, London and were briefed by High Commission staff on the need for and the extent of the proposed refurbishment. In December, the Chair and Mr Halverson inspected staff apartments being constructed for Australian Embassy staff in Bangkok.

MEETINGS

21. The Committee and Sectional Committees met on 77 occasions during 1994. There were 29 private meetings, 29 inspections/briefings, and 19 public hearings.

22. Meetings and inspections were held in the following locations:

Location	Committee	Sectional
Canberra	34	3
Melbourne	8	2
Sydney	3	2
HMAS <i>Cerberus</i>	2	
Bandiana/Bonegilla	1	
Salisbury	1	
Port Wakefield	1	
Gawler	2	
HMAS <i>Stirling</i>		3
Perth		1
Holsworthy		1
Singleton/Myambat		1
Darwin		2

Derby	1
Katherine	1
Kapooka	2
Enoggera	3
Werribee	2

23. Further details are at Appendix B.

BRIEFINGS

24. The Committee usually meets in private during each sitting week to consider draft reports, general correspondence, and programs of inspections and hearings. As in past years, a number of briefings or presentations were made to the Committee at these meetings. The briefings covered a number of matters and were presented by several departments. The matters discussed at the briefings are summarised in the following paragraphs.

Melbourne Airport Carpark

25. In February, the Federal Airports Corporation (FAC) briefed the Committee on a proposed multi-level carpark at Melbourne Airport. The FAC proposed that this project should be funded by the private sector, with the site being leased to private investors under a 30 year ground lease. At the end of the lease, ownership of the carpark structure would revert to the FAC. Under the proposed arrangement, there would be no Commonwealth (FAC) funds involved in the project and accordingly the proposal would not be referable to the Committee. The Committee sought the advice of the Attorney-General's Department which confirmed this. The Committee felt that arrangements of this type could be a precedent, circumventing the intentions of the Public Works Committee Act, although the Committee believed that it was not the FAC's intention to do so in this instance. The Committee pointed out to the FAC at the briefing that at the end of the 30 year lease, there would be little residual value left in the proposed structure for which the FAC would nevertheless assume responsibility.

26. The FAC decided not to proceed with the private sector funding. Instead, in December, a proposal similar in scope to the original concept was referred to the Committee. The FAC would fund the project and retain ownership of the building.

Puckapunyal

27. At the request of the Committee, the Department of Defence provided a briefing on the long term future of the Army's base at Puckapunyal, Vic, especially facilities being used by elements of the Armoured Corps scheduled to be relocated to Darwin. Defence officials briefed the Committee on a proposed new gymnasium and roadworks which were added to the Stage 1 redevelopment of Puckapunyal (*Committee's Third Report of 1990 - Parliamentary Paper 99/1990*). The Department of Defence advised the Committee that costs associated with these additional elements could be provided from within the overall project budget. The Committee was also assured by Defence that Puckapunyal, where substantial investment in new facilities has occurred in recent years, will continue to have a long-term future.

RAAF Williams

28. The Committee's report on the proposed RAAF Williams rationalisation project recommended that no further capital works should be commenced at RAAF Williams, Point Cook (*Committee's Ninth Report of 1993 - Parliamentary Paper 296/93*). Following a briefing by Defence officials the Committee agreed that works of an ongoing nature involving minor maintenance or improvements to occupational health and safety should not be halted as a consequence of this recommendation.

Christmas Island rebuilding program

29. In September 1992 the Committee presented its report on the proposed Christmas Island rebuilding program and recommended that the program should proceed at an estimated cost of \$132.85m (*Committee's Fifth Report of 1992 - Parliamentary Paper 509/1992*).

30. In May, officers of the Department of the Environment, Sport and Territories briefed the Committee on the need for the inclusion in the rebuilding program of additional work, estimated to cost \$2.289m, comprising water, sewerage and power services to the Christmas Island airport. The need for the additional work arose from the impact of the casino, which opened at the end of 1993, on airport operations. The character of the airport changed from a quiet domestic terminal to an international terminal handling up to six flights per day with associated

demands for safety - for example adequate water pressure for fire fighting. The Committee agreed with the request.

31. At the time of the briefing, Australian Construction Services was preparing a master plan for the airport and its precincts including apron extensions, refuelling facilities, vehicle access and carparking, provision for terminal expansion and hangars as well as security requirements. The officers advised the Committee that indicative costing of any works involved would likely exceed \$6m. The officials submitted that regardless of any longer term development of the airport, there is some urgency to meet the essential requirements for water, sewerage and power supply.

Concurrent documentation

32. Requests from sponsoring departments and agencies for the Committee's approval of concurrent documentation of proposals referred to it continued to be received during the year. Under normal circumstances it may be considered premature of departments or agencies to proceed with the documentation of projects prior to the Committee recommending to Parliament that they proceed, and the House of Representatives' endorsement of the Committee's recommendation. The nature of many projects may appear to be uncontroversial and worthwhile. But the Committee expects that when agreement is requested, sponsoring departments provide adequate justification for this. In some instances it may be premature for concurrent documentation to be requested, especially when there may have been inadequate consultation and coordination with various arms of government.

33. In May, Defence officials briefed the Committee on the impact of the adoption of new project delivery strategies and sought approval for concurrent documentation of a number of projects. Following the briefing the Committee agreed with the requests.

Value Management

34. Value Management (VM) evolved in the United States in the post-Second World War era when supply shortages compelled manufacturing industries to use alternatives or substitutes. It became apparent that the use of alternatives reduced costs and improved the performance of the product.

35. The use of VM in Australia has become widespread in recent years; it has been applied by Defence and the NSW Government to major capital works. In NSW, projects which exceed \$5m require formal VM studies to be conducted. In essence VM examines the relationships between function, cost and worth and its purpose is to ensure value for money is obtained. Key parts of VM are systematic functional analysis which provides the basis for identifying alternatives.

36. In June, officers of the New South Wales Department of Public Works briefed the Committee on VM and provided a number of examples of its application to public works proposals. The Committee will continue to focus on the use by sponsoring agencies of VM in the development of their proposals.

Australian Estate Management

37. Australian Estate Management (AEM) manages the Commonwealth estate which comprises more than 800 properties with a value of about \$2.5b. During 1993/94 a two-phase review of AEM was commenced. Progressively from 1989, public sector reforms devolved responsibility to departments to determine their own accommodation requirements and how they would be satisfied. The reforms have provided departments with considerable flexibility in meeting their accommodation requirements. From July 1994 the leases departments held on AEM properties (outside the ACT) notionally expired, giving them the choice of renewing their leases with AEM or commencing new leases with the private sector.

38. The result of the first phase of the review therefore canvassed immediate steps which could be taken to protect the Commonwealth's investment in office buildings and remove some impediments which AEM faces in competing with the private sector.

39. The Committee was briefed on the review by AEM executives in October.

40. The Committee understands that the second phase of the study is presently before the Government.

41. The Committee has been aware, for some time, that a major impediment to AEM competing on an even basis with the private sector is the manner in which AEM's operations are funded from the budget. When

competing with the private sector the annual budget cycle is a constraint upon the funding and delivery of projects which does not apply to the private sector.

Construction Industry Development Agency

42. In April, as part of Best Practice Week, sponsored by the Construction Industry Development Agency (CIDA), the Committee inspected a number of large scale public and private projects which employed techniques and principles developed by CIDA and adopted by all significant construction industry stakeholders in the planning and delivery of major projects.

43. CIDA was established by Parliament in 1992 following the commencement of the *Construction Industry Reform and Development Act 1992*. The agency has the following functions:

- to promote and facilitate the development and reform of the construction industry in Australia
- to assist in the implementation of industry agreements
- to develop, and assist in the implementation of industry codes and practices
- to liaise with state and territory governments and other organisations in connection with the performance of its functions.

44. During the inspections the Committee also held informal discussions with representatives of CIDA and project managers. The following projects were inspected:

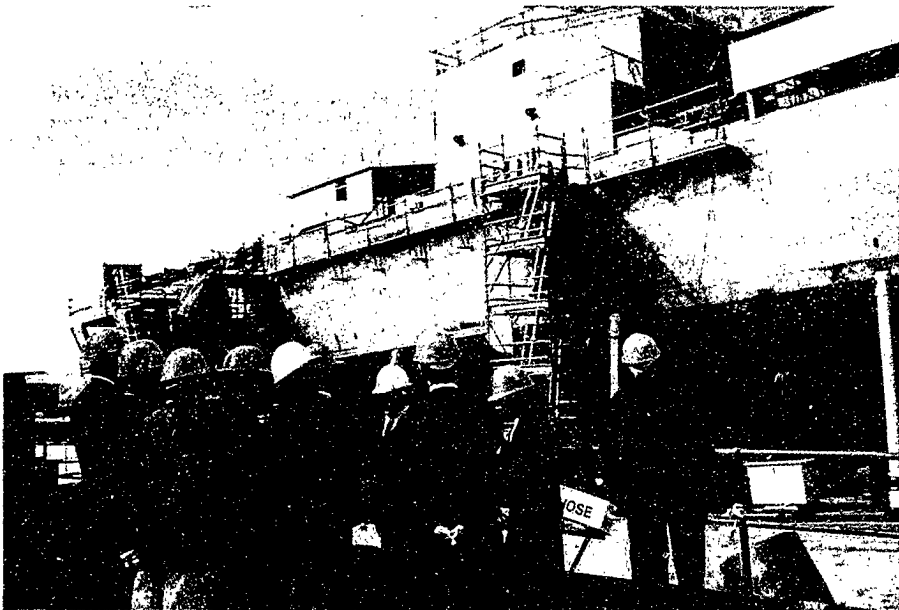
Sydney

- 3rd runway, Sydney (Kingsford-Smith) Airport
- the installation of fire sprinklers at Sydney Airport International Terminal (*Committee's Third Report of 1992 - Parliamentary Paper 84/1992*)
- Olympic Park site, Homebush.

Melbourne

- Williamstown Dockyard - reconstruction and upgrading of the dockyard has been the subject of a number of reports by the Committee - Stages 1 and 2 were examined and reported on in 1973 and 1977 respectively. The construction of facilities for the Australian Frigate project at the dockyard were examined and reported on by the Committee in 1984 and 1985.
- ABC Southbank (*Committee's Tenth Report of 1989 - Parliamentary Paper 149/1989*).

45. Mr Peter Barda, Chief Executive of CIDA, briefed the Committee on the use of best practice principles in the examination of major projects.



As part of Best Practice Week, sponsored by the Construction Industry Development Agency, the Committee inspected construction of the ANZAC frigates at Williamstown Dockyard.

INSPECTIONS OF PROJECTS

46. In recent years the Committee has taken the opportunity to inspect projects previously examined, during their construction or upon completion. A number of inspections were undertaken during the year.

Perth projects

47. During a visit to Perth, the Committee inspected two completed projects:

- Commonwealth and Family Courts (*Committee's Fourteenth Report of 1984 - Parliamentary Paper 174/1984*) - cost \$28.5m
- Housing redevelopment at Seaward Village, Swanbourne (*Committee's Eighth Report of 1991 - Parliamentary Paper 227/1991*) - cost \$12.814m.

Army projects

48. In April, the Committee inspected a number of Army projects in the Sydney and Singleton region. These projects were:

- Defence Logistics Redevelopment Project - Defence National Storage and Distribution Centre (DNSDC), Moorebank, NSW (*Committee's Twelfth Report of 1992 - Parliamentary Paper 461/1992*) - cost \$100m
- Redevelopment of the School of Military Engineering, Casula, NSW (*Committee's Eighth Report of 1986 - Parliamentary Paper 261/1986*) - cost \$29.7m
- Development of a Military Police Complex at Green Hills, Liverpool Military Area, NSW - now known as the Defence Force Corrective Establishment (*Committee's Third Report of 1989 - Parliamentary Paper 151/1989*) - cost \$12.3m
- Redevelopment of the Singleton Military Area, Stage 1, Singleton, NSW (*Committee's Second Report of 1991 - Parliamentary Paper 97/1991*) - cost \$29.3m

- Construction major explosives storehouses, Myambat, Stage 1, Myambat, NSW (*Committee's Third Report of 1991 - Parliamentary Paper 96/1991*) - cost \$34.4m.

49. The Committee was impressed by the considerable progress made at the DNSDC resulting from the implementation by Defence of a new contracting and construction regime under which major works are executed and delivered. All parties involved in the construction seemed to the Committee to be enthusiastically committed to completing the project on time and within the construction budget.

50. The briefings and inspections of the Engineer Centre and the Military Police Complex were also informative.



During the year the Committee inspected a number of completed projects examined and reported upon in previous years. Shown above is part of the Defence Force Corrective Establishment. Left to right: The Hon Ben Humphreys MP, Russ Gorman MP, Peter Roberts [Secretary], Captain Terry Miller (Commandant), Colin Hollis MP [Chair].

51. The School of Military Engineering will be heavily committed to maintaining the training effort required to sustain the involvement of Army engineers in the construction of RAAF Base Scherger, and the Explosive Ordnance Test Facility at Port Wakefield. The Committee believes the excellent facilities which the School now has available will in future play a significant role in the successful completion of construction projects in which Army engineers are involved.

52. At the Infantry Centre, Singleton, the Committee inspected the recently completed new living accommodation provided for Army personnel undergoing training there. The Committee also had informal discussions with senior officers and the rank and file.

53. At Myambat the Committee inspected munitions storage facilities. The novel design of the new store houses is attracting interest from overseas and is an important spin-off from the project. The Committee was impressed with the excellent relations between Defence and adjacent property owners. This demonstrates that potential problems associated with landuses can be overcome if there is a willingness to identify and address them early in the planning process.

Northern Australia projects

54. In August, the Committee was briefed on and inspected a number of defence facilities associated with the conduct of *Operation Pitchblack*, a major air defence exercise conducted over Northern Australia involving Army and RAAF elements as well as personnel and aircraft from the Singapore Airforce. The opportunity was also taken to inspect a number of Army and Defence Housing Authority projects in Darwin. The major construction projects which the Committee inspected were:

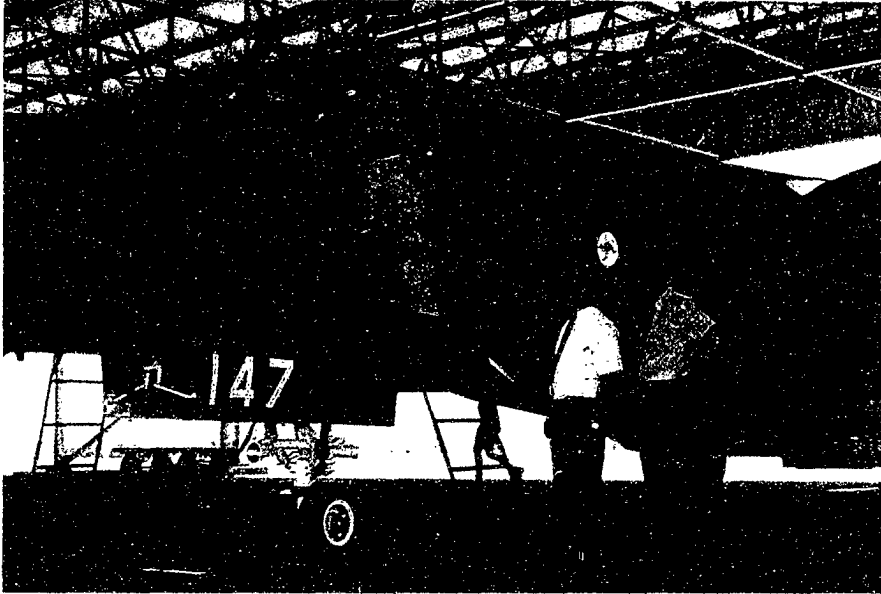
- On base housing at RAAF Base Darwin (*Committee's Eighteenth Report of 1984 -Parliamentary Paper 228/1984*) - cost \$8.7m
- Runway and taxiway overlay, RAAF Base Darwin (the Committee agreed to the exemption of this project by virtue of its repetitive nature in accordance with section 8A of the Public Works Committee Act) - cost \$7-8m

- Development of RAAF Base Derby, Stage 1, WA [now RAAF Base Curtin] (*Committee's Ninth Report of 1982 - Parliamentary Paper 246/1982*) - cost \$50.7m
- Development of RAAF Base Tindal, NT (*Committee's Twelfth Report of 1984 - Parliamentary Paper 73/1984*) - cost \$167.0m
- Stage 2 development of RAAF Base Tindal, NT (*Committee's Tenth Report of 1988 - Parliamentary Paper 323/1988*) - cost \$37.65m
- Stage 3 development of RAAF Base Tindal, NT (*Committee's Ninth Report of 1991 - Parliamentary Paper 300/1991*) - cost \$53.5m
- Redevelopment of Larrakeyah Barracks, Darwin, NT (*Committee's Eleventh Report of 1992 - Parliamentary Paper 460/1992*) - cost \$28.629m
- Facilities for an increased Army presence in the North (*Committee's Tenth Report of 1992 - Parliamentary Paper 459/1992*) - cost \$173.96m
- Housing development, Palmerston, NT (*Committee's First Report of 1993 - Parliamentary Paper 11/1993*) - cost \$18.4m.

55. The Committee was briefed by officers at the three RAAF Bases (Darwin, Curtin and Tindal) on the planning and execution of various phases of the exercise. At RAAF Base Darwin the Committee was able to inspect recently-completed runway and taxiway overlays. Maintenance work on the main runway and major taxiways was carried out using Hot In Place Asphalt Recycling, which is cheaper than conventional maintenance methods involving overlays of new bituminous concrete. The Committee also inspected a number of houses being refurbished by the Defence Housing Authority on the RAAF Base.

56. At RAAF Base Curtin the Committee inspected aircraft shelters and operational facilities being used to support F-111 aircraft during the exercise. At RAAF Base Tindal the Committee inspected a number of facilities completed or under construction which are part of the Stage 3 development of the base. At the time of the Committee's visit, construction was well

under way and a number of facilities were being used for the first time under operational conditions. The feedback from users of the facilities was most encouraging. The Committee was impressed by the extent of the completed work and the standard of finish.



The development of the Defence infrastructure in the north of Australia has been a high priority in recent years. During Operation Pitchblack members of the Committee were able to witness major northern defence establishments being used under operational conditions. Shown above are members of the Committee at RAAF Base Curtin, WA. During the exercise F-111 aircraft were deployed here from RAAF Base Amberley, Qld. Left to right: Senator Paul Calvert (Vice-Chair), Neil Andrew MP, Ray Braithwaite MP.

57. Much construction work is under way in Darwin for the APIN (Army Presence in the North) project. The Committee believes there would be considerable merit in publicising more the architectural and engineering achievements inherent in a project of this magnitude.

PUBLIC WORKS COMMITTEES CONFERENCE

58. The third conference of Commonwealth and State Public Works Committees was held in Hobart in October. Representatives of the Commonwealth, Australian Capital Territory, Queensland, South Australian and Tasmanian Public Works Committees (or their equivalents) attended the conference.

59. The Committee believes the conferences, held previously in Brisbane and Canberra, provide an excellent forum for legislators to discuss issues and themes materially relevant to the examination of public works proposals. Matters discussed at the conference included the use of project management in the delivery of public works and the social obligations of public infrastructure.

EXEMPTIONS

60. The Public Works Committee Act provides limited scope for works to be exempted from referral to the Committee. The grounds for exemption relate to urgency, national security or by virtue of their repetitive nature. There were no works exempted on the grounds of urgency or national security. A number of works were exempted on the grounds of their repetitive nature in accordance with subsection 18(8A) of the Act which states:

(8A) The Minister for Administrative Services may, by notice published in the *Gazette*, declare a work to be a repetitive work for the purposes of subsection (8) if—

(a) he is satisfied that the work is substantially similar to other works that have been carried out, or are being carried out or are likely to be carried out from time to time by or for the Commonwealth, or by or for an authority of the Commonwealth to which this Act applies; and

(b) the Committee has agreed to the work being so declared.

61. The Committee agreed with the following works being exempted by virtue of their repetitive nature after being briefed on them by officers of the Department of Defence:

- Fitting out of 270 Pitt Street, Sydney
- Fitting out of 655 Bourke Street, Melbourne.

62. Both properties were acquired by the Department of Defence for office accommodation.

AUSTRALIA REMEMBERS

63. As the Committee's work for the year concluded and as the Year of Remembrance was about to begin, it was coincidental that the last report tabled involved the redevelopment of a Defence establishment – HMAS *Watson* – an establishment of exceptional historical significance in the Defence of Australia. The Committee has a long and energetic history which commenced in 1913. The proposed construction of facilities at HMAS *Cerberus* was one of the first Committee reports. Again, it is coincidental that the first report for 1994 involved development of this naval base which has continued to function as an important naval establishment.

64. Other important defence facilities were reported on and improvements or redevelopment were recommended to Parliament - facilities for the testing of ordnance at Port Wakefield, continuation of the significant development of HMAS *Stirling* in Western Australia, defence laboratories at Salisbury, the upgrading of barracks for Army recruits at Kapooka, the continued development of the Royal Military College, Duntroon – which has for more than eight decades produced Army officers, the upgrading of an Army hospital at Enoggera, and a housing development for defence personnel and their families in Sydney.

65. All over Australia, the work of enhancing, redeveloping or reshaping the infrastructure necessary for the defence of Australia continued. The Committee can also reflect on the deeds of past Committees whose reports on defence facilities which were used for the conduct of the Second World War are listed in Appendix C. As well, the Committee has in the past played a major role in attending to the needs of the Returned Servicemen and Servicewomen. Appendix C also lists the many repatriation hospitals which were examined and reported on. There was some justification to be proud

of the achievements of the past and those of the present – the planners, designers and Australian construction industry, whose vision and deeds will provide added testimony to commemorations about the end of the Second World War, as Australia remembers.



The Committee's final report of 1994 dealt with the proposed upgrading of accommodation at HMAS Watson, NSW. Shown above are members of the Committee and Defence personnel inspecting substandard living accommodation. The project was directed at improving accommodation for Naval personnel undergoing training at this historic establishment.

SECRETARIAT

66. At the end of 1994 the Committee Secretariat comprised:

Secretary	Peter Roberts
Assistant Secretaries	Michael Fetter Denise Denahy
Secretarial Support	Mahesh Wijeratne Sue Whalan.

ACKNOWLEDGMENTS

67. During the year a number of individuals and organisations made significant contributions to the Committee's inquiries and the reports tabled in Parliament. They range from senior Public Servants to those individuals who felt compelled to make thoughtful and useful submissions to the Committee about various facets of proposals under consideration. Without thoughtful public comment, the Committee's task would be all the more daunting and difficult.

68. The Committee also records its appreciation to Parliamentary staff and support agencies involved in facilitating various facets of its operations:

- House of Representatives staff - the transport office, duplicating section, Bills and Papers and Table Office
- the Government Printing Office and Australian Government Publishing Service
- the Office of the Minister for Defence
- the Parliamentary Reporting Staff (*Hansard*) and the Sound and Vision Office
- the Parliamentary Library - Legislative Research Service.

69. I should like to thank the Committee members for the support which they have given me during the year. I would also make particular mention of the advice and assistance given to me by the Vice-Chair, Senator Paul Calvert.

70. On behalf of the Committee I wish to express our thanks to the staff of the Secretariat for the friendly and efficient way in which they responded to the many demands members placed on them. The number of reports tabled and the locations at which public hearings were held is testimony of a well organised and highly committed Secretariat. In this regard, the Committee would like to especially express its thanks to the Secretary, Peter Roberts. The Committee thanks the Secretariat and commends the members of it for a job well done.

A handwritten signature in black ink, appearing to read 'Colin Hollis', written in a cursive style.

Colin Hollis MP
Chair

24 August 1995

APPENDIX A

DETAILS OF THE COMMITTEE'S REPORTS PRESENTED DURING 1994

	Page
HMAS <i>Cerberus</i> technical training and other facilities at Western Port, Vic	A-2
Refurbishment of Australian Federal Police College Barton, ACT	A-4
Relocation of the Salisbury Explosive Ordnance testing facilities to Port Wakefield, SA	A-8
Further development of HMAS <i>Stirling</i> , Garden Island, WA	A-10
Construction of an Australian Embassy complex in Hanoi, Socialist Republic of Vietnam	A-13
Upgrade of transonic wind tunnel at DSTO, Fishermens Bend, Vic	A-15
New laboratory complex at DSTO, Salisbury, SA	A-18
Construction of a new chancery at Port Moresby, Papua New Guinea	A-21
Midlife upgrade of Blamey Barracks, Kapooka, NSW	A-23
Stage 2 redevelopment of the Royal Military College, Duntroon, ACT	A-25
Development of 2 Field Hospital at Enoggera, Qld	A-28
Housing development, Bligh Park, NSW	A-30
Upgrading of accommodation at HMAS <i>Watson</i> , NSW	A-32

**HMAS *Cerberus* technical training and other facilities
at Western Port, Vic**

Referred	5 October 1993
Public hearing held	25 January 1994
Report dated	3 March 1994
Report presented	22 March 1994
Motion for expediency passed	11 May 1994
Report number	1/94
Proposed expenditure	\$45.4m (reduced from \$51.5m) at April 1992 prices
Expenditure recommended	\$45.4m
Parliamentary Paper	52/1994

Conclusions and Recommendations

1. A need exists to provide facilities for staff and trainees who will be displaced due to the Government's decision to sell HMAS *Nirimba*.
2. The Committee notes that HMAS *Cerberus* is the RAN's principal training establishment, and agrees that HMAS *Cerberus* is the most suitable location for the consolidation of technical training for the RAN.
3. The Committee agrees that facilities at HMAS *Cerberus* need to be upgraded to allow for the training of apprentices which was formerly undertaken at HMAS *Nirimba*.
4. The Committee believes that the Department of Defence should continue to carry out regular energy audits at its establishments. The Committee recommends that it be advised on the implementation of the recommendations of the energy audit conducted at HMAS *Cerberus*.

Minister's response

A report on the implementation of the energy audit conducted on HMAS *Cerberus* will be forwarded to the Public Works Committee once action has been completed.

5. The Committee recommends that the Department of Defence undertake a review regarding the potential use of waste water at HMAS *Cerberus* with the aim of including it in the current project. The Committee recommends that it be advised of the results of this review and the cost implications for the project.

Minister's response

A review regarding the potential use of waste water on HMAS *Cerberus* has been undertaken, and a copy of the report has been forwarded to the Public Works Committee.

6. The Committee recommends that the Department of Defence forward Section 30 referrals to the Australian Heritage Commission as soon as possible after referral of a project to the Committee.
7. The Committee recommends HMAS *Cerberus* technical training and other facilities at Western Port, Victoria at an estimated cost of \$45.5m at April 1993 prices.

**Refurbishment of Australian Federal Police College
Barton, ACT**

Referred	17 November 1993
Public hearing held	7 February 1994
Report dated	24 March 1994
Report presented	4 May 1994
Motion for expediency passed	11 May 1994
Report number	2/94
Proposed expenditure	\$10.5m at July 1993 prices
Expenditure recommended	\$10.5m
Parliamentary Paper	66/1994

Conclusions and Recommendations

1. There is a need for the Australian Federal Police to have a training College, with living-in accommodation. An examination of options available to meet this need indicates that the existing College at Barton, ACT, could fulfil this role provided it is refurbished.
2. The extent of the refurbishment is necessary due to the age and condition of the College building and a requirement to provide a modern, integrated training establishment offering facilities consistent with contemporary standards and expectations.
3. The standard of accommodation proposed is consistent with a need to cater for the diversity of personnel attending training courses and can be justified on that basis.

4. The conference centre will enable the AFP to cater for conferences involving its own personnel and other agencies and interests and provide a source of income to repay funds made available through the resource agreement with the Department of Finance.
5. The extent of the proposed upgrading of services reflects the requirement to repair and maintain deficiencies in existing systems and to modernise them where necessary.
6. There may be risks, associated with the outcome of the law enforcement review, in proceeding with the proposal immediately.
7. Before proceeding with the proposal it would therefore be prudent to await Government consideration of the law enforcement review and test the impact of any decisions relating to training requirements against the scope of the proposed work.
8. The proposal should proceed if impacts associated with Government decisions relating to the law enforcement review will have no significant bearing on the scope of the proposal.

Minister's response

The Commonwealth law enforcement review, which was considered by Cabinet on 23 March 1994, contained recommendations which will involve an enhanced role for the AFP investigative training. The impacts of the review will have no significant bearing on the scope of the refurbishment proposal, as the training strategy encompassed in the review is consistent with the objectives of the refurbishment proposal: that is, development of an effective and functional training facility to meet Commonwealth law enforcement needs. Current assessment of college needs indicate that the refurbished building will be appropriate in size and amenity for the foreseeable future.

9. The AFP advise the Committee of the results of the follow-up survey of asbestos and extent of any removal cost.

Minister's response

The extent of the asbestos and cost of removal will be advised to the Committee.

10. Whilst the extent of fire safety measures proposed appears to be adequate, the involvement of the ACT Fire Brigade should continue throughout the design and delivery of the completed project.

Minister's response

The ongoing process of consultation and coordination established with the ACT Fire Brigade will be maintained throughout the duration of the project, as will relations with the Australian Council for the Rehabilitation of the Disabled.

11. An energy audit of the College should be carried out 12 months after the completion of the project.
12. The Australian Council for the Rehabilitation of the Disabled should be involved in the detailed design of refurbishment work relative to access and other facilities for the disabled.

Minister's response

See 10 above.

13. There should be no uncertainty or apprehension in the minds of personnel required to undertake courses at the College about child care arrangements which will apply when the refurbished College opens.
14. In the past assistance with child care has been on an individual basis and this, and uncertainties about the availability of short term places at child care centres near the College, may have been a deterrent to some personnel from attending courses at the College.

15. The AFP should continue to monitor carefully the requirements of personnel attending courses at the College from interstate for child care facilities and provide assistance in obtaining places at local centres.
16. The AFP should formalise arrangements with child care centres aimed at providing certainty about the availability of places not only in the holiday season but throughout the year.

Minister's response

Discussions will be held with the Australian Federal Police Association on child care requirements and with centres in the area on the availability of spaces for children of personnel attending courses at the College, with a view to formalising arrangements prior to the College reopening.

17. The Committee recommends the refurbishment of the Australian Federal Police College, Barton, ACT at a cost of \$10.5m at August 1993 prices subject to impacts associated with the law enforcement review having no significant bearing on the scope of the proposal.

Relocation of the Salisbury Explosive Ordnance testing facilities to Port Wakefield, SA

Referred	14 December 1993
Public hearing held	14 February 1994
Report dated	24 March 1994
Report presented	4 May 1994
Motion for expediency passed	11 May 1994
Report number	3/94
Proposed expenditure	\$8.0m
Expenditure recommended	\$8.0m
Parliamentary Paper	67/1994

Conclusions and Recommendations

1. The environmental stress testing of explosive ordnance is essential to ensure the safety of Defence personnel required to transport it and ultimately operate the weapons systems. Environmental stress testing is also essential for the safe storage of all items of ordnance.
2. The effectiveness and efficiency of the Environmental Test Facility at Salisbury are limited due to measures taken to reduce possible risks to Defence personnel working there.
3. The transportation of environmental stressed ordnance from Salisbury through suburban areas of Adelaide and along a national highway to the Proof and Experimental Establishment at Port Wakefield poses risks to the public and to Defence personnel which could be avoided.
4. There is a need for the environmental stress testing of all ordnance to be undertaken at a safer location, preferably in close proximity to a proofing range.

5. Studies of alternative sites available for a new ordnance environmental stress facility indicate that there would be considerable advantages in collocating it with the Defence Proof and Experimental Establishment at Port Wakefield.
6. The extent of the proposed work can be justified on the basis of the specialised functions which need to be carried out by or in the various buildings proposed.
7. The location and size of the proposed site provides adequate clearances and room for expansion. Preliminary engineering investigations have indicated that the site is suitable for constructing the buildings proposed.
8. There will be no significant deleterious environmental impacts from the proposed facility.
9. There will be no additional firing and associated noise from the Proof and Experimental Establishment as a consequence of the relocation of the ordnance environmental stress test facility to Port Wakefield.
10. The provision of a new purpose built facility will provide considerable scope for Defence to undertake additional commercial work without the need for additional staff.
11. In the event of policy changes occurring in the future which may place the responsibility for all or some environmental stress testing of ordnance on Australian manufacturers, need for and use of the proposed facilities will remain.
12. The Committee recommends the construction of facilities associated with the relocation of the Salisbury Explosive Ordnance testing facilities to Port Wakefield, SA at an estimated cost of \$8.0 million.

Further development of HMAS *Stirling*, Garden Island, WA

Referred	23 February 1994
Public hearing held	20 April 1994
Report dated	2 June 1994
Report presented	8 June 1994
Motion for expediency passed	29 June 1994
Report number	4/94
Proposed expenditure	\$40.5m at December 1993 prices
Expenditure recommended	\$40.5m
Parliamentary Paper	99/1994

Conclusions and Recommendations

1. A need exists to continue the development of HMAS *Stirling* to provide a secure base on the western seaboard to support major and minor fleet units home-ported there due to the Government's Two Ocean Navy concept.
2. A need also exists to provide operational support for the *Collins* Class submarines which will be based at HMAS *Stirling*.
3. The Committee commends the Department of Defence on its policy of propagating trees and shrubs native to Garden Island in its nursery at HMAS *Stirling*.
4. The Committee has yet to be convinced that a need exists for a small arms range at HMAS *Stirling*.
5. The Committee recommends that the Department of Defence investigate the possible use of a simulated firing range which could be used in conjunction with Army firing ranges on the mainland.

Minister's response

The Department of Defence will undertake an investigation into the possible use of a simulated firing range in conjunction with live firings on Army ranges in the Perth area. Defence has undertaken to refer this aspect of the proposal back to the Public Works Committee on completion of the study.

6. The Committee recommends that the Department of Defence continue discussions with both the West Australian Fire Brigade and the Commonwealth Fire Board regarding the adequacy of fire protection during all stages of the proposed works.

Minister's response

The Department of Defence will continue to liaise with the Commonwealth Fire Board and state fire authorities in respect of fire protection on projects including the HMAS *Stirling* development at Garden Island.

7. The Committee commends the Department of Defence on action taken to preserve the unique environment of Garden Island.
8. The Committee, however, recommends that the Department of Defence carry out discussions with the National Trust of Australia, WA, concerning cultural heritage issues.

Minister's response

The Department of Defence has also agreed to carry out discussions with the National Trust of Australia, Western Australia and the Department of Aboriginal Sites of Western Australia regarding cultural heritage issues and continuing surveys for Aboriginal relics on Garden Island respectively.

9. The Committee further recommends the appointment of a representative of the non-government environment/conservation groups to the Garden Island Environmental Advisory Committee.

Minister's response

The recommendation that a representative of the non-government environment/conservation groups be appointed to the Garden Island Environmental Authority Committee will be tabled at the next meeting of the Committee.

10. The Committee believes that the Department of Defence is committed to preserving the heritage values of Garden Island.
11. The Committee recommends that the Department of Defence continues to survey for Aboriginal relics in areas intended for development on Garden Island and continue discussions where appropriate with the Department of Aboriginal Sites (WA).

Minister's response

See 9 above.

12. While the Committee recommends the further development of HMAS *Stirling*, Garden Island, WA at an estimated cost of \$40.54 million at December 1993 prices, it has been recommended above that the need for the construction of a small arms range be further investigated.

**Construction of an Australian Embassy complex in
Hanoi, Socialist Republic of Vietnam**

Referred	24 March/12 May 1994
Public hearing held	17 May 1994
Report dated	15 June 1994
Report presented	27 June 1994
Motion for expediency passed	29 June 1994
Report number	5/94
Proposed expenditure	\$23.605m at March 1994 prices
Expenditure recommended	\$23.605m
Parliamentary Paper	116/1994

Conclusions and Recommendations

1. A need exists to construct a new Australian Embassy complex in Hanoi, Socialist Republic of Vietnam to replace existing unsatisfactory working and living accommodation.
2. The Committee agrees that the development should include appropriate recreational and sporting facilities.
3. The Committee agrees that the existing chancery should be converted to staff accommodation.
4. The Committee accepts the advice provided by the Overseas Property Group that the site, when reclaimed, will be suitable for the construction of the Embassy complex.
5. The Committee recommends that the Overseas Property Group undertake a metal detector survey of the site before construction commences as a precaution against the possible presence of unexploded ordnance.

Minister's response

The Overseas Property Group will arrange for this survey to be carried out.

6. The Committee recommends the Overseas Property Group develop a design philosophy for future overseas projects, which will enable a sense of Australian identity to be expressed.

Minister's response

The Overseas Property Group will state its design philosophy at the next Public Works Committee hearing for an overseas project.

7. The Committee recommends that the Overseas Property Group install a solar hot water system in the residential accommodation.

Minister's response

The Overseas Property Group agrees with this recommendation on the basis that the installation will be a showing of Australian technology, even though an economic assessment has not been carried out as yet. However, the Overseas Property Group will carry out an economic assessment of the solar hot water installation and will advise the Public Works Committee accordingly.

8. The Committee recommends that the Overseas Property Group advise it on a quarterly basis during construction, of the cost of the project.

Minister's response

The Overseas Property Group will provide a half-yearly report on the project cost to the Public Works Committee at the same time as a similar report is provided to the Department of Finance.

9. The Committee recommends the construction of an Australian Embassy complex in Hanoi, Socialist Republic of Vietnam at an estimated cost of \$23.606 million at March 1994 prices.

**Upgrade of transonic wind tunnel at DSTO,
Fishermens Bend, Vic**

Referred	29 June 1994
Public hearing held	14 September 1994
Report dated	20 October 1994
Report presented	8 November 1994
Motion for expediency passed	7 December 1994
Report number	6/94
Proposed expenditure	\$12.7m at December 1993 prices
Expenditure recommended	\$12.7m
Parliamentary Paper	411/1994

Conclusions and Recommendations

1. For Australia to continue its self-reliant defence policy it is necessary for capabilities relying on aircraft and related airborne ordnance to be maintained and further developed.
2. To maintain and develop these capabilities it is essential for Australia to have a modern transonic wind tunnel to provide data on aerodynamic loads of aircraft and stores, such as missiles, to permit their more efficient deployment and life extension.
3. DSTO scientists and engineers and support personnel have the skills and expertise necessary to undertake aerodynamic research at international standards.
4. Reliance on testing overseas would compromise local expertise and security.
5. The existing transonic wind tunnel at Fishermens Bend suffers from small test section dimensions and inadequate flow simulation capability.

6. Construction of a new and much larger wind tunnel to replace the existing facility would be expensive.
7. Costs of providing a facility which is adequate for defence requirements would be reduced by the upgrading of the existing transonic wind tunnel at Fishermens Bend with complementary advances in computational fluid dynamics.
8. There is a need for the transonic wind tunnel at Fishermens Bend to be upgraded by enlarging the test section and providing enhanced flow generation systems.
9. Expert advice obtained by DSTO confirmed the feasibility and practicalities of upgrading the transonic wind tunnel at Fishermens Bend.
10. The extent of the upgrading of various components of the wind tunnel has been the subject of extensive studies and consultation by DSTO.
11. DSTO is confident that the enhanced capabilities which the upgraded transonic wind tunnel will achieve are adequate for the longer term.
12. The design and certification of fire protection measures will be undertaken in accordance and consultation with relevant codes and authorities.
13. The proposed upgrading has the support of the Australian aerospace industry and the Australian Division of the Royal Aeronautical Society.
14. There is scope for the upgraded wind tunnel to be made available to the aerospace industry for research on a full cost recovery basis.
15. An independent study of the desirability of deactivating the Salisbury S-1 wind tunnel should be carried out under the auspices of the Australian Science and Technology Council. Membership of the study panel should include experts in the fields of aerodynamics, engineering and financial analysis.

Minister's response

Defence Science and Technology Organisation is addressing this issue and will undertake the recommended action with consultation as appropriate with the Public Works Committee.

16. The Committee recommends the upgrading of the transonic wind tunnel at the Defence Science and Technology Organisation's Aeronautical and Maritime Research Laboratory, Fishermens Bend, at a Limit of Cost estimate of \$12.7 million at December 1993 prices.

New laboratory complex at DSTO, Salisbury, SA

Referred	29 June 1994
Public hearing held	13 September 1994
Report dated	17 November 1994
Report presented	5 December 1994
Motion for expediency passed	7 December 1994
Report number	7/94
Proposed expenditure	\$50.714m (out turn)
Expenditure recommended	\$50.714m
Parliamentary Paper	426/1994

Conclusions

1. The Defence Science and Technology Organisation's facilities at Salisbury, which include the Electronics and Surveillance Research Laboratory, represent a substantial investment by the Commonwealth and occupy a much larger than necessary site.
2. A process of rationalisation is underway which will concentrate activities into a 280 ha site with the potential to release up to 700 ha.
3. There is a need for the provision of a new office and scientific laboratory complex.
4. Whilst the cost of consolidating staff and research activities into a combination of a smaller new building and the refurbishment of existing buildings would be marginally cheaper than the proposed larger new laboratory complex, it would incur operational penalties associated with the dispersed nature of structures and higher recurrent expenditure.

5. The revised design represents a major departure from the design originally submitted to the Committee by the Department of Defence.
6. Whilst the Committee agrees that the revised design is an improvement, the circumstances surrounding the development of the schematic design lacked rigorous analysis necessary for the specialised functions and activities to be carried out.
7. The cost of the proposed building will provide special provisions the need for which is based on functional grounds, and can be justified on that basis.
8. The Defence Science and Technology Organisation does not believe the forthcoming Defence White Paper will change the direction in which the organisation is proceeding nor the need for the laboratory complex.

Recommendations

1. The Department of Defence should continue the process of consultation with the South Australian Government, local councils and relevant authorities concerning planning matters arising from the Northern Adelaide Defence landuse study.
2. The Department of Defence should consult with staff associations regarding the revised design and report to the Committee about these consultations.
3. The Department of Defence should review procedures for the testing of schematic designs against user requirements to minimise changes.
4. Concurrent with the further development of the proposal, the Department of Defence should undertake or commission a study of the impact on staff efficiency and productivity of open planning and other forms of office accommodation.
5. Costs associated with contingencies and escalation should be reduced.

6. A formal framework for consultation between Commonwealth, State and public organisations involved in heritage matters should be established which will enable heritage implications of the proposed development and the wider site to be addressed in a timely manner.
7. Any requirements designed to ensure the heritage integrity of the site should recognise the need for the Department of Defence to operate in an efficient and effective manner as required by the Government.
8. When remediation of soil contamination proceeds, the Department of Defence should provide the Committee with regular reports about the extent of the remediation work and the costs associated with it.
9. Whilst recommending that the Department of Defence undertake a broader study on the effects of open plan offices on productivity, the Committee believes the project should not be held up pending the outcome of the study and therefore recommends that the proposed construction of a new laboratory complex at the Defence Science and Technology Organisation, Salisbury, should proceed at an estimated out-turn cost of \$50.714 million.

Minister's response

The Department of Defence agrees to all the above recommendations and will institute measures to conform and, where appropriate, report back to the Committee.

**Construction of a new chancery at Port Moresby,
Papua New Guinea**

Referred	29 June 1994
Public hearing held	26 August 1994
Report dated	20 October 1994
Report presented	8 November 1994
Motion for expediency passed	16 November 1994
Report number	8/94
Proposed expenditure	\$22.26m at February 1994 prices
Expenditure recommended	\$22.26m
Parliamentary Paper	412/1994

Conclusions and Recommendations

1. The Committee again draws attention to the continuing difficulty it faces in assessing overseas projects, as under current legislation it is unable to meet outside Australia or its external territories. Until this legislation is amended to enable site inspections to be carried out overseas, the Committee continues to reluctantly give approval for construction of projects which, in its view, it has been unable to properly assess.
2. The structure of the present Chancery does not conform to the current design codes for seismic performance. The building requires major refurbishment, does not meet the latest security requirements and was not planned to cater for the present staffing levels and functions of the High Commission.
3. A need therefore exists to provide a new Chancery in Port Moresby which will provide a safe working environment.
4. The site is a suitable location for the construction of a new Chancery for the Australian High Commission in Port Moresby.

5. The Committee recommends that the Commonwealth Fire Board and the Committee be kept informed of the results of the risk analysis/cost benefit study of fire protection to be carried out in the new Chancery.

Minister's response

The Overseas Property Group will advise the Commonwealth Fire Board and the Committee of the outcome.

6. The Committee recommends that the Overseas Property Group advise it of the results of the survey into past uses of the site as well as the results of the munitions search.

Minister's response

The Overseas Property Group will advise the Committee of the results of both the survey and the search.

7. The Committee commends the Overseas Property Group on its willingness to consult with the Community and Public Sector Union in its planning process for this proposal.
8. The Committee recommends that the Overseas Property Group continues consultations with the Community and Public Sector Union during the construction phase of the project.

Minister's response

The Overseas Property Group will continually consult the Community and Public Sector Union during the layouts for the office and during the construction phase of the project.

9. Taking into account reservations expressed in Recommendation 1, the Committee recommends the construction of a new Chancery at Port Moresby, Papua New Guinea at an estimated cost of \$22.26 million a February 1994 prices.

Midlife upgrade of Blamey Barracks, Kapooka, NSW

Referred	29 June 1994
Public hearing held	23 September 1994
Report dated	7 November 1994
Report presented	10 November 1994
Motion for expediency passed	7 December 1994
Report number	9/94
Proposed expenditure	\$21.5m
Expenditure recommended	\$21.5m
Parliamentary Paper	356/1994

Conclusions and Recommendations

1. Present working and living conditions at Blamey Barracks are below standard, with the Rank and File and Recruit kitchen not meeting building codes for occupational health and safety requirements.
2. Most of the buildings at Kapooka were constructed in the 1950s and 1960s and are now in need of refurbishment.
3. A need exists to provide suitable working and living conditions for recruits and staff stationed at Blamey Barracks, Kapooka.
4. The Committee compliments the Department of Defence on reticulated treated effluent from sewage treatment facilities being used to irrigate the landscaped areas at Kapooka.
5. The Committee recommends the Department of Defence continues to investigate the possibility of installing water saving devices where appropriate at Blamey Barracks, Kapooka.

Minister's response

This has been noted by Defence, and water saving devices will be considered for each element of the project during the detailed design phase.

6. The Committee commends the Department of Defence on its willingness to liaise with members of the building industry concerning the proposed works at Kapooka.
7. The Committee recommends that the Department of Defence continues discussions with the building industry in Wagga Wagga and proceeds with its intention of conducting a seminar for the building industry to discuss forms of contract and tendering processes.

Minister's response

The Department of Defence is complying with this recommendation.

8. The Committee recommends the midlife upgrade of Blamey Barracks, Kapooka, NSW at an estimated cost of \$21.5 million.

**Stage 2 redevelopment of the Royal Military College,
Duntroon, ACT**

Referred	29 June 1994
Public hearing held	14 October 1994
Report dated	7 November 1994
Report presented	10 November 1994
Motion for expediency passed	7 December 1994
Report number	10/94
Proposed expenditure	\$28.7m (out turn)
Expenditure recommended	\$28.7m
Parliamentary Paper	365/1994

Conclusions and Recommendations

1. The logistics complex at Duntroon is housed in inadequate and deficient accommodation which is dysfunctional. Noise from motor transport activities intrudes on adjacent accommodation blocks. There is a need to replace the complex.
2. The Duntroon medical centre suffers from overcrowding and does not have the capacity to meet demands for inpatient and physiotherapy care. The building should be extended to provide the scale and scope of care intended in the original design.
3. The RMC headquarters is housed in a building more suited for teaching and instruction. If vacated by the headquarters, space could be made available to the Corps of Staff Cadets, which is housed in accommodation which needs to be refurbished to make it more functional. The Administrative Support Wing should be located with the RMC headquarters for functional reasons. A new RMC headquarters building would enable a much needed rationalisation of teaching and administrative facilities to occur.

4. There is a need to provide living-in accommodation at RMC for officers at scales and standards commensurate with entitlements. The dining room of the Mess needs to be extended to increase its capacity to a level in keeping with requirements.
5. Existing playing fields at RMC are deficient and require resurfacing and drainage and irrigation to be rectified. There is a need for changing facilities to be provided in the playing fields area.
6. If the duplication of Morshead Drive proceeds, there will be a requirement for a new entrance to RMC at a location consistent with the Master Plan.
7. The scope of the proposed logistics complex, whilst extensive, can be justified on the basis of the storage, transport and ground maintenance activities required to support the College.
8. The proposed extensions to the medical centre are required and should result in improved functionality.
9. The location and design of the proposed new headquarters building are consistent with the Master Plan and should be compatible with adjacent buildings.
10. The Department of Defence and the ACT Government should discuss coordination of road construction with a view to the work being undertaken concurrently as soon as possible.

Minister's response

The Department of Defence has commenced detailed discussions with ACT Capital Works on the staging of the Morshead Drive roadworks and the new entrance to RMC. Several options are being considered to allow concurrent activity to occur on these two similar projects.

11. The pilot study of the use of grey water for watering should be monitored carefully and, if no salinity problems emerge, should be extended to encompass all playing fields at RMC and ADFA as well as other Defence establishments where practical.

Minister's response

An initial assessment of the results from the monitoring program is currently being undertaken. A decision on increasing the use of grey water at RMC will depend upon the results of this process.

12. The Committee recommends the construction of the stage 2 redevelopment of the Royal Military College Duntroon at an estimated outturn cost of \$28.7 million.

Development of 2 Field Hospital at Enoggera, Qld

Referred	29 June 1994
Public hearing held	6 October 1994
Report dated	8 November 1994
Report presented	15 November 1994 (House of Representatives), 16 November 1994 (Senate)
Motion for expediency passed	7 December 1994
Report number	11/94
Proposed expenditure	\$29.2m
Expenditure recommended	\$29.2m
Parliamentary Paper	414/1994

Conclusions and Recommendations

1. The Committee commends the dedication of the staff of the 1st Military Hospital, Yeronga and 2nd Field Hospital, Kelvin Grove who are presently working in old timber, metal and asbestos clad buildings which provide inadequate working conditions and lead to operational inefficiencies.
2. These substantial facilities should be replaced with a modern hospital capable of providing medical and dental services for personnel of the Australian Defence Forces.
3. Construction of new facilities at Gallipoli Barracks, Enoggera is the preferred option for the 2nd Field Hospital.
4. The proposed site at Gallipoli Barracks, Enoggera, will allow the 2nd Field Hospital to be in close proximity to the units which it will support as well as being in a location convenient for visiting civilian medical specialists.

5. The Committee recommends the Department of Defence continues discussions with ACROD Access and Mobility Committee concerning access provisions at the 2nd Field Hospital.

Minister's response

The Department of Defence agrees and will comply with this recommendation.

6. The Committee recommends the development of 2nd Field Hospital at Enoggera, Qld at an estimated cost of \$29.2 million.

Housing development, Bligh Park, NSW

Referred	29 June 1994
Public hearing held	30 September 1994
Report dated	8 November 1994
Report presented	15 November 1994 (House of Representatives), 16 November 1994 (Senate)
Motion for expediency passed	7 December 1994
Report number	12/94
Proposed expenditure	\$8.5m
Expenditure recommended	\$8.5m
Parliamentary Paper	415/1994

Conclusions and Recommendations

1. A need exists to provide suitable accommodation for Defence personnel who are presently living in substandard accommodation at Hobartville.
2. Precinct 29, Bligh Park Estate, is well located for housing for Service families because of its proximity to RAAF Base Richmond and existing and proposed schools, shopping and recreational facilities.
3. The Precinct 29, Bligh Park Estate proposal will provide Defence personnel and their families with good quality housing and services consistent with community standards.
4. The Bligh Park Estate is a well established area with community facilities having been established over the past 10 years.
5. The Committee recommends that the Defence Housing Authority continue to encourage the planting of native trees and shrubs on its housing developments.

Minister's response

The Defence Housing Authority agrees and undertakes to comply with the recommendations of the Committee.

6. The Committee recommends the construction of a housing development at Bligh Park NSW at an estimated cost of \$8.5 million.

Upgrading of accommodation at HMAS *Watson*, NSW

Referred	29 June 1994
Public hearing held	29 September 1994
Report dated	7 November 1994
Report presented	17 November 1994
Motion for expediency passed	7 December 1994
Report number	13/94
Proposed expenditure	\$18.81m (out turn)
Expenditure recommended	\$18.81m
Parliamentary Paper	419/1994

Conclusions and Recommendations

1. There is a requirement for naval personnel undergoing training at establishments such as HMAS *Watson* to live on-base.
2. There is a general shortage of on-base accommodation for naval personnel in the Sydney area.
3. If HMAS *Watson* is to remain as a major training establishment for the Navy, the standard of accommodation available for personnel must be improved, and shortfalls in the amount of accommodation available must be rectified.
4. The standard of existing junior and senior sailors' eating and recreation areas falls well below community expectations and the areas should be upgraded or replaced with a modern facility.
5. Some investment in training facilities has been made at HMAS *Watson* in recent years, but a number of other essential training facilities are spread out, lack adequate space and should be upgraded or replaced to enable HMAS *Watson* to continue its role as a major

naval training establishment. There is a need to upgrade physical fitness facilities which are well below standards.

6. While the administration building is structurally sound, it has an unsatisfactory internal layout which could be rectified by refurbishment. There is inadequate provision of parking and vehicle maintenance facilities available for the motor transport section. The location of the helipad requires helicopters to overfly residential areas and this could be avoided by relocating it to a site more remote from private residential development.
7. Defence should press the NSW National Parks and Wildlife Service to accept the Defence offer to assist with the restoration of bushland in areas near the Sydney Harbour National Park boundary, which is currently in a poor state, adjacent to *HMAS Watson*.
8. A consultative committee should be established to provide a forum for the exchange of views on planning and management matters affecting *HMAS Watson* and the local community.
9. The consultative committee should be constituted under the chairmanship of Defence and its membership should include representatives of the following organisations:
 - National Parks and Wildlife Service (NSW)
 - The National Trust (NSW)
 - Woollahra Council
 - Sydney Harbour and Foreshores Committee
 - Vaucluse Progress Association
 - Woollahra History and Heritage Society
 - Watsons Bay Society.
10. The roofline and mass of the proposed senior sailors' accommodation should not exceed that of the facility which it will replace.

11. The distance of the proposed junior officers' accommodation block from the Sydney Harbour National Park boundary should be increased to allow for substantial screen plantings.
12. The physical fitness facility, to be constructed on the site of Asset 43, should have a roof height of 7.6 metres rather than the 6 metre height of the existing structure on the site. Defence should investigate the practicalities of partial excavation of the site to reduce the visual impact of the physical fitness facility, the swimming pool and change rooms.
13. The need for the proposed carpark has been demonstrated but Defence should continue to encourage all personnel at HMAS *Watson* to maximise the use of public transport whenever possible.
14. The Australian Heritage Commission should be involved in the evaluation of the detailed design of accommodation for four senior officers on the site formerly occupied by the Stepped Cottages.
15. The relocation of the helipad will be beneficial to local residents.
16. The overall scope of the upgrading of HMAS *Watson* will be adequate to cater for future requirements. To the extent possible, Defence does not believe it will be necessary to undertake further development work at HMAS *Watson* for some time.
17. The Committee is not persuaded by the arguments advanced in favour of extending the Bicentennial Coastal Walkway along the cliff face through HMAS *Watson* and recommends investigation of an alternative route which would take the track away from the cliff face.

Minister's response

...the Committee has made a number of recommendations regarding restoration of bushland in areas near the Sydney Harbour National park boundary, investigation of an alternative route for the Bicentennial coastal walkway, and to address the concerns of local residents about master planning and management of the base and possible visual intrusiveness of a number of buildings.

The Department of Defence agrees with the Committee's recommendations and all will be implemented.

18. The Committee recommends the upgrading of accommodation at HMAS *Watson*, NSW, at an estimated outturn cost of \$18.81 million.

APPENDIX B

MEETINGS OF THE COMMITTEE - 1994

(* Denotes Sectional (sub) Committees)

<i>Date</i>	<i>Location</i>	<i>Purpose</i>
24 January	Bandiana (Vic)/ Bonegilla (NSW)	Inspection
25 January	HMAS Cerberus, Vic	Inspection
25 January	HMAS Cerberus, Vic	Public hearing
3 February	Canberra	Private meeting
7 February	Canberra	Inspection
7 February	Canberra	Public hearing
10 February	Canberra	Private meeting
16 February	Salisbury/Port Wakefield, SA	Inspections
17 February	Gawler, SA	Public hearing
17 February	Gawler, SA	Private meeting
24 February	Canberra	Private meeting
3 March	Canberra	Private meeting
24 March	Canberra	Private meeting
12 April	Sydney	Inspections
13 April	Melbourne	Inspections
20 April	HMAS Stirling, WA	Private meeting*
20 April	HMAS Stirling, WA	Inspection*
20 April	HMAS Stirling, WA	Public hearing
21 April	Perth	Inspection*
28 April	Moorebank/Casula/ Holsworthy, NSW	Inspections*
29 April	Singleton/Myambat, NSW	Inspections*
5 May	Canberra	Private meeting
12 May	Canberra	Private meeting
17 May	Canberra	Briefing
17 May	Canberra	Public hearing
2 June	Canberra	Private meeting
6 June	Canberra	Private meeting
9 June	Canberra	Private meeting
14 June	Melbourne	Inspection
14 June	Melbourne	Public hearing
14 June	Melbourne	Private meeting
15 June	Melbourne	Private meeting
15 June	Melbourne	Public hearing
15 June	Melbourne	Inspection

28 June	Canberra	Private meeting
30 June	Canberra	Private meeting
15 August	Darwin	Inspection*
16 August	Darwin/Derby, WA	Briefings and Inspections*
17 August	Derby (WA)/Katherine (NT)	Briefings and Inspections*
18 August	Darwin	Briefings and Inspections*
25 August	Canberra	Private meeting
26 August	Canberra	Briefing*
26 August	Canberra	Public hearing*
30 August	Canberra	Private meeting
1 September	Canberra	Private meeting
13 September	Salisbury	Inspection
13 September	Salisbury	Public hearing*
14 September	Fishermens Bend, Vic	Inspection*
14 September	Fishermens Bend, Vic	Public hearing*
22 September	Canberra	Private meeting
23 September	Kapooka, NSW	Inspection*
23 September	Kapooka, NSW	Public hearing*
29 September	Sydney	Inspection
29 September	Sydney	Public hearing
30 September	Sydney	Inspection*
30 September	Sydney	Public hearing*
5 October	Enoggera, Qld	Inspection*
6 October	Enoggera, Qld	Public hearing*
6 October	Enoggera, Qld	Private meeting*
13 October	Canberra	Private meeting
14 October	Canberra	Inspection
14 October	Canberra	Public hearing
14 October	Canberra	Private meeting
20 October	Canberra	Private meeting
2 November	Canberra	Briefing*
3 November	Melbourne	Public hearing
7 November	Canberra	Private meeting
8 November	Canberra	Private meeting
10 November	Canberra	Private meeting
17 November	Canberra	Private meeting
8 December	Canberra	Private meeting
12 December	Canberra	Inspection
12 December	Canberra	Public hearing

12 December
13 December
15 December
16 December

Canberra
Canberra
Werribee, Vic
Werribee, Vic

Inspection
Public hearing
Inspection*
Public
hearing*

APPENDIX C

MAJOR CONSTRUCTION PROJECTS, EXAMINED AND REPORTED ON BY THE COMMITTEE, WHICH PROVIDED SUPPORT TO THE AUSTRALIAN WAR EFFORT AND MEDICAL SERVICES TO RETURNED SERVICE PERSONNEL

Erection of Buildings at Flinders Naval Base (4 May 1915)
(PP 119/1914-17)

Sewerage Scheme for Flinders Naval Base (13 May 1915)
(PP 155/1914-17)

Increase of Output, Small Arms Factory, Lithgow (27 May 1915)
(PP 130/1914-17)

Increase of Plant, Small Arms Factory, Lithgow (17 June 1915)
(PP 150/1914-17)

Extension of Buildings, Plant, etc., Small Arms Factory, Lithgow (6 July 1915) (PP 179/1914-17)

Site for a Small Arms Factory at Canberra (16 September 1915)

Barracks, Quarters, Gun Park, etc., for Royal Australian Field Artillery, Enoggera, Queensland (14 October 1915) (PP 223/1914-17)

Additional Office Accommodation at Victoria Barracks, Melbourne (28 October 1915) (PP 242/1914-17)

Water Supply Scheme for Flinders Naval Base (21 August 1916)
(PP 311/1914-17)

Site for a Commonwealth Arsenal within the Federal Territory

Erection of Power House and Workshops, etc, for Flinders Naval Base (16 March 1917) (PP 383/1914-17)

Erection of Workshops, Hospital, etc., for Flinders Naval Base (8 March 1918) (PP 56/1917-19)

Breakwaters, Excavations, Quaywalls, etc., for Henderson Naval Base (1 May 1918) (PP 78/1917-19)

Scheme for Housing Commonwealth Workmen at Lithgow, New South Wales (1 August 1918) (PP 98/1917-19)

Arsenal Railway (Tuggeranong) (29 October 1918) (PP 112/1917-19)

Erection of Ordnance Store at Leichhardt, New South Wales (26 June 1919) (PP 148/1917-19)

Erection of Mobilization and Vehicle Stores at Seymour, Victoria (9 June 1920) (PP 32/1920-21)

Erection of Mobilization and Vehicle Stores at Midland Junction, Western Australia (24 August 1920) (PP 59/1920-21)

Erection of Ordnance and other Defence Buildings at Kelvin Grove, Brisbane, Queensland (16 May 1921) (PP 118/1920-21)

Acquisition of Lands for the proposed Anzac Memorial Square, Brisbane, Queensland (7 July 1921) (PP 126/1920-21)

Provision of Additional Quarters at Point Cook, Victoria, for Staff of the Royal Australian Air Force (10 October 1922) (PP 70/1922)

Erection of Additional Block to the Seamen's Barracks at Flinders Naval Depot (25 March 1924) (PP 69/1923-24)

Establishment of Aircraft Depot, with accessory services, at Laverton, Victoria (27 May 1924) (PP 81/1923-24)

Establishment of Royal Australian Air Force Station (No. 2), at Richmond, New South Wales (30 March 1925) (PP 16/1925)

Construction of Boys Naval Training Establishment at Geelong, Victoria (22 September 1925) (PP 68/1925)

Construction of New Wharf at Garden Island Naval Establishment, New South Wales (29 June 1926) (PP 55/1926-28)

Selection of Site and Construction of Wharf at Rabaul, Territory of New Guinea (19 February 1927) (PP 86/1926-28)

1931-37 No reports were tabled during this period due to financial stringencies.

Newnes and Baerami Shale Oil Proposals (10 June 1943) (PP 99/1940-43)

Baerami Shale Oil Proposal (24 January 1945) (PP 7/1945-46)

Erection of Repatriation Administrative Offices, Perth (18 September 1947) (PP 49/1946-48)

Erection of Tubercular Block and Additions to Sisters Quarters, Lady Davidson Home, Turramurra, New South Wales (3 September 1948) (PP 21/1948-49)

Erection of Multi-Story Block and Associated Buildings at the Macleod Repatriation Tubercular Sanatorium, Melbourne (9 June 1949) (PP 45/1948-49)

Extensions to Repatriation General Hospital, Hobart, Tasmania (1 October 1958) (PP 51/1958)

New Kitchen at Repatriation General Hospital, Heidelberg, Victoria (13 September 1966) (PP 322/1964-66)

Extensions to Repatriation General Hospital, Concord, New South Wales (14 September 1966) (PP 323/1964-66)

Additional Facilities at Repatriation General Hospital, Springbank, South Australia (14 September 1966) (PP 324/1964-66)

Rebuilding of Melville Rehabilitation Centre, Western Australia (14 February 1968) (PP 5/1968)

Construction of Paramedical Building and Occupational Therapy Day Centre, Hollywood Repatriation General Hospital, Western Australia (14 November 1968) (PP 185/1968)

Construction of a Rehabilitation Centre, Glen Waverley, Victoria (PP 69/1969)

Construction of new Pathology Block and Associated Works at Repatriation General Hospital, Heidelberg, Victoria (PP 93/1969)

Construction of a Ward and Paramedical Building at Repatriation General Hospital, Hobart, Tasmania (PP 38/1972)

Construction of a Rehabilitation Centre at Camperdown, New South Wales (PP 248/1972)

Construction of Patients and Staff Accommodation at Kingshome Rehabilitation Centre, Taringa, Queensland (PP 247/1972)

Construction of an Outpatients Clinic at Repatriation General Hospital, Greenslopes, Queensland (PP 246/1972)

Construction of a Multi-Storey Ward Block at Repatriation General Hospital, Greenslopes, Queensland (PP 299/1975)

Replacement of Operating Theatres and Surgical Wards at the Repatriation General Hospital, Hollywood, Western Australia (PP 152/1980)

Replacement of Operating Theatres and Refurbishment of Surgical Wards at the Repatriation General Hospital, Daw Park, South Australia (PP 247/1982)

Redevelopment of Surgical and Support Facilities at the Repatriation General Hospital, Greenslopes, Queensland (PP 75/1984)

Redevelopment of Surgical and Diagnostic Facilities at Repatriation General Hospital, Concord, New South Wales (PP 76/1984)

Construction of new Ward Block and Outpatients Department, Repatriation General Hospital, Heidelberg, Vic (PP 363/1985)