

PROJECT NUMBER: *[INSERT PROJECT NUMBER]*

PROJECT NAME: *[INSERT PROJECT NAME AND DESCRIPTION OF WORKS, AS APPLICABLE]*

MANAGING CONTRACTOR CONTRACT

*[Last amended: 22 November 2024 - PLEASE REMOVE PRIOR TO publication of TENDER documents]*

***[NOTE: FOR DEFENCE PROCUREMENTS, THESE CONDITIONS OF CONTRACT INCLUDING THE SPECIAL CONDITIONS MUST NOT BE AMENDED WITHOUT THE PRIOR ENDORSEMENT OF THE DELEGATE WHO MAY BE CONTACTED BY EMAIL AT cfi.qualityandcompliance@defence.gov.au]***

Table of Contents

[FORMAL AGREEMENT 7](#_Toc183157590)

[CONDITIONS OF CONTRACT 9](#_Toc183157591)

[1. GLOSSARY OF TERMS, INTERPRETATION AND MISCELLANEOUS 9](#_Toc183157592)

[1.1 Glossary of Terms 9](#_Toc183157593)

[1.2 Interpretation 45](#_Toc183157594)

[1.3 Miscellaneous 47](#_Toc183157595)

[2. NATURE OF CONTRACT 49](#_Toc183157596)

[2.1 Agreement 49](#_Toc183157597)

[2.2 Contractor's Primary Obligations 49](#_Toc183157598)

[2.3 Contractor's Warranties 49](#_Toc183157599)

[2.4 Contractor's Work (Planning) 50](#_Toc183157600)

[3. PERSONNEL 52](#_Toc183157601)

[3.1 Contract Administrator 52](#_Toc183157602)

[3.2 Replacement of Contract Administrator 52](#_Toc183157603)

[3.3 Parties' Conduct 52](#_Toc183157604)

[3.4 Contract Administrator's Representative 52](#_Toc183157605)

[3.5 Contractor's Representative 52](#_Toc183157606)

[3.6 Key People for the Contractor's Activities 52](#_Toc183157607)

[3.7 Removal of Persons 53](#_Toc183157608)

[3.8 Industrial Relations 53](#_Toc183157609)

[3.9 Monthly Meeting 53](#_Toc183157610)

[3.10 Contractor's Monthly Report 54](#_Toc183157611)

[4. SECURITY 56](#_Toc183157612)

[4.1 Form 56](#_Toc183157613)

[4.2 Release of Security 56](#_Toc183157614)

[4.3 Interest 56](#_Toc183157615)

[4.4 Deed of Guarantee and Undertaking 57](#_Toc183157616)

[5. RISKS AND INSURANCE 58](#_Toc183157617)

[5.1 Risk of Works 58](#_Toc183157618)

[5.2 Other Risks 58](#_Toc183157619)

[5.3 Reinstatement 58](#_Toc183157620)

[5.4 Contractor Insurance Obligations 59](#_Toc183157621)

[5.5 Failure to Insure 61](#_Toc183157622)

[5.6 Period of Insurance 61](#_Toc183157623)

[5.7 Notice of Potential Claim 62](#_Toc183157624)

[5.8 Procedure upon Loss or Damage 63](#_Toc183157625)

[5.9 Cross Liability 63](#_Toc183157626)

[5.10 Insurances Secondary 64](#_Toc183157627)

[5.11 Exclusion of Consequential Loss and Limitation on Liability 64](#_Toc183157628)

[6. PLANNING AND DESIGN 66](#_Toc183157629)

[6.1 Planning Phase Design Documentation 66](#_Toc183157630)

[6.2 Cost Planning 67](#_Toc183157631)

[6.3 Planning Phase Program 69](#_Toc183157632)

[6.4 Delivery Phase Program 70](#_Toc183157633)

[6.5 Other Planning Phase Obligations 72](#_Toc183157634)

[6.6 Delivery Phase Agreement and Approval 73](#_Toc183157635)

[6.7 Failure to Achieve Delivery Phase Agreement or Approval 76](#_Toc183157636)

[6.8 Delivery Phase Design Documentation 76](#_Toc183157637)

[6.9 No Obligation to Review 77](#_Toc183157638)

[6.10 Copies of Design Documentation 77](#_Toc183157639)

[6.11 Fitness for Purpose 77](#_Toc183157640)

[6.12 Availability 78](#_Toc183157641)

[6.13 Licence over Project Documents 78](#_Toc183157642)

[6.14 Intellectual Property Warranties 78](#_Toc183157643)

[6.15 Intellectual Property Rights 79](#_Toc183157644)

[6.16 Resolution of Ambiguities 79](#_Toc183157645)

[6.17 Access to Premises and Project Documents 79](#_Toc183157646)

[6.18 Cost Control 80](#_Toc183157647)

[6.19 Commonwealth's Novated Design Consultants 81](#_Toc183157648)

[6.20 Warranties Unaffected 81](#_Toc183157649)

[6.21 Design Certification 81](#_Toc183157650)

[6.22 Samples 82](#_Toc183157651)

[7. SITE 84](#_Toc183157652)

[7.1 Contractor to Inform Itself 84](#_Toc183157653)

[7.2 Site and Other Information 84](#_Toc183157654)

[7.3 Site Access 84](#_Toc183157655)

[7.4 Contractor's Obligation to Provide Access 85](#_Toc183157656)

[7.5 Non-Reliance 85](#_Toc183157657)

[8. REIMBURSABLE WORK 87](#_Toc183157658)

[8.1 Restrictions on Reimbursable Work 87](#_Toc183157659)

[8.2 Subcontract Proposal 87](#_Toc183157660)

[8.3 Subcontract Tender Documentation 88](#_Toc183157661)

[8.4 Tendering 88](#_Toc183157662)

[8.5 Consideration of Tenders 88](#_Toc183157663)

[8.6 Post Tender Negotiations 89](#_Toc183157664)

[8.7 Subcontracts 89](#_Toc183157665)

[8.8 Procedure on Disapproval 90](#_Toc183157666)

[8.9 Collateral Warranties 90](#_Toc183157667)

[8.10 Co-ordination of Subcontractors 90](#_Toc183157668)

[8.11 Work under Approved Subcontract Agreements not to be Varied 91](#_Toc183157669)

[8.12 Subcontractor's Compliance with Statutory Requirements 91](#_Toc183157670)

[8.13 Responsibility for Subcontractors 91](#_Toc183157671)

[8.14 Subcontractor Insolvency 92](#_Toc183157672)

[8.15 Reimbursable Work by Contractor or Related Body Corporate 92](#_Toc183157673)

[8.16 Tendering Ethics 92](#_Toc183157674)

[8.17 Description of Works 93](#_Toc183157675)

[8.18 Statutory Requirements 93](#_Toc183157676)

[8.19 Change in Statutory Requirements or Variance with Contract 93](#_Toc183157677)

[8.20 Co-operation with Other Contractors 94](#_Toc183157678)

[8.21 Setting Out 94](#_Toc183157679)

[8.22 Survey 94](#_Toc183157680)

[8.23 Work Health and Safety 94](#_Toc183157681)

[8.24 Plant, Equipment and Work 98](#_Toc183157682)

[8.25 Cleaning Up 98](#_Toc183157683)

[8.26 The Environment 99](#_Toc183157684)

[8.27 Urgent Protection 99](#_Toc183157685)

[8.28 Valuable, Archaeological or Special Interest Items 99](#_Toc183157686)

[8.29 The Commonwealth May Act 100](#_Toc183157687)

[8.30 Access Hours 100](#_Toc183157688)

[8.31 Salvaged Materials 100](#_Toc183157689)

[8.32 Contract Administrator's Office 100](#_Toc183157690)

[8.33 Project Signboards 101](#_Toc183157691)

[8.34 Measurements and Dimensions 101](#_Toc183157692)

[8.35 Pandemic Adjustment Event 102](#_Toc183157693)

[9. QUALITY 104](#_Toc183157694)

[9.1 Workmanship, Materials and Other Requirements 104](#_Toc183157695)

[9.2 Project Plans 104](#_Toc183157696)

[9.3 Contract Administrator's Right to Inspect 106](#_Toc183157697)

[9.4 Inspections and Tests 106](#_Toc183157698)

[9.5 Costs of Inspections and Tests 106](#_Toc183157699)

[9.6 Defects 107](#_Toc183157700)

[9.7 Correction of Defect or Variation 107](#_Toc183157701)

[9.8 Claim for Correction of Defect 107](#_Toc183157702)

[9.9 Claim for Variation 107](#_Toc183157703)

[9.10 Acceptance of Work 108](#_Toc183157704)

[9.11 Extension of Defects Liability Period 108](#_Toc183157705)

[9.12 Common Law Rights not Affected 108](#_Toc183157706)

[9.13 HOTO Process 108](#_Toc183157707)

[9.14 Defects Records and Reports 109](#_Toc183157708)

[9.15 Quality Assurance 109](#_Toc183157709)

[10. TIME 111](#_Toc183157710)

[10.1 Delivery Phase Progress and Time for Completion 111](#_Toc183157711)

[10.2 Updating the Delivery Phase Program during the Delivery Phase 111](#_Toc183157712)

[10.3 Contractor Not Relieved 111](#_Toc183157713)

[10.4 Delays, including Delays Entitling Claim for Adjustment of Contractor's Work Fee (Delivery) 111](#_Toc183157714)

[10.5 Claim for Adjustment of Contractor's Work Fee (Delivery) 112](#_Toc183157715)

[10.6 Conditions Precedent to Adjustment 112](#_Toc183157716)

[10.7 Adjustment to the Contractor's Work Fee (Delivery) 112](#_Toc183157717)

[10.8 Suspension 113](#_Toc183157718)

[10.9 Extension of Time in Approved Subcontract Agreements 114](#_Toc183157719)

[11. VARIATIONS 115](#_Toc183157720)

[11.1 Variation Price Request 115](#_Toc183157721)

[11.2 Variation Order 115](#_Toc183157722)

[11.3 Valuation of Variation 116](#_Toc183157723)

[11.4 Variations Generally 117](#_Toc183157724)

[11.5 Omissions 117](#_Toc183157725)

[11.6 Contractor Variation Request 117](#_Toc183157726)

[11.7 Contract Administrator's Determination 117](#_Toc183157727)

[11.8 Contractor Variation Request Approved by Contract Administrator 118](#_Toc183157728)

[11.9 Allowances in Contractor's Work Fee (Planning) 118](#_Toc183157729)

[11.10 Allowances in Contractor's Work Fee (Delivery) and Management Fee 119](#_Toc183157730)

[12. PAYMENT 120](#_Toc183157731)

[12.1 Payment Obligation 120](#_Toc183157732)

[12.2 Payment Claims 120](#_Toc183157733)

[12.3 Certification to Accompany Submission of Payment Claim 121](#_Toc183157734)

[12.4 Payment Statement 121](#_Toc183157735)

[12.5 Payment 122](#_Toc183157736)

[12.6 Payment on Account 122](#_Toc183157737)

[12.7 Unfixed Goods and Materials 123](#_Toc183157738)

[12.8 Release of Additional Approved Security 123](#_Toc183157739)

[12.9 Completion Payment Claim and Notice 123](#_Toc183157740)

[12.10 Release after Completion Payment Claim and Notice 124](#_Toc183157741)

[12.11 Final Payment Claim and Notice 124](#_Toc183157742)

[12.12 Release after Final Payment Claim and Notice 124](#_Toc183157743)

[12.13 Interest 124](#_Toc183157744)

[12.14 Correction of Payment Statements 125](#_Toc183157745)

[12.15 Right of Set-Off 125](#_Toc183157746)

[12.16 Payment of Workers and Subcontractors 125](#_Toc183157747)

[12.17 GST 125](#_Toc183157748)

[12.18 Security of Payment Legislation 126](#_Toc183157749)

[12.19 Accounting Records 127](#_Toc183157750)

[12.20 Cost Allocation and Forecast Reconciliation Advice 127](#_Toc183157751)

[12.21 Facilities and Infrastructure Accounting 128](#_Toc183157752)

[12.22 Trust Deed and Trust Account 128](#_Toc183157753)

[12.23 Trust Account Administration 128](#_Toc183157754)

[13. COMPLETION 130](#_Toc183157755)

[13.1 Contractor to Notify 130](#_Toc183157756)

[13.2 Contract Administrator to Inspect 130](#_Toc183157757)

[13.3 Unilateral Issue of Completion Notice 130](#_Toc183157758)

[13.4 Take Over Upon Completion 130](#_Toc183157759)

[13.5 Part of the Works or a Stage 130](#_Toc183157760)

[13.6 Effect of Notice of Completion 131](#_Toc183157761)

[14. TERMINATION 132](#_Toc183157762)

[14.1 Preservation of Rights 132](#_Toc183157763)

[14.2 Contractor Default 132](#_Toc183157764)

[14.3 Contents of Notice of Default 132](#_Toc183157765)

[14.4 Termination for Insolvency or Breach 132](#_Toc183157766)

[14.5 Commonwealth's Entitlements after Termination by Commonwealth 132](#_Toc183157767)

[14.6 Contractor's Entitlements after Termination by Contractor 133](#_Toc183157768)

[14.7 Termination for Convenience 133](#_Toc183157769)

[14.8 Contractor's Entitlements after Termination for Convenience by Commonwealth 133](#_Toc183157770)

[15. DISPUTES 135](#_Toc183157771)

[15.1 Notice of Dispute 135](#_Toc183157772)

[15.2 Expert Determination 135](#_Toc183157773)

[15.3 The Expert 135](#_Toc183157774)

[15.4 Not Arbitration 135](#_Toc183157775)

[15.5 Procedure for Determination 136](#_Toc183157776)

[15.6 Disclosure of Interest 136](#_Toc183157777)

[15.7 Costs 136](#_Toc183157778)

[15.8 Conclusion of Expert Determination 136](#_Toc183157779)

[15.9 Expert Determination Agreement 136](#_Toc183157780)

[15.10 Determination of Expert 136](#_Toc183157781)

[15.11 Executive Negotiation 137](#_Toc183157782)

[15.12 Arbitration Agreement 137](#_Toc183157783)

[15.13 Arbitration 137](#_Toc183157784)

[15.14 Proportionate Liability 138](#_Toc183157785)

[15.15 Continuation of Contractor's Activities 139](#_Toc183157786)

[16. NOTICES 140](#_Toc183157787)

[16.1 Notice of Variation 140](#_Toc183157788)

[16.2 Notices of Other Claims 140](#_Toc183157789)

[16.3 Prescribed Notices 140](#_Toc183157790)

[16.4 Continuing Events 141](#_Toc183157791)

[16.5 Time Bar 141](#_Toc183157792)

[16.6 Other Provisions Unaffected 141](#_Toc183157793)

[16.7 Address for Service 141](#_Toc183157794)

[16.8 Receipt of Notices 141](#_Toc183157795)

[17. WhOLe of life 143](#_Toc183157796)

[17.1 Design and Construction 143](#_Toc183157797)

[17.2 Consultation 143](#_Toc183157798)

[17.3 WOL Proposals 143](#_Toc183157799)

[17.4 Post Occupancy Evaluation 143](#_Toc183157800)

[17.5 Rights and Obligations Not Affected 144](#_Toc183157801)

[18. GENERAL 145](#_Toc183157802)

[18.1 Workplace Gender Equality 145](#_Toc183157803)

[18.2 Indigenous Procurement Policy 145](#_Toc183157804)

[18.3 Defence's Security Alert System 146](#_Toc183157805)

[18.4 IT Equipment 147](#_Toc183157806)

[18.5 Privacy 147](#_Toc183157807)

[18.6 Moral Rights 149](#_Toc183157808)

[18.7 Freedom of Information 149](#_Toc183157809)

[18.8 Long Service Leave 150](#_Toc183157810)

[18.9 Assignment 150](#_Toc183157811)

[18.10 Publicity 150](#_Toc183157812)

[18.11 Building Works Manual and National Construction Code Certification 150](#_Toc183157813)

[18.12 Applicable Standards 151](#_Toc183157814)

[18.13 Local Industry Capability 151](#_Toc183157815)

[18.14 Shadow Economy Procurement Connected Policy 152](#_Toc183157816)

[18.15 Commonwealth Publication and Reporting Requirements 154](#_Toc183157817)

[18.16 Modern Slavery 154](#_Toc183157818)

[18.17 Compliance with the Commonwealth Supplier Code of Conduct 154](#_Toc183157819)

[18.18 Environmentally Sustainable Procurement Policy 155](#_Toc183157820)

[18.19 Australian Skills Guarantee 157](#_Toc183157821)

[18.20 Flagship Construction Project 158](#_Toc183157822)

[19. COMMERCIAL-IN-CONFIDENCE INFORMATION 159](#_Toc183157823)

[20. INFORMATION SECURITY 160](#_Toc183157824)

[20.1 DISP Membership 160](#_Toc183157825)

[20.2 Confidential Information and Information Security 160](#_Toc183157826)

[20.3 Security or Confidentiality Incidents 161](#_Toc183157827)

[20.4 Return and Retention of Confidential Information 162](#_Toc183157828)

[20.5 Release and Indemnity 162](#_Toc183157829)

[21. Strategic Notice Event 163](#_Toc183157830)

[21.1 Contractor's Warranty on Award Date 163](#_Toc183157831)

[21.2 Contractor to Give Notice 163](#_Toc183157832)

[21.3 Commonwealth Rights Upon Occurrence of Strategic Notice Event 163](#_Toc183157833)

[21.4 Strategic Notice Event Remediation Plan 164](#_Toc183157834)

[21.5 Additional Obligations in respect of Known or Suspected Fraud or Corruption 165](#_Toc183157835)

[21.6 Release 165](#_Toc183157836)

[21.7 Contractor's Compliance 165](#_Toc183157837)

[22. financial viability 166](#_Toc183157838)

[23. ESTATE INFORMATION 168](#_Toc183157839)

[23.1 Contractor Estate Information Obligations 168](#_Toc183157840)

[23.2 No Obligation to Review 168](#_Toc183157841)

[24. PAYMENT TIMES PROCUREMENT CONNECTED POLICY 169](#_Toc183157842)

[24.1 PT PCP Subcontracts 169](#_Toc183157843)

[24.2 PT PCP Evaluation Questionnaire 170](#_Toc183157844)

[24.3 Non-Compliance and Remediation 170](#_Toc183157845)

[24.4 Consent 170](#_Toc183157846)

[24.5 Interpretation 171](#_Toc183157847)

[25. KPIs AND INCENTIVE 172](#_Toc183157848)

[25.1 Incentive 172](#_Toc183157849)

[25.2 Agreement of KPIs and Incentive 172](#_Toc183157850)

[25.3 Recording Performance Against KPIs 172](#_Toc183157851)

[25.4 Meetings 172](#_Toc183157852)

[25.5 Incentive 173](#_Toc183157853)

[25.6 Rights and Obligations Not Affected 173](#_Toc183157854)

[25.7 Definitions 173](#_Toc183157855)

[CONTRACT PARTICULARS (Planning Phase) 174](#_Toc183157856)

[CONTRACT PARTICULARS (Delivery Phase) 190](#_Toc183157857)

[Annexure 1 - Estate Information 205](#_Toc183157858)

[Annexure 2 - Special Conditions 216](#_Toc183157859)

[Annexure 3 - Delivery Phase Fee Proposal 240](#_Toc183157860)

[Annexure 4 - Indigenous Participation Plan 241](#_Toc183157861)

[Annexure 5 - Supplier environmental sustainability plan 242](#_Toc183157862)

[Annexure 6 - gender equality action plan 243](#_Toc183157863)

FORMAL AGREEMENT

The Contract is made on day of

Parties Commonwealth of Australia (Commonwealth)

The contractor specified in the Contract Particulars (Contractor)

1. The Commonwealth and the Contractor promise to carry out and complete their respective obligations in accordance with the:
   * 1. attached Conditions of Contract; and
     2. other documents referred to in the definition of "Contract" in clause 1.1 of the Conditions of Contract.
2. The Contractor acknowledges (without limiting any provision of the Contract) that the managing contractor delivery method:
   * 1. involves two phase delivery comprising:
        1. an initial preliminary contract in the Planning Phase; and
        2. subject to the achievement of Delivery Phase Agreement and Delivery Phase Approval, a subsequent consolidated contract in the Delivery Phase; and
     2. is intended to:
        1. increase collaboration between the Commonwealth and the Contractor and promote a "one team" culture across all stakeholders; and
        2. maximise the scope of work delivered for the available funds, so as to optimise the utility of the Works to the end users.
3. This Formal Agreement may be executed in any number of counterparts and all such counterparts taken together will be deemed to constitute one and the same instrument.
4. ***[IF NONE OF THE CONTRACTOR'S ACTIVITIES ARE TO BE CARRIED OUT IN QUEENSLAND, DELETE THE BELOW:*** This Contract is not subject to the condition that would otherwise be implied by section 67K(2) of the *Queensland Building and Construction Commission Act 1991* (Qld). Section 67K(2) implies a condition into building contracts that the total value of security is not to be more than 5% of the Contract Price of the Contract, unless the Contract expressly provides otherwise. Under this Contract, the parties agree that the amount of the security provided by the Contractor is governed by clause 4.

**Initialled for and on behalf of the Contractor:**

**Initialled for and on behalf of the Commonwealth:**

Despite any other provision of the Contract, the parties agree that where:

* + 1. section 67N of the *Queensland Building and Construction Commission Act 1991* (Qld) applies; and
    2. to the extent that the Contract provides that the total of all securities held by the Commonwealth shall exceed 2.5% of the Contract Price after Completion,

the amount of the excess does not relate to the need to correct defects identified in the Defects Liability Period, but instead to the recovery by the Commonwealth of any costs, damages, liabilities or other amounts which may become payable to the Commonwealth by the Contractor under or in connection with the Contract, the Contractor’s performance of the Contract or any breach of Contract by the Contractor.***]***

SIGNED as an agreement

|  |  |  |  |
| --- | --- | --- | --- |
| **Signed** for and on behalf of the**Commonwealth of Australia** in the presence of: |  |  |  |
|  |  |  |  |
| Signature of Witness |  |  | Signature of Authorised Officer |
|  |  |  |  |
| Name of Witness in full |  |  | Name of Authorised Officer in full |

***[S 127 OF CORPORATIONS ACT]***

|  |  |  |  |
| --- | --- | --- | --- |
| **Executed** by the **Contractor** in accordance with section 127 of the *Corporations Act 2001* (Cth): |  |  |  |
|  |  |  |  |
| Signature of director |  |  | Signature of company secretary/director ***[delete position as appropriate]*** |
|  |  |  |  |
| Full name of director who states that they are a director of the **Contractor** |  |  | Full name of company secretary/director ***[delete position as appropriate]*** who states that they are a company secretary/director ***[delete position as appropriate]*** of the **Contractor** |

***[OR - AUTHORISED SIGNATORY OF COMPANY]***

|  |  |  |  |
| --- | --- | --- | --- |
| **Signed** for and on behalf of the **Contractor** by its authorised signatory in the presence of: |  |  |  |
|  |  |  |  |
| Signature of witness |  |  | Signature of authorised signatory |
|  |  |  |  |
| Full name of witness |  |  | Full name of authorised signatory |

***[THESE ARE EXAMPLE EXECUTION CLAUSES ONLY. INSERT APPROPRIATE EXECUTION CLAUSE FOR CONTRACTOR]***

CONDITIONS OF CONTRACT

1. GLOSSARY OF TERMS, INTERPRETATION AND MISCELLANEOUS
   1. Glossary of Terms

Unless the context otherwise indicates, whenever used in the Contract, each word or phrase in the headings in clause 1.1 has the meaning given to it under the relevant heading.

Accredited Building Surveyor

1. A person who meets all requirements of a "building surveyor" in accordance with and as defined in the Building Works Manual.

ACM

1. Has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).

Act of Prevention

1. Any one of:
   1. a breach of the Contract by the Commonwealth;
   2. any other act or omission of the Commonwealth, the Contract Administrator or an Other Contractor engaged by the Commonwealth; or
   3. (other than for the purpose of clauses 10.4 - 10.7), a Variation the subject of a direction by the Contract Administrator, except where the Variation is instructed in the circumstances described in clause 9.9(b),
2. but excluding any act or omission of any person specified in paragraph (b) in accordance with or otherwise permitted by the Contract.
3. **Apprentice**
4. A person who is:
   1. employed under a legally binding agreement between an employer and that person administered under State or Territory legislation which has been registered with, and validated by, the relevant State or Territory training authority;
   2. undertaking paid work and structured training which comprises both on and off the job training;
   3. undertaking a negotiated training program that involves obtaining a nationally recognised qualification; and
   4. either directly employed by the Contractor or its subcontractors or indirectly employed through a group training organisation to work on the Contractor's Activities or the Works.

Approval

1. Any licence, permit, consent, approval, determination, certificate, notice or other requirement of any Commonwealth, State, Territory or local authority, body or other organisation having any jurisdiction in connection with the Site, the Contractor's Activities or the Works or under any applicable Statutory Requirement, which must be obtained or satisfied to:
   1. carry out the Contractor's Activities or the Works; or
   2. occupy, use, maintain or operate the completed Works.

Approved Security

1. An unconditional undertaking (duly stamped) in the form set out in the Schedule of Collateral Documents and otherwise on terms and given by a financial institution (including an Australian Prudential Regulation Authority-regulated insurer) approved by the Commonwealth.

Approved Subcontract Agreement

1. An agreement which is entered into by the Contractor with a Subcontractor on the terms:
   1. which have been approved in writing by the Contract Administrator under clause 8.7(a); or
   2. of any agreement with a Commonwealth's Novated Design Consultant novated under clause 6.19,

as adjusted (if applicable) by the Contract Particulars (Delivery Phase).

Asbestos

Has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations* *2011* (Cth).

Asbestos Management Plan

1. The Security and Estate Group Asbestos Management Plan dated 15 December 2023, available at https://www.defence.gov.au/business-industry/industry-governance/industry-regulations/security-and-estate-asbestos-management-plan, as amended or replaced from time to time.

Asbestos Related Activities

Any activity relating to Asbestos, including the:

* 1. management, handling, removal of Asbestos; or
  2. remediation of an Asbestos affected area including the enclosure or sealing of an affected area.

Australian Privacy Principle

1. Has the meaning given in the Privacy Act.
2. **Australian Skills Guarantee Procurement Connected Policy**
3. The Australian Skills Guarantee Procurement Connected Policy available at https://www.dewr.gov.au/australian-skills-guarantee, as amended from time to time.

Award Date

1. The date on which the Formal Agreement, to which these Conditions of Contract are attached, has been completed and signed by the Commonwealth and the Contractor.

Brief

1. The document described in the Contract Particulars.
2. **Building Works Manual**
3. The Building Works Manual - Edition 1 dated 24 August 2020 available on the Defence Website, as amended or replaced from time to time.

Change of Control

1. In relation to the Contractor, where a person who did not (directly or indirectly) effectively Control the Contractor at the Award Date, either alone or together with others, acquires Control of the Contractor.

Claim

1. Includes any claim for an increase in the Contract Price or for payment of money (including damages):
   1. under, arising out of or in connection with the Contract, including any direction of the Contract Administrator;
   2. arising out of or in connection with the Contractor's Activities, the Works or either party's conduct before the Contract; or
   3. otherwise at law or in equity including:
      1. by statute;
      2. in tort for negligence or otherwise, including negligent misrepresentation; or
      3. for restitution.

Collateral Warranty

1. A warranty in the form set out in the Schedule of Collateral Documents.

Commonwealth

1. Commonwealth of Australia.

Commonwealth's Novated Design Consultants

1. The consultants (if any) specified in the Contract Particulars, to be novated to the Contractor.

Commonwealth Procurement Rules

1. The Commonwealth Procurement Rules issued under section 105B(1) of the *Public Governance, Performance and Accountability Act 2013* (Cth).

Commonwealth Risk

1. Any one of:
   1. war, invasion, act of foreign enemies, hostilities (whether war is declared or not), civil war, rebellion, revolution, insurrection or military or usurped powers, martial law or confiscation by order of any government or public authority;
   2. the use or threat of unlawful violence against persons or property which does not arise out of any individual relationship between the perpetrator and the victim, or for purposes of robbery, but which is directed at victims as members of a class, race, organisation, nationality, religious or ethnic group, or which is intended to intimidate, coerce or inflict revenge upon any civilian population, government, institution or corporation; and
   3. ionising radiations or contamination by radioactivity from any nuclear fuel or from any nuclear waste from the combustion of nuclear fuel not caused by the Contractor or any subcontractor or any of their employees or agents.

Completion

1. The point in time when, in respect of the Works or a Stage:
   1. the Works are, or the Stage is, complete except for minor Defects:
      1. which do not prevent the Works or the Stage from being reasonably capable of being used for the intended purpose of the Works or the Stage; and
      2. which can be corrected without prejudicing the convenient occupation, use, operation and maintenance of the Works or the Stage;
   2. those inspections and tests which are required by the Contract to be carried out and passed before the Works or the Stage reach Completion have been carried out and passed;
   3. the Contractor has satisfied all Contractor HOTO Obligations and other obligations (including applicable Contractor Estate Information Obligations) which must be satisfied to achieve "Handover/Takeover (**HOTO**)" under and in accordance with the HOTO Requirements;
   4. all documents and other information required for the occupation, use, operation and maintenance of the Works or the Stage (including as part of the HOTO Process) have been submitted to the Contract Administrator in accordance with the Contract; and
   5. without limiting the foregoing, the Contractor has done everything which the Contract requires it to do as a condition precedent to Completion, including those things specified in the Contract Particulars.

Confidential Information

* 1. Means, subject to paragraph (b):
     1. the Contract;
     2. the Project Documents;
     3. any document, drawing, information or communication (whether in written, oral or electronic form) given to the Contractor by the Commonwealth, the Contract Administrator or anyone on the Commonwealth's behalf, whether or not owned by the Commonwealth, which is in any way connected with the Contractor's Activities or the Works which:
        1. by its nature is confidential; or
        2. the Contractor knows or ought to know is confidential; and
     4. everything recording, containing, setting out or making reference to the document, drawing, information or communication (whether in written, oral or electronic form) described in subparagraph (iii) including documents, notes, records, memoranda, materials, software, disks and all other media, articles or things.
  2. Excludes any document, drawing, information or communication (whether in written, oral or electronic form) given to the Contractor by the Commonwealth, the Contract Administrator or anyone on the Commonwealth's behalf, whether or not owned by the Commonwealth, which:
     1. is in the possession of the Contractor without restriction in relation to its disclosure or use before the date of its receipt from the Commonwealth, the Contract Administrator or anyone on the Commonwealth's behalf;
     2. is in the public domain otherwise than due to a breach of clause 20; or
     3. has been independently developed or acquired by the Contractor.

Consolidated Group

1. A Consolidated Group or MEC (Multiple Entry Consolidated) group as those terms are defined in section 995-1 of the *Income Tax Assessment Act 1997* (Cth).

Construction Risks Insurance

1. A policy of insurance covering the respective rights, interests and liabilities of the Commonwealth, the Contractor and all subcontractors arising out of or in connection with the works in progress and insuring at minimum all the things referred to in clause 5.1 for which the Contractor bears the risk of loss or damage.

Consultant Deed of Covenant

1. A consultant deed of covenant in the form set out in the Schedule of Collateral Documents.

Consultant Deed of Novation

1. A consultant deed of novation in the form set out in the Schedule of Collateral Documents.

Consultant Design Certificate

1. A consultant design certificate in the form set out in the Schedule of Collateral Documents.

Contamination

1. The presence in, on or under land, air or water of a substance (whether a solid, liquid, gas, odour, heat, sound, vibration or radiation) at a concentration above the concentration at which the substance is normally present in, on or under land, air or water in the same locality, that presents a risk of Environmental Harm, including harm to human health or any other aspect of the Environment, or could otherwise give rise to a risk of non-compliance with any Statutory Requirement for the protection of the Environment.

Contract

1. The contractual relationship between the parties constituted by: 
   1. for the Planning Phase:
      1. the Formal Agreement;
      2. these Conditions of Contract;
      3. the Contract Particulars (Planning Phase);
      4. the Special Conditions;
      5. the Brief; and
      6. the other documents (if any) specified in the Contract Particulars (Planning Phase); and
   2. if clause 6.6(b)(ii)B applies, for the Delivery Phase:
      1. the documents referred to in paragraph (a) (except to the extent that the Contract Particulars (Planning Phase) are superseded by the Contract Particulars (Delivery Phase);
      2. the Contract Particulars (Delivery Phase); and
      3. the other documents (if any) specified in the Contract Particulars (Delivery Phase).

Contract Administrator

1. The person specified in the Contract Particulars or any other person nominated by the Commonwealth from time to time under clause 3.2 to replace that person.

Contract Administrator's Office

1. The office provided by the Contractor pursuant to clause 8.32.

Contract Particulars

1. In the Planning Phase, means the Contract Particulars (Planning Phase) and in the Delivery Phase, means the Contract Particulars (Delivery Phase).

Contract Particulars (Delivery Phase)

1. The particulars annexed to these Conditions of Contract and entitled "Contract Particulars (Delivery Phase)", as may be prepared and completed in accordance with clause 6.5(f) and executed by the parties in accordance with clause 6.5(g)(i) and 6.6(b)(i).

Contract Particulars (Planning Phase)

1. The particulars annexed to these Conditions of Contract and entitled "Contract Particulars (Planning Phase)".

Contract Price

1. Subject to this Contract, the sum of:
   1. the Contractor's Work Fee (Planning);
   2. the Reimbursable Costs;
   3. the Contractor's Work Fee (Delivery); and
   4. the Management Fee.

Contractor

1. The person specified in the Contract Particulars.

Contractor Design Certificate

1. A contractor design certificate in the form set out in the Schedule of Collateral Documents.

Contractor Estate Information Obligation

1. Means:
   1. the requirements set out in Annexure 1; and
   2. any task, function, requirement or obligation relating to the assessment, creation, recording, updating and management of Estate Information which a Defence Estate Information Management Requirement allocates, or would reasonably be inferred as allocating, to the Contractor including (as applicable to the Contractor's Activities) those allocated to a Data Supplier.

Contractor HOTO Obligation

1. Any task, function, requirement or obligation relating to the HOTO Process (including commissioning of the Works or a Stage) required to be performed by the Contractor under this Contract or which a HOTO Requirement allocates, or would reasonably be inferred as allocating, to the Contractor, including those that the HOTO Plan and Checklist expressly allocates to the "Contractor Representative" (as that term is used in the HOTO Plan and Checklist).

Contractor's Activities

1. All things or tasks which the Contractor is, or may be, required to do to comply with its Contract obligations, including the Contractor's Work (Planning), the Contractor's Work (Delivery) and the Reimbursable Work.

Contractor's Representative

1. The person specified in the Contract Particulars or any other person from time to time appointed as the Contractor's Representative in accordance with clause 3.6.

Contractor's Work (Delivery)

1. That part of the Contractor's Activities, other than the Reimbursable Work, which must be performed by the Contractor itself (rather than by engaging Subcontractors) during the Delivery Phase, including:
   1. the discharge of its obligations under these Conditions of Contract;
   2. without limitation, those things or tasks required by any direction of the Contract Administrator given or purported to be given under a provision of the Contract, including any Variation instructed by the Contract Administrator by a document titled "Variation Order"; and
   3. without limitation, those things or tasks more particularly described in the Brief.

Contractor's Work (Planning)

1. That part of the Contractor's Activities, other than the Reimbursable Work, which must be performed by the Contractor itself (rather than by engaging Subcontractors) during the Planning Phase, including:
   1. the discharge of its obligations under these Conditions of Contract;
   2. without limitation, those things or tasks required by any direction of the Contract Administrator given or purported to be given under a provision of the Contract, including any Variation instructed by the Contract Administrator by a document titled "Variation Order"; and
   3. without limitation, those things or tasks more particularly described in the Brief.

Contractor's Work Fee (Delivery)

1. The lump sum payable to the Contractor for performing the Contractor's Work (Delivery) if a notice is given under clause 6.6(a)(i) - either:
   1. specified in the Contract Particulars (Planning Phase); or
   2. if the amount specified in the Contract Particulars (Planning Phase) is adjusted under clause 6.2(g)(i) - specified in the Contract Particulars (Delivery Phase),
2. as adjusted under clause 8.19(c) or (d), 8.28(d), 8.35(d)(i), 9.5, 10.7, 10.8(d)(i), 11.3(a)(iii) or 18.3(e)(ii) and (iii) or in accordance with any Special Condition.

Contractor's Work Fee (Planning)

1. The lump sum payable to the Contractor for performing the Contractor's Work (Planning) specified in the Contract Particulars (Planning Phase), which is not subject to adjustment other than for a Planning Phase Strategic Works Variation, a Planning Phase Design Continuation Variation or as otherwise contemplated in clause 8.35(d)(i) (as the case may be).

Control

1. Includes:
   1. the ability to exercise or control the exercise of the right to vote in respect of more than 50% of the voting shares or other form of voting equity in a corporation;
   2. the ability to dispose or exercise control over the disposal of more than 50% of the shares or other form of equity in a corporation;
   3. the ability to appoint or remove all or a majority of the directors of a corporation;
   4. the ability to exercise or control the exercise of the casting of a majority of the votes cast at the meetings of the board of directors of a corporation; and
   5. any other means, direct or indirect, of dominating the decision making and financial and operating policies of a corporation.

Correctly Rendered Invoice

1. An invoicewhich is:
   1. rendered in accordance with all of the requirements of the PT PCP Subcontract; and
   2. for amounts that are correctly calculated and due for payment and payable under the PT PCP Subcontract.
2. **Corruption**
3. Any conduct (whether criminal or non-criminal in nature) that does or could compromise the integrity, accountability or probity of public administration, including:
   1. any conduct of any person (whether or not a staff member of a Commonwealth agency) that adversely affects, or that could adversely affect, either directly or indirectly:
      1. the honest or impartial exercise of any staff member's powers as a staff member of a Commonwealth agency; or
      2. the honest or impartial performance of any public official's functions or duties as a public official;
   2. any conduct of a staff member of a Commonwealth agency that constitutes or involves a breach of public trust;
   3. any conduct of a staff member of a Commonwealth agency that constitutes, involves or is engaged in for the purpose of abuse of the person's office; and
   4. any conduct of a staff member of a Commonwealth agency, or former staff member of a Commonwealth agency, that constitutes or involves the misuse of information or documents acquired in the person's capacity as a staff member of a Commonwealth agency.

Cost Plan

1. The cost plan approved by the Contract Administrator under clause 6.2(d), as revised with the approval of the Contract Administrator under clause 6.18.

Data Provision Checklist

1. The worksheets contained within the excel workbook titled "Data Provision Checklist" available at https://www.defence.gov.au/business-industry/industry-governance/industry-regulations/estate-project-handover-takeover-policy, as amended or replaced from time to time.

Data Supplier

1. Any person identified as a "Data Supplier" or "Estate Data Supplier" in the Defence Estate Information Management Requirements, including a contract administrator, designer, contractor, subcontractor or any person engaged by the Commonwealth to design, construct or otherwise provide services in relation to the Works or a Stage.

Date for Delivery Phase Agreement

1. The date specified in the Contract Particulars (Planning Phase), as adjusted (if at all) under clause 6.6(d).

Date for Delivery Phase Approval

1. The date specified in the Contract Particulars (Planning Phase), as adjusted (if at all) under clause 6.6(d).

Date of Completion

1. The date of Completion set out in a Notice of Completion.

Date of Delivery Phase Agreement

1. The date stated in a notice under clause 6.6(a)(i).

Date of Delivery Phase Approval

1. The date stated in a notice under clause 6.6(a)(iii)A.

Deed of Guarantee and Undertaking

1. A deed of guarantee and undertaking in the form set out in the Schedule of Collateral Documents.

Defect

1. Any defect, shrinkage, fault or omission in the Works including any aspect of the Works which is not in accordance with the requirements of the Contract.

Defects Liability Period

1. The period which commences on the Date of Completion of the Works or a Stage and which continues for the period specified in the Contract Particulars, as may be extended by clause 9.11.

Defence

1. Department of Defence.

Defence Asbestos Register

1. The document or documents specified in the Contract Particulars, as amended or replaced from time to time.

Defence Environmental Management System

1. The environmental management system applicable to the Site (if any).

Defence Environmental Plan

1. The environmental plan applicable to the Site(if any).

Defence Environmental Requirements

1. The Defence Environmental Management System and Defence Environmental Plan applicable to the Site, the Contractor's Activities or the Works, including any procedures, instructions, requirements and standing orders which have been developed or issued under the Defence Environmental Management System or Defence Environmental Plan.

Defence Estate

1. The properties owned, leased or otherwise occupied by the Commonwealth from time to time.

Defence Estate Information Management Requirements

1. The requirements published on the Defence Website in respect of the assessment, creation, recording, updating and management of Estate Information (and whether referred to as "Estate Information", "Estate Data", "GEMS" or otherwise), including:
   1. the documents set out at https://www.defence.gov.au/business-industry/industry-governance/industry-regulations/estate-project-handover-takeover-policy;
   2. any requirements contained in:
      1. GEMS; and
      2. the Spatial Data Management Plan; and
   3. any other requirement published on the Defence Website relating to the assessment, creation, recording, updating and management of Estate Information,
2. each as amended or replaced from time to time.

Defence Requirements

1. Includes all policies, plans, manuals, guidelines, instructions (including departmental procurement policy instructions) and other Commonwealth or Defence requirements which are, or may become, applicable to the Site, the Contractor's Activities or the Works.

Defence Strategic Interest Issue

1. Any issue arising out of or in relation to the Contract, the Contractor's Activities, the Contractor or any subcontractor (or any Related Body Corporate of the Contractor or any subcontractor) that involves an actual, potential or perceived risk of an adverse effect on the national security interests of the Commonwealth including arising from any breach by the Contractor of its obligations in respect of compliance with all Statutory Requirements.

Defence Website

1. The website available at www.defence.gov.au/ or such alternative location as notified by the Contract Administrator.

Delivery Phase

1. The period following the Date of Delivery Phase Approval during which Contractor's Activities are performed.

Delivery Phase Agreement

1. Means:
   1. the Contractor has finalised the Planning Phase Design Documentation as required by clause 6.1;
   2. the Contractor has prepared a cost plan which has been approved by the Contract Administrator as required by clause 6.2;
   3. the Contractor has prepared the Delivery Phase Program as required by clause 6.4;
   4. agreement on all of the matters in subparagraphs (i) - (iii) of clause 6.2(g) has been reached;
   5. the Planning Phase Milestones have been achieved;
   6. the Proposed Contract Particulars (Delivery Phase) have been agreed and prepared in accordance with clause 6.5(d); and
   7. the Contractor has otherwise complied with all of its obligations under the Contract to the extent applicable before the Date of Delivery Phase Agreement.

Delivery Phase Approval

1. Means:
   1. the Contractor has achieved Delivery Phase Agreement;
   2. Government Approval has been obtained;
   3. Parliamentary Approval has been obtained (provided that the PWC Report in respect of the Parliamentary Approval does not contain any finding, recommendation or matter adverse to the Contractor);
   4. all necessary approvals in accordance with the PGPA Act have been obtained;
   5. the parties have reached agreement under clause 6.5(e) and the Contractor has executed the Contract Particulars (Delivery Phase) in accordance with clause 6.5(g)(i);
   6. the Contractor has otherwise complied with all of its obligations under the Contract to the extent applicable before the Date of Delivery Phase Approval; and
   7. the Commonwealth has determined (in its absolute discretion) to proceed with the Contractor from the Planning Phase to the Delivery Phase.

Delivery Phase Fee Proposal

1. The Delivery Phase Fee Proposal set out in Annexure 3.

Delivery Phase Design Documentation

1. All design documentation (including documents, drawings, specifications, reports, models, samples and calculations, equipment technical information, plans, charts, tables, schedules, data (stored by any means), photographs and finishes boards) in computer readable and written forms necessary for the Contractor to complete any part of the Works which is not fully designed and documented in the Planning Phase Design Documentation.
2. **Delivery Phase Program**
3. The program prepared by the Contractor in accordance with clause 6.4 in respect of the carrying out of the Contractor's Activities during the Delivery Phase as approved by the Contract Administrator under clause 6.4(d) and updated in accordance with clause 10.2.
4. **Design Management Plan**
5. The plan prepared by the Contractor and finalised under clause 9.2, which must set out in adequate detail the procedures and processes the Contractor will undertake in order to plan and manage the design of the Works. The Design Management Plan must address, at a minimum, the matters set out in the Brief.

direction

1. Any agreement, approval, authorisation, certificate, consent, decision, demand, determination, direction, explanation, failure to consent, instruction, notice, notification, order, permission, rejection, request or requirement.

DISP

1. The Defence Industry Security Program more particularly described at http://www.defence.gov.au/dsvs/industry.
2. **DSPF**
3. The Defence Security Principles Framework dated 31 July 2020 available at https://www.defence.gov.au/security, as amended or replaced from time to time.

EMOS Contractor

1. The person specified in the Contract Particulars or any other person nominated by the Commonwealth from time to time to replace that person.

Employers' Liability Insurance

1. A policy of insurance covering the liability of the Contractor to its employees at common law for death or injuries arising out of or in connection with their employment, whether as an extension to Workers Compensation Insurance or otherwise.

Environment

1. Includes:
   1. ecosystems and their constituent parts, including people and communities;
   2. natural and physical resources;
   3. the qualities and characteristics of locations, places and areas; and
   4. the social, economic, aesthetic and cultural aspects of a thing mentioned in paragraphs (a), (b) or (c).

Environmental Clearance Certificate

1. The Environmental Clearance Certificate issued by the Commonwealth relating to the Contractor's Activities or the Works and any conditions incorporated in that certificate.

Environmental Harm

1. Any actual or threatened adverse impact on, or damage to, the Environment.

Environmental Incident

1. Any Environmental Harm or Contamination arising out of or in connection with the Contractor's Activities or the Works.

Environmental Management and Sustainability Plan

1. The plan prepared by the Contractor and finalised under clause 9.2, which must set out in adequate detail the procedures the Contractor will implement to manage the Contractor's Activities and the Works from an environmental perspective to:
   1. ensure compliance with the Environmental Requirements and Statutory Requirements; and
   2. maximise the achievement of the Environmental Objectives.

The Environmental Management and Sustainability Plan must address, at a minimum:

* 1. all Environmental Requirements;
  2. without limiting paragraph (c), all Statutory Requirements;
  3. all Environmental Objectives;
  4. the roles and responsibilities of all Contractor and subcontractor personnel (including the Contractor's key people under clause 3.6(a)) regarding the Environment;
  5. the procedure for consultation, co-operation and co-ordination of activities with the Contract Administrator, the Commonwealth and Other Contractors regarding the Environment during the Contractor's Activities and the Works;
  6. the training and awareness programmes provided to Contractor and subcontractor personnel regarding the Environment;
  7. the procedure for preparing (including tailoring) and finalising the Environmental Management and Sustainability Plan under clause 9.2;
  8. the procedure for regularly identifying, controlling and monitoring possible and actual impacts on the Environment associated with the Contractor's Activities and the Works, including the procedures for recording, reporting, responding to and finalising:
     1. matters arising out of or in connection with such identification, control and monitoring; and
     2. complaints, incidents (including Environmental Incidents), near misses and other situations or accidents regarding the Environment during the Contractor's Activities and the Works;
  9. the procedure for regularly reviewing, updating and amending the Environmental Management and Sustainability Plan under clause 9.2 (including as a result of any complaint, incident (including Environmental Incidents), near misses and other situations or accidents on Commonwealth property or the Site during the Contractor's Activities and the Works);
  10. the procedure for ensuring subcontractor compliance with the Environmental Management and Sustainability Plan;
  11. the procedure for regular auditing or other monitoring of Contractor and subcontractor compliance with the Environmental Management and Sustainability Plan, including the procedures for recording, reporting, responding to and finalising:
      1. matters arising out of or in connection with such audits or other monitoring; and
      2. complaints, incidents (including Environmental Incidents), near misses and other situations or accidents regarding the Environment during the Contractor's Activities and the Works;
  12. all matters in the Smart Infrastructure Handbook and the Sustainable Procurement Guide;
  13. the additional matters specified in the Contract Particulars; and
  14. any other matters required by the:
      1. Contract; or
      2. Contract Administrator.

Environmental Objectives

1. The following objectives:
   1. to encourage best practice environmental management through the planning, development, implementation and continuous improvement of environmental management procedures during the Contractor's Activities and the Works;
   2. to prevent and minimise adverse impacts on the Environment;
   3. to recognise and protect any special environmental characteristics of the Site (including cultural heritage significance); and
   4. the additional objectives specified in the Contract Particulars.

Environmental Requirements

1. Includes the:
   1. Environmental Clearance Certificate;
   2. Defence Environmental Requirements; and
   3. additional requirements specified in the Contract Particulars.
2. **Environmentally Sustainable Procurement Policy**
3. The Environmentally Sustainable Procurement Policy July 2024 available at www.dcceew.gov.au/sustainable-procurement, as amended from time to time.

Errors and Omissions Insurance

1. A policy of insurance to cover civil liabilities (not covered under Public Liability Insurance, products liability or umbrella liability insurance) whether arising in tort, contract or under statute, incurred by the Contractor or its subcontractors other than in a professional capacity or the capacity of a corporate director or officer, in carrying out the Contractor's Activities.

Estate Information

1. Information and data created in connection with and relating to the design and construction of the Works or a Stage or otherwise relating to each element of the Works or a Stage and that part of the Defence Estate upon which they are constructed.

Estate Information Provision Plan

1. The plan prepared by the Contractor and finalised under clause 9.2 in accordance with and for the purposes of the Defence Estate Information Management Requirements (and whether referred to as the "Data Provision Plan", "Estate Information Provision Plan" or otherwise), which must:
   1. set out in adequate detail all procedures the Contractor will implement to manage the assessment, provision, creation, recording and updating of Estate Information in accordance with this Contract;
   2. be prepared in accordance with the Data Provision Checklist;
   3. meet all applicable Defence Estate Information Management Requirements;
   4. meet all applicable HOTO Requirements;
   5. include a program for the provision of all Estate Information in accordance with the Contract, including to provide for the deliverables and timeframes as required by the Defence Estate Information Management Requirements and clause 23.1; and
   6. include any other materials required by the:
      1. Contract;
      2. Contract Administrator; or
      3. EMOS Contractor.

Executive Negotiators

1. The representatives of the parties specified in the Contract Particulars or any person nominated by the relevant party to replace that person from time to time by notice in writing to the other party.

Expert Determination Agreement

1. An expert determination agreement on the terms set out in the Schedule of Collateral Documents.

Financial Representative

1. Means:
   1. in relation to the Contractor, the Contractor's chief financial officer, financial controller or other officer or employee with primary responsibility for managing the financial affairs of the Contractor; and
   2. in relation to a subcontractor, the subcontractor's chief financial officer, financial controller or other officer or employee with primary responsibility for managing the financial affairs of the subcontractor.
2. Fraud
3. Dishonestly obtaining (including attempting to obtain) a gain or benefit, or causing a loss or risk of loss, by deception or other means.
4. GEMS
5. The Garrison and Estate Management System established and managed by the Commonwealth to record and manage Estate Information including to define the classifications, attributes and formats for recording data for each element on the Defence Estate.
6. **Gender Equality Action Plan**
7. The plan (if any) set out inAnnexure 6.

Government Approval

1. Written approval for the delivery of the Works on behalf of the Australian Government, pending Parliamentary Approval.

GST

1. The tax payable on taxable supplies under the GST Legislation.
2. **GST Group**
3. A GST group formed in accordance with Division 48 of the GST Legislation.

GST Legislation

1. *A New Tax System (Goods and Services Tax) Act 1999* (Cth) and any related Act imposing such tax or legislation that is enacted to validate, recapture or recoup such tax.

Hazardous Substances

1. Has the meaning in the Special Conditions (if any).

HOTO Plan and Checklist

1. The worksheets contained within the excel workbook titled "HOTO Plan & Checklist" available at https://www.defence.gov.au/business-industry/industry-governance/industry-regulations/estate-project-handover-takeover-policy, as amended or replaced from time to time.

HOTO Process

1. The process for handover and takeover of the Works or a Stage to enable the occupation, use, operation and maintenance of the Works or the Stage by the Commonwealth and Other Contractors including the:
   1. commissioning of the Works or the Stage (including the inspection and testing process);
   2. handover of the Works or the Stage to the Commonwealth; and
   3. occupation, use, operation and maintenance of the Works or the Stage by the Commonwealth and Other Contractors,
2. in accordance with the HOTO Requirements.

HOTO Requirements

1. The requirements published on the Defence Website in respect of commissioning, handover and takeover of projects on the Defence Estate, including:
   1. the documents set out at https://www.defence.gov.au/business-industry/industry-governance/industry-regulations/estate-project-handover-takeover-policy, and all applicable requirements referred to therein; and
   2. any other requirement published on the Defence Website expressed as applying to the commissioning, handover and takeover of projects on the Defence Estate,
2. each as amended or replaced from time to time.

Indicative Delivery Phase Minimum Resource Schedule

Means the minimum resource schedule in respect of the Delivery Phase included in the Delivery Phase Fee Proposal.

Indigenous Enterprise

1. An organisation that is 50% or more indigenous owned that is operating a business.

Indigenous Participation Plan

1. The plan prepared by the Contractor and set out in Annexure 4.

Indigenous Procurement Policy

1. The Commonwealth'sIndigenous Procurement Policy, as amended from time to time, available at https://www.niaa.gov.au/indigenous-affairs/economic-development/indigenous-procurement-policy-ipp.
2. **Information Security Requirements**
3. Means the:
   1. Australian Government's ProtectiveSecurityPolicy Framework available at https://www.protectivesecurity.gov.au/;
   2. Australian Government's Information Security Manual available at https://www.cyber.gov.au/ism; and
   3. DSPF,

each as amended or replaced from time to time.

Initial Target Date

1. The date, in respect of the Works or a Stage, specified in the Contract Particulars (Planning Phase).

Insolvency Event

1. Any one of the following:
   1. the Contractor becomes, is declared to be, is taken under any applicable law (including the *Corporations Act 2001* (Cth)) to be, admits to or informs the Commonwealth in writing or its creditors generally that the Contractor is insolvent, an insolvent under administration, bankrupt, unable to pay its debts or is unable to proceed with the Contract for financial reasons;
   2. execution is levied against the Contractor by a creditor;
   3. a garnishee order, mareva injunction or similar order, attachment, distress or other process is made, levied or issued against or in relation to any asset of the Contractor;
   4. where the Contractor is an individual person or a partnership including an individual person, the Contractor:
      1. commits an act of bankruptcy;
      2. has a bankruptcy petition presented against him or her or presents his or her own petition;
      3. is made bankrupt; or
      4. applies for, agrees to, enters into, calls a meeting for the consideration of, executes or is the subject of an order or declaration in respect of:
         1. a moratorium of any debts; or
         2. a personal insolvency agreement or any other assignment, composition or arrangement (formal or informal) with creditors,

by which his or her assets are subjected conditionally or unconditionally to the control of a creditor or trustee;

* 1. where the Contractor is a corporation, any one of the following:
     1. notice is given of a meeting of creditors with a view to the corporation entering into a deed of company arrangement;
     2. a liquidator or provisional liquidator is appointed in respect of a corporation;
     3. the corporation entering a deed of company arrangement with creditors;
     4. a controller, restructuring practitioner, administrator, receiver, receiver and manager, provisional liquidator or liquidator (each as defined in section 9 of the *Corporations Act 2001* (Cth)) is appointed to the corporation;
     5. an application is made to a court for the winding up of the corporation and not stayed within 14 days;
     6. any application (not withdrawn or dismissed within 7 days) is made to a court for an order, an order is made, a meeting is convened or a resolution is passed, for the purpose of proposing or implementing a scheme of arrangement other than with the prior approval of the Commonwealth under a solvent scheme of arrangement pursuant to Part 5.1 of the *Corporations Act 2001* (Cth);
     7. a winding up order or deregistration order is made in respect of the corporation;
     8. the corporation resolves by special resolution that it be wound up voluntarily (other than for a members' voluntary winding-up);
     9. as a result of the operation of section 459F(1) of the *Corporations Act 2001* (Cth), the corporation is taken to have failed to comply with a statutory demand (as defined in the *Corporations Act 2001* (Cth)); or
     10. a mortgagee of any property of the corporation takes possession of that property;
  2. the Commissioner of Taxation issues a notice to any creditor of a person under the *Taxation Administration Act 1953* (Cth) requiring that creditor to pay any money owing to that person to the Commissioner in respect of any tax or other amount required to be paid by that person to the Commissioner (whether or not due and payable) or the Commissioner advises that creditor that it intends to issue such a notice; or
  3. anything analogous to anything referred to in paragraphs (a) to (f) or which has a substantially similar effect, occurs with respect to a person or corporation under any law of any jurisdiction.

Intellectual Property Rights

1. All statutory and other proprietary rights in respect of inventions, innovations, patents, utility models, designs, circuit layouts, mask rights, copyrights (including future copyrights), confidential information, trade secrets, know-how, trade marks and all other rights in respect of intellectual property as defined in Article 2 of the Convention establishing the World Intellectual Property Organisation of July 1967.
2. **IPP Contractor Portal**
3. The online portal where contractors report on their progress against their mandatory minimum requirements under the Indigenous Procurement Policy.

IT Equipment

1. Any software, hardware or telecommunications equipment:
   1. produced; or
   2. provided, or required to be provided, to the Commonwealth or the Contract Administrator,

under, for the purpose of, arising out of or in connection with the Contract, the Contractor's Activities or the Works by, for or on behalf of the Contractor.

1. **Labour Hours**
2. The number of hours a Skills Guarantee Worker worked on the Contractor's Activities or the Works, which may include:
   1. hours worked on-Site;
   2. hours worked off-Site that deliver inputs to the Contractors Activities or the Works; and
   3. formal off-Site training and education,
3. provided that in circumstances where off-Site hours are to be split between multiple projects, the sum of the reported hours must not be greater than the total hours the person worked off-Site.

Local Industry Capability Plan

1. The plan prepared by the Contractor and finalised under clause 9.2, which must be based on the draft Local Industry Capability Plan prepared by the Contractor and lodged as part of its tender for the Works.

Long Service Leave Legislation

1. Means:
   1. *Long Service Leave (Portable Schemes) Act 2009* (ACT);
   2. *Building and Construction Industry Long Service Payments Act* *1986* (NSW);
   3. *Construction Industry Long Service Leave and Benefits Act* *2005* (NT);
   4. *Building and Construction Industry (Portable Long Service Leave) Act 1991* (Qld);
   5. *Construction Industry Long Service Leave Act* *1987* (SA);
   6. *Construction Industry (Long Service) Act 1997* (Tas);
   7. *Construction Industry Long Service Leave Act* *1997* (Vic);
   8. *Construction Industry Portable Paid Long Service Leave Act* *1985* (WA);
   9. the long service leave obligations in the National Employment Standards in the *Fair Work Act* *2009* (Cth); and
   10. any legislation in any State or Territory of Australia addressing long service leave in the building and construction industry.

Management Fee

1. The lump sum if a notice is given under clause 6.6(a)(i) - either:
   1. specified in the Contract Particulars (Planning Phase); or
   2. if the amount specified in the Contract Particulars (Planning Phase) is adjusted under:
      1. clause 6.2(g)(i) - specified in the Contract Particulars (Delivery Phase); or
      2. clause 11.3(c)(iii) - determined under that clause.

Material Change

1. Any actual, potential or perceived material change to the circumstances of the Contractor, including any change:
   1. arising out of or in connection with:
      1. a Change of Control;
      2. an Insolvency Event; or
      3. the Contractor's financial viability, availability, capacity or ability to perform the Contractor's Activities and otherwise meet its obligations under the Contract; or
   2. which affects the truth, completeness or accuracy of:
      1. if the Contractor lodged a registration of interest, the registration of interest;
      2. if the Contractor lodged a tender, the tender; or
      3. any other information, documents, evidence or clarifications provided by the Contractor to the Commonwealth arising out of or in connection with its registration of interest, the registration of interest process, its tender, the tender process, the Contract, the Contractor's Activities or the Works.

Material Effect

1. In respect of a Variation instructed by the Contract Administrator under clause 11 during the Delivery Phase, a material increase or decrease (as the case may be) in:
   1. the scope of the Contractor's Work (Delivery); and
   2. the resources required for, and the costs of, performing the Contractor's Work (Delivery),
2. which a prudent, competent and experienced contractor would not have anticipated as at the Date of Delivery Phase Approval.

Method of Work Plan for Airfield Activities

1. Has the meaning in the Special Conditions (if any).

Milestone Fee Payment Schedule

1. The schedule:
   1. during the Planning Phase - specified in the Contract Particulars (Planning Phase); and
   2. during the Delivery Phase if a notice is given under clause 6.6(a)(i) - agreed under clause 6.2(g)(ii) and specified in the Contract Particulars (Delivery Phase),
2. otherwise as adjusted from time to time in accordance with clause 8.35(g) or clause 11.3(b) (as the case may be) setting out:
   1. the instalments in which the Contractor's Work Fee (Planning), Contractor's Work Fee (Delivery) and Management Fee are to be payable; and
   2. the milestones which must be achieved by the Contractor for each instalment to become payable (failing which the Contractor's entitlement to be paid the relevant instalment of the relevant Contractor's Work Fee (Planning), Contractor's Work Fee (Delivery) and Management Fee (as the case may be) will not arise until such time as the applicable milestone is achieved).

Moral Rights

1. The right of integrity of authorship, the right of attribution of authorship and the right not to have authorship falsely attributed, as defined in the *Copyright Act 1968* (Cth).

NATA

1. National Association of Testing Authorities Australia.

National Construction Code

1. The National Construction Code that applies in the State or Territory where the Works are located, as amended or replaced from time to time, produced and maintained by the Australian Building Codes Board on behalf of the Commonwealth Government and each State and Territory Government.

Notice of Completion

1. A notice under clause 13.2(b)(i) by the Contract Administrator stating that Completion of the Works or a Stage has been achieved.

Other Contractor

1. Any contractor, consultant, artist, tradesperson or other person (including the EMOS Contractor) engaged to do work other than the Contractor and its subcontractors.

Outline Cost Plan

1. The outline cost plan (if any) referred to in the Contract Particulars (Planning Phase).

Outline Delivery Phase Program

1. The outline program in respect of the carrying out of the Contractor's Activities during the Delivery Phase referred to in the Contract Particulars (Planning Phase).
2. **Overarching Apprentice Target**
3. The minimum of 10% of all Labour Hours that must be undertaken by Apprentices.
4. **Overarching Apprentice Target for Women**
5. The minimum target specified in the table set out in the Contract Particulars of all Apprentice Labour Hours that must be undertaken by Women during the relevant contract period.

Pandemic

1. The disease known as Coronavirus (COVID-19) which was characterised to be a pandemic by the World Health Organisation on 11 March 2020.

Pandemic Adjustment Event

Means any of the following events which arise as a direct result of the Pandemic and first occurs after the Award Date:

* 1. a change in Statutory Requirements (including a change in border requirements or quarantine requirements);
  2. during the Delivery Phase only:
     1. a change in:
        1. the availability of local labour required for the Works; or
        2. the ability to transport unfixed goods and materials to the Site where such unfixed goods and materials are located outside of the State or Territory in which the Site is located; or
     2. closure (or reopening) of a Subcontractor's factory, or any other location where subcontracted activities are being carried out, in respect of the supply of goods or materials required for the Works; or
  3. such other events as may be specified in the Contract Particulars,

in each case which impacts the performance or progress of the Contractor's Activities at the Site.

Parliamentary Approval

1. A resolution of the House of Representatives, a declaration of the Governor-General by order or a declaration of the relevant Minister by published notice, in each case as required by the PWC Act.
2. **Payment Times Procurement Connected Policy (or PT PCP)**
3. The Payment Times Procurement Connected Policy available at https://treasury.gov.au/publication/p2021-183909, as amended or replaced from time to time.

Personal Information

1. Has the meaning given in the Privacy Act.

PGPA Act

1. The *Public Governance, Performance and Accountability Act* *2013* (Cth).

Planning Phase

1. The period from the Award Date to the earlier of:
   1. the Date for Delivery Phase Approval;
   2. the Date of Delivery Phase Approval; or
   3. the date of a notice under clause 6.6(a)(ii) or 6.6(a)(iii)B.

Planning Phase Design Continuation Variation

1. A direction by the Contract Administrator during the Planning Phase which:
   1. involves bringing forward design from the Delivery Phaseto the Planning Phase; and
   2. causes a material increase in the scope of the Contractor's Work (Planning) and the resources required for, and the costs of, performing the Contractor's Work (Planning).

Planning Phase Design Documentation

1. All design documentation (including documents, drawings, specifications, reports, models, samples and calculations, equipment technical information, plans, charts, tables, schedules, data (stored by any means), photographs and finishes boards) in computer readable and written forms which:
   1. the Contract Administrator determines is necessary for:
      1. the Contractor to establish the scope of the Works and to prepare (and for the Contract Administrator to review and approve) the Cost Plan and Target Cost in accordance with clause 6.2(a); and
      2. Delivery Phase Approval to be achieved; and
   2. is required by any Planning Phase Strategic Works Variation or any Planning Phase Design Continuation Variation (as the case may be).

Planning Phase Milestones

1. The milestones specified in the Contract Particulars (Planning Phase).

Planning Phase Milestone Dates

1. The dates specified in the Contract Particulars (Planning Phase), as adjusted (if at all) under clause 6.6(d).
2. **Planning Phase Program**
3. The program in respect of the carrying out of the Contractor's Activities during the Planning Phase prepared and updated by the Contractor in accordance with clause 6.3.

Planning Phase Strategic Works Variation

1. A change to the Works (whether by way of addition, increase, decrease, omission, deletion, demolition or removal to or from the Works) during the Planning Phase which:
   1. arises out of a direction of the Commonwealth's Director General Capital Facilities and Infrastructure (or any replacement position notified to the Contractor in writing from time to time);
   2. does not arise out of or in connection with any act or omission of the Contractor; and
   3. has a material effect on the scope of the Contractor's Work (Planning) and the resources required for, and the costs of, performing the Contractor's Work (Planning) which a prudent, competent and experienced contractor would not have anticipated as at the Award Date.

Planning Phase Reimbursable Costs

1. The amount of Reimbursable Costs paid during (and otherwise payable arising out of) the Planning Phase, as specified in the Contract Particulars (Delivery Phase).

Plant, Equipment and Work

1. Those things used, or work undertaken, by the Contractor to construct the Works but which will not form part of the Works.

Privacy Act

1. The *Privacy Act 1988* (Cth).

Professional Indemnity Insurance

1. A policy of insurance to cover claims made against the insured for:
   1. civil liability for breach of professional duty (whether owed in contract or otherwise); and
   2. unintentional breaches of third party intellectual property,
2. by the Contractor or its subcontractors in carrying out the Contractor's Activities.

Project Documents

1. Means:
   1. Planning Phase Design Documentation and Delivery Phase Design Documentation;
   2. cost plans (including the Cost Plan);
   3. Project Plans;
   4. Approvals;
   5. Approved Subcontract Agreements;
   6. IT Equipment to the extent relating to software;
   7. the documents which the Contractor is obliged to maintain under clause 12.19; and
   8. without limiting paragraphs (a) - (g), any other data, documents, drawings, records, programs and information (including Estate Information and information relating to the Contractor's compliance with the WHS Legislation) and material:
      1. produced; or
      2. provided, or required to be provided, to the Commonwealth or the Contract Administrator,

under, for the purposes of, arising out of or in connection with the Contract, the Contractor's Activities or the Works by, for or on behalf of the Contractor (including by subcontractors).

Project Lifecycle and HOTO Plan

1. The plan prepared by the Contractor in accordance with, and for the purposes of, the HOTO Requirements and finalised under clause 9.2, which must:
   1. be prepared in accordance with the HOTO Plan and Checklist;
   2. meet all applicable HOTO Requirements and Statutory Requirements; and
   3. include any other matters required by the:
      1. Contract; or
      2. Contract Administrator.

Project Plans

1. The:
   1. Design Management Plan;
   2. Project Lifecycle and HOTO Plan;
   3. Environmental Management and Sustainability Plan;
   4. Estate Information Provision Plan;
   5. Local Industry Capability Plan;
   6. Quality Plan;
   7. Site Management Plan;
   8. Work Health and Safety Plan; and
   9. additional plans specified in the Contract Particulars and finalised by the Contractor under clause 9.2(a)(ii),
2. as updated or amended under clause 9.2.

Proposed Contract Particulars (Delivery Phase)

1. The proposed Contract Particulars (Delivery Phase) prepared in accordance with clause 6.5(d)(ii).

PT PCP Evaluation Questionnaire

A questionnaire substantially in the form set out in Appendix C of the Payment Times Procurement Connected Policy.

PT PCP Policy Team

The relevant Minister, department or authority that administers or otherwise deals with the Payment Times Procurement Connected Policy on the relevant day.

PT PCP Purpose

Means:

* 1. the review, evaluation, monitoring, assessment and reporting on the Payment Times Procurement Connected Policy, including the compliance by those Commonwealth suppliers and their subcontractors that are Reporting Entities; or
  2. improving payment times to PT PCP Subcontractors.

PT PCP Remediation Plan

A written remediation plan substantially in the form set out in Appendix D of the Payment Times Procurement Connected Policy.

PT PCP Subcontract

A subcontract between a Reporting Entity and another party (Other Party) where:

* 1. the subcontract is, wholly or in part, for the provision of goods or services for the purposes of the Contract;
  2. both parties are carrying on business in Australia; and
  3. the component of the subcontract for the provision of goods or services for the purposes of the Contract has a total value of less than, or is reasonably estimated to not exceed, $1,000,000 (GST inclusive) during the period of the subcontract, not including any options, extensions, renewals or other mechanisms that may be executed over the life of the subcontract (but including work or official orders entered into that are valued at up to $1,000,000 (GST inclusive) under standing offer or panel arrangements),

but does not include the following subcontracts:

* 1. subcontracts entered into prior to the Reporting Entities' tender response for the Contractor's Activities and the Works;
  2. subcontracts which contain standard terms and conditions put forward by the Other Party and which cannot reasonably be negotiated by the Reporting Entity; or
  3. subcontracts for the purposes of:
     1. procuring and consuming goods or services overseas; or
     2. procuring real property, including leases and licences.

PT PCP Subcontractor

The party that is entitled to receive payment for the provision of goods or services under a PT PCP Subcontract.

PTR Act

The *Payment Times Reporting Act 2020* (Cth), as amended or replaced from time to time, and includes a reference to any subordinate legislation made under the Act.

Public Liability Insurance

1. A policy of liability insurance covering the:
   1. Contractor and all subcontractors for their respective liabilities; and
   2. Commonwealth for all legal liabilities arising out of or in connection with any act, error, omission, negligence or breach of contract by the Contractor (or any subcontractor),
2. to third parties and to each other, for loss of, loss of use of or damage to property and death of or injury to any person, arising out of or in connection with the Contractor's Activities or the Works.
3. This policy is not required to cover liabilities or losses insured under Construction Risks Insurance, Workers Compensation Insurance, Employers' Liability Insurance, Professional Indemnity Insurance or Errors and Omissions Insurance.

PWC

1. Parliamentary Standing Committee on Public Works (appointed in accordance with the provisions of the PWC Act).

PWC Act

1. *Public Works Committee Act 1969* (Cth).

PWC Report

1. A report of the PWC under section 18(5) of the PWC Act.

Quality Manager

1. The person specified in the Contract Particulars or any other person from time to time appointed as the Quality Manager for the Contractor's Activities in accordance with clause 3.6.

Quality Objectives

1. Means to:
   1. encourage best practice quality management through the planning, development, implementation and continuous improvement of quality assurance procedures, systems or frameworks during the Contractor's Activities and the Works;
   2. prevent and minimise adverse quality impacts during the Contractor's Activities and the Works (including Defects before, at and after Completion);
   3. optimise the value for money achieved by the Commonwealth in respect of the Contractor's Activities and the Works; and
   4. achieve the additional objectives specified in the Contract Particulars.

Quality Plan

1. The plan prepared by the Contractor and finalised under clause 9.2, which must set out in adequate detail the procedures the Contractor will implement to manage the Contractor's Activities and the Works from a quality perspective to:
   1. ensure compliance with the Smart Infrastructure Handbook and Statutory Requirements; and
   2. maximise the achievement of the Quality Objectives.

The Quality Plan must address, at a minimum:

* 1. all Statutory Requirements;
  2. all Quality Objectives;
  3. the Contractor's quality assurance procedure, system or framework (which may or may not be a certified quality assurance procedure, system or framework);
  4. the roles and responsibilities of all Contractor and subcontractor personnel (including the Quality Manager and the Contractor's key people under clause 3.6(a)) regarding quality;
  5. the procedure for consultation, co-operation and co-ordination of activities with the Contract Administrator, the Commonwealth and Other Contractors regarding quality generally during the Contractor's Activities and the Works;
  6. the training and awareness programmes provided to Contractor and subcontractor personnel regarding quality;
  7. the procedure for preparing (including tailoring) and finalising the Quality Plan under clause 9.2 (including how the Contractor will ensure maximum consistency between the Contractor's quality assurance procedure, system or framework and the Quality Plan);
  8. the procedure for regularly reviewing, updating and amending the Quality Plan under clause 9.2;
  9. the procedure for ensuring subcontractor compliance with the Quality Plan;
  10. the procedure for regularly identifying, controlling and monitoring possible and actual impacts on quality associated with the Contractor's Activities and the Works, including the procedures for recording, reporting, responding to and finalising:
      1. matters arising out of or in connection with such identification, control and monitoring; and
      2. complaints regarding quality during the Contractor's Activities and the Works;
  11. the procedure for regular auditing or other monitoring of Contractor and subcontractor compliance with the Quality Plan, including the procedures for recording, reporting, responding to and finalising:
      1. matters arising out of or in connection with such audits or other monitoring; and
      2. complaints regarding quality during the Contractor's Activities and the Works;
  12. the procedure for ensuring that the Trust Account and all payments to Subcontractors are administered strictly in accordance with all applicable requirements (including the procedure for ensuring compliance with the requirements of clause 12.23);
  13. the additional matters specified in the Contract Particulars; and
  14. any other matters required by the:
      1. Contract; or
      2. Contract Administrator.

Reimbursable Costs

1. The aggregate of:
   1. all amounts properly and actually incurred and payable by the Contractor to Subcontractors for the performance of Reimbursable Work in accordance with the Approved Subcontract Agreements:
      1. excluding:
         1. any adjustments in accordance with the Approved Subcontract Agreements for the performance of Variations;
         2. amounts incurred and payable to Subcontractors for correcting Defects;
         3. amounts (including damages) paid or payable by the Contractor to any Subcontractors by reason of any breach of contract or other wrongful act or omission by the Contractor including a breach by the Contractor of the Contract, except to the extent that such breach or wrongful act or omission was directly caused by any breach of contract or other wrongful act or omission of the Commonwealth; and
         4. other amounts not properly incurred in respect of the execution of the Reimbursable Work or which the Contract provides are to be borne by the Contractor or to be a debt due from the Contractor to the Commonwealth; and
      2. adjusted for Variations by the amounts determined in accordance with clause 11.3(a)(i);
   2. any fixed price agreed, or amount incurred and payable in accordance with a basis otherwise agreed, under clause 8.15(b); and
   3. any other amounts stated in this Contract to be "Reimbursable Costs",

less, in respect of any Defect which is the subject of an instruction under clause 9.6(b) or (c), the amount that, in the opinion of the Contract Administrator, would have been payable to Subcontractors for correcting the Defect if an instruction had been made under clause 9.6(a).

Reimbursable Work

1. That part of the Contractor's Activities for which the Contractor must engage Subcontractors, being the entirety of the Contractor's Activities other than the Contractor's Work (Planning) and Contractor's Work (Delivery).

Related Body Corporate

1. Has the meaning given to it in section 9 of the *Corporations Act 2001* (Cth).
2. **Reporting Entity**
3. Has the meaning given in the PTR Act.
4. **Reporting Entity Subcontractor**
5. Any person that:
   1. is a Reporting Entity; and
   2. provides goods or services directly or indirectly to the Contractor for the purposes of the Contract where the value of such goods or services are estimated to exceed $4,000,000 (GST inclusive),
6. and **Reporting Entity Subcontract** has a corresponding meaning.
7. **Reporting Template**
8. The reporting template provided in the Supplier Environmental Sustainability Plan including as updated by the Commonwealth from time to time.

Schedule of Collateral Documents

1. The schedule of proforma contracts and other documents applicable to the Defence Managing Contractor Contract:
   1. posted on the Defence Website, as amended from time to time by the Commonwealth; and
   2. which as at the Award Date include the contracts and other documents specified in the Contract Particulars.

Security of Payment Legislation

1. Means:
   1. *Building and Construction Industry Security of Payment Act* *1999* (NSW);
   2. *Building and Construction Industry Security of Payment Act* *2002* (Vic);
   3. *Building Industry Fairness (Security of Payment) Act* *2017* (Qld);
   4. in Western Australia:
      1. the *Construction Contracts Act* *2004* (WA); or
      2. if this contract is executed after the date on which a provision of the *Building and Construction Industry (Security of Payment) Act* *2021* (WA) commences, then the *Building and Construction Industry (Security of Payment) Act* *2021* (WA) and any provision of the *Construction Contracts Act 2004* (WA) which has not been repealed;
   5. *Construction Contracts (Security of Payments) Act* *2004* (NT);
   6. *Building and Construction Industry Security of Payment Act* *2009* (Tas);
   7. *Building and Construction Industry (Security of Payment) Act* *2009* (ACT);
   8. *Building and Construction Industry Security of Payment Act* *2009* (SA); and
   9. any legislation in any State or Territory of Australia addressing security of payment in the building and construction industry.

Security or Confidentiality Incident

Means:

* 1. a "Security Incident" as defined in Control 77.1 of the DSPF insofar as the relevant approach, event or action arises out of or in any way in connection with this Contract or the carrying out of the Contractor's Activities or otherwise relates to the Contractor or any Related Body Corporate of the Contractor; or
  2. any other incident or circumstance involving Confidential Information (including any Sensitive and Classified Information) having been held, disclosed, accessed or used in a way that is inconsistent with the terms of the Contract.

Sensitive and Classified Information

1. Means:
   1. any document, drawing, information or communication (whether in written, oral or electronic form) issued or communicated to the Contractor by the Commonwealth, the Contract Administrator or anyone on the Commonwealth's behalf, whether or not owned by the Commonwealth:
      1. marked as "sensitive information", "for official use only" or "OFFICIAL: Sensitive";
      2. identified at the time of issue or communication as "Sensitive Information";
      3. marked with a national security classification or as "Classified Information";
      4. identified at the time of issue or communication as "Classified Information"; or
      5. the Contractor knows or ought to know is subject to, or ought to be treated as, sensitive or classified information in accordance with any Statutory Requirement (including the Information Security Requirements); and
   2. everything recording, containing, setting out or making reference to the document, drawing, information or communication (whether in written, oral or electronic form) referred to in paragraph (a) above, including documents, notes, records, memoranda, materials, software, disks and all other media, articles or things.

Shadow Economy Procurement Connected Policy

1. The Shadow Economy Procurement Connected Policy – Increasing the Integrity of Government Procurement – October 2024, as amended or replaced from time to time.

**Significant Event**

Means:

* + 1. any adverse findings made by a court, commission, tribunal or other statutory or professional body regarding the conduct or performance of the Contractor or its subcontractors (or any officers, employees or agents of any of them) that impacts or could be reasonably perceived to impact on their professional capacity, capability, fitness or reputation; or
    2. any other significant matters, including the commencement of legal, regulatory or disciplinary action involving the Contractor or its subcontractors (or any officers, employees or agents of any of them) that may adversely impact on compliance with Commonwealth policy and legislation or the Commonwealth’s reputation.

Site

1. The site or sites for the Works:
   1. for the purposes of the Planning Phase - described in the Contract Particulars (Planning Phase); and
   2. for the purposes of the Delivery Phase - described in the Contract Particulars (Delivery Phase).

Site Management Plan

1. The plan prepared by the Contractor and finalised under clause 9.2, which must set out in adequate detail all procedures the Contractor will implement to manage the Contractor's Activities and the Works on and near the Site. The Site Management Plan must address, at a minimum:
   1. all Statutory Requirements;
   2. the roles and responsibilities of all Contractor and subcontractor personnel (including the Contractor's Representative and the Contractor's key people under clause 3.6(a)) regarding management of the Contractor's Activities and the Works on and near the Site;
   3. the procedure for consultation, co-operation and co-ordination of activities with the Contract Administrator, the Commonwealth and Other Contractors regarding the occupation, use, operation and maintenance of Commonwealth property and the Site (including for the purpose of military activities, expeditions and exercises) during the Contractor's Activities and the Works;
   4. procedures for access to:
      1. Commonwealth property (including any Defence location); and
      2. the Site,

by Contractor and subcontractor personnel, visitors, pedestrians and vehicles, including procedures for:

* + 1. ensuring security (including identification and pass procedures and any physical security measures);
    2. minimising disruption and inconvenience to the Commonwealth and Other Contractors;
    3. vehicle and traffic management; and
    4. noise management;
  1. without limiting paragraph (d), Site inductions, training and other awareness programmes provided to Contractor and subcontractor personnel in respect of Commonwealth property and the Site;
  2. procedures for:
     1. establishing the Site (including site amenities, laydown areas and parking zones);
     2. cleaning, maintenance, waste management and debris control on Commonwealth property and the Site; and
     3. any dangerous or prohibited substances, material or goods (including Commonwealth property) on the Site relevant to the Contractor's Activities and the Works;
  3. if the Contractor's Activities or the Works are to be carried out on or in the vicinity of an airfield, the procedure for preparation and approval of a Method of Work Plan for Airfield Activities;
  4. the procedure for preparing (including tailoring) and finalising the Site Management Plan under clause 9.2;
  5. the procedure for regularly reviewing, updating and amending the Site Management Plan under clause 9.2 (including as a result of any Site management complaint, incident, near-miss and other situation or accident on Commonwealth property or the Site during the Contractor's Activities and the Works);
  6. the procedure for ensuring subcontractor compliance with the Site Management Plan;
  7. the procedure for regularly identifying, controlling and monitoring possible and actual Site management impacts on Commonwealth property and the Site associated with the Contractor's Activities and the Works, including the procedures for recording, reporting, responding to and finalising:
     1. matters arising out of or in connection with such identification, control and monitoring; and
     2. complaints, incidents, near-misses and other situations or accidents on Commonwealth property and the Site during the Contractor's Activities and the Works;
  8. the procedure for managing the effects of the Pandemic on the carrying out of the Contractor's Activities;
  9. the procedure for regular auditing or other monitoring of Contractor and subcontractor compliance with the Site Management Plan, including the procedures for recording, reporting, responding to and finalising:
     1. matters arising out of or in connection with such audits or other monitoring; and
     2. complaints, incidents, near-misses and other situations or accidents on Commonwealth property and the Site during the Contractor's Activities and the Works;
  10. to the extent that the Contractor's Activities include any demolition, procedures for obtaining approval from the Contract Administrator prior to undertaking such demolition and otherwise complying with any applicable Statutory Requirements or Contractor HOTO Obligation in relation to such demolition;
  11. the additional matters specified in the Contract Particulars; and
  12. any other matters required by the:
      1. Contract; or
      2. Contract Administrator.

1. **Skills Guarantee Information**
2. Skills Guarantee Reports or other documents or information provided by the Contractor in connection with its obligations under clause 18.19.
3. **Skills Guarantee Report**
4. A report submitted by the Contractor to the Commonwealth on its performance against the Skills Guarantee Targets.
5. **Skills Guarantee Reporting Worksheet**
6. The worksheet specified in the Contract Particulars (Delivery Phase).

**Skills Guarantee Targets**

Means the:

* 1. Overarching Apprentice Target;
  2. Overarching Apprentice Target for Women; and
  3. Trade-specific Apprentice Target for Women.

**Skills Guarantee Worker**

1. A person who is paid to work for an organisation for more than one hour in a week.

Smart Infrastructure Handbook

1. The Defence Smart Infrastructure Handbook: Planning, Design and Constructionavailable on the Defence Website, as amended or replaced from time to time*.*

Spatial Data Management Plan

1. The plan setting out standards and specifications for spatial data management, available on the Defence Website, as amended or replaced from time to time.

Special Conditions

1. The special conditions as set out in Annexure 2.

Stage

1. A stage of the Works:
   1. described in the Contract Particulars (Planning Phase);
   2. agreed under clause 6.4 and described in the Contract Particulars (Delivery Phase); or
   3. directed by the Contract Administrator under clause 13.5.

Statement of Tax Record or STR

1. Has the meaning given in the Shadow Economy Procurement Connected Policy.

Statutory Requirements

1. Means:
   1. any law applicable to the Contractor's Activities or the Works, including Acts, ordinances, regulations, by-laws and other subordinate legislation;
   2. Approvals (including any condition or requirement under an Approval);
   3. Defence Requirements;
   4. Environmental Requirements; and
   5. Information Security Requirements.
2. **Strategic Notice Event**
3. Means:
   * 1. a Material Change;
     2. a Defence Strategic Interest Issue;
     3. a Significant Event; or
     4. any known or suspected Fraud or Corruption which is occurring or has occurred in connection with the Contract or the Contractor's Activities.
4. **Strategic Notice Event Remediation Plan**
5. The plan (if any) prepared by the Contractor and finalised under clause 21.4.

Subcontractor

1. Any person (including a consultant, subcontractor or supplier) engaged by the Contractor under clause 8 or otherwise in accordance with the Contract to perform any part of the Reimbursable Work, including the Commonwealth's Novated Design Consultants (if any) novated under clause 6.19.

Subcontractor Deed of Covenant

1. A subcontractor deed of covenant in the form set out in the Schedule of Collateral Documents.

Subcontractor Design Certificate

1. A subcontractor design certificate in the form set out in the Schedule of Collateral Documents.

Subcontract Proposal

1. A document issued by the Contractor under clause 8.2.

Subcontract Tender Documentation

1. In relation to a Subcontract Proposal, means:
   1. as applicable:
      1. the Planning Phase Design Documentation; or
      2. the Delivery Phase Design Documentation, which the Contractor is entitled to use for tendering purposes under clause 6.8(d),

relevant to the part of the Reimbursable Work to be subcontracted;

* 1. the conditions of subcontract which must, unless otherwise approved in writing by the Contract Administrator, be on the terms of the subcontract set out in the Schedule of Collateral Documents;
  2. if the Contract Administrator so directs, a request for tender; and
  3. any other documentation necessary for that part of the Reimbursable Work to be subcontracted.

1. **Supplier Environmental Sustainability Plan**
2. The Supplier Environmental Sustainability Plan set out in Annexure 5.
3. **Sustainability Information**
4. Any information contained in the Supplier Environmental Sustainability Plan or a report submitted by the Contractor under clause 18.18(f).

**Sustainable Procurement Guide**

The Sustainable Procurement Guide published by the Department of Agriculture, Fisheries and Forestry, as amended or replaced from time to time.

Table of Variation Rates and Prices

1. The table specified in the Contract Particulars, containing rates and prices to be used for the purposes of:
   1. agreeing the adjustment (if any) to the Contractor's Work Fee (Delivery) under clause 6.2(g)(i); and
   2. valuing adjustments to the Contractor's Work Fee (Planning) or Contractor's Work Fee (Delivery) where clause 11.3(a)(ii)B or 11.3(a)(iii)B applies (as the case may be).

Target Cost

1. The target cost approved by the Contract Administrator under clause 6.2(d) and specified in the Contract Particulars (Delivery Phase), which is to comprise:
   1. the Contractor's Work Fee (Planning);
   2. the Management Fee;
   3. the Contractor's Work Fee (Delivery); and
   4. the Target Reimbursable Costs.

Target Date

1. In relation to the Works or a Stage, means the date, or period of time:
   1. agreed under clause 6.4(d) and specified in the Contract Particulars (Delivery Phase); or
   2. directed by the Contract Administrator under clause 13.5.

Target Reimbursable Costs

1. The target Reimbursable Costs (which include the Planning Phase Reimbursable Costs) approved by the Contract Administrator under clause 6.2(a)(ii) (based upon the cost analysis carried out under clause 6.2(b)(ii)) and specified in the Contract Particulars (Delivery Phase).

Trade Apprentice

A person who:

* 1. is classified as an Apprentice; and
  2. works in a role that is classified as a trade (being sub-major occupations that are classified as "Technician and Trade Workers" using the Australian and New Zealand Standard Classification of Occupations).

1. **Trade-specific Apprentice Target for Women**
2. The minimum target specified in the table set out in the Contract Particulars of all Apprentice Labour Hours that must be undertaken by Trade Apprentices who are Women during the relevant contract period.

Trust Account

1. The bank account set up under the Trust Deed under clause 12.22.

Trust Deed

1. A trust deed in the form set out in the Schedule of Collateral Documents.

Variation

1. Unless otherwise stated in the Contract, means:
   1. during the Planning Phase:
      1. a Planning Phase Design Continuation Variation; or
      2. a Planning Phase Strategic Works Variation; and
   2. during the Delivery Phase, any change to the Works including any addition, increase, decrease, omission, deletion, demolition or removal to or from the Works.

WHS Accreditation Scheme

1. The Work Health and Safety Accreditation Scheme in force pursuant to section 43 of the *Federal Safety Commissioner Act 2022* (Cth).

WHS Legislation

1. Means any of the following:
   1. *Work Health and Safety Act 2011* (Cth) and *Work Health and Safety Regulations 2011* (Cth); and
   2. any corresponding WHS law as defined in section 4 of the *Work Health and Safety* *Act 2011* (Cth).

WOL

1. Whole of life.

WOL Cost

1. The total of the direct/indirect, recurring/non-recurring, fixed/variable financial costs to the Commonwealth arising out of or in connection with the Works over the whole life of the Works, including the costs of designing and constructing the Works prior to Completion, decommissioning, remediation and disposal costs (including waste disposal) and occupying, using, operating and maintaining the Works after Completion.

WOL Objectives

1. Means balancing the:
   1. WOL Cost;
   2. useful life of the Works;
   3. reliability and availability of the Works throughout their useful life;
   4. operability and maintainability of the Works throughout their useful life;
   5. value for money achieved by the Commonwealth from the design, construction, use, occupation, operation and maintenance of the Works;
   6. opportunity to reduce resource use during the occupation, use, operation and maintenance of the Works throughout their useful life and the achievement of the other requirements of the Smart Infrastructure Handbook; and
   7. achievement of the additional matters specified in the Contract Particulars.
2. Woman
3. A person who, regardless of their sex assigned at birth, identifies as a woman irrespective of age.

Work Health and Safety Plan

1. The plan prepared by the Contractor and finalised under clause 9.2 (which is either Contract specific or Site specific) and which must set out in adequate detail the procedures the Contractor will implement to manage the Contractor's Activities and the Works from a work health and safety perspective to ensure compliance with all Statutory Requirements (including the WHS Legislation) and the Asbestos Management Plan, including the obligations in clause 8.23(t). The Work Health and Safety Plan must address, at a minimum:
   1. the names, positions and responsibilities of all persons at the workplace whose positions or roles involve specific health and safety responsibilities in connection with the Contractor's Activities and the Works;
   2. the arrangements in place, or to be implemented, between any persons conducting a business or undertaking (**PCBU**) at the workplace where the Contractor's Activities and the Works are being undertaken regarding consulting, co-operating and co-ordinating activities where the PCBU(s) at the workplace and the Contractor owe a work health and safety duty in relation to the same work health and safety matter (including procedures for information sharing and communication);
   3. the arrangements in place, or to be implemented, for managing any work health and safety incidents that occur at a workplace where the Contractor's Activities and the Works are carried out, including:
      1. incident (including notifiable incident) reporting procedures;
      2. preventative and corrective action procedures; and
      3. record-keeping and reporting requirements, including reporting to the Contract Administrator with respect to incidents and accidents under clause 8.23(b);
   4. any Site-specific health and safety rules, and the arrangements for ensuring that all persons at the workplace are informed of these rules;
   5. the arrangements for the collection and recording, and any assessment, monitoring and review of safe work method statements at the workplace;
   6. the procedures for:
      1. conducting design risk assessments to ensure compliance with Statutory Requirements (including the WHS Legislation), including regarding design changes relevant to work health and safety;
      2. carrying out calculations, analysis, testing or examinations regarding design to ensure compliance with WHS Legislation; and
      3. ensuring the results of such calculations, analysis, testing or examinations are provided to the Commonwealth, including as a condition precedent to:
         1. in the Planning Phase - Delivery Phase Agreement; and
         2. in the Delivery Phase - Completion and prior to the expiry of the Defects Liability Period;
   7. procedures and arrangements for the management of work health and safety generally, including:
      1. details of the Contractor's work health and safety policy;
      2. details of any work health and safety management system (whether certified or uncertified);
      3. inductions, training and other awareness programmes regarding work health and safety and any workplace specific work health and safety induction, training and other awareness programmes; and
      4. emergency procedures, emergency management planning, the use of emergency equipment and the establishment of workplace specific first aid facilities;
   8. procedures for ensuring the provision of written assurances to the Contract Administrator under clause 8.23(h) regarding compliance with the WHS Legislation by the Contractor, subcontractors and Other Contractors;
   9. procedures for the preparation, finalisation and regular reviewing of the Work Health and Safety Plan under clause 9.2 (including as a consequence of any review of hazards, risks and control measures regarding the Contractor's Activities, the Works and any notifiable incident or systemic risk management failure);
   10. procedures for the management of subcontractors, including:
       1. inductions, training and other awareness programmes (in addition to those referred to in paragraph (g)(iii));
       2. the subcontractor's development and provision of safe work method statements, job safety assessments or equivalent documentation;
       3. ensuring subcontractors comply with their obligation to consult, co-operate and co-ordinate activities (including the information-sharing and communication of information); and
       4. ensuring subcontractor compliance with the Contractor's Work Health and Safety Plan;
   11. details of the project and Contract specific hazards and risks identified by the Contractor and the Contractor's approach to the management of these hazards and risks including how the Contractor will identify hazards and eliminate or minimise risks so far as is reasonably practicable:
       1. prior to commencing the Contractor's Activities and the Works; and
       2. during the delivery of the Contractor's Activities and the Works;
   12. the approach the Contractor will adopt in identifying, controlling and managing work health and safety hazards and risks concerning Hazardous Substances, including, where they are used or handled in the delivery of the Contractor's Activities, incorporated into the Works, stored by the Contractor at the workplace or transported by the Contractor to or from the workplace;
   13. the actions the Contractor will take to proactively identify and manage risks to ensure it avoids systematic work health and safety risk management failures occurring during the delivery of the Contractor's Activities and the Works;
   14. the procedures the Contractor will adopt to audit or otherwise monitor and verify its (and its subcontractors') compliance with the Work Health and Safety Plan and the WHS Legislation (including details of the regularity, form and content of such audit, monitoring and verification activities);
   15. the procedures the Contractor will adopt to ensure it provides to the Commonwealth, when conducting handover and takeover activities, all information regarding hazards and risks present in or arising out of or in connection with the use of the Works including for the purpose for which they were designed or manufactured (including the supply of information in accordance with clause 8.23(r));
   16. the approach the Contractor will adopt in identifying, controlling and managing work health and safety hazards and risks concerning high risk construction as defined in regulation 291 of the Commonwealth WHS Legislation (as applicable);
   17. any additional matters specified in the Contract Particulars; and
   18. any other matters required by the:
       1. Contract; or
       2. Contract Administrator.

Workers Compensation Insurance

1. A policy of insurance prescribed by Statutory Requirements in the State and Territory in which the Contractor's Activities are performed or the Contractor's employees perform work, are employed or normally reside to insure against or make provision for the liability of the Contractor to its employees for death or injuries arising out of or in connection with their employment.

Works

1. The physical works, a brief description of which is set out in the Contract Particulars, which the Contractor must plan, design, construct, commission, complete and handover to the Commonwealth in accordance with the Contract.
   1. Interpretation

In the Contract, unless the context otherwise indicates:

* + 1. words in the singular include the plural and vice versa;
    2. references to a person include an individual, firm, corporation or unincorporated body;
    3. except in clause 1.1, headings are for convenience only and do not affect the interpretation of the Contract;
    4. references to any party to the Contract include its successors or permitted assigns;
    5. a reference to a party, clause, Annexure, Attachment, Schedule, or exhibit is a reference to a party, clause, Annexure, Attachment, Schedule or exhibit of or to the Contract;
    6. references to the Contract and any deed, agreement or instrument are deemed to include references to the Contract or such other deed, agreement or instrument as amended, novated, supplemented, varied or replaced from time to time;
    7. words denoting any gender include all genders;
    8. references to any legislation or to any section or provision of any legislation include any:
       1. statutory modification or re-enactment of or any statutory provision substituted for that legislation, section or provision; and
       2. ordinances, by-laws, regulations and other statutory instruments issued under that legislation, section or provision;
    9. no rule of construction applies to the disadvantage of a party on the basis that the party put forward the Contract or any part;
    10. a reference to "dollars" or "$" is to Australian currency;
    11. amounts expressed in dollars are exclusive of GST;
    12. where under the Contract:
        1. a direction is required to be given or must be complied with; or
        2. payment of money must be made (other than under clause 12.5),

within a period of 7 days or less from a specified event, then Saturdays, Sundays and public holidays in the place in which the Site is situated will not be counted in computing the number of days;

* + 1. for the purposes of clause 10.4, any reference to "day" will exclude public holidays and include only those days which are stated in the Contractor's then current program under clause 10.2 as working days;
    2. for the purposes of clauses 12.4, 12.5, 12.23, 18.14 and 21, to the extent that the Contractor's Activities are carried out in:
       1. the Australian Capital Territory, "business day" has the same meaning as defined at Part 1 of the *Legislation Act* *2001* (ACT);
       2. New South Wales, "business day" has the same meaning as defined in section 4 of the *Building and Construction Industry Security of Payment Act* *1999* (NSW);
       3. the Northern Territory, "business day" has the same meaning as "working day" as defined in section 4 of the *Construction Contracts (Security of Payments) Act* *2004* (NT);
       4. Queensland, "business day" has the same meaning as defined in Schedule 2 of the *Building Industry Fairness (Security of Payment) Act* *2017* (Qld);
       5. South Australia, "business day" has the same meaning as defined in section 4 of the *Building and Construction Industry Security of Payment Act* *2009* (SA);
       6. Tasmania, "business day" has the same meaning as defined in section 4A of the *Building and Construction Industry Security of Payment Act* *2009* (Tas);
       7. Victoria, "business day" has the same meaning as defined in section 4 of the *Building and Construction Industry Security of Payment Act 2002* (Vic); and
       8. Western Australia, "business day" has the same meaning as defined in section 4 of the *Building and Construction Industry (Security of Payment) Act* *2021* (WA);
    3. other than as set out in paragraphs (l), (m) and (n) references to "day" are references to calendar days;
    4. the words "including" and "includes", and any variants of those words, will be read as if followed by the words "without limitation";
    5. the word "subcontractor" will include subcontractors, suppliers, consultants and Subcontractors, and the word "subcontract" will include a contract with a subcontractor (including an Approved Subcontract Agreement);
    6. where a clause contains two options, the option specified in the Contract Particulars will apply;
    7. derivatives of a word or expression which has been defined in clause 1.1 will have a corresponding meaning to that assigned to it in clause 1.1;
    8. unless agreed or notified in writing by the Contract Administrator or the date of the standard or reference document is specified in the Brief, a reference to Standards Australia standards, overseas standards or other similar reference documents in the Brief, Planning Phase Design Documentation or Delivery Phase Design Documentation is a reference to the edition last published prior to the submission of the Planning Phase Design Documentation or Delivery Phase Design Documentation (as the case may be). If requested by the Contract Administrator, the Contractor must make copies of all Standards Australia standards, overseas standards or other similar reference documents referred to in the Brief, Planning Phase Design Documentation and Delivery Phase Design Documentation available to the Contract Administrator;
    9. for the purposes of clauses 8.19(c), 8.28(d), 8.35(d)(i), 9.5 and 18.3(e)(ii), a reference to "extra costs" includes a reference to extra costs reasonably incurred by the Contractor as a direct result of the applicable event delaying the Contractor;
    10. requirements contained in the Brief, whether or not they include the expression "the Contractor must" or any equivalent expression, will be deemed to be requirements to be satisfied by the Contractor, unless stated otherwise; and
    11. where an absolute discretion is conferred on the Commonwealth or the Contract Administrator:
        1. neither the Commonwealth nor the Contract Administrator is required to exercise such discretion for the benefit of the Contractor; and
        2. the exercise or failure to exercise such discretion is not capable of being the subject of a dispute or difference for the purposes of clause 15.1 or otherwise subject to review.
  1. Miscellaneous
     1. The Contract is subject to and is to be construed in accordance with the laws of the State or Territory specified in the Contract Particulars.
     2. None of the terms of the Contract can be waived, discharged or released at law or in equity unless:
        1. to the extent that the term involves a right of the party seeking to waive the term or one party seeking to waive an obligation of the other party - this is done by written notice to the other party; or
        2. otherwise, both parties agree in writing.
     3. The Contract constitutes the entire agreement and understanding between the parties and will take effect according to its tenor despite:
        1. any prior agreement in conflict or at variance with the Contract; or
        2. any correspondence or other documents relating to the subject matter of the Contract which may have passed between the parties prior to the Award Date and which are not included in the Contract.
     4. Where a party comprises two or more persons, each person will be jointly and severally bound by the party's obligations under the Contract.
     5. Any provision in the Contract which is illegal, void or unenforceable will be ineffective to the extent only of such illegality, voidness or unenforceability and such illegality, voidness or unenforceability will not invalidate any other provision of the Contract.
     6. The Contractor must indemnify the Commonwealth against:
        1. any liability to or claim by a third party including a subcontractor or Other Contractor; and
        2. all costs, expenses, losses, damages and liabilities suffered or incurred by the Commonwealth,

caused by any breach by the Contractor of a term of the Contract.

* + 1. All obligations to indemnify under the Contract survive termination of the Contract on any basis.
    2. Unless expressly stated to the contrary in the Contract, the Contractor must perform the Contractor's Activities at its cost.
    3. If a document referred to as being available on the Defence Website is not so available, the Contract Administrator may provide such document to the Contractor by other means.

1. NATURE OF CONTRACT
   1. Agreement
      1. The Commonwealth engages the Contractor to:
         1. plan and (to the extent required under the Contract) design the Works in the Planning Phase; and
         2. if Delivery Phase Approval is achieved - complete (to the extent not completed in the Planning Phase) the design of, commence, construct, commission, complete and handover the Works in the Delivery Phase,

in accordance with the Contract.

* + 1. In consideration of the Contractor undertaking the Contractor's Activities, the Commonwealth will pay the Contractor the Contract Price.
  1. Contractor's Primary Obligations
     1. The Contractor:
        1. will be primarily responsible for the performance of the Contractor's Activities in accordance with the Contract; and
        2. acknowledges that the Commonwealth is relying upon the advice, skill and judgement of the Contractor in the planning, design, commencement, construction, commissioning, completion and handover of the Works.
     2. Without limiting the generality of the Contractor's obligations, the Contractor will be responsible for (and will control, co-ordinate, administer and direct) all activities necessary for the planning, design, commencement, construction, commissioning, completion and handover of the Works including:
        1. the performance of the Contractor's Work (Planning) and the Contractor's Work (Delivery); and
        2. the engagement, supervision, control, co‑ordination and direction of all subcontractors and the execution of the Reimbursable Work.
  2. Contractor's Warranties

Without limiting clause 2.2, the Contractor warrants that:

* + 1. without limiting the strict or absolute nature of any of its other obligations or warranties under this Contract, it will exercise (and ensure that its subcontractors exercise) the standard of skill, care and diligence in the performance of the Contractor's Activities that would be expected of an expert professional provider of the Contractor's Activities;
    2. the design of the Works will be:
       1. performed in accordance, and so as to comply, with the Brief; and
       2. fit for the purposes as set out in, or reasonably to be inferred from, the Brief;
    3. without limiting its obligations under paragraph (a), it will ensure that the Reimbursable Work is performed:
       1. in a proper and workmanlike manner;
       2. so that it is fit for the purposes as set out in, or reasonably to be inferred from, the Brief; and
       3. in compliance with clauses 8.17 and 9.1;
    4. the Works and each Stage will upon Completion be:
       1. fit for the purposes as set out in, or reasonably to be inferred from, the Brief; and
       2. comply with all Statutory Requirements (subject to paragraph (g)(i)) and all other requirements of the Contract;
    5. it will use its best endeavours to ensure that:
       1. it achieves Completion of the Works so that the Contract Price does not exceed the Target Cost;
       2. it achieves Completion of the Works and each Stage by the relevant Target Date; and
       3. it performs the Contractor's Activities so as to maximise the achievement of the objectives set out in, or reasonably to be inferred from, the Brief;
    6. it will exercise a duty of the utmost good faith to the Commonwealth in performing its obligations under the Contract, including:
       1. the preparation of the Cost Plan in accordance with clause 6.2, the preparation of the Planning Phase Program in accordance with clause 6.3, the preparation of the Delivery Phase Program in accordance with clause 6.4 and undertaking negotiations under clause 6.2(g) to (i);
       2. the preparation of the Subcontract Tender Documentation for the Reimbursable Work and in all post‑tender communications (verbal or otherwise) with tenderers prior to the entry of an Approved Subcontract Agreement;
       3. the administration of Approved Subcontract Agreements including all negotiations concerning Variations and extensions of time; and
       4. in making payment claims under clause 12.2;
    7. it will, in carrying out the Contractor's Activities:
       1. unless otherwise specified in the Contract Particulars, comply with all applicable Statutory Requirements;
       2. apply for and obtain all Approvals, other than those specified in the Contract Particulars;
       3. give all notices and pay all fees and other amounts which it is required to pay in respect of carrying out its Contract obligations; and
       4. promptly give the Contract Administrator copies of all documents (including Approvals) and other notices) that any authority, body or organisation having jurisdiction over the Site, the Contractor's Activities or the Works issues to the Contractor; and
    8. without limiting its other Contract obligations, it will keep the Contract Administrator fully and regularly informed as to all matters affecting or relating to the Contractor's Activities or the Works, including any matter which may change or which has changed:
       1. the nature, scope or timing of the Works; or
       2. the possible levels of expenditure by the Commonwealth under this Contract or in connection with or relating to the operation or maintenance of the Works.
  1. Contractor's Work (Planning)

The Contractor must:

* + 1. immediately following the Award Date, commence to plan the Works;
    2. use its best endeavours to achieve Delivery Phase Agreement before the Date for Delivery Phase Agreement, including:
       1. design development in accordance with clause 6.1;
       2. cost planning in accordance with clause 6.2;
       3. programming in accordance with clause 6.4;
       4. agreeing the matters required to be agreed in accordance with clause 6.2(g) to (i);
       5. achievement of the Planning Phase Milestones by the Planning Phase Milestone Dates in accordance with clause 6.5;
       6. agreement to and preparation of the Proposed Contract Particulars (Delivery Phase) in accordance with clause 6.5(d); and
       7. compliance with all of its other obligations under the Contract to the extent applicable before the Date of Delivery Phase Agreement, including updating all Project Plans under clause 9.2; and
    3. use its best endeavours to enable Delivery Phase Approval to be achieved before the Date for Delivery Phase Approval, including: 
       1. for the purposes of assisting the Commonwealth to obtain:
          1. Government Approval under clause 6.5(b)(i)A;
          2. Parliamentary Approval under clause 6.5(b)(i)B; and
          3. all necessary approvals in accordance with the PGPA Act under clause 6.5(b)(i)C;
       2. agreement to, and execution by the Contractor of, the Contract Particulars (Delivery Phase) in accordance with clauses 6.5(e) and 6.5(g)(i); and
       3. compliance with all of its other obligations under the Contract to the extent applicable before the Date of Delivery Phase Approval.

For the purposes of clause 2.4 and clauses 6.2(c)(iii) and 6.5, "using best endeavours" includes attending such meetings, providing such drafts of documents and such other information, responding to such queries and proposals and obtaining such assistance from consultants and other third parties as may be required by the Contract Administrator for the purpose of achieving the required outcome.

1. PERSONNEL
   1. Contract Administrator
      1. The Contract Administrator will give directions and carry out all of the other functions of the Contract Administrator under the Contract as the agent of the Commonwealth (and not as an independent certifier, assessor or valuer).
      2. The Contractor must:
         1. comply with any direction by the Contract Administrator given or purported to be given under a provision of the Contract; and
         2. not comply with any direction of the Commonwealth other than as expressly stated in the Contract.
      3. Except where the Contract otherwise provides, the Contract Administrator may give a direction orally but will as soon as practicable confirm it in writing.
   2. Replacement of Contract Administrator
      1. The Commonwealth may at any time replace the Contract Administrator, in which event the Commonwealth will appoint another person as the Contract Administrator and notify the Contractor of that appointment.
      2. Any substitute Contract Administrator appointed under clause 3.2 will be bound by anything done by the former Contract Administrator to the same extent as the former Contract Administrator would have been bound.
   3. Parties' Conduct

Without limiting any of the rights or obligations of the Commonwealth and Contractor under the Contract, the Commonwealth and Contractor must co-operate with each other in carrying out their obligations under the Contract.

* 1. Contract Administrator's Representative
     1. The Contract Administrator may:
        1. by written notice to the Contractor appoint persons to exercise any of the Contract Administrator's functions under the Contract; and
        2. revoke any appointment under subparagraph (i) by notice in writing to the Contractor.
     2. As at the Award Date, the Contract Administrator is deemed to have appointed the persons specified in the Contract Particulars to carry out the functions specified in the Contract Particulars.
     3. All references in the Contract to the Contract Administrator include a reference to a representative appointed under clause 3.4.
  2. Contractor's Representative
     1. The Contractor must ensure that the Contractor's Representative is present on the Site at all times reasonably necessary to ensure that the Contractor is complying with its obligations under the Contract.
     2. A direction is deemed to be given to the Contractor if it is given to the Contractor's Representative.
  3. Key People for the Contractor's Activities

The Contractor must:

* + 1. employ those people specified in the Contract Particulars, including the Contractor's Representative and Quality Manager in the jobs specified in the Contract Particulars;
    2. subject to paragraph (c), not replace the people referred to in paragraph (a) without the Contract Administrator's prior written approval; and
    3. if any of the people referred to in paragraph (a) die, become seriously ill or resign from the employment of the Contractor, replace them with persons approved by the Contract Administrator of at least equivalent experience, ability and expertise.
  1. Removal of Persons
     1. The Contract Administrator may by notice in writing instruct the Contractor to remove any person from the Site or the Contractor's Activities who in the reasonable opinion of the Contract Administrator is guilty of misconduct or is incompetent or negligent.
     2. The Contractor must ensure that this person is not again involved in the Contractor's Activities.
  2. Industrial Relations

In carrying out the Contractor's Activities, the Contractor must:

* + 1. assume sole responsibility for and manage all aspects of industrial relations;
    2. ensure that the rates of pay and conditions of employment specified in all relevant industrial awards and enterprise agreements and any relevant Statutory Requirements, for all employees engaged by any person, are always observed in full;
    3. keep the Contract Administrator fully and promptly informed of industrial relations problems or issues which affect or are likely to affect the carrying out of the Contractor's Activities; and
    4. comply with all other requirements of the Contract relating to industrial relations.
  1. Monthly Meeting
     1. The Contractor must:
        1. meet monthly (or at such other times as the Contract Administrator may require) with the Contract Administrator and any other persons whom the Contract Administrator nominates;
        2. discuss the report it has prepared under clause 3.10 and such other matters as the Contract Administrator may from time to time require;
        3. promptly and fully respond to any questions which the Contract Administrator asks in relation to any report; and
        4. if it requires instructions from the Commonwealth, make all necessary recommendations with respect to the instructions required.
     2. The Contract Administrator must:
        1. before each meeting:
           1. prepare an agenda for the meeting; and
           2. issue an agenda for the meeting; and
        2. after each meeting:
           1. prepare minutes of the meeting; and
           2. issue minutes of the meeting.
  2. Contractor's Monthly Report

At least 7 days prior to each meeting under clause 3.9, the Contractor must provide the Contract Administrator with a monthly report in such form as the Contract Administrator requires from time to time and which must include at a minimum:

* + 1. detailed particulars of the progress of the Contractor's Activities and the Works including:
       1. key activities, meetings and other events in the previous month, including the status of all procurement and engagement activities for Reimbursable Work and each Approved Subcontract Agreement;
       2. to the extent that the Works or a Stage have been designed, the status of all Planning Phase Design Documentation and Delivery Phase Design Documentation (including any dispensations being pursued);
       3. the status of all Approvals;
       4. photographs of the Contractor's Activities and the Works;
       5. any deviations from the programs; and
       6. a prospective quarterly forecast, with a detailed breakdown on a month-by-month basis, of the anticipated cashflow for the Contractor's Activities and the Works, and detailed particulars of the risks, opportunities, issues or matters which may impact on the accuracy of that forecast;
    2. detailed particulars of all:
       1. payment claims, payment statements and payments (including detailed particulars of all distributions of Reimbursable Costs from the Trust Account and all other matters required under clause 12.23);
       2. Variation Price Requests, responses, Variation Orders, Contractor requests for Variations under clause 11.6 and proposed adjustments to the amounts payable under the Contract;
       3. written claims and notices given and received under clause 10 in respect of delays;
       4. other Claims made by the Contractor (including in respect of Statutory Requirements and the resolution of ambiguities under clause 6.16);
       5. calls, attendances, recommendations and actions taken in respect of all Defects (in accordance with clause 9.14);
       6. disputes under clause 15; and
       7. notices under clause 16.1 or 16.2;
    3. detailed particulars of any risks, opportunities, issues or matters which in the Contractor's opinion:
       1. are significantly impacting; or
       2. have the potential to significantly impact,

the Contractor's Activities or the Works (in terms of time, cost or quality) and the preventative and remedial action which has been, is being or is proposed to be taken in respect of such risks, opportunities, issues or matters. In reporting on such risks, opportunities, issues or matters, the Contractor must have regard to and incorporate as appropriate the risks, opportunities and issues identified by it in its tender for the Contractor's Activities;

* + 1. confirmation of compliance with the WHS Legislation and detailed particulars of all work health and safety matters arising out of or in connection with clause 8.23, including:
       1. the Work Health and Safety Plan (including all reviews, updates and amendments to the Work Health and Safety Plan in accordance with clause 9.2);
       2. details of all proactive risk management measures implemented by the Contractor to prevent systemic work health and safety issues, incidents or accidents during the Contractor's Activities and the Works;
       3. details of lead indicator data, including:
          1. inductions, training and other work health and safety awareness programmes conducted;
          2. Site audits and verification activities (including copies of Site audit reports and verification activity reports); and
          3. inspections of Plant, Equipment and Work;
       4. without limiting the Contractor's obligations to notify the Contract Administrator under:
          1. clause 8.23(b)(i) and (c), summary data regarding notifiable incidents; and
          2. clause 8.23(b)(ii) and (b)(iii), details of all incidents and accidents and the preventative, corrective and remedial action which has been, is being or is proposed to be taken in respect of such incidents and accidents;
       5. relevant statistics and other information regarding lost time injury days; and
       6. all other work health and safety matters required by the Contract or the Contract Administrator;
    2. confirmation of compliance with, and (as applicable) an update in respect of:
       1. the WHS Accreditation Scheme;
       2. quality assurance requirements, including the Quality Plan;
       3. Site-related requirements, including the Site Management Plan;
       4. commissioning and handover requirements, including the Project Lifecycle and HOTO Plan and Annexure 1;
       5. environmental requirements, including the Environmental Management and Sustainability Plan;
       6. local industry participation requirements, including the Local Industry Capability Plan;
       7. indigenous employment and procurement requirements, including the Indigenous Participation Plan;
       8. information security requirements, including clause 20; and
       9. any other security requirements,

together with detailed particulars of all matters relevant to the items described in subparagraphs (i) - (ix);

* + 1. in respect of Hazardous Substances (if any) any information as required by the Special Conditions; and
    2. any other matters required by the Contract Administrator.

1. SECURITY
   1. Form

The Contractor must, as a condition precedent to Delivery Phase Approval, provide security to the Commonwealth:

* + 1. in the form of Approved Security; and
    2. in the amounts specified in the Contract Particulars for the Works or a Stage.
  1. Release of Security

Subject to any other rights or remedies of the Commonwealth under the Contract or otherwise at law or in equity (including the right of set-off in clause 12.15), the Commonwealth must:

* + 1. within 14 days of the issue of a Notice of Completion for the Works or a Stage, release from the security held under clause 4.1, 50% of the security held for the Works or the Stage under clause 4.1;
    2. within 14 days of the expiration of the Defects Liability Period for the Works or a Stage (excluding any extensions under clause 9.11), release such amount of the security under clause 4.1 then held for the Works or the Stage, as the Contract Administrator determines to be reasonable, having regard to the work to which any remaining Defects Liability Period applies, to ensure the Commonwealth's interests are not prejudiced; and
    3. release the balance of the security then held under clause 4.1 following the latest of:
       1. the expiry of the last Defects Liability Period; or
       2. the Contractor has complied with all its obligations under the Contract.
  1. Interest
     1. The Commonwealth:
        1. is not obliged to pay the Contractor interest on:
           1. the Approved Security; or
           2. subject to paragraph (b), the proceeds of the Approved Security if it is converted into cash; and
        2. does not hold the proceeds or money referred to in subparagraph (i) on trust for the Contractor.
     2. If the Commonwealth makes a call upon any security held under clause 4.1 and obtains cash as a consequence:
        1. the Commonwealth will pay simple interest, at the rate applying to damages for the purpose of clause 12.13, on the amount of any cash obtained in excess of the sum to which the Commonwealth is entitled at the time of such call; and
        2. the sum attracting interest pursuant to subparagraph (i) will be further reduced by any unsatisfied amounts which subsequently become payable (whether as a debt, by way of damages or otherwise) by the Contractor to the Commonwealth at the time such amounts become payable.
  2. Deed of Guarantee and Undertaking

The Contractor must, if requested in writing by the Commonwealth, provide to the Commonwealth a Deed of Guarantee and Undertaking duly executed by the Contractor and the Related Body Corporate of the Contractor nominated in the Commonwealth's request by the time and date set out in the request. If such request is made in the Planning Phase, the Contractor's compliance with clause 4.4 is a condition precedent to Delivery Phase Approval.

1. RISKS AND INSURANCE
   1. Risk of Works

Except to the extent that it arises from a Commonwealth Risk, the Contractor will bear the risk of and indemnify the Commonwealth against:

* + 1. any loss of or damage to:
       1. the Works or a Stage;
       2. Plant, Equipment and Work; and
       3. unfixed goods and materials (whether on or off Site), including anything provided by the Commonwealth to the Contractor or brought onto Site by a Subcontractor, used or to be used in carrying out the Contractor's Activities,

until:

* + - 1. in the case of loss of or damage to the Works or a Stage, a Notice of Completion is issued for the Works or the Stage; and
      2. otherwise, a Notice of Completion is issued for the Works or the last Stage to reach Completion; and
    1. after the issue of a Notice of Completion for the Works or the Stage, any loss of or damage to the Works or the Stage arising from any act or omission of the Contractor during the Defects Liability Period or from an event which occurred prior to the issue of the Notice of Completion for the Works or the Stage.
  1. Other Risks

Except to the extent that it arises from a Commonwealth Risk, the Contractor will bear the risk of and indemnify the Commonwealth against:

* + 1. any loss of or damage to property of the Commonwealth (other than property referred to in clause 5.1(a)); and
    2. any liability to or claims by a third party in respect of loss of or damage to property or injury to or death of persons,

caused by or arising out of or in connection with the Contractor's Activities or the Works, provided that the Contractor's responsibility to indemnify the Commonwealth will be reduced to the extent that an act or omission of the Commonwealth, the Contract Administrator or an Other Contractor contributed to the loss, damage, injury or death.

* 1. Reinstatement
     1. During the period during which the Contractor bears the risk of loss or damage under clause 5.1, the Contractor must:
        1. subject to subparagraph (ii), promptly replace or otherwise make good any loss of, or repair the damage to, the Works or the Stage, any Plant, Equipment and Work or any unfixed goods and materials used or to be used in carrying out the Contractor's Activities; and
        2. where the loss or damage arises from a Commonwealth Risk, only comply with subparagraph (i) to the extent directed by the Contract Administrator.
     2. If paragraph (a)(i) applies, the Contractor will bear the cost of such replacement, making good or repair. If paragraph (a)(ii) applies, the replacement, making good or repair directed by the Contract Administrator will be treated as if it were a Variation the subject of a direction by the Contract Administrator and clause 11.3 applied.
  2. Contractor Insurance Obligations

The Contractor must:

* + 1. from the Award Date, cause to be effected and maintained or otherwise have the benefit of the following insurance:
       1. Public Liability Insurance;
       2. Workers Compensation Insurance;
       3. if the Contractor's Activities are performed, or the Contractor's employees perform work, are employed or normally reside, in any jurisdiction outside Australia, Employers' Liability Insurance;
       4. whichever of Professional Indemnity Insurance or Errors and Omissions Insurance has an amount specified in the Contract Particulars; and
       5. such other insurances on such terms as are specified in the Contract Particulars,

each of which must be:

* + - 1. for the amounts specified in the Contract Particulars;
      2. with insurers having a Standard and Poors, Moodys, A M Best, Fitch's or equivalent rating agency's financial strength rating of A- or better; and
      3. on terms which are satisfactory to the Contract Administrator (confirmation of which must not be unreasonably withheld or delayed);
    1. as a condition precedent to Delivery Phase Approval, cause to be effected and maintained or otherwise have the benefit of the following insurance:
       1. Construction Risks Insurance; and
       2. such other insurances on such terms as are specified in the Contract Particulars,

each of which must be:

* + - 1. for the amounts specified in the Contract Particulars (Planning Phase) and confirmed in the Contract Particulars (Delivery Phase);
      2. with insurers having a Standard and Poors, Moodys, A M Best, Fitch's or equivalent rating agency's financial strength rating of A- or better; and
      3. on terms which are satisfactory to the Contract Administrator (confirmation of which must not be unreasonably withheld or delayed);
    1. in relation to Construction Risks Insurance and Public Liability Insurance, ensure that each of these policies name the Commonwealth as a party (within the definition of 'Insured') to whom the benefit of the insurance cover extends;
    2. in relation to the Workers Compensation Insurance and Employers' Liability Insurance ensure that:
       1. to the extent permitted by law the insurance extends to provide indemnity to the Commonwealth as the Contractor's principal in respect of any statutory and common law liability to the Contractor's employees; and
       2. each of its subcontractors has Workers Compensation Insurance to the extent required by law, and Employers' Liability Insurance (if the relevant Contractor's Activities are performed or the subcontractor's employees perform work, are employed or normally reside in any jurisdiction outside Australia), covering the subcontractor in respect of its statutory and common law liability to its employees, in the same manner as the Contractor is required to do under subparagraph (i);
    3. in relation to the Public Liability Insurance, ensure the insurance is not subject to any worldwide or jurisdictional limits which might limit or exclude the jurisdictions in which the Contractor's Activities are being carried out;
    4. in relation to whichever of Professional Indemnity Insurance or Errors and Omissions Insurance has an amount specified in the Contract Particulars, ensure the insurance:
       1. has a retroactive date of no later than the commencement of the Contractor's Activities; and
       2. is not subject to any worldwide or jurisdictional limits which might limit or exclude the jurisdictions in which the Contractor's Activities are being carried out;
    5. promptly provide the Contract Administrator with evidence satisfactory to the Contract Administrator that:
       1. it has complied with clause 5.4; and
       2. each insurance required under clause 5.4 is current and complies with clause 5.4,

as required by the Contract Administrator from time to time;

* + 1. ensure that:
       1. if the insurer gives the Contractor notice of expiry, cancellation or rescission of any required insurance policy, the Contractor as soon as possible informs the Commonwealth in writing that the notice has been given and effects replacement insurance as required by the Contract and informs the Commonwealth in writing as soon as possible of the identity of the replacement insurer, and provides such evidence as the Contract Administrator reasonably requires that the replacement insurance complies in all relevant respects with the requirements of the Contract; and
       2. if the Contractor cancels, rescinds or fails to renew any required insurance policy, the Contractor as soon as possible obtains replacement insurance as required by the Contract and informs the Commonwealth in writing as soon as possible of the identity of the replacement insurer, and provides such evidence as the Contract Administrator reasonably requires that the replacement insurance complies in all relevant respects with the requirements of the Contract;
    2. ensure that it:
       1. does not do or omit to do anything whereby any insurance may be prejudiced;
       2. complies at all times with the terms of each insurance policy;
       3. if necessary, takes all possible steps to rectify any situation which might prejudice any insurance;
       4. punctually pays all premiums and other amounts payable in connection with all of the required insurance policies, and gives the Contract Administrator copies of receipts for payment of premiums upon request by the Contract Administrator;
       5. renews any required insurance policy if it expires during the relevant period, unless appropriate replacement insurance is obtained;
       6. immediately notifies the Contract Administrator (in writing) if the Contractor fails to renew any required insurance policy or pay a premium;
       7. does not cancel or allow an insurance policy to lapse during the period for which it is required by the Contract without the prior written consent of the Contract Administrator;
       8. immediately notifies the Contract Administrator (in writing) of any event which may result in a required insurance policy lapsing, being cancelled or rescinded;
       9. complies fully with its duty of disclosure and obligations of utmost good faith toward the insurer and in connection with all of the required insurance policies;
       10. does everything reasonably required by the Commonwealth and the Contract Administrator to enable the Commonwealth to claim and to collect or recover money due under any of the insurances in respect of which it is required to have the benefit of coverage under this Contract; and
       11. maintains full and appropriate records of incidents relevant to any insurance claim for a period of 10 years from the date of the claim;
    3. ensure that any subcontractors that perform any design work forming part of the Contractor's Activities also maintain Professional Indemnity Insurance or Errors and Omissions Insurance in the same manner and on the same terms as those required to be obtained by the Contractor under clause 5.4 for the amounts specified in the Contract Particulars; and
    4. bear the excess applicable to any insurance claim made under any of the insurance policies required to be maintained by the Contractor under this clause 5.4. Any excess borne by the Commonwealth will be a debt due from the Contractor to the Commonwealth.

For the purpose of paragraph (g), such evidence may include certificates of currency (no more than 20 days old), current policy wordings (except where such insurances are prescribed by Statutory Requirement) and written confirmation from a relevant insurer or reputable broker stating that the relevant insurance is current and complies with clause 5.4.

The obtaining of insurance as required under clause 5.4 will not in any way limit, reduce or otherwise affect any of the obligations, responsibilities and liabilities of the Contractor under the Contract or otherwise at law or in equity.

* 1. Failure to Insure
     1. If the Contractor fails to comply with clause 5.4, the Commonwealth may (in its absolute discretion and without prejudice to any other rights it may have) take out the relevant insurance and the cost of such insurances will be a debt due from the Contractor to the Commonwealth.
     2. The Contractor must take all necessary steps to assist the Commonwealth in exercising its discretion under paragraph (a). For the purpose of this paragraph (b), "**all necessary steps**" includes providing all relevant information and documents (including for insurance proposals), answering questions, co-operating with and doing everything necessary to assist the Contract Administrator or anyone else acting on behalf of the Commonwealth.
  2. Period of Insurance

The insurance which the Contractor is required to cause to be effected and maintained or otherwise have the benefit of under clause 5.4 must be maintained:

* + 1. in the case of Construction Risks Insurance, until the Contractor ceases to bear the risk of loss of or damage to anything under clause 5.1;
    2. in the case of Public Liability Insurance:
       1. if Delivery Phase Approval is achieved:
          1. written on an occurrence basis, until the completion of the Contractor's Activities; or
          2. written on a claims made basis, until the expiration of the run-off period specified in the Contract Particulars following the latest of the:

end of the last Defects Liability Period;

date upon which all Defects have been rectified in accordance with the Contract; and

completion of the Contractor's Activities; or

* + - 1. if the Commonwealth issues a notice under clause 6.6(a)(ii) or 6.6(a)(iii)B:
         1. written on an occurrence basis, until the Completion of the Contractor's Activities; or
         2. written on a claims made basis, until the expiration of the run-off period specified in the Contract Particulars following the latest of the:

last day of the Planning Phase; and

completion of the Contractor's Activities;

* + 1. in the case of Workers Compensation Insurance and Employers' Liability Insurance:
       1. if Delivery Phase Approval is achieved, until the latest of the:
          1. end of the last Defects Liability Period;
          2. date upon which all Defects have been rectified in accordance with the Contract; and
          3. completion of the Contractor's Activities; or
       2. if the Commonwealth issues a notice under clause 6.6(a)(ii)or 6.6(a)(iii)B, until the latest of the:
          1. last day of the Planning Phase; and
          2. completion of the Contractor's Activities; and
    2. in the case of Professional Indemnity Insurance or Errors and Omissions Insurance:
       1. if Delivery Phase Approval is achieved, until the expiration of the run-off period specified in the Contract Particulars following the latest of the:
          1. end of the last Defects Liability Period;
          2. date upon which all Defects have been rectified in accordance with the Contract; and
          3. completion of the Contractor's Activities; or
       2. if the Commonwealth issues a notice under clause 6.6(a)(ii)or 6.6(a)(iii)B, until the expiration of the run-off period specified in the Contract Particulars following the latest of the:
          1. last day of the Planning Phase; and
          2. completion of the Contractor's Activities.
  1. Notice of Potential Claim

The Contractor must:

* + 1. as soon as possible inform the Commonwealth in writing of any fact, matter or occurrence that may give rise to a claim under an insurance policy required under clause 5.4 or any claim actually made against the Contractor or the Commonwealth which may be covered by an insurance policy required by clause 5.4;
    2. keep the Commonwealth informed of all significant developments concerning the claim, except in circumstances where the Commonwealth is making a claim against the Contractor; and
    3. ensure that its subcontractors similarly inform the Contractor and the Commonwealth in writing of any fact, matter or occurrence that may give rise to a claim under an insurance policy required by the Contract or any claim actually made against the Contractor, the subcontractor or the Commonwealth which may be covered by an insurance policy required by the Contract,

provided that, in respect of Professional Indemnity Insurance, the Contractor:

* + 1. subject to paragraph (e), is not required to provide details of individual claims; and
    2. must notify the Commonwealth if the estimated total combined value of claims made against the Contractor and claims which may arise from circumstances reported by the Contractor to its insurer in a policy year would potentially reduce the available limit of policy indemnity for that year below the amount required by the Contract.
  1. Procedure upon Loss or Damage

If loss of or damage to any part of the Works or a Stage occurs whilst the Contractor bears the risk of loss of or damage to the Works or the Stage under clause 5.1:

* + 1. the Contractor must:
       1. make the Works or the Stage and the Site safe and secure;
       2. notify the relevant insurers and comply with any reasonable instructions from the insurer(s); and
       3. promptly consult with the Contract Administrator to discuss the steps to be taken to:
          1. comply with its obligations under clause 5.3; and
          2. ensure that, to the greatest extent possible, the Contractor continues to comply with its other obligations under the Contract; and
    2. upon settlement of a claim under the Construction Risks Insurance relating to this loss or damage, the amount of money received from this insurance (excluding any amount provided for the fees of any of the Commonwealth's consultants) will:
       1. be paid to the Contractor in accordance with the procedure in clauses 12.2 - 12.5 as and when the Contractor replaces, makes good or repairs the loss of or damage to the Works or the Stage; and
       2. be the limit of the Contractor's entitlement to payment for the replacement, making good or repair of the loss or damage to the Works or the Stage.
  1. Cross Liability
     1. Clause 5.9 does not apply to Professional Indemnity Insurance, Errors and Omissions Insurance or Workers Compensation Insurance.
     2. Where the Contract requires insurance to provide cover to more than one insured, the Contractor must ensure that, to the extent permitted by law, the insurance policy provides that:
        1. the insurer agrees to treat each insured as a separate insured as though a separate contract of insurance had been entered into with each insured, without increasing the overall limit of indemnity;
        2. the insurer will not impute to any insured any knowledge or intention or a state of mind possessed or allegedly possessed by any other insured;
        3. the insurer waives all rights, remedies or relief to which it might become entitled by subrogation against any of the parties to whom the benefit of insurance cover extends and that failure by any insured to observe and fulfil the terms of the policy will not prejudice the insurance in regard to any other insured;
        4. a notice to the insurer by one insured will be deemed to be notice on behalf of all insureds; and
        5. the insurer agrees not to reduce or exclude the insurance cover of an insured because the:
           1. liability of the insured is limited by the operation of the proportionate liability legislation of any Australian jurisdiction; or
           2. proportionate liability legislation of any Australian jurisdiction is lawfully excluded by the contract.
  2. Insurances Secondary
     1. The Commonwealth is not obliged to make a claim or institute proceedings against any insurer under the insurances before enforcing any of its rights or remedies under the indemnities referred to in this Contract or generally.
     2. The Contractor is not relieved from and remains fully responsible for its obligations and liabilities in accordance with this Contract and at law regardless of whether the insurances respond or fail to respond to any claim and regardless of the reason why any insurance responds or fails to respond.
  3. Exclusion of Consequential Loss and Limitation on Liability
     1. Subject to paragraphs (b) and (c):
        1. neither the Commonwealth nor the Contractor will be liable to the other for any Consequential Loss howsoever arising; and
        2. to the extent permitted by law, the maximum aggregate liability of the Contractor to the Commonwealth arising out of or in connection with the Contract (whether arising in contract, in equity, tort (including negligence), by way of indemnity, under statute or otherwise at law) is limited to the amount specified in the Contract Particulars.
     2. Paragraph (a) does not apply to a liability of the Contractor:
        1. for any deliberate breach or repudiation of the Contract;
        2. under the indemnities in clauses 1.3(f)(i), 5.1, 5.2, 6.15(b), 8.11(b), 18.5(a)(xiv) and 20.5(b);
        3. for Fraud;
        4. to the extent that:
           1. payments are received by the Contractor; or
           2. the Contractor is entitled to be indemnified (other than in circumstances where the relevant insurer is insolvent),

under any insurance policy or policies required to be effected and maintained under the Contract in relation to that liability or payments would have been received by the Contractor or the Contractor would have been entitled to be indemnified under such insurance policy or policies but for:

* + - * 1. the failure of the Contractor to effect and maintain the required insurance policy or insurance policies;
        2. any failure of an insurance policy to respond due to the misconduct of the Contractor (including a misrepresentation to the insurer or failure to make proper disclosure or to comply with the requirements of the policy);
        3. the failure by the Contractor to diligently pursue any claim for indemnity under any insurance policy or insurance policies; or
        4. the reliance by the insurer of the required insurance on this clause 5.11 to deny liability on the basis that the party has no liability to the Commonwealth; and
      1. for fines or penalties incurred by the Commonwealth arising from the Contractor’s Activities.
    1. Paragraph (a)(i) does not apply to a liability of the Commonwealth for:
       1. any deliberate breach or repudiation of the Contract;
       2. Fraud; or
       3. fines or penalties incurred by the Contractor arising from an act or omission of the Commonwealth.
    2. For the purposes of this clause 5.11, **Consequential Loss** means any loss of income, loss of revenue, loss of profit, loss of financial opportunity, loss of business or loss of business opportunity, loss of goodwill, loss of use (other than loss of use of the Works or other Commonwealth property) or loss of production or financing costs, whether present or future, fixed or unascertained, actual or contingent.

1. PLANNING AND DESIGN
   1. Planning Phase Design Documentation
      1. Prior to the Date for Delivery Phase Agreement, the Contractor must:
         1. develop the design of the Works, and for this purpose prepare all relevant Planning Phase Design Documentation, in accordance with the Brief and the other requirements of the Contract;
         2. undertake such:
            1. Site investigations including topographical surveys, soil reports, bore holes and other geotechnical tests; and
            2. other risk reduction studies,

as a prudent, competent and experienced contractor would consider necessary for the comprehensive, safe and accurate planning, scoping, design, costing and programming of the Works during the Planning Phase;

* + - 1. advise the Contract Administrator of:
         1. every reasonably available method of design and construction for the Works; and
         2. the possible alternative materials which are suitable for use with each particular method,

having regard to the investigations and studies undertaken under subparagraph (ii) and any limitations on the design and construction of the Works (if any):

* + - * 1. imposed by the Site; or
        2. arising from the Contractor's obligation under clause 2.3(g) to comply with all Statutory Requirements and obtain all Approvals unless otherwise specified;
      1. conduct the design review activities identified in the Contract at the design review milestones identified in the Contract in accordance with the design development program included as part of the Planning Phase Program; and
      2. submit the Planning Phase Design Documentation it prepares to the Contract Administrator in accordance with the design development program included as part of the Planning Phase Program.
    1. The Contract Administrator may (in its absolute discretion):
       1. review any Planning Phase Design Documentation, or any resubmitted Planning Phase Design Documentation, prepared and submitted by the Contractor; and
       2. within the number of days specified in the Contract Particulars (Planning Phase) of the submission by the Contractor of such Planning Phase Design Documentation, or resubmitted Planning Phase Design Documentation, reject the Planning Phase Design Documentation.
    2. If any Planning Phase Design Documentation is rejected, the Contractor must submit amended Planning Phase Design Documentation to the Contract Administrator.
    3. Without limiting clause 6.7, the Contractor must not commence the next phase of the Contractor's Activities (including any design of the part of the Works to which any Planning Phase Design Documentation it has submitted to the Contract Administrator applies):
       1. unless the Contract Administrator has had the number of days specified in the Contract Particulars (Planning Phase) to review the relevant Planning Phase Design Documentation and has not rejected it; and
       2. where the next phase of the Contractor's Activities would include preparation of Delivery Phase Design Documentation under clause 6.8, until the Date of Delivery Phase Approval.
    4. If the Contractor does not finalise the Planning Phase Design Documentation to the satisfaction of the Contract Administrator (in its absolute discretion) by the Date for Delivery Phase Agreement, then the Commonwealth may (in its absolute discretion) elect to issue a notice under clause 6.6(a)(ii).
  1. Cost Planning
     1. Prior to the Date for Delivery Phase Agreement, the Contractor must:
        1. prepare a cost plan for the Contractor's Activities:
           1. if an Outline Cost Plan exists - based on that Outline Cost Plan; and
           2. in accordance with the requirements of the Commonwealth notified in writing by the Contract Administrator;
        2. conduct the cost planning and value management activities identified in the Contract at the design review milestones identified in the Contract in accordance with the design development program included in the Planning Phase Program; and
        3. submit the cost plan to the Contract Administrator for approval, no later than the date notified in writing by the Contract Administrator.
     2. The cost plan to be prepared under paragraph (a) must include:
        1. identification in detail of all work required for, and all risks which could be encountered in, Completion of the Works, which a prudent, competent and experienced contractor would anticipate and provide for in its cost plan for the Contractor's Activities;
        2. a cost analysis in respect of each part of the Works, including:
           1. a detailed break-up of the Planning Phase Reimbursable Costs; and
           2. a detailed break-up, by reference to each separate construction package, of the Reimbursable Work to be payable during the Delivery Phase, including a budget and detailed break-up for each construction package;
        3. a detailed recommendation as to every reasonably possible alternative amount which the Commonwealth could set as the Target Cost, having regard to all relevant considerations including:
           1. the budgetary limitations and requirements of the Commonwealth in respect of the Works which the Contract Administrator may from time to time notify to the Contractor in writing;
           2. the paramount importance to the Commonwealth of balancing between minimising both the cost and time to achieve Completion of the Works (on the one hand) and maximising the scope of the Works to be delivered, the extent to which the WOL Objectives are furthered in the design and construction of the Works and cost certainty for the Commonwealth (on the other hand);
           3. the rules in relation to "value for money", "encouraging competition", "efficient, effective, economical and ethical procurement ", "accountability and transparency" and the need to achieve value for money, as described in the Commonwealth Procurement Rules;
           4. without limiting subsubparagraph C, all opportunities for cost savings which a prudent, competent and experienced contractor could implement without derogating from the achievement of the other requirements of the Contract, including the insurer through whom the Construction Risks Insurance is to be effected; and
           5. all other relevant considerations, arising out of or in connection with or reasonably incidental to or to be inferred from the considerations in subsubparagraphs A - D, which the Contract Administrator may from time to time notify to the Contractor in writing;
        4. the proposed Management Fee and Contractor's Work Fee (Delivery), including a detailed breakdown of each fee against milestones for the purposes of the payment of each instalment of each fee under the Milestone Fee Payment Schedule; and
        5. all such other matters as the Contract Administrator may require in writing.
     3. The Contractor must:
        1. if any cost plan submitted by the Contractor is rejected by the Contract Administrator (in the Contract Administrator's absolute discretion), submit an amended cost plan;
        2. in the process of preparing the cost plan or an amended cost plan, co-operate with the Commonwealth, the Contract Administrator and all other people nominated by the Contract Administrator for the purpose of furthering the considerations referred to in paragraph (b)(iii); and
        3. use its best endeavours to ensure that the Target Cost does not exceed the budgetary limitations and requirements of the Commonwealth in respect of the Works notified to the Contractor under paragraph (b)(iii)A, including all such reasonable steps directed by the Contract Administrator.
     4. If (in the Contract Administrator's absolute discretion) the cost plan and the target cost are approved by the Contract Administrator, then the Contract Administrator will issue a written notice to the Contractor.
     5. If the Contractor does not prepare a cost plan (or a revised cost plan) which is approved by the Contract Administrator (in the Contract Administrator's absolute discretion) under paragraph (d) before the Date for Delivery Phase Agreement, then the Commonwealth may (in its absolute discretion) elect to issue a notice under clause 6.6(a)(ii).
     6. To assist the Contract Administrator in determining whether or not to approve a cost plan (or a revised cost plan):
        1. the Contract Administrator may engage a third party to perform an external audit of the cost plan; and
        2. the Contractor must:
           1. co-operate with the Contract Administrator and that third party; and
           2. without limiting clause 6.17 comply with its obligations under clause 6.17.
     7. As part of the process of preparing the Cost Plan for the approval of the Contract Administrator under clause 6.2, and in any event by no later than the Date for Delivery Phase Agreement, the Contractor must undertake genuine and good faith negotiations with the Commonwealth to reach agreement, in the Commonwealth's absolute discretion, as to:
        1. the adjustment (if any) required to the:
           1. Management Fee, the Contractor's Work Fee (Delivery) and the subcontract price under any Approved Subcontract Agreement then in place; and
           2. Indicative Delivery Phase Minimum Resource Schedule,

as a result of any change in scope, cost of and resources required for the Contractor's Work (Delivery) arising out of the design development, cost planning and programming carried out under clauses 6.1, 6.2, 6.3 and 6.4;

* + - 1. the adjustment (if any) required to the Milestone Fee Payment Schedule; and
      2. such other matters as may be specified in clause 25, the Special Conditions or as otherwise notified by the Contract Administrator,

having regard to:

* + - 1. the Delivery Phase Fee Proposal and, in the case of the adjustment (if any) to the Contractor's Work Fee (Delivery), the Table of Variation Rates and Prices;
      2. the budgetary limitations and requirements of the Commonwealth notified to the Contractor under clause (b)(iii)A;
      3. the paramount importance to the Commonwealth of balancing between minimising both the cost and time to achieve Completion of the Works (on the one hand) and maximising the scope of the Works to be delivered, the extent to which the WOL Objectives are furthered in the design and construction of the Works and cost certainty for the Commonwealth (on the other hand);
      4. the rules in relation to "value for money", "encouraging competition", "efficient, effective, economical and ethical procurement ", "accountability and transparency" and the need to achieve value for money, as described in the Commonwealth Procurement Rules;
      5. without limiting subparagraph (vi), all opportunities for cost savings which a prudent, competent and experienced contractor could implement without derogating from the achievement of the other requirements of the Contract, including the insurer through whom the Construction Risks Insurance is to be effected; and
      6. all other relevant considerations, arising out of, reasonably incidental to or to be inferred from the considerations in subparagraphs (iv) - (viii), which the Commonwealth may from time to time notify to the Contractor in writing.
    1. If agreement on all of the matters in subparagraphs (i) - (iii) of paragraph (g) is reached by the Date for Delivery Phase Agreement, then the Commonwealth will record the agreement in the Proposed Contract Particulars (Delivery Phase).
    2. If agreement on all the matters in subparagraphs (i) - (iii) of paragraph (g) is not reached by the Date for Delivery Phase Agreement, then the Commonwealth may(in its absolute discretion) elect to issue a notice under clause 6.6(a)(ii).
  1. Planning Phase Program
     1. The Contractor must:
        1. within 14 days of the Award Date prepare a program of the Contractor's Activities for the Planning Phase which must:
           1. be based on and substantially consistent with the initial program in relation to the Planning Phase lodged by the Contractor in its tender for the Contractor's Activities (as may be updated prior to the Award Date with the approval of the Commonwealth);
           2. include a design development program which makes allowance for the Planning Phase Design Documentation to be submitted to the Contract Administrator at each of the design review milestones identified in the Contract and otherwise in a manner and at a rate which will give the Contract Administrator a reasonable opportunity to review the Planning Phase Design Documentation within the period of time within which the Contract Administrator may review it under clause 6.1(b); and
           3. otherwise contain the details required by the Contract or which the Contract Administrator otherwise reasonably directs;
        2. update the Planning Phase Program periodically, at least at intervals of no less than that specified in the Contract Particulars, to record and take account of:
           1. actual progress of the Contractor's Activities to the date which is two working days prior to the date on which the update is provided;
           2. changes to the Planning Phase Program including to take account of any Planning Phase Strategic Works Variation or Planning Phase Design Continuation Variation or a determination under clause 8.35(b) that a Pandemic Adjustment Event has occurred (as the case may be); and
           3. delays which may have occurred, or which are likely to occur;
        3. give the Contract Administrator copies of the Planning Phase Program; and
        4. provide the Planning Phase Program in a format compatible with the software specified in the Contract Particulars.
     2. The Contract Administrator may review and comment on any Planning Phase Program given under this clause 6.3.
     3. Any review of, comment upon, or any failure to review or comment upon, a Planning Phase Program by the Contract Administrator will not:
        1. relieve the Contractor from or alter its obligations under the Contract, especially (without limitation) the best endeavours obligation to ensure that the Planning Phase Milestones are achieved by the relevant Planning Phase Milestone Dates;
        2. evidence or constitute the granting of an extension of time or an instruction by the Contract Administrator to accelerate, disrupt, prolong or vary any or all of the Contractor's Activities; or
        3. affect the time for the carrying out of the Commonwealth's or Contract Administrator's Contract obligations.
  2. Delivery Phase Program
     1. Prior to the Date for Delivery Phase Agreement, the Contractor must:
        1. prepare a program, based on the Outline Delivery Phase Program, for the Contractor's Activities during the Delivery Phase;
        2. as part of the program it is to prepare under subparagraph (i), submit to the Contract Administrator for approval a documentation program which makes allowance for the Delivery Phase Design Documentation to be submitted to the Contract Administrator in a manner and at a rate which will give the Contract Administrator a reasonable opportunity to review the Delivery Phase Design Documentation within the period of time within which the Contract Administrator may review the Delivery Phase Design Documentation under clause 6.8;
        3. conduct the program management activities identified in the Contract at the design review milestones identified in the Contract in accordance with the Planning Phase Program; and
        4. submit the program to the Contract Administrator for approval no later than the date notified in writing by the Contract Administrator.
     2. The Delivery Phase Program to be prepared under paragraph (a) must:
        1. include identification in detail of all work required for, and all risks which could be encountered in, Completion of the Works, which a prudent competent and experienced contractor would anticipate and provide for in its program for the Contractor's Activities;
        2. include a separate sub-program of all procurement and engagement activities for Reimbursable Work and each Approved Subcontract Agreement, including each separate construction and trade package;
        3. include a detailed recommendation as to every reasonably possible:
           1. Stage which could be created; and
           2. date which the Commonwealth could set as the Target Date for the Works or each Stage;
        4. have regard to all relevant considerations including:
           1. the desirability of staging and sequencing the Works so as to:

avoid disruption to the Commonwealth (and, if applicable, Other Contractors); and

enable the Commonwealth (and, if applicable, Other Contractors) to have use of the Works safely and as soon as possible; and

* + - * 1. the paramount importance to the Commonwealth of balancing between minimising the time to achieve Completion of the Works (on the one hand) and maximising time certainty for the Commonwealth (on the other hand),

provided that no Target Date can be after the Initial Target Date (unless otherwise agreed in writing by the Contract Administrator);

* + - 1. include the milestones set out in the Milestone Fee Payment Schedule;
      2. be in a format compatible with the software specified in the Contract Particulars; and
      3. include all such other matters as the Contract Administrator may require in writing.
    1. The Contractor must:
       1. if the Delivery Phase Program submitted by the Contractor under paragraph (a) is rejected by the Contract Administrator (in the Contract Administrator's absolute discretion), submit an amended Delivery Phase Program to the Contract Administrator for approval (within the time required by the Contract Administrator);
       2. in the process of preparing the Delivery Phase Program under paragraph (a) or an amended Delivery Phase Program, co-operate with the Commonwealth, the Contract Administrator and all other people nominated by the Contract Administrator for the purpose of furthering the considerations referred to in paragraph (b)(iv); and
       3. ensure that the Target Date does not exceed the Initial Target Date, or such other date as the Contract Administrator may agree (in its absolute discretion).
    2. If (in the Contract Administrator's absolute discretion) any Delivery Phase Program and target dates are approved by the Contract Administrator, then the Contract Administrator will issue a written notice to the Contractor.
    3. If the Contractor does not prepare the Delivery Phase Program (or a revised Delivery Phase Program) under paragraph (a) which is approved by the Contract Administrator (in the Contract Administrator's absolute discretion) under paragraph (d) before the Date for Delivery Phase Agreement, then the Commonwealth may (in its absolute discretion) elect to issue a notice under clause 6.6(a)(ii).
    4. To assist the Contract Administrator in reviewing the Delivery Phase Program (or a revised Delivery Phase Program) submitted under paragraph (a):
       1. the Contract Administrator may engage a third party to perform an external review of the Delivery Phase Program; and
       2. the Contractor must:
          1. co-operate with the Contract Administrator and that third party; and
          2. without limiting clause 6.17 comply with its obligations under clause 6.17.
  1. Other Planning Phase Obligations
     1. In addition to design development under clause 6.1, cost planning under clause 6.2, preparation of a Planning Phase Program under clause 6.3 and preparation of a Delivery Phase Program under clause 6.4, the Contractor must:
        1. regularly and diligently progress the Contractor's Activities during the Planning Phase;
        2. use its best endeavours to ensure that the Planning Phase Milestones are achieved by the relevant Planning Phase Milestone Dates;
        3. do all such things or tasks as may be required to be done as part of the Contractor's Work (Planning) before the Date for Delivery Phase Agreement; and
        4. do all such other things or tasks as may be necessary to achieve Delivery Phase Agreement and provide the Commonwealth with such other assistance as the Contract Administrator may require in connection with the Contractor's Activities or the Works, before the Date for Delivery Phase Agreement.
     2. In addition to its other obligations under this Contract, the Contractor must do all such things or tasks as may be:
        1. necessary to achieve Delivery Phase Approval, including provide the Commonwealth with such assistance, prepare and provide such evidence and attend such meetings and hearings as the Contract Administrator may require in writing for the purpose of obtaining:
           1. Government Approval;
           2. Parliamentary Approval; and
           3. all necessary approvals in accordance with the PGPA Act; and
        2. required to be done as part of the Contractor's Work (Planning),

before the Date for Delivery Phase Approval.

* + 1. If:
       1. a Planning Phase Milestone is not achieved by the relevant Planning Phase Milestone Date, or the Contractor does not comply with paragraph (a)(iii) or (a)(iv), then the Commonwealth may (in its absolute discretion) elect to issue a notice under clause 6.6(a)(ii); and
       2. the Contractor does not comply with paragraph (b)(i) or (b)(ii), then the Commonwealth may (in its absolute discretion) elect to issue a notice under clause 6.6(a)(iii)B.
    2. By no later than the Date for Delivery Phase Agreement:
       1. the parties must agree on all details to be included in the Proposed Contract Particulars (Delivery Phase), including any increase to the 'flagship construction project targets' as contemplated by clause 18.20(d); and
       2. the Commonwealth will prepare the Proposed Contract Particulars (Delivery Phase) setting out the details referred to in subparagraph (i).
    3. If any amendments are required to the Proposed Contract Particulars (Delivery Phase) as a result of fulfilling any of the requirements for Delivery Phase Approval referred to in paragraph (b)(i)A - C, then the Contractor must undertake genuine and good faith negotiations with the Commonwealth to reach agreement on any such amendments.
    4. The Commonwealth will provide the finalised Contract Particulars (Delivery Phase) to the Contractor incorporating the amendments (if any) agreed in accordance with paragraph (e).
    5. Subject to paragraph (h) and without limiting clause 6.6(c)(i):
       1. the Contractor must execute the Contract Particulars (Delivery Phase) prepared by the Commonwealth under paragraph (f) by the date required by the Commonwealth; and
       2. the Commonwealth will execute the Contract Particulars (Delivery Phase) prepared by the Commonwealth under paragraph (f) on the same day that it issues a notice under clause 6.6(a)(iii)A.
    6. Notwithstanding anything else in this Contract, the parties must not execute the Contract Particulars (Delivery Phase) until Parliamentary Approval has been obtained.
  1. Delivery Phase Agreement and Approval
     1. The Commonwealth must:
        1. if Delivery Phase Agreement is achieved, issue a written notice to the Contractor stating the date upon which Delivery Phase Agreement was achieved;
        2. if Delivery Phase Agreement has not been achieved, issue a written notice so advising the Contractor; and
        3. after a notice has been issued under subparagraph (i):
           1. if Delivery Phase Approval is achieved, issue a written notice to the Contractor stating the date upon which Delivery Phase Approval was achieved; and
           2. if Delivery Phase Approval has not been achieved, issue a written notice so advising the Contractor.
     2. If the Commonwealth issues a notice under paragraph (a)(iii)A, then:
        1. on the same date such notice is issued, the Commonwealth must execute the Contract Particulars (Delivery Phase) as finalised in accordance with clause 6.5(f);
        2. the parties will immediately upon the issue of the notice be deemed to have:
           1. terminated the Contract; and
           2. entered into a new contract, on the same terms as this Contract as amended by the executed Contract Particulars (Delivery Phase) (and from that point in time (other than in subsubparagraph A) references to "Contract" will be references to that new contract on those amended terms), under which the Contractor will complete (to the extent not completed during the Planning Phase) the design of, commence, construct, commission, complete and handover the Works;
        3. the Commonwealth must give the Contractor sufficient access to the Site to allow it to commence execution of the Works on the later of:
           1. the date for access to the Site specified in the notice;
           2. the Contractor having provided the Contract Administrator with evidence satisfactory to the Contract Administrator under clause 5.4(g) that the Contractor has caused to be effected and maintained or otherwise has the benefit of the insurances required under clause 5.4;
           3. the Environmental Management and Sustainability Plan, the Site Management Plan and the Work Health and Safety Plan having been finalised under clause 9.2; and
           4. the satisfaction of any other conditions precedent to access specified in the Contract Particulars or elsewhere in the Contract,

and, subject to other provisions of the Contract affecting access, continue to allow the Contractor to have sufficient access to the Site to enable it to carry out the Contractor's Activities; and

* + - 1. the Contractor must, without limiting the operation of clause (iii), immediately commence to carry out the remainder of the Contractor's Activities in accordance with the Contract.
    1. The Contractor acknowledges that:
       1. it will have no entitlement to complete (to the extent not completed in the Planning Phase) the design of, commence, construct, commission, complete and handover any part of the Works during the Delivery Phase unless the Commonwealth issues a notice under paragraph (a)(iii)A; and
       2. the splitting of the Contractor's Activities into the Planning Phase and the Delivery Phase is solely for the benefit of the Commonwealth, to:
          1. enable the Commonwealth (in its absolute discretion) to:

ascertain whether it will achieve value for money outcomes for the Commonwealth; and

otherwise determine whether it will proceed with the Contractor from the Planning Phase to the Delivery Phase; and

* + - * 1. otherwise further the considerations referred to in clauses 6.2(b)(iii) and 6.4(b)(iv),

and the rights and obligations of the parties and the functions of the Contract Administrator are to be construed accordingly.

* + 1. The Commonwealth may, in the Commonwealth's absolute discretion, at any time and from time to time, by written notice to the Contractor unilaterally extend:
       1. a Planning Phase Milestone Date;
       2. the Date for Delivery Phase Agreement; or
       3. the Date for Delivery Phase Approval.
    2. Neither an extension of a Planning Phase Milestone Date, the Date for Delivery Phase Agreement or the Date for Delivery Phase Approval under paragraph (d),nor the issue of a notice under paragraph (a)(iii)B, will:
       1. limit or affect the Contractor's obligations or liabilities under this Contract or prejudice the right of the Commonwealth to exercise any right or remedy (including recovery of damages, whether while electing to keep the Contract on foot or after termination) which it may have where the Contractor breaches the Contract, whether under the Contract or otherwise according to law; or
       2. entitle the Contractor to bring a Claim against the Commonwealth.
    3. The Contractor acknowledges that any Act of Prevention which prevents Delivery Phase Agreement being achieved by the Date for Delivery Phase Agreement or Delivery Phase Approval being achieved by the Date for Delivery Phase Approval including in respect of:
       1. finalisation of the Planning Phase Design Documentation as required under clause 6.1(e) by the Date for Delivery Phase Agreement;
       2. finalisation of a cost plan which is approved by the Contract Administrator as required under clause 6.2(a) by the Date for Delivery Phase Agreement;
       3. finalisation of the Delivery Phase Program by the Date for Delivery Phase Agreement;
       4. agreement on all the matters in clause 6.2(g)(i) - (iii) as required under clause 6.2(g) by the Date for Delivery Phase Agreement;
       5. achievement of a Planning Phase Milestone by the relevant Planning Phase Milestone Date; or
       6. Government Approval, Parliamentary Approval and all necessary approvals in accordance with the PGPA Act being obtained by the Date for Delivery Phase Approval,

will not:

* + - 1. entitle the Contractor to bring a Claim against the Commonwealth; or
      2. limit or affect any right of the Commonwealth or the Contract Administrator, including the right of the Commonwealth to elect not to proceed with the Contractor to deliver the Works or to issue a notice under paragraphs (a)(ii) or (a)(iii)B,

whether on the basis that the obligation to finalise, agree, achieve or obtain the relevant matter has become an obligation to finalise, agree, achieve or obtain the relevant matter within a reasonable time or on any other basis at law or in equity.

* + 1. The Contractor acknowledges that:
       1. an absolute discretion in the Contract Administrator or the Commonwealth under clause 6 is not required to be exercised for the benefit of the Contractor;
       2. neither the Contract Administrator nor the Commonwealth is bound to exercise any such absolute discretion in any particular manner or having regard to any particular consideration notwithstanding that such considerations might be stated in this Contract; and
       3. no provision of clause 6 conferring such an absolute discretion gives the Contractor any rights (including any right to make any Claim arising out of the exercise or failure to exercise the discretion).
    2. The Contractor acknowledges that none of:
       1. Delivery Phase Agreement or Delivery Phase Approval being achieved;
       2. the issuance by the Commonwealth of a notice under paragraphs (a)(i) or (a)(ii); or
       3. any review of, comment upon, consent to or rejection of, or failure to review or comment upon or consent to or reject, or any negotiation in respect of, any matter relevant to achieving Delivery Phase Agreement or Delivery Phase Approval or any obligation of the Contractor during the Planning Phase,

will:

* + - 1. relieve the Contractor from, or alter or affect, the Contractor's obligations under the Contract or otherwise at law or in equity;
      2. prejudice the Commonwealth's rights against the Contractor under the Contract or otherwise at law or in equity; or
      3. constitute an admission by the Commonwealth that the Contractor has duly performed and discharged its obligations under the Contract during the Planning Phase.
  1. Failure to Achieve Delivery Phase Agreement or Approval

If the Commonwealth issues a notice under clause 6.6(a)(ii)or (a)(iii)B, then:

* + 1. the Contractor will:
       1. have no entitlement to complete (to the extent not completed in the Planning Phase) the design of, commence, construct, commission, complete or handover any part of the Works;
       2. be entitled to payment of the Contractor's Work Fee (Planning) and Reimbursable Costs for the Contractor's Activities completed in accordance with the Contract before issue of the relevant notice; and
       3. not be entitled to payment of any portion of the Management Fee or the Contractor's Work Fee (Delivery) or to make any Claim (to the extent permitted by law) against the Commonwealth arising out of or in connection with the relevant notice, this Contract, the Contractor's Activities or the Works other than for the amount payable under subparagraph (ii);
    2. the Contractor must:
       1. comply with clause 20.4 (including by handing over to the Contract Administrator copies of Project Documents prepared by the Contractor to the date of issue of the relevant notice (whether complete or not));
       2. immediately take all steps necessary to novate to the Commonwealth any of the Subcontractors required by the Contract Administrator to be novated; and
       3. co-operate with the Commonwealth and any third parties required by the Contract Administrator, and take all other steps necessary, to ensure that the Commonwealth is able to re-tender or procure the execution of the Works under paragraph (c)(i); and
    3. the Commonwealth may:
       1. re-tender the execution of the Works (whether with or without obtaining a tender from the Contractor) or procure the execution of the Works in any other manner which the Commonwealth may determine; and
       2. without limiting the licence granted under clause 6.13, use the Project Documents for the purposes of re-tendering or procuring the execution of the Works under subparagraph (i).
  1. Delivery Phase Design Documentation
     1. After the Date of Delivery Phase Approval the Contractor must:
        1. design the Works in accordance with the Brief, the Planning Phase Design Documentation and the other requirements of this Contract and for this purpose (but without limitation) prepare all relevant Delivery Phase Design Documentation;
        2. be responsible for co-ordinating the work of its design subcontractors, including by providing and directing all necessary personnel to administer, supervise, inspect, co-ordinate and control these subcontractors in a manner and at a rate of progress so that the Contractor complies with its obligations under subparagraph (iii);
        3. conduct the design review activities identified in the Contract at the design review milestones identified in the Contract in accordance with the Delivery Phase Program; and
        4. submit the Delivery Phase Design Documentation it prepares to the Contract Administrator in accordance with the Delivery Phase Program.
     2. The Contract Administrator may:
        1. review any Delivery Phase Design Documentation, or any resubmitted Delivery Phase Design Documentation, prepared and submitted by the Contractor; and
        2. within the number of days specified in the Contract Particulars of the submission by the Contractor of such Delivery Phase Design Documentation or resubmitted Delivery Phase Design Documentation, reject the Delivery Phase Design Documentation.
     3. If any Delivery Phase Design Documentation is rejected, the Contractor must submit amended Delivery Phase Design Documentation to the Contract Administrator.
     4. The Contractor must not:
        1. issue any Subcontract Tender Documentation to tenderers for; or
        2. commence construction of,

any part of the Works to which Delivery Phase Design Documentation which it has submitted to the Contract Administrator applies, unless the Contract Administrator has had the number of days specified in the Contract Particulars to review the Delivery Phase Design Documentation and has not rejected the Delivery Phase Design Documentation.

* 1. No Obligation to Review
     1. The Contract Administrator does not assume or owe any duty of care to the Contractor to review, or in reviewing, the Planning Phase Design Documentation or Delivery Phase Design Documentation submitted by the Contractor for errors, omissions or compliance with the Contract.
     2. No review of, comments upon, consent to or rejection of, or failure to review or comment upon or consent to or reject, any Planning Phase Design Documentation or Delivery Phase Design Documentation prepared by the Contractor or any other direction by the Contract Administrator about, or any other act or omission by the Contract Administrator or otherwise by or on behalf of the Commonwealth in relation to, the Planning Phase Design Documentation or Delivery Phase Design Documentation will:
        1. relieve the Contractor from, or alter or affect, the Contractor's obligations under the Contract or otherwise at law or in equity; or
        2. prejudice the Commonwealth's rights against the Contractor under the Contract or otherwise at law or in equity.
  2. Copies of Design Documentation

For the purposes of clauses 6.1(a)(v) and (c) and 6.8(a)(iv) and (c), the Contractor must submit or resubmit to the Contract Administrator the number of copies specified in the Contract Particulars of Planning Phase Design Documentation and Delivery Phase Design Documentation in:

* + 1. hard copy; and
    2. electronic copy,

in accordance with the requirements specified in the Contract Particulars.

* 1. Fitness for Purpose

The Contractor warrants that:

* + 1. the Planning Phase Design Documentation and Delivery Phase Design Documentation it prepares will be fit for the purposes as set out in, or reasonably to be inferred from, the Brief; and
    2. upon Completion, the Works or the Stage will, to the extent that the:
       1. Works have or the Stage has been designed by the Contractor; or
       2. Contractor is otherwise responsible for the design of the Works or the Stage under clause 6.20 (if applicable),

be fit for the purposes as set out in, or reasonably to be inferred from, the Brief.

* 1. Availability

The Contractor must:

* + 1. keep available for the use of the Contract Administrator, the Commonwealth or anyone else acting on behalf of the Commonwealth, one complete set of the Brief, all Planning Phase Design Documentation and Delivery Phase Design Documentation and all other Project Documents directed in writing by the Contract Administrator; and
    2. if required by any Statutory Requirement, keep such documents available on Site.
  1. Licence over Project Documents

The Contractor grants to the Commonwealth a perpetual, royalty-free, irrevocable, non-exclusive, worldwide licence to exercise all rights of the owner of the Intellectual Property Rights in the Project Documents, including to use, re-use, reproduce, communicate to the public, modify and adapt any of the Project Documents.

This licence:

* + 1. arises, for each Project Document, immediately when the Project Document is:
       1. produced; or
       2. provided, or required to be provided, to the Commonwealth or the Contract Administrator,

under, for the purposes of, arising out of or in connection with the Contract, the Contractor's Activities or the Works by, for or on behalf of the Contractor;

* + 1. includes an unlimited right to sub-licence;
    2. without limitation, extends to:
       1. any subsequent occupation, use, operation and maintenance of or additions, alterations or repairs to the Works; and
       2. use in any way for any other Commonwealth project; and
    3. survives the termination of the Contract on any basis.
  1. Intellectual Property Warranties

The Contractor warrants that:

* + 1. the Contractor owns all Intellectual Property Rights in the Project Documents or, to the extent that it does not, is entitled to grant the assignments and licences contemplated by the Contract;
    2. use by the Commonwealth or any sublicensee or subsublicensee of the Project Documents in accordance with the Contract will not infringe the rights (including Intellectual Property Rights and Moral Rights) of any third party;
    3. neither the Commonwealth nor any sublicensee or subsublicensee is liable to pay any third party any licence or other fee in respect of the use of the Project Documents, whether by reason of Intellectual Property Rights or Moral Rights of that third party or otherwise; and
    4. the use by the Commonwealth or by any sublicensee or subsublicensee of the Project Documents in accordance with the Contract will not breach any laws (including any laws in respect of Intellectual Property Rights and Moral Rights).
  1. Intellectual Property Rights

The Contractor must:

* + 1. ensure that the Contractor's Activities do not infringe any patent, registered design, trade mark or name, copyright, Moral Rights or other protected right; and
    2. indemnify the Commonwealth in respect of all claims against, and costs, losses, damages or liabilities suffered or incurred by, the Commonwealth arising out of or in connection with any actual or alleged infringement of any patent, registered design, trade mark or name, copyright, Moral Rights or other protected right.
  1. Resolution of Ambiguities

If there is any ambiguity, discrepancy or inconsistency in the documents which make up the Contract or between the Contract and any Planning Phase Design Documentation (which the Contractor is entitled to use for the purposes of preparing the Delivery Phase Design Documentation under clause 6.1(d)), Delivery Phase Design Documentation (which the Contractor is entitled to use for tender or construction purposes under clause 6.8(d)) or any other Project Document:

* + 1. subject to paragraphs (b) and (c), the order of precedence specified in the Contract Particulars will apply;
    2. where the ambiguity, discrepancy or inconsistency is between the Brief and any other requirement of the Contract (including any other requirement of the Brief), the greater, higher or more stringent requirement, standard, level of service or scope (as applicable) will prevail;
    3. where the ambiguity, discrepancy or inconsistency is between the Contract and any part of the Planning Phase Design Documentation, Delivery Phase Design Documentation or any other Project Document, the higher standard, quality or quantum will prevail but if this does not resolve the ambiguity, discrepancy or inconsistency, the Contract will prevail; and
    4. irrespective of whether paragraphs (a) to (c) apply, if it is discovered by:
       1. the Contractor or the Commonwealth, then the party discovering it must promptly give the Contract Administrator and the other party notice in writing. After receipt of a notice from a party the Contract Administrator must within 14 days of receipt of the notice instruct the Contractor as to the course it must adopt; or
       2. the Contract Administrator, then the Contract Administrator must promptly give the parties notice in writing together with an instruction to the Contractor as to the course it must adopt,

including, where applicable, by applying the principles in paragraphs (a) to (c) above.

* 1. Access to Premises and Project Documents

The Contractor must:

* + 1. at the request of the Commonwealth at any time during the Contractor's Activities and the period of 10 years following:
       1. if Delivery Phase Approval is achieved, the latest of the:
          1. end of the last Defects Liability Period;
          2. date upon which all Defects have been rectified in accordance with the Contract; and
          3. completion of the Contractor's Activities; or
       2. if the Commonwealth issues a notice under clause 6.6(a)(ii)or 6.6(a)(iii)B, the issue of that notice,

provide and make available:

* + - 1. access to its premises and make the Project Documents available for inspection by the Contract Administrator or anyone else acting on behalf of the Commonwealth;
      2. such copies of the Project Documents as the Contract Administrator or anyone else acting on behalf of the Commonwealth may require, in such formats as may be required;
      3. all such facilities and assistance, answer all questions of, co-operate with and do everything necessary to assist the Contract Administrator or anyone else acting on behalf of the Commonwealth; and
      4. any officers, employees, agents or Subcontractors for interviews with the Contract Administrator or anyone else acting on behalf of the Commonwealth;
    1. as a condition precedent to Completion, deliver to the Contract Administrator a copy of the installed version of each item of software comprising the IT Equipment incorporated in the Works or the Stage, in a storage medium reasonably satisfactory to the Commonwealth, together with a copy of all documentation, including licence terms, warranty terms and operating manuals associated with each item of such software; and
    2. ensure that any subcontract made in connection with the Contract contains enforceable obligations requiring the Subcontractor to comply with the Contractor's obligations arising under clause 6.17 as if the Subcontractor were the Contractor.
  1. Cost Control

The Contractor must:

* + 1. use its best endeavours to ensure that it achieves Completion of the Works so that the Contract Price does not exceed the Target Cost;
    2. without limiting paragraph (a), review the Cost Plan with the Contract Administrator as the preparation of the Delivery Phase Design Documentation proceeds, to:
       1. ensure that the cost of construction of the design is in accordance with the Cost Plan; and
       2. advise the Contract Administrator how the design should or can be modified to ensure that the cost of the design is in accordance with the Cost Plan;
    3. without limiting paragraph (a), institute a system of cost control and, together with the Contract Administrator, review and, where approved by the Contract Administrator, amend the Cost Plan to take account of any item affecting or likely to affect any component of the Cost Plan, and advise the Contract Administrator as to the alternative steps available where:
       1. the tenders for any part of the Reimbursable Work exceed the amount included for that work in the Cost Plan; or
       2. the costs incurred under any Approved Subcontract Agreement exceed (or appear likely to exceed) the amount allowed for that particular Approved Subcontract Agreement in the Cost Plan.
  1. Commonwealth's Novated Design Consultants
     1. Clauses 6.19 and 6.20 do not apply unless the Contract Particulars state that they apply.
     2. The Contractor agrees that it will accept a novation of the agreements between the Commonwealth and the Commonwealth's Novated Design Consultants by:
        1. executing a Consultant Deed of Novation (completed with all relevant particulars) for each of the Commonwealth's Novated Design Consultants;
        2. delivering those deeds to the Commonwealth on the Award Date; and
        3. thereafter having the Commonwealth's Novated Design Consultants complete the design of the Works.
  2. Warranties Unaffected

The Contractor:

* + 1. acknowledges that it is aware that substantial work has already been performed upon the design of the Works by the Commonwealth's Novated Design Consultants in preparing the Brief;
    2. warrants that it has checked and carefully considered the design work referred to in paragraph (a) and that the design work is proper, adequate and suitable for the purposes for which the Works are intended; and
    3. agrees that:
       1. the warranties given in the Contract (including those in clause 6.11) will remain unaffected;
       2. it will comply with its obligations to complete the Works as required by the Contract; and
       3. it will bear and continue to bear full liability and responsibility for the design and construction of the Works in accordance with the Contract (including the risk of any Defects which may arise (whether directly or indirectly) as a result of or in any way in connection with any design work prepared by the Commonwealth's Novated Design Consultants incorporated into the Brief), and that this will not affect its obligations to complete the Works in accordance with the Contract or thereafter its obligations during the Defects Liability Period,

notwithstanding paragraph (a) and that it is required to:

* + - 1. adopt the design which was prepared by the Commonwealth's Novated Design Consultants incorporated into the Brief; and
      2. accept a novation of the agreements between the Commonwealth and the Commonwealth's Novated Design Consultants under clause 6.19.
  1. Design Certification

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, the Contractor must, with each submission of Planning Phase Design Documentation under clause 6.1(a) and submission of Delivery Phase Design Documentation under clause 6.8(a), payment claim under clause 12.2 and as a condition precedent to Delivery Phase Agreement and Completion, provide the Contract Administrator with:

* + 1. a certificate in the form of the Contractor Design Certificate which certifies that (to the extent then applicable):
       1. the Planning Phase Design Documentation or the Delivery Phase Design Documentation (as applicable) complies with:
          1. subject to clause 2.3(g)(i), all Statutory Requirements (including the WHS Legislation); and
          2. the requirements of the Contract; and
       2. the Works comply or the Stage complies with the Delivery Phase Design Documentation which the Contractor is entitled to use for construction purposes under clause 6.8(d); and
    2. a corresponding certificate from each Subcontractor that performs design work forming part of the Contractor's Activities in the form of the Consultant Design Certificate or Subcontractor Design Certificate which certifies that (to the extent then applicable):
       1. all design carried out by that Subcontractor complies with:
          1. subject to the subcontract, all Statutory Requirements (including the WHS Legislation); and
          2. the requirements of the subcontract; and
       2. the Works comply or the Stage complies with the design carried out by that Subcontractor,

except to the extent set out in such certificates.

* 1. Samples
     1. The Contractor must:
        1. obtain each sample or range of samples required by the Contract; and
        2. submit the sample or range of samples it obtains to the Contract Administrator:
           1. in the Planning Phase - in accordance with the Planning Phase Program; or
           2. in the Delivery Phase - in accordance with the Delivery Phase Program.
     2. The Contract Administrator may:
        1. review the sample or range of samples, or any resubmitted sample or range of samples, submitted by the Contractor; and
        2. within the number of days specified in the Contract Particulars of the submission of such sample or range of samples or resubmitted sample or range of samples, reject the sample or range of samples if, in the reasonable opinion of the Contract Administrator, the sample or range of samples does not comply with the requirements of the Contract.
     3. If any sample or range of samples is rejected, the Contractor must submit an amended or substituted sample or range of samples to the Contract Administrator.
     4. The Contractor must not:
        1. issue any Subcontract Tender Documentation to tenderers for; or
        2. commence construction of,

any part of the Works to which the sample or range of samples which it has submitted to the Contract Administrator applies unless the Contract Administrator has had the number of days specified in the Contract Particulars to review the sample or range of samples and has not rejected the sample or range of samples.

* + 1. The Contract Administrator does not assume or owe any duty of care to the Contractor to review, or in reviewing, the sample or range of samples submitted by the Contractor for errors, omissions or compliance with the Contract.
    2. No review of, comments upon, consent to or rejection of, or failure to review or comment upon or consent to or reject, any sample or range of samples submitted by the Contractor or any other direction by the Contract Administrator about, or any other act or omission by the Contract Administrator or otherwise by or on behalf of the Commonwealth in relation to, the sample or range of samples will:
       1. relieve the Contractor from, or alter or affect, the Contractor's obligations under the Contract or otherwise at law or in equity; or
       2. prejudice the Commonwealth's rights against the Contractor whether under the Contract or otherwise at law or in equity.

1. SITE
   1. Contractor to Inform Itself

The Contractor warrants that it has, and it will be deemed to have, done everything that would be expected of a prudent, competent and experienced contractor in:

* + 1. assessing the risks which it is assuming under the Contract; and
    2. ensuring that it has made sufficient allowances in the amounts comprising the Contract Price to protect it against any of these risks eventuating.
  1. Site and Other Information

Without limiting clause 7.5 the:

* + 1. Commonwealth has made available to the Contractor before the Award Date, or may make available to the Contractor on or after the Award Date, certain information, data and documents obtained by the Commonwealth for the purpose of the Works, including from investigations it carried out as to the conditions on, in, under or in the vicinity of the Site;
    2. Commonwealth does not warrant, guarantee or make any representation about the relevance, completeness, accuracy or adequacy of any such information, data and documents made available to the Contractor;
    3. Contractor acknowledges that such information, data and documents do not form part of the Contract and that clause 7.5 applies to the information, data and documents; and
    4. Contractor acknowledges and agrees that, to the extent permitted by law, it will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with such information, data and documents.
  1. Site Access
     1. The Commonwealth:
        1. is not obliged to:
           1. provide the Contractor with sole access to the Site; or
           2. carry out any work or provide any facilities to the Contractor (other than as stated in the Contract) which may be necessary to enable the Contractor to obtain adequate access to carry out the Contractor's Activities;
        2. may engage Other Contractors to work upon or in the vicinity of the Site at the same time as the Contractor; and
        3. must use reasonable endeavours to ensure that any Other Contractors engaged by the Commonwealth comply with the reasonable requirements of the Contractor as to matters concerning industrial relations, insurance and work health and safety.
     2. The Commonwealth is not obliged to provide the Contractor with access to the Site during the Planning Phase unless:
        1. the Environmental Management and Sustainability Plan, Site Management Plan and Work Health and Safety Plan have been finalised under clause 9.2;
        2. the Contractor has provided the Contract Administrator with evidence satisfactory to the Contract Administrator under clause 5.4(g) that the Contractor has caused to be effected and maintained or otherwise has the benefit of the insurances then required under clause 5.4;
        3. the Contractor has submitted a request, in writing to the Contract Administrator during the Planning Phase for access to the Site setting out:
           1. the areas of the proposed access;
           2. the timing of the proposed access;
           3. the reasons why the proposed access is necessary to enable the Contractor to commence and progress the Contractor's Activities in the Planning Phase (including the preparation of the Planning Phase Design Documentation under clause 6.1); and
           4. the mitigation measures that the Contractor proposes to put in place to avoid any disruption or inconvenience that may be caused to the Commonwealth, Other Contractors and any other person authorised by the Commonwealth or the Contract Administrator to occupy, use, operate, maintain or access the Site if the Contractor is given the proposed access;
        4. the Contractor's request under subparagraph (iii) is approved by the Contract Administrator in writing; and
        5. the Contractor has otherwise satisfied the conditions precedent to access specified in the Contract Particulars (Planning Phase),

in which event, the Commonwealth must give the Contractor sufficient access to the Site during the Planning Phase to allow it to commence and progress the Contractor's Activities in the Planning Phase in accordance with the request approved by the Contract Administrator under paragraph (iv).

* 1. Contractor's Obligation to Provide Access

In carrying out the Contractor's Activities, the Contractor must:

* + 1. minimise disruption or inconvenience to the Commonwealth, Other Contractors and any person authorised by the Commonwealth or the Contract Administrator to occupy, use, operate, maintain or access the Site in their occupation, use, operation or maintenance of or access to any part of the Site, including any occupation, use, operation or maintenance of or access to part of the Works or a Stage under clause 13.5;
    2. at all reasonable times give the Commonwealth, the Contract Administrator, Other Contractors and any person authorised by the Commonwealth or the Contract Administrator access to the Works, the Site or any areas off-Site where the Contractor's Activities are being carried out; and
    3. provide the Commonwealth and the Contract Administrator with every reasonable facility necessary for the supervision, examination, inspection and testing of the Contractor's Activities or the Works.
  1. Non-Reliance

The Contractor:

* + 1. warrants that it did not in any way rely upon:
       1. any information, data, representation, statement or document made by or provided to the Contractor by the Commonwealth or anyone on behalf of the Commonwealth (including any information, data and documents provided under clause 7.2(a)); or
       2. the relevance, completeness, accuracy or adequacy of any such information, data, representation, statement or document,

for the purposes of entering into the Contract, except to the extent that any such information, data, representation, statement or document forms part of the Contract;

* + 1. warrants that it enters into the Contract and will carry out the Contractor's Activities based on its own investigations, interpretations, deductions, information and determinations; and
    2. acknowledges and agrees that the Commonwealth has entered into the Contract relying upon the warranties in paragraphs (a) and (b).

1. REIMBURSABLE WORK
   1. Restrictions on Reimbursable Work
      1. Subject to clause 6.19 (if applicable), Reimbursable Work must, unless otherwise agreed by the Contract Administrator in writing, be performed under Approved Subcontract Agreements which will be made between the Contractor and Subcontractor in accordance with the procedure in clause 8.
      2. The Contractor must not include any of the work which forms part of the Contractor's Work (Planning) or the Contractor's Work (Delivery) in the scope of any part of the Reimbursable Work.
      3. The Contractor must ensure that all Subcontract Tender Documentation is prepared and all tender processes for Reimbursable Work are conducted:
         1. consistently with the principles of the Commonwealth Procurement Rules, including the rules in relation to "value for money", "encouraging competition", "efficient, effective, economical and ethical procurement", "accountability and transparency" and the need to achieve value for money, as described in the Commonwealth Procurement Rules;
         2. on terms which achieve value for money outcomes for the Commonwealth;
         3. with the highest standards of probity, fairness and equal opportunity; and
         4. in accordance with all other Statutory Requirements.
      4. Without limiting paragraphs (a) or (c), for work estimated by the Contractor as exceeding $7.5 million, the Contractor must ascertain the tender list for the part of Reimbursable Work to be the subject of the tender by using an expression of interest process or as otherwise directed by the Contract Administrator.
   2. Subcontract Proposal

The Contractor must:

* + 1. advise the Commonwealth and the Contract Administrator on (and obtain the consent of the Contract Administrator to) how the Reimbursable Work should be divided into packages for the purposes of facilitating the calling of tenders for Subcontractors;
    2. before inviting tenders for the performance of Reimbursable Work by a Subcontractor, issue a document titled "Subcontract Proposal" to the Contract Administrator for approval which will set out particulars of:
       1. the part of the Reimbursable Work to be the subject of the tender;
       2. the amount included for this work in the Cost Plan;
       3. subject to clause 8.1(d), how the Contractor will ascertain the tender list for the part of the Reimbursable Work to be the subject of the tender, including:
          1. if an expression of interest process is to be used - details of the criteria (with weightings) for the assessment of each expression of interest; or
          2. if an expression of interest process is not to be used - details of, and justification for the manner in which the tender list will be established; and
          3. in either case, details of the criteria (with weightings) for the assessment of each tender;
       4. the method of delivery for the work;
       5. if the Contractor proposes to enter into an Approved Subcontract Agreement based upon conditions of subcontract other than those contained in the Schedule of Collateral Documents, details of the proposed conditions of subcontract; and
       6. the proposed date for calling of tenders and for tender responses;
    3. subject to paragraph (d), for the purposes of paragraph (b)(iii), if the tender list is to be ascertained by an expression of interest process, do all things necessary to carry out the expression of interest process including:
       1. preparing and arranging advertising;
       2. preparing and distributing documents;
       3. evaluating responses; and
       4. making a recommendation to the Contract Administrator for the purposes of clause 8.4;
    4. obtain the prior written approval of the Contract Administrator to all advertisements and documents prior to requesting expressions of interest; and
    5. pay for all advertising (local, State, Territory and national) in respect of all expressions of interest. The Contractor will not be entitled to payment or reimbursement of any such costs by the Commonwealth (whether as Reimbursable Costs or otherwise).
  1. Subcontract Tender Documentation

After the Contract Administrator has approved the Subcontract Proposal, the Contractor must:

* + 1. prepare the Subcontract Tender Documentation and submit a copy of it to the Contract Administrator for approval at least 21 days before tenders are to be invited; and
    2. subsequently amend the Subcontract Tender Documentation as required by the Contract Administrator.
  1. Tendering

The Contractor must:

* + 1. recommend to the Contract Administrator those persons which in the Contractor's opinion are suitable for inclusion in the tender list for the part of the Reimbursable Work to be subcontracted;
    2. subsequently finalise the tender list in consultation with the Contract Administrator who may (in the Contract Administrator's absolute discretion, without the necessity to give reasons) remove or add any person from or to the tender list subject to the Contractor not making a reasonable objection to any person which the Contract Administrator may remove from or add to the tender list;
    3. call tenders from the persons in the tender list finalised with the Contract Administrator in sufficient time to avoid delays or disruption to the progress of the Contractor's Activities and the Works; and
    4. if so requested by the Contract Administrator, promptly provide a copy of each tender to the Contract Administrator.
  1. Consideration of Tenders

The Contractor must:

* + 1. examine and analyse all tenders received;
    2. recommend to the Contract Administrator which tenderer, if any, should be accepted by the Contractor (which recommendation will be deemed to include a warranty by the Contractor that the recommended tenderer has the necessary suitability, reliability, expertise and financial viability to execute the work being subcontracted, that the Contractor knows of no reason why that tenderer's tender should not be accepted and that the tenderer's tender will provide value for money for the Commonwealth) together with sufficient details to enable the Contract Administrator to determine whether the requirements of this clause 8 have been complied with; and
    3. submit together with any such recommendation:
       1. the work to be covered and executed under the proposed subcontract contained in the Subcontract Tender Documentation approved by the Contract Administrator under clause 8.3;
       2. the time for commencement and completion of that work and confirmation that these times are consistent with the Contractor's obligations to use its best endeavours to, as applicable:
          1. achieve the Planning Phase Milestones by the relevant Planning Phase Milestone Dates;
          2. Completion of the Works or each Stage by the relevant Target Date;
       3. the proposed subcontract price (including any amount allowed for contingency) and the amounts tendered by other tenderers;
       4. any proposed amendments to the subcontract contained in the Subcontract Tender Documentation approved by the Contract Administrator under clause 8.3;
       5. the recommended tenderer's contact details;
       6. if requested by the Contract Administrator, a Subcontractor Deed of Covenant or Consultant Deed of Covenant, duly completed with all relevant particulars and executed by the Contractor and the recommended tenderer; and
       7. any other details which may be required by the Contract Administrator.

No Subcontractor Deed of Covenant or Consultant Deed of Covenant will be construed in any way to modify or limit any of the rights, powers or remedies of the Commonwealth against the Contractor under the Contract or otherwise at law or in equity.

* 1. Post Tender Negotiations

If required by the Contract Administrator, the Contractor must conduct post‑tender negotiations with the tenderers, which must, if the Contract Administrator so requires, be held in the presence of the Contract Administrator.

* 1. Subcontracts

The Contract Administrator will consider the recommended tenderer and (in its absolute discretion) approve or disapprove the Contractor's recommendation. If the Contract Administrator approves the Contractor's recommended tenderer, the Contractor must:

* + 1. promptly enter into a subcontract with the approved tenderer on the basis of:
       1. the subcontract contained in the Subcontract Tender Documentation approved by the Contract Administrator under clause 8.3 with only such amendments as approved by the Contract Administrator in writing; and
       2. the subcontract price approved by the Contract Administrator;
    2. provide the Contract Administrator with a copy of the executed subcontract including the Planning Phase Design Documentation or Delivery Phase Design Documentation relevant to that subcontract; and
    3. obtain and hold all valid and satisfactory STRs required for the entity type of the Subcontractor where the subcontract price is valued (or estimated) to be over $4 million (inclusive of GST). For the purposes of this paragraph (c), a reference to "satisfactory" and "valid" has the meaning given in clause 18.14(f).

Without limiting paragraph (a)(i), the Contractor must ensure that each subcontract contains provisions:

* + 1. which bind the Subcontractor to participate in any novation required by the Commonwealth under clause 14.5(a)(ii); and
    2. as otherwise required by this Contract.
  1. Procedure on Disapproval

If the Contract Administrator disapproves the Contractor's recommended tenderer and the Contract Administrator directs the Contractor to accept the tender of another tenderer, the Contractor must:

* + 1. promptly enter into a subcontract with the approved tenderer on the basis of:
       1. the subcontract contained in the Subcontract Tender Documentation approved by the Contract Administrator under clause 8.3 with only such amendments as approved by the Contract Administrator in writing; and
       2. the subcontract price approved by the Contract Administrator; and
    2. provide the Contract Administrator with a copy of the executed subcontract including the Planning Phase Design Documentation or Delivery Phase Design Documentation relevant to that subcontract.
  1. Collateral Warranties
     1. The Contractor must, as a condition precedent to Completion of the Works or a Stage specified in the Contract Particulars, procure and provide the Commonwealth with the warranties specified in the Contract Particulars:
        1. from the relevant Subcontractor undertaking or supplying the work or item the subject of the warranty;
        2. in the form of the Collateral Warranty; and
        3. for the minimum warranty periods stated in the Contract Particulars.
     2. No Collateral Warranty will be construed in any way to modify or limit any of the rights, powers or remedies of the Commonwealth against the Contractor under the Contract or otherwise at law or in equity.
     3. If the Contractor is unable to or fails for any reason to provide any Collateral Warranty required by the Contract:
        1. the Contractor is deemed to have provided the Collateral Warranty itself on like terms;
        2. the Commonwealth will be entitled to elect to take an assignment of all the right, title and interest in the Contractor's rights against the Subcontractor in relation to the Contractor's Activities; and
        3. for the purpose of subparagraph (ii), the Contractor irrevocably appoints the Commonwealth as its lawful attorney to execute any instrument necessary to give effect to the assignment.
     4. No assignment under clause 8.9 will be construed in any way to modify or limit any of the rights, powers or remedies of the Commonwealth against the Contractor under the Contract or otherwise at law or in equity.
  2. Co-ordination of Subcontractors

The Contractor must:

* + 1. administer, supervise, inspect, co-ordinate and control the work of all subcontractors engaged by it;
    2. provide and direct all necessary personnel to administer, supervise, inspect, co‑ordinate and control the Approved Subcontract Agreements and all subcontractors engaged by it;
    3. appoint a duly qualified person to exercise the functions of the Contractor's Representative under the Approved Subcontract Agreements and otherwise ensure the Approved Subcontract Agreements are administered in accordance with:
       1. the terms of the Approved Subcontract Agreements; and
       2. the directions of the Contract Administrator; and
    4. at all times co‑ordinate the Contractor's Activities and ensure execution and completion of the Approved Subcontract Agreements in a proper and workmanlike manner according to:
       1. the Delivery Phase Design Documentation which the Contractor is entitled to use for construction purposes under clause 6.8(d); and
       2. the obligations of the respective subcontractors.
  1. Work under Approved Subcontract Agreements not to be Varied

The Contractor must:

* + 1. not vary the work which is the subject of an Approved Subcontract Agreement unless:
       1. the Contract Administrator has provided the Contractor with a Variation Order in accordance with clause 11.2 and that Variation Order relates directly to the work the subject of the Approved Subcontract Agreement; or
       2. the Contractor makes a written request to the Contract Administrator to authorise it to issue a direction to a Subcontractor to vary the work and the Contract Administrator gives written consent to this request; and
    2. indemnify the Commonwealth from any costs, expenses, losses or damages suffered or incurred by the Commonwealth arising out of or in connection with any variation to the work which is the subject of an Approved Subcontract Agreement other than as provided for under paragraph (a).
  1. Subcontractor's Compliance with Statutory Requirements

Without limiting clause 18.14, the Contractor must ensure that all subcontractors comply with all Statutory Requirements.

* 1. Responsibility for Subcontractors
     1. The Contractor will:
        1. not be relieved from any of its liabilities or obligations under the Contract including those under clause 2.3; and
        2. remain responsible for all subcontractors and for all work which is or may be subcontracted as if it was itself executing the work,

whether or not any subcontractors default or otherwise fail to observe or comply with the requirements of the relevant subcontract, despite:

* + - 1. subcontracting any part of the Contractor's Work (Planning), the Contractor's Work (Delivery) or the Reimbursable Work under an Approved Subcontract Agreement or otherwise;
      2. any comments upon, consent to or review, approval or disapproval of:
         1. a Subcontract Proposal under clause 8.2;
         2. Subcontract Tender Documentation under clause 8.3; or
         3. a recommendation under clause 8.5,

by the Commonwealth or the Contract Administrator;

* + - 1. any direction by the Contract Administrator under clause 8.7 to accept the tender of a tenderer other than that recommended by the Contractor; or
      2. any other act or omission of the Commonwealth or the Contract Administrator in connection with the subcontracting of any part of the Contractor's Work (Planning), Contractor's Work (Delivery) or the Reimbursable Work.
    1. Subject to clause 8.14 but otherwise without limitation, if the Contractor terminates an Approved Subcontract Agreement, the Contractor must:
       1. complete the work the subject of the terminated Approved Subcontract Agreement; and
       2. bear the costs incurred by the Contractor in completing this work, and such costs will not form part of the Reimbursable Costs, except to the extent that they do not exceed the amount of Reimbursable Costs which would have been payable under the terminated Approved Subcontract Agreement.
  1. Subcontractor Insolvency

Where an event analogous to an Insolvency Event occurs in relation to a Subcontractor, the Contractor must:

* + 1. promptly notify the Contract Administrator of this fact; and
    2. if the Contractor terminates the Approved Subcontract Agreement:
       1. promptly notify the Contract Administrator of this; and
       2. engage another person as Subcontractor in accordance with clause 8 to complete the work the subject of the terminated Approved Subcontract Agreement.
  1. Reimbursable Work by Contractor or Related Body Corporate

The Contractor or a Related Body Corporate of the Contractor may not itself carry out any part of the Reimbursable Work unless:

* + 1. the express written approval of the Contract Administrator is obtained; and
    2. the Contractor and the Contract Administrator agree in writing upon a fixed price (or other agreed basis for payment) for the work prior to the Contractor or the Related Body Corporate of the Contractor commencing the work.
  1. Tendering Ethics

The Contractor must use its best endeavours to ensure that:

* + 1. none of the tenderers for any of the Reimbursable Work has any arrangement or arrives at any understanding with any of the other tenderers or with any employee of an association of which any of the tenderers is a member about the work the subject of tender; and
    2. without limitation, no tenderer engages in:
       1. any discussion or correspondence with any such persons concerning the sum of money it is going to tender as its tender sum; or
       2. any collusive tendering with any of the other tenderers or any conduct or any arrangement or arrives at any understanding with any of the other tenderers which in any way could have the effect of reducing the competitiveness of the tender process for the work and increasing the price.
  1. Description of Works

Subject to clause 6.16, the Contractor must construct the Works in accordance with:

* + 1. the Brief;
    2. any Delivery Phase Design Documentation prepared by the Contractor in accordance with the requirements of the Contract and which the Contractor is entitled to use for construction purposes under clause 6.8(d);
    3. any direction of the Contract Administrator given or purported to be given under a provision of the Contract, including any Variation directed by the Contract Administrator by a document titled "Variation Order"; and
    4. the other requirements of the Contract.
  1. Statutory Requirements

In carrying out the Contractor's Activities, the Contractor must:

* + 1. comply with all applicable Statutory Requirements (as set out in clause 2.3(g)(i));
    2. apply for and obtain all Approvals (as set out in clause 2.3(g)(ii));
    3. give all notices and pay all fees and other amounts which it is required to pay in respect of the carrying out of its Contract obligations; and
    4. promptly give the Contract Administrator copies of all documents (including Approvals and other notices) that any authority, body or organisation having jurisdiction over the Site, the Contractor's Activities or the Works issues to the Contractor.
  1. Change in Statutory Requirements or Variance with Contract
     1. If:
        1. there is any change in a Statutory Requirement after the Date of Delivery Phase Approval; or
        2. a Statutory Requirement is at variance with the Contract,

then the party discovering the change or variance must promptly give the Contract Administrator and the other party notice in writing.

* + 1. The Contract Administrator must, within 14 days of receipt of a notice under paragraph (a), instruct the Contractor as to the course it must adopt insofar as the Contractor's Activities are affected by the change or variance.
    2. Subject to paragraph (d), the Contractor will be entitled to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor after the giving of the notice under paragraph (a) which arise directly from the change or variance and the Contract Administrator's instruction under paragraph (b), as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.
    3. The Contractor's Work Fee (Delivery) will be decreased by any saving made by the Contractor which arise directly from the change or variance and the Contract Administrator's instruction under paragraph (b), as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.
    4. To the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the change or variance or the Contract Administrator's instruction under paragraph (b), other than:
       1. under paragraph (c); or
       2. for Reimbursable Costs.
  1. Co-operation with Other Contractors

Without limiting clause 8.23(a)(iii), the Contractor must:

* + 1. permit Other Contractors to carry out their work;
    2. fully co‑operate with Other Contractors;
    3. carefully co‑ordinate and interface the Contractor's Activities with the work carried out or to be carried out by Other Contractors; and
    4. carry out the Contractor's Activities so as to avoid inconveniencing, interfering with, disrupting or delaying the work of Other Contractors.
  1. Setting Out

The Contractor must:

* + 1. set out the Works in accordance with the requirements of the Contract; and
    2. carry out any survey which may be necessary for this purpose.
  1. Survey

The Contractor must:

* + 1. as a condition precedent to Completion of the Works or a Stage specified in the Contract Particulars, submit to the Contract Administrator a certificate signed by a licensed surveyor stating that:
       1. the whole of the Works or the Stage are within any particular boundaries stipulated in the Contract except to the extent that the Works or Stage are specifically required by the Contract to be outside those boundaries; and
       2. if required by the Contract, structural elements of the Works or the Stage are within the tolerances specified; and
    2. ensure that all work required under paragraph (a) is performed under Approved Subcontract Agreements and must not include any allowance in the Contractor's Work Fee (Delivery) or Management Fee for such work.
  1. Work Health and Safety

The Contractor must:

* + 1. ensure that in carrying out the Contractor's Activities:
       1. it complies with all Statutory Requirements and other requirements of the Contract in respect of work health and safety, including the applicable WHS Legislation;
       2. where the applicable WHS Legislation does not prescribe a duty referred to in this Contract as one the Contractor must comply with, it complies with the duty contained in the Commonwealth WHS Legislation;
       3. it complies with the duty under the WHS Legislation to consult, co-operate and co-ordinate activities with all other persons who have a work health and safety duty in relation to the same matter;
       4. it complies with the duty under the WHS Legislation to notify the relevant regulator immediately upon becoming aware that a notifiable incident (within the meaning of the WHS Legislation) has occurred arising out of its business or undertaking; and
       5. it complies with the duty under the WHS Legislation to, where a notifiable incident has occurred, to ensure, so far as is reasonably practicable, that the site where the notifiable incident has occurred is not disturbed until an inspector arrives at the site or any earlier time that an inspector directs, unless:
          1. it is to assist an injured person or remove a deceased person;
          2. it is to make the area safe or to minimise the risk of a further notifiable incident; or
          3. the relevant regulator/inspector has given permission to disturb the site;
    2. without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, notify the Contract Administrator in respect of:
       1. notifiable incidents within the meaning of the WHS Legislation, immediately;
       2. work health and safety incidents or accidents (which are not notifiable incidents) where the nature of the incident or accident indicates a potential systemic failure to identify hazards and manage risks to health and safety, so far as is reasonably practicable, within 24 hours of the incident or accident occurring; and
       3. all other work health and safety matters arising out of or in connection with the Contractor's Activities and the Works, including the occurrence of any other incident or accident (not required to be reported in accordance with subparagraphs (i) or (ii)), in the reports under clause 3.10;
    3. for the purposes of paragraphs (a)(iv) and (b) above, in respect of any notifiable incident:
       1. immediately provide the Contract Administrator with a copy of the notice required to be provided to the relevant Commonwealth, State or Territory regulator;
       2. promptly provide the Contract Administrator with a copy of all witness statements and the investigation report relating to the notifiable incident;
       3. promptly provide the Contract Administrator with copies of any notice(s) or other documentation issued by the relevant Commonwealth, State or Territory regulator; and
       4. within 10 days of the date of notification to the relevant Commonwealth, State or Territory regulator, provide the Contract Administrator with a summary of the related investigations, actions to be taken and any impact on the Contract that may result from the notifiable incident;
    4. if applicable, maintain accreditation under the WHS Accreditation Scheme at all times whilst carrying out the Contractor's Activities and comply with all conditions of the WHS Accreditation Scheme;
    5. if applicable, where the Contractor is a joint venture for the purposes of the WHS Accreditation Scheme, ensure:
       1. all parties holding accreditation in accordance with the WHS Accreditation Scheme at the Award Date:
          1. maintain accreditation at all times whilst carrying out the Contractor's Activities; and
          2. comply with all conditions of the WHS Accreditation Scheme; and
       2. any parties carrying out the Contractor's Activities (where those activities include building work as defined in the *Federal Safety Commissioner Act 2022* (Cth)) that do not hold accreditation in accordance with the WHS Accreditation Scheme, comply with the written undertakings provided to the Federal Safety Commissioner and lodged as part of their tender;
    6. carry out the Contractor's Activities safely and in a manner that does not put the health and safety of persons at risk;
    7. carry out the Contractor's Activities in a manner that protects property;
    8. institute systems to:
       1. obtain regular written assurances from each Other Contractor and Subcontractor about their ongoing compliance with the WHS Legislation; and
       2. provide, in a format specified by the Contract Administrator, the written assurances regarding the Contractor's ongoing compliance with the WHS Legislation:
          1. on a monthly basis in the reports under clause 3.10;
          2. on a quarterly basis (when requested by the Contract Administrator); and
          3. as otherwise directed by the Contract Administrator;
    9. provide the written assurances obtained under paragraph (h) to the Contract Administrator in accordance with paragraph (h);
    10. without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, within 10 days of receipt provide to the Contract Administrator copies of all:
        1. formal notices and written communications issued by a regulator or agent of the regulator under or in compliance with the applicable WHS Legislation to the Contractor or subcontractor relating to work health and safety matters;
        2. formal notices issued by a health and safety representative of the Contractor or subcontractor under or in compliance with the applicable WHS Legislation; and
        3. formal notices, written communications and written undertakings given by the Contractor or subcontractor to the regulator or agent of the regulator under or in compliance with the applicable WHS Legislation,

arising out of or in connection with the Contractor's Activities or the Works;

* + 1. exercise a duty of the utmost good faith to the Commonwealth in carrying out the Contractor's Activities to enable the Commonwealth to discharge the Commonwealth's duties under the WHS Legislation;
    2. ensure all subcontracts include provisions equivalent to the obligations of the Contractor in clause 8.23;
    3. ensure that, if any Statutory Requirement requires that:
       1. a person:
          1. be authorised or licensed (in accordance with the WHS Legislation) to carry out any work at that workplace, that person is so authorised or licensed, and complies with any conditions of such authorisation or licence; or
          2. has prescribed qualifications or experience, or if not, is to be supervised by a person who has prescribed qualifications or experience (as defined in the WHS Legislation), that person has the required qualifications or experience or is so supervised; or
       2. a workplace, plant or substance (or design), or work (or class of work) be authorised or licensed, that workplace, plant or substance, or work is so authorised or licensed;
    4. not direct or allow a person to carry out work, or use plant or a substance at a workplace unless, the authorisation, licensing, prescribed qualifications or experience required by any Statutory Requirement and paragraph (m) are met;
    5. immediately notify the Contract Administrator giving full particulars, so far as they are known to it, upon becoming aware of any intention on the part of a regulatory authority to cancel, revoke, suspend or amend an authorisation relating to work health and safety;
    6. without limiting the Contractor's obligations under the Contract (including paragraph (c) in respect of notifiable incidents) or otherwise at law or in equity, within 10 days of a request by the Contract Administrator or anyone else acting on behalf of the Commonwealth, provide all information or copies of documentation held by the Contractor or a Subcontractor to the Contract Administrator or anyone else acting on behalf of the Commonwealth to enable the Commonwealth to comply with its obligations under the WHS Legislation;
    7. if requested by the Contract Administrator or required by the WHS Legislation, produce evidence of any Approvals including any authorisations, licences, registrations, prescribed qualifications or experience, or any other information relevant to work health and safety to the satisfaction of the Contract Administrator before the Contractor or any Subcontractor commences such work;
    8. where the Contractor is a supplier, manufacturer, designer or importer for the purposes of the WHS Legislation, provide to the Contract Administrator as a condition precedent to Completion and before the expiry of the Defects Liability Period information concerning:
       1. the purpose for which any plant, structure or substance (as defined in the WHS Legislation) has been designed or manufactured;
       2. the results of any calculations, analysis, testing or examination carried out concerning the safety of the plant, substances or structures referred to in subparagraph (i) (and the risks to the health and safety of persons); and
       3. any conditions necessary to ensure the plant, substances or structures are without risks to health and safety when used for the purpose for which they were designed or manufactured;
    9. ensure the Planning Phase Design Documentation and the Delivery Phase Design Documentation eliminates or minimises the need for any hazardous manual tasks to be carried out in connection with a plant or structure;
    10. ensure that it:
        1. reviews the Asbestos Management Plan and the Defence Asbestos Register for the purposes of carrying out the Contractor's Activities during the Planning Phase (including the preparation of all Design Documentation) and also prior to commencing any physical construction works at the Site; and
        2. complies with the Asbestos Management Plan at all times whilst carrying out the Contractor's Activities and the Works, including by:
           1. ensuring its subcontractors and personnel have access to and review the Asbestos Management Plan and the Defence Asbestos Register, prior to commencing any physical construction works at the Site;
           2. ensuring it engages appropriately licensed Asbestos removalist subcontractors to carry out any Asbestos Related Activities;
           3. maintaining records of all Asbestos training provided to all subcontractors and personnel and providing these to the Contract Administrator upon request; and
           4. promptly providing the Contract Administrator with:

all documentation associated with Asbestos Related Activities (including clearance certificates, air monitoring results and tip fee receipts); and

all relevant information confirming all instances of Asbestos Related Activities;

* + 1. not use Asbestos or ACM in carrying out the Contractor's Activities;
    2. not use, install or incorporate Asbestos or ACM into the Works;
    3. provide a certificate to the Contract Administrator in a form satisfactory to the Contract Administrator as a condition precedent to Completion which states that:
       1. all materials, goods, products, equipment and plant (including any imported materials, goods, products, equipment and plant) used, installed or incorporated into the Works are entirely (meaning 100%) free of Asbestos and ACM; and
       2. the Contractor has otherwise complied with all Statutory Requirements in relation to Asbestos and ACM in carrying out the Contractor's Activities and the Works;
    4. without limiting paragraph (w), if any imported materials, goods, products, equipment and plant have or has been used, installed or incorporated into the Works, the Contractor must provide to the Contract Administrator as a condition precedent to Completion:
       1. sample test reports; and
       2. test report information, in the form of an analysis certificate from a NATA accredited laboratory or an equivalent international laboratory (listed at the NATA website) accredited for the relevant test method,

in relation to the imported materials, goods, products, equipment or plant which have or has been used, installed or incorporated into the Works; and

* + 1. if the Contractor is a designer of a structure or part of a structure for the purposes of the WHS Legislation, the Contractor must provide to the Contract Administrator, with each submission of Planning Phase Design Documentation under clause 6.1(a) and Delivery Phase Design Documentation under clause 6.8, a written report that specifies the hazard relating to the design of the structure (or part) which, as far as the Contractor is reasonably aware:
       1. create a risk to health or safety to those carrying out construction work on the structure (or part); and
       2. are associated only with that particular design.
  1. Plant, Equipment and Work

The Contractor must not remove from the Site any Plant, Equipment and Work without the Contract Administrator's prior written approval except for the purpose of achieving Completion as contemplated under clause 8.25(b).

* 1. Cleaning Up

The Contractor must:

* + 1. in carrying out the Contractor's Activities, keep the Site and the Works clean and tidy and free of refuse;
    2. as a condition precedent to Completion, remove all rubbish, materials and Plant, Equipment and Work from the part of Site relevant to the Works or the Stage; and
    3. ensure that all work required under paragraph (b) is performed under Approved Subcontract Agreements and must not include any allowance in the Contractor's Work Fee (Delivery) or Management Fee for such work.
  1. The Environment

The Contractor must:

* + 1. ensure that in carrying out the Contractor's Activities:
       1. other than to the extent identified in writing by the Contract Administrator, it complies with all Statutory Requirements and other requirements of the Contract for the protection of the Environment;
       2. it does not cause or contribute to any Environmental Incident;
       3. without limiting subparagraph (ii), it does not cause or contribute to Contamination of the Site or any other land, air or water or cause or contribute to any Contamination emanating from the Site;
       4. it immediately notifies the Contract Administrator of:
          1. any non-compliance with the requirements of clause 8.26;
          2. any breach of a Statutory Requirement for the protection of the Environment;
          3. any Environmental Incident; or
          4. the receipt of any notice, order or communication received from an authority for the protection of the Environment; and
       5. its Subcontractors comply with the requirements in clause 8.26; and
    2. clean up and restore the Environment, including any Contamination or Environmental Harm, arising out of or in connection with the Contractor's Activities or the Works, whether or not it has complied with all Statutory Requirements and other requirements of the Contract for the protection of the Environment.
  1. Urgent Protection

The Commonwealth may take any action necessary to protect the Works, other property, the Environment, or to prevent or minimise risks to the health and safety of persons, which the Contractor must take but does not take.

The costs, expenses, losses, damages and liabilities suffered or incurred by the Commonwealth in taking such action will be a debt due from the Contractor to the Commonwealth.

* 1. Valuable, Archaeological or Special Interest Items
     1. Any valuable, archaeological or special interest items found on or in the Site will, as between the parties, be the property of the Commonwealth.
     2. Where such an item is found on or in the Site, the Contractor must:
        1. immediately give the Contract Administrator and the Commonwealth notice in writing;
        2. not disturb the item under any circumstances other than where such disturbance is necessary to comply with subparagraph (iii); and
        3. ensure that the item is protected until the nature of the item has been competently determined.
     3. The Contract Administrator must, within 14 days of receipt of a notice under paragraph (b)(i), instruct the Contractor as to the course it must adopt insofar as the Contractor's Activities are affected by the finding of the item.
     4. The Contractor will be entitled to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor after the giving of the notice under paragraph (b)(i) which arise directly from the finding of the item and the Contract Administrator's instruction under paragraph (c), as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.
     5. To the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the finding of the item or the Contract Administrator's instruction under paragraph (c), other than:
        1. under paragraph (d); or
        2. for Reimbursable Costs.
  2. The Commonwealth May Act

The Commonwealth may, either itself or by a third party, carry out an obligation under the Contract which the Contractor was obliged to carry out but which it failed to carry out within the time required in accordance with the Contract.

The costs, expenses, losses, damages and liabilities suffered or incurred by the Commonwealth in so carrying out such a Contract obligation will be a debt due from the Contractor to the Commonwealth.

* 1. Access Hours

Unless otherwise agreed in writing by the Contractor and the Contract Administrator, the access hours applicable to the Contractor's Activities to be carried out on Site are those specified in the Contract Particulars.

* 1. Salvaged Materials

Subject to clause 8.28, unless expressly stated to the contrary in the Contract or directed by the Contract Administrator, all materials, plant, equipment, fixtures and other things salvaged from the Site or from the Works are the property of the Contractor.

* 1. Contract Administrator's Office
     1. The Contractor must, within 14 days of the commencement of the Contractor's Activities on Site during the Delivery Phase, provide and erect on the Site, where directed by the Contract Administrator, the temporary office and associated facilities and services specified in the Contract Particulars for the sole use of the Contract Administrator and the Contract Administrator's representatives.
     2. The Contract Administrator's Office will remain the property of the Contractor.
     3. Without limiting paragraph (a), the Contractor must:
        1. carry out all installations and connections necessary to provide lighting, heating, air conditioning and a separate telephone line to the Contract Administrator's Office;
        2. install all lighting, heating, air conditioning and telephones in the Contract Administrator's Office as directed by the Contract Administrator;
        3. maintain the Contract Administrator's Office until the last Date of Completion, including all necessary cleaning and maintenance;
        4. pay all costs of installation, consumption, rental and removal of all lighting, heating, air conditioning and telephone services in the Contract Administrator's Office (excluding the cost of telephone calls which are to be paid by the Contract Administrator); and
        5. remove the Contract Administrator's Office from the Site within 7 days of the last Date of Completion.
  2. Project Signboards
     1. The Contractor must provide the number of project signboards specified in the Contract Particulars, each of which must:
        1. be in the dimensions specified in the Contract Particulars; and
        2. set out:
           1. the name of the project;
           2. the names of the parties to the Contract;
           3. the name of the Contract Administrator;
           4. a general description of the Works;
           5. a contact name and phone number (including after hours number) for the principal contractor pursuant to the WHS Legislation;
           6. the Target Date;
           7. the location of the Site office (if any);
           8. an 'Acknowledgement of Country' in accordance with the requirements set out in the website specified in the Contract Particulars; and
           9. any additional information:

specified in the Contract Particulars; or

required by the Contract Administrator.

* + 1. The Contractor must, within 14 days of the commencement of the Contractor's Activities on Site during the Delivery Phase, submit the proposed location, layout and content of the project signboards to the Contract Administrator for approval.
    2. Once approved by the Contract Administrator, the Contractor must:
       1. fix the project signboards in the locations approved by the Contract Administrator;
       2. maintain the project signboards until the last Date of Completion; and
       3. dismantle and remove the project signboards within 7 days of the last Date of Completion.
  1. Measurements and Dimensions

Without limiting clause 8.21:

* + 1. the Contractor must obtain and check all relevant measurements and dimensions on Site before proceeding with the Contractor's Activities;
    2. the layout of plant, equipment, ductwork, pipework and cabling shown in the Brief (if any) is to be taken as diagrammatic only and all measurements and dimension information concerning the Site required to carry out the Contractor's Activities must be obtained and checked by the Contractor; and
    3. to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the Contractor's failure to obtain and check measurements and dimension information concerning the Site as required by clause 8.34.
  1. Pandemic Adjustment Event
     1. If either party considers that there has been a Pandemic Adjustment Event, then the party discovering it must promptly give the Contract Administrator and the other party notice in writing, together with detailed particulars of the relevant event and such other information as the Contract Administrator may require.
     2. The Contract Administrator must, within 14 days of receipt of a notice under paragraph (a), notify the Contractor and the Commonwealth of its determination whether a Pandemic Adjustment Event has occurred.
     3. Where the Contract Administrator has determined a Pandemic Adjustment Event has occurred, the Contract Administrator may, without being under any obligation to do so, instruct the Contractor as to the course it must adopt insofar as the Contractor's Activities are affected by the Pandemic Adjustment Event, including to prepare (and thereafter comply with) a plan satisfactory to the Contract Administrator specifying the steps that the Contractor will implement to avoid, mitigate, resolve and otherwise manage the effects of the Pandemic on the Contractor's Activities and the Works.
     4. If a Pandemic Adjustment Event occurs:
        1. subject to paragraph (f), the Contractor will be entitled to have the Contractor’s Work Fee (Planning) or the Contractor’s Work Fee (Delivery) (as the case may be) increased by the extra costs reasonably incurred by the Contractor:
           1. after the giving of the notice under paragraph (a) which arise directly from the Pandemic Adjustment Event or any instruction of the Contract Administrator under paragraph (c); and
           2. to the extent such costs were exclusively incurred for the purposes of performing the Contractor’s Work (Planning) or the Contractor’s Work (Delivery) (as the case may be),

as determined by the Contract Administrator;

* + - 1. subject to paragraph (f), the Contractor’s Work Fee (Planning) or the Contractor’s Work Fee (Delivery) (as the case may be) will be decreased by any savings made (or which would have been made if the Contractor had taken all reasonable steps to maximise savings) by the Contractor which arise directly from the Pandemic Adjustment Event or any instruction of the Contract Administrator under paragraph (c), as determined by the Contract Administrator; and
      2. the Contractor must comply with any direction of the Contract Administrator in relation to the Pandemic Adjustment Event.
    1. To the extent permitted by law:
       1. the entitlement of the parties in respect of a Pandemic Adjustment Event will be determined solely under this clause 8.35; and
       2. without limiting subparagraph (i), the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with a Pandemic Adjustment Event or any instruction of the Contract Administrator under paragraph (c), other than:
          1. under paragraph (d)(i); or
          2. for Reimbursable Costs.
    2. The Contract Administrator:
       1. will reduce any entitlement the Contractor would have otherwise had under paragraph (d)(i) to the extent that the Contractor has failed to take all reasonable steps to:
          1. avoid or overcome any adverse effects of the Pandemic Adjustment Event (including by implementing and complying with its obligations under the Contract); or
          2. minimise any additional cost to the Commonwealth in respect of the Pandemic Adjustment Event; and
       2. will take into account, for the purposes of paragraph (d)(ii), the extent that the Contractor has failed to take all reasonable steps to maximise any savings to the Commonwealth in respect of the Pandemic Adjustment Event.
    3. If the Contractor's Work Fee (Planning) or the Contractor's Work Fee (Delivery) is adjusted under paragraphs (d)(i) or (d)(ii) (as the case may be), then the Milestone Fee Payment Schedule will be adjusted on a pro rata basis:
       1. as agreed by the Contractor and the Contract Administrator; or
       2. if not agreed, as reasonably determined by the Contract Administrator.

1. QUALITY
   1. Workmanship, Materials and Other Requirements

The Contractor must in carrying out the Contractor's Activities:

* + 1. use workmanship:
       1. of:
          1. the standard prescribed in the Contract; or
          2. to the extent it is not so prescribed, a standard consistent with the best industry standards for work of a nature similar to the Works and which is at least to the same standard as that found in the development specified in the Contract Particulars; and
       2. which is fit for its purpose;
    2. use materials:
       1. which:
          1. comply with the requirements of the Contract; or
          2. if not fully described in the Contract, are new and consistent with the best industry standards for work of a nature similar to the Works and which are at least to the same standard as those found in the development specified in the Contract Particulars; and
       2. of merchantable quality, which are fit for their purpose and consistent with the nature and character of the Works; and
    3. comply with the requirements of the Contract and, to the extent they are not inconsistent, the requirements of the Building Works Manual, the National Construction Code and all relevant standards of Standards Australia.
  1. Project Plans
     1. The Contractor:
        1. must carry out the Contractor's Activities in accordance with, and otherwise implement, the Project Plans; and
        2. for the purposes of subparagraph (i), must:
           1. prepare Project Plans based, where applicable, on the draft Project Plans lodged by the Contractor in its tender for the Contractor's Activities, and otherwise in accordance with the requirements of the Contract and submit them to the Contract Administrator so as to ensure that there is no delay or disruption to the Contractor's Activities and in any event no later than the number of days specified in the Contract Particulars (Planning Phase) after the Award Date for each Project Plan;
           2. not commence any of the Contractor's Activities to which any Project Plan applies, unless the Contract Administrator has had the number of days specified in the Contract Particulars for each Project Plan to review the Project Plan and has not rejected the Project Plan;
           3. if any Project Plan is rejected, submit an amended Project Plan to the Contract Administrator;
           4. in any event, finalise each Project Plan so as to ensure that there is no delay or disruption to the Contractor's Activities and in any event in accordance with the requirements of the Contract to the satisfaction of the Contract Administrator;
           5. after each Project Plan has been finalised:

regularly review, update and amend each Project Plan in accordance with the process set out in each Project Plan and otherwise at least:

on each anniversary of the Award Date; and

prior to the Date for Delivery Phase Approval (including for the purpose of accurately reflecting all the tasks and other thing to be done to perform the Contractor's Activities during the Delivery Phase in accordance with the Contract);

update or amend a Project Plan on request of the Contract Administrator; and

continue to correct any defects in or omissions from a Project Plan (whether identified by the Contract Administrator or the Contractor),

and submit an updated or amended Project Plan to the Contract Administrator, after which:

the Contractor must continue to comply with the requirements of the then current Project Plan until the process in subparagraph (ii) has been completed in respect of the updated or amended Project Plan; and

subsubparagraphs B - E will apply (to the extent applicable); and

* + - * 1. document and maintain detailed records of all:

reviews, updates, amendments and submissions of each Project Plan;

audits or other monitoring of each Project Plan; and

training and awareness programs and communications provided to Contractor and Subcontractor personnel in respect of each Project Plan (including each updated or amended Project Plan).

* + 1. The Contractor will not be relieved from compliance with any of its obligations under the Contract or otherwise at law or in equity as a result of:
       1. the implementation of, and compliance with, the requirements of any Project Plan;
       2. any direction by the Contract Administrator concerning a Project Plan or the Contractor's compliance or non-compliance with a Project Plan;
       3. any audit or other monitoring by the Contract Administrator or anyone else acting on behalf of the Commonwealth of the Contractor's compliance with a Project Plan; or
       4. any failure by the Contract Administrator, or anyone else acting on behalf of the Commonwealth, to detect any defect in or omission from a Project Plan including where any such failure arises from any negligence on the part of the Contract Administrator or other person.
  1. Contract Administrator's Right to Inspect

The Contract Administrator may at any time inspect the Contractor's Activities or the Works.

The Contractor acknowledges and agrees that:

* + 1. the Contract Administrator owes no duty to the Contractor to:
       1. inspect the Contractor's Activities or the Works; or
       2. review construction for errors, omissions or compliance with the requirements of the Contract if it does so inspect; and
    2. no inspection of the Contractor's Activities or the Works or review of construction by the Contract Administrator will in any way lessen or otherwise affect:
       1. the Contractor's obligations under the Contract or otherwise at law or in equity; or
       2. the Commonwealth's rights against the Contractor under the Contract or otherwise at law or in equity.
  1. Inspections and Tests
     1. The Contractor must carry out all inspections and tests required by the Contract or directed by the Contract Administrator.
     2. All inspections and tests are to be carried out in accordance with the procedure:
        1. specified in the Contract; or
        2. if no procedure exists, as reasonably directed by the Contract Administrator.
  2. Costs of Inspections and Tests

If:

* + 1. the Contract Administrator directs the Contractor to carry out an inspection or test which:
       1. is not otherwise required by the Contract; or
       2. does not relate to a Defect in respect of which the Contract Administrator gave an instruction under clause 9.6; and
    2. the results of the inspection or test show the work is in accordance with the Contract,

the Contractor will be entitled to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor which arise directly from Contract Administrator's inspection or test, as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.

To the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the inspection or test, other than:

* + 1. under this clause 9.5; or
    2. for Reimbursable Costs.
  1. Defects

Subject to paragraphs (b) and (c), the Contractor must correct all Defects.

If, prior to the expiration of the Defects Liability Period for the Works or a Stage, the Contract Administrator discovers or believes there is a Defect, the Contract Administrator may give the Contractor an instruction specifying the Defect and doing one or more of the following:

* + 1. requiring the Contractor to correct the Defect, or any part of it, and specifying the time within which this must occur;
    2. requiring the Contractor to carry out a Variation to overcome the Defect, or any part of it, and specifying the time within which this must be carried out; or
    3. advising the Contractor that the Commonwealth will accept the work, or any part of it, despite the Defect.
  1. Correction of Defect or Variation
     1. If an instruction is given under clause 9.6(a) or (b), the Contractor must correct the Defect or carry out the Variation:
        1. within the time specified in the Contract Administrator's instruction; and
        2. if after Completion, at times and in a manner which cause as little inconvenience to the occupants of the Works or the Stage as is reasonably possible.
     2. If the Contractor fails to comply with paragraph (a), the Commonwealth may (in its absolute discretion and without prejudice to any other rights it may have) itself engage an Other Contractor to correct the Defect and the cost of such correction will be a debt due from the Contractor to the Commonwealth.
  2. Claim for Correction of Defect

Where an instruction is given under clause 9.6(a) and clause 9.7(b) does not apply:

* + 1. the Contractor will only be entitled to make a Claim for correcting the Defect (or the relevant part) if the Defect (or the relevant part) is something for which the Contractor is not responsible; and
    2. where the Contractor is so entitled to make a Claim, the work involved in the correction of the Defect will be treated as if it were a Variation the subject of a direction by the Contract Administrator and clause 11.3 applied.
  1. Claim for Variation

Where a Variation has been instructed under clause 9.6(b) and:

* + 1. the Contractor is not responsible for the Defect (or the relevant part) - the cost of the Variation will be valued in accordance with clause 11.3; or
    2. the Contractor is responsible for the Defect (or the relevant part):
       1. the Contract Administrator will determine the:
          1. value of the Variation in accordance with clause 11.3; and
          2. cost of correcting the Defect (or the relevant part) as if clause 9.8(b) applied; and
       2. the difference between the valuations under subparagraph (i) will be dealt with as follows:
          1. if the value under subparagraph (i)A is greater than the cost under subparagraph (i)B, the Contractor will be entitled to the excess; or
          2. if the value under subparagraph (i)B is greater than the cost under subparagraph (i)A, the difference will be a debt due from the Contractor to the Commonwealth.
  1. Acceptance of Work

If:

* + 1. an instruction is given under clause 9.6(c) prior to the expiration of the Defects Liability Period; and
    2. the Contractor is responsible for the Defect (or the relevant part),

the amount determined by the Contract Administrator which represents the cost of correcting the Defect (or the relevant part) will be a debt due from the Contractor to the Commonwealth.

* 1. Extension of Defects Liability Period

If:

* + 1. the Contract Administrator gives the Contractor an instruction under clause 9.6(a) or (b) during the Defects Liability Period; and
    2. the Contractor is responsible for the Defect (or the relevant part),

the Defects Liability Period will be extended for the work required by the instruction by the period set out in the Contract Particulars, commencing upon completion of the correction of the Defect (or the relevant part) or completion of the Variation.

* 1. Common Law Rights not Affected

Neither the Commonwealth's rights, nor the Contractor's liability, whether under the Contract or otherwise according to law in respect of Defects, whether before or after the expiration of the Defects Liability Period, will be affected or limited by:

* + 1. the rights conferred upon the Commonwealth or Contract Administrator by clause 9 or any other provision of the Contract;
    2. the failure by the Commonwealth or the Contract Administrator to exercise any such rights; or
    3. any instruction of the Contract Administrator under clause 9.6.
  1. HOTO Process

Without limiting clause 8.23(a)(iii), the Contractor must:

* + 1. fully co-operate with the Contract Administrator, the Commonwealth and Other Contractors and take all steps necessary to ensure the timely, efficient, comprehensive and smooth completion of the HOTO Process; and
    2. without limiting paragraph (a):
       1. carry out all Contractor HOTO Obligations;
       2. ensure that all Contractor HOTO Obligations are carried out within any applicable timeframe prescribed by, or determined in accordance with, the HOTO Requirements;
       3. comply with:
          1. all applicable HOTO Requirements; and
          2. all commissioning, handover and takeover requirements described in the Contract, including the requirements in Annexure 1;
       4. as and when required by the Contract Administrator, provide the Commonwealth with such other specific assistance as may be required by the Commonwealth to facilitate the timely, efficient, comprehensive and smooth completion of the HOTO Process; and
       5. as and when required by the Contract Administrator, meet with the Contract Administrator, the Commonwealth and Other Contractors for the purpose of ensuring that the Contract Administrator, the Commonwealth and Other Contractors have sufficient Project Documents to enable the Contract Administrator, the Commonwealth and Other Contractors to:
          1. occupy, use, operate and maintain the Works or the Stage; and
          2. perform such other activities as may be required by the Commonwealth in respect of the Works or the Stage.
  1. Defects Records and Reports
     1. Without limiting clause 9.6, the Contractor must maintain adequate records of all calls, attendances, recommendations and actions taken in respect of all Defects.
     2. The Contractor must provide a report to the Contract Administrator in a form satisfactory to the Contract Administrator:
        1. before the Date of Completion:
           1. with its reports under clause 3.10; and
           2. as a condition precedent to Completion; and
        2. after the Date of Completion:
           1. with its reports under clause 3.10; and
           2. within 14 days after the end of the Defects Liability Period,

which sets out:

* + - 1. details of all calls, attendances, recommendations and actions taken in respect of each Defect;
      2. recommendations for the future maintenance of the Works;
      3. any work health and safety matters; and
      4. any other matters specified in the Contract Particulars or required by the Contract Administrator.
  1. Quality Assurance

The Contractor:

* + 1. must implement the quality assurance process, system or framework in its Quality Plan;
    2. without limiting clause 6.17, must allow the Contract Administrator or anyone else acting on behalf of the Commonwealth access to the quality assurance process, system or framework of the Contractor and its Subcontractors so as to enable auditing or other monitoring; and
    3. will not be relieved from compliance with its obligations under the Contract or otherwise at law or in equity as a result of:
       1. the implementation of, and compliance with, the quality assurance requirements of the Contract;
       2. any direction by the Contract Administrator concerning the Contractor's quality assurance process, system or framework or its compliance or non‑compliance with the process, system or framework;
       3. any audit or other monitoring by the Contract Administrator or anyone else acting on behalf of the Commonwealth of the Contractor's compliance with the quality assurance process, system or framework; or
       4. any failure by the Contract Administrator, or anyone else acting on behalf of the Commonwealth, to detect any Contractor's Activities or aspects of the Works which are not in accordance with the requirements of the Contract including where any such failure arises from any negligence on the part of the Contract Administrator or other person.

1. TIME
   1. Delivery Phase Progress and Time for Completion

During the Delivery Phase, the Contractor must:

* + 1. regularly and diligently progress the Contractor's Activities; and
    2. use its best endeavours to achieve Completion of the Works or each Stage by the relevant Target Date.
  1. Updating the Delivery Phase Program during the Delivery Phase

During the Delivery Phase, the Contractor must:

* + 1. update the Delivery Phase Program periodically, at least at intervals of no less than that specified in the Contract Particulars, to record and take account of:
       1. actual progress of the Contractor's Activities to the date which is two working days prior to the date on which the update is provided;
       2. changes to the Delivery Phase Program; and
       3. delays which may have occurred or which are likely to occur;
    2. give the Contract Administrator copies of the Delivery Phase Program; and
    3. provide updates to the Delivery Phase Program in a format compatible with the software specified in the Contract Particulars.

The Contract Administrator may review and comment on any Delivery Phase Program given under this clause 10.2.

* 1. Contractor Not Relieved

Any review of, comment upon or approval of, or any failure to review or comment upon, any Delivery Phase Program as updated in accordance with clause 10.2 by the Contract Administrator will not:

* + 1. relieve the Contractor from or alter its obligations under the Contract, especially (without limitation) the obligation to use its best endeavours to achieve Completion of the Works or a Stage by the relevant Target Date;
    2. evidence or constitute an instruction by the Contract Administrator to accelerate, disrupt, prolong or vary any or all of the Contractor's Activities; or
    3. affect the time for the carrying out of the Commonwealth or Contract Administrator Contract obligations.
  1. Delays, including Delays Entitling Claim for Adjustment of Contractor's Work Fee (Delivery)
     1. If the Contractor becomes aware of the occurrence of any Act of Prevention that is likely to delay it in carrying out the Contractor's Activities it must, as soon as practicable, and in any event within 14 days of becoming aware, inform the Contract Administrator in writing of the relevant occurrence and the likely delay.
     2. If the Contractor has been delayed in carrying out the Contractor's Activities:
        1. after the Date of Delivery Phase Approval and prior to the Target Date for the Works or a Stage, by an Act of Prevention in a manner which has delayed, or is likely to delay, the Contractor in achieving Completion of the Works or the Stage by the relevant Target Date for the Works or the Stage; or
        2. after the Target Date for the Works or a Stage, by an Act of Prevention in a manner which has delayed, or is likely to delay, the Contractor in achieving Completion of the Works or the Stage,

the Contractor may claim for an adjustment to the Contractor's Work Fee (Delivery).

* 1. Claim for Adjustment of Contractor's Work Fee (Delivery)

To claim an adjustment to the Contractor's Work Fee (Delivery), the Contractor must:

* + 1. not later than 28 days after the commencement of the delay to the carrying out of the Contractor's Activities, submit a written claim to the Contract Administrator for an adjustment to the Contractor's Work Fee (Delivery) which:
       1. gives detailed particulars of the delay and the occurrence causing the delay; and
       2. states the proposed adjustment to the Contractor's Work Fee (Delivery) claimed together with the basis of calculating that amount, including evidence that it has been, or is likely to be, delayed in achieving Completion in the manner set out in clause 10.4(b); and
    2. if the delay to the carrying out of the Contractor's Activities continues beyond 28 days from the commencement of that delay, and the Contractor wishes to claim an adjustment to the Contractor's Work Fee (Delivery) in respect of any further period, submit a further written claim to the Contract Administrator:
       1. every 28 days after the last date for submitting the first written claim, provided however that the final written claim must be submitted not later than 7 days after the end of the delay to the carrying out of the Contractor's Activities; and
       2. containing the information required by paragraph (a).
  1. Conditions Precedent to Adjustment

It is a condition precedent to the Contractor's entitlement to an adjustment to the Contractor's Work Fee (Delivery) that the:

* + 1. Contractor gives the written claim required by clause 10.5 as required by that clause;
    2. cause of the delay to the Contractor's Activities was beyond the reasonable control of the Contractor;
    3. delay is caused by the relevant Act of Prevention; and
    4. Contractor must have actually been, or be likely to be, delayed in the manner set out in clause 10.4(b).
  1. Adjustment to the Contractor's Work Fee (Delivery)
     1. If the conditions precedent in clause 10.6 have been satisfied, the Contractor's Work Fee (Delivery) will be adjusted by the amount of extra costs:
        1. reasonably incurred by the Contractor as a result of the delay or disruption;
        2. less the amount of any costs, expenses or damages suffered or incurred by the Contractor as a result of such delay or disruption which have been included in the value of any Variation or which are otherwise payable to the Contractor under any other provision of the Contract,

as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.

* + 1. In determining the extra costs reasonably incurred under paragraph (a), the Contract Administrator must not include any amount in respect of which the Contractor:
       1. contributed to by a failure to comply with the obligations under the Contract; or
       2. failed to take all proper and reasonable steps necessary and within its reasonable control both to preclude, or to minimise the consequences of.
    2. The amount, if any, determined by the Contract Administrator under this clause 10.7 will be a limitation upon the Commonwealth's liability to the Contractor for any delay or disruption which:
       1. the Contractor encounters in carrying out the Contractor's Activities; and
       2. arises out of or in connection with an Act of Prevention,

and to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with any delay or disruption, other than:

* + - 1. under clause 10.5; or
      2. for Reimbursable Costs.
  1. Suspension
     1. The Contract Administrator:
        1. may at any time during the Planning Phase or the Delivery Phase instruct the Contractor to suspend and, after a suspension has been instructed, to re-commence, the carrying out of all or a part of the Contractor's Activities; and
        2. is not required to exercise the Contract Administrator power under subparagraph (i) for the benefit of the Contractor.
     2. If a suspension under clause 10.8 arises during the Planning Phase, the Contractor will not be entitled to:
        1. include any costs incurred as a result of the suspension in the Reimbursable Costs;
        2. any adjustment of the Contractor's Work Fee (Planning); or
        3. to the extent permitted by law, make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the suspension.
     3. If a suspension under clause 10.8 arises during the Delivery Phase and as a result of the Contractor failure to carry out its obligations in accordance with the Contract, the Contractor will not be entitled to:
        1. include any costs incurred as a result of the suspension in the Reimbursable Costs;
        2. any adjustment of the Contractor's Work Fee (Delivery); or
        3. to the extent permitted by law, make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the suspension.
     4. If a suspension under clause 10.8 arises during the Delivery Phase and as a result of a cause other than the Contractor failure to carry out its obligations in accordance with the Contract:
        1. an instruction to suspend under this clause 10.8 will entitle the Contractor to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor as a result of the suspension, as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C;
        2. the Contractor must take all steps possible to mitigate the extra costs incurred by it as a result of the suspension; and
        3. to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the suspension, other than:
           1. under subparagraph (i); or
           2. for Reimbursable Costs.
     5. Except to the extent permitted by the relevant Security of Payment Legislation, the Contractor may only suspend the Contractor's Activities when instructed to do so under clause 10.8.
  2. Extension of Time in Approved Subcontract Agreements

The Contractor is required to administer the provisions of each Approved Subcontract Agreement strictly in accordance with their terms and must not approve an extension of time or unilaterally grant an extension of time to any Subcontractor unless:

* + 1. the Subcontractor is entitled to such extension of time under the terms of the Approved Subcontract Agreement;
    2. the Contractor has given notice of the proposed extension of time to the Contract Administrator (including details of the Subcontractor's entitlement to such an extension of time under the terms of the Approved Subcontract Agreement); and
    3. the Contract Administrator has given written approval to the extension of time.

1. VARIATIONS
   1. Variation Price Request

At any time during:

* + 1. the Planning Phase; or
    2. the Delivery Phase, prior to the Date of Completion (but without limiting clauses 5.3 and 9.6),

the Contract Administrator may issue a document titled "**Variation Price Request**" to the Contractor which will set out details of a proposed Variation which the Commonwealth is considering.

The Contractor must immediately take all action required under any relevant subcontract in relation to each subcontractor that would be involved in carrying out the proposed Variation.

Within 21 days of the receipt of a Variation Price Request (or such longer period as may be notified by the Contract Administrator to the Contractor) the Contractor must provide the Contract Administrator with a written notice in which the Contractor sets out the:

* + 1. adjustment (if any) to:
       1. in the case of a proposed Planning Phase Strategic Works Variation or Planning Phase Design Continuation Variation, the Contractor's Work Fee (Planning) to carry out the proposed Variation; and
       2. in any other case, and if applicable in accordance with clause 11.3, the Contractor's Work Fee (Delivery) and the Management Fee (subject to clause 11.10) to carry out the proposed Variation; and
    2. effect (if any) that the carrying out of the proposed Variation will have on:
       1. the Reimbursable Costs;
       2. if clause 11.3(c)(i) applies, the Contractor's Work Fee (Delivery) set out in the Delivery Phase Fee Proposal;
       3. if clause 11.3(c)(ii) applies, the Management Fee set out in the Delivery Phase Fee Proposal; and
       4. the then current relevant program, including the achievement of:
          1. in the Planning Phase - the Planning Phase Milestone Dates and each Initial Target Date; and
          2. in the Delivery Phase - each Target Date.
  1. Variation Order

Whether or not the Contract Administrator has issued a "Variation Price Request" under clause 11.1, the Contract Administrator may at any time during:

* + 1. the Planning Phase; or
    2. the Delivery Phase prior to the Date of Completion of the Works or a Stage (but without limiting clauses 5.3 and 9.6),

instruct the Contractor to carry out a Variation by a written document titled "Variation Order" in which the Contract Administrator will state one of the following:

* + 1. the proposed adjustments to the amounts payable under the Contract as set out in the Contractor's notice under clause 11.1 are agreed and will be made; or
    2. any adjustment to the amounts payable under the Contract will be determined under clause 11.3.
  1. Valuation of Variation
     1. Subject to clauses 9.9(b) and 11.8, the amounts payable under the Contract will be adjusted as follows:
        1. where the Variation requires more or less Reimbursable Work, the adjustments to the Reimbursable Costs will be valued as follows:
           1. as agreed under clause 11.2(c);
           2. if subsubparagraph A does not apply, in accordance with the rates or prices included in any table of variation rates and prices under any relevant Approved Subcontract Agreement if and insofar as the Contract Administrator determines that those rates or prices are applicable to the Variation; or
           3. if subsubparagraph B does not apply, the amount of the cost properly and actually incurred or saved, or which ought reasonably to have been incurred or saved, by the Contractor as determined by the Contract Administrator;
        2. in the case of a Planning Phase Strategic Works Variation or a Planning Phase Design Continuation Variation, the adjustment to the Contractor's Work Fee (Planning) will be:
           1. as agreed under clause 11.2(c);
           2. if subsubparagraph A does not apply, in accordance with the rates and prices in the Table of Variation Rates and Prices, if and insofar as the Contract Administrator determines that those rates or prices are applicable; or
           3. if subsubparagraph B does not apply, the amount of the cost properly and actually incurred or saved, or which ought reasonably to have been incurred or saved, by the Contractor as determined by the Contract Administrator,

to which will be added or from which will be subtracted the percentage set out in the Table of Variation Rates and Prices of the amount otherwise calculated under this subparagraph (ii);

* + - 1. where a Variation during the Delivery Phase has a Material Effect, the adjustment to the Contractor's Work Fee (Delivery) will be valued as follows:
         1. as agreed under clause 11.2(c);
         2. if subsubparagraph A does not apply, in accordance with the rates and prices in the Table of Variation Rates and Prices, if and insofar as the Contract Administrator determines that those rates or prices are applicable; or
         3. if subsubparagraph B does not apply, the amount of the cost properly and actually incurred or saved, or which ought reasonably to have been incurred or saved, by the Contractor as determined by the Contract Administrator; and
      2. where a Variation during the Delivery Phase has a Material Effect, the Management Fee will be increased or decreased (as the case may be) by the percentage specified in the Contract Particulars of the total amount of the Reimbursable Costs applicable to that Variation (as determined under subparagraph (i)).
    1. If the Contractor's Work Fee (Planning), Contractor's Work Fee (Delivery) or Management Fee is adjusted under paragraphs (a)(ii), (a)(iii) or (a)(iv) (as the case may be), then the Milestone Fee Payment Schedule will be adjusted on a pro rata basis:
       1. as agreed by the Contractor and the Contract Administrator; or
       2. if not agreed, as reasonably determined by the Contract Administrator.
    2. If the Contractor's Work Fee (Planning) is adjusted under paragraph (a)(ii) for a Planning Phase Design Continuation Variation, then:
       1. the proposed Contractor's Work Fee (Delivery) in the Delivery Phase Fee Proposal will be adjusted by a corresponding amount:
          1. as agreed by the Contractor and the Commonwealth; or
          2. if not agreed under subsubparagraph A as reasonably determined by the Contract Administrator;
       2. the Contractor's Work Fee (Planning) will be increased by the amount of the Management Fee (if any) foregone as a result of the Planning Phase Design Continuation Variation:
          1. as agreed by the Contractor and the Commonwealth; or
          2. if not agreed under subsubparagraph A, as reasonably determined by the Contract Administrator; and
       3. if paragraph (c)(ii) applies, the proposed Management Fee in the Delivery Phase Fee Proposal will be adjusted by a corresponding amount:
          1. as agreed by the Contractor and the Commonwealth; or
          2. if not agreed under subsubparagraph A, as reasonably determined by the Contract Administrator.
  1. Variations Generally
     1. The adjustments agreed or determined under clause 11.2 or 11.3 in respect of any Reimbursable Work required for a Variation will be deemed to be in full satisfaction of all Claims in respect of such further work required for the Variation, notwithstanding that the amounts actually payable by the Contractor to relevant Subcontractors in respect of such Reimbursable Work may be more or less than the adjustment.
     2. No Variation will invalidate the Contract irrespective of the nature, extent or value of the work the subject of the Variation.
  2. Omissions

If a Variation the subject of a direction by the Contract Administrator omits any part of the Works or a Stage, the Commonwealth may thereafter carry out this omitted work either itself or by engaging Other Contractors.

* 1. Contractor Variation Request

The Contractor may, for its convenience, request the Contract Administrator to direct a Variation. Any such request must be in writing and must contain the following details:

* + 1. a description of the Variation;
    2. the additional or reduced costs or time involved in the Variation (including all Reimbursable Costs) and any proposal for sharing any savings in costs with the Commonwealth including the amount;
    3. any benefits which will flow to the Commonwealth from the Variation; and
    4. the effect which the Variation will have upon the future cost of operating and maintaining the Works.
  1. Contract Administrator's Determination
     1. After a request is made by the Contractor in accordance with clause 11.6, the Contract Administrator will, in the Contract Administrator's absolute discretion, give a written notice to the Contractor:
        1. rejecting the request; or
        2. approving the request either conditionally or unconditionally.
     2. The Contract Administrator will not be obliged to exercise the Contract Administrator's discretion for the benefit of the Contractor.
  2. Contractor Variation Request Approved by Contract Administrator

If the Contract Administrator issues a written notice under clause 11.7 approving the Contractor's request under clause 11.6:

* + 1. unless otherwise agreed, to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the Variation;
    2. if the Contractor's request offered to share savings in cost with the Commonwealth, the amounts payable under the Contract (or the methods of determining them) will be reduced by or adjusted in accordance with the Contractor's offer; and
    3. the Contractor will be responsible for all parts of the Works which are in any way affected by the Variation.
  1. Allowances in Contractor's Work Fee (Planning)

The Contractor acknowledges and agrees that:

* + 1. during the Planning Phase, the Contractor obligations are output-based rather than input-based, in that (without limitation) it is paramount to the Commonwealth in engaging the Contractor under the Contract that it achieve:
       1. the Planning Phase Milestones by the Planning Phase Milestone Dates;
       2. Delivery Phase Agreement by the Date for Delivery Phase Agreement; and
       3. Delivery Phase Approval by the Date for Delivery Phase Approval;
    2. the scope of the Contractor's Work (Planning) is therefore not fixed but subject to fluctuation depending on the requirements of users of the Works, internal administrative processes, political imperatives and other matters which may be beyond the reasonable control of the Contractor;
    3. it is deemed to have allowed in its lump sum Contractor's Work Fee (Planning) for all of the Contractor's Work (Planning) that may be required, whether to achieve the paramount matters referred to in paragraph (a) or otherwise, during the Planning Phase, other than in respect of:
       1. a Planning Phase Strategic Works Variation or a Planning Phase Design Continuation Variation; or
       2. any entitlement to an adjustment of the Contractor's Work Fee (Planning) in accordance with clause 8.35(d)(i); and
    4. it will not be entitled to any increase in the Contractor's Work Fee (Planning), or to make any other Claim against the Commonwealth, arising out of or in connection with any change in the scope of the Contractor's Work (Planning) (from what the Contractor had anticipated at the time that it tendered the Contractor's Work Fee (Planning)), other than in respect of:
       1. a Planning Phase Strategic Works Variation or a Planning Phase Design Continuation Variation; or
       2. any entitlement to an adjustment of the Contractor's Work Fee (Planning) in accordance with clause 8.35(d)(i).
  1. Allowances in Contractor's Work Fee (Delivery) and Management Fee

The Contractor acknowledges and agrees that:

* + 1. it is deemed to have made an allowance in its lump sum Contractor's Work Fee (Delivery) for all of the Contractor's Work (Delivery) which may be required during the Delivery Phase, other than additional Contractor's Work (Delivery):
       1. arising out of Variations instructed by the Contract Administrator in the Delivery Phase under clause 11 which have a Material Effect; or
       2. for which the Contractor is entitled to an adjustment under clause 8.19(c), 8.28(d), 8.35(d)(i), 10.7, 10.8(d)(i), 11.3(a)(iii) or 18.3(e)(ii) or in accordance with any Special Conditions;
    2. the Management Fee is fixed and subject to adjustment only to the extent provided for in clause 11.3(a)(iv); and
    3. to the extent permitted by law:
       1. it will not be entitled to any increase in the Contractor's Work Fee (Delivery) or the Management Fee; and
       2. it will not be entitled to make (nor will the Commonwealth be liable upon) any Claim,

arising out of or in connection with any Variation instructed by the Contract Administrator during the Delivery Phase, other than:

* + - 1. under paragraphs (a)(i) or (b); or
      2. for Reimbursable Costs.

1. PAYMENT
   1. Payment Obligation

Subject to clause 12.15 and to any other right to set‑off which the Commonwealth may have, the Commonwealth will pay the Contractor in progressive payments as follows:

* + 1. the Contractor's Work Fee (Planning) in instalments in accordance with the Milestone Fee Payment Schedule;
    2. the Reimbursable Costs (both during the Planning Phase and, if the Commonwealth proceeds to the Delivery Phase, the Delivery Phase), in monthly instalments based on the contract value of the Reimbursable Work which has been carried out;
    3. if the Commonwealth proceeds to the Delivery Phase - the:
       1. Contractor's Work Fee (Delivery); and
       2. Management Fee,

in instalments in accordance with the Milestone Fee Payment Schedule; and

* + 1. any other amounts which are payable by the Commonwealth under the Contract.
  1. Payment Claims

The Contractor must give the Contract Administrator claims for payment on account of all amounts then payable by the Commonwealth to the Contractor under the Contract:

* + 1. monthly, at the times specified in the Contract Particulars until Completion or termination of the Contract (whichever is earlier);
    2. unless terminated earlier, after Completion or the Defects Liability Period within the time required by clause 12.9 or 12.11;
    3. in the format set out in the Schedule of Collateral Documents or in any other format which the Contract Administrator reasonably requires;
    4. which are based on the Table of Variation Rates and Prices to the extent this is relevant;
    5. which show separately the amounts (if any) claimed on account of:
       1. the Contractor's Work Fee (Planning);
       2. the Reimbursable Costs payable to:
          1. Subcontractors; and
          2. the Contractor;
       3. the Contractor's Work Fee (Delivery);
       4. the Management Fee; and
       5. all other amounts then payable by the Commonwealth to the Contractor under the Contract; and
    6. which set out or attach sufficient details, calculations, supporting documentation and other information in respect of all amounts claimed by the Contractor:
       1. to enable the Contract Administrator to fully and accurately determine (without needing to refer to any other documentation or information) the amounts then payable by the Commonwealth to the Contractor under the Contract; and
       2. including any such documentation or information which the Contract Administrator may by written notice from time to time require the Contractor to set out or attach, whether in relation to a specific payment claim or all payment claims generally.
  1. Certification to Accompany Submission of Payment Claim

The Contractor must, with each payment claim under clause 12.2, certify to the Contract Administrator that it has:

* + 1. complied with clause 5.4;
    2. if a request has been made under clause 8.5(c)(vi), complied with clause 8.5(c)(vi);
    3. complied with clause 8.23;
    4. complied with clause 12.16;
    5. complied with clause 12.19;
    6. complied with clause 12.22;
    7. complied with clause 12.23; and
    8. complied with clause 23.
  1. Payment Statement

The Contract Administrator:

* + 1. must, within 10 business days of receiving a payment claim submitted or purported to be submitted in accordance with clause 12.2; or
    2. may, if the Contractor fails to submit any such claim in accordance with clause 12.2, at any time,

give the Contractor (with a copy to the Commonwealth), on behalf of the Commonwealth, a payment statement which is in the form set out in the Schedule of Collateral Documents and which states:

* + 1. the payment claim to which it relates (if any);
    2. the amounts previously paid to the Contractor on account of all amounts payable in accordance with the Contract;
    3. the amounts (if any) which the Contract Administrator believes to be then payable by the Commonwealth to the Contractor on account of all amounts payable in accordance with the Contract and which the Commonwealth proposes to pay to the Contractor; and
    4. if the amount in paragraph (e) is less than the amount claimed in the payment claim:
       1. the reason why the amount in paragraph (e) is less than the amount claimed in the payment claim; and
       2. if the reason for the difference is that the Commonwealth has retained, deducted, withheld or set-off payment for any reason, the reason for the retention, deduction, withholding or setting-off.

Any evaluation, or issue of a payment statement, by the Contract Administrator will not constitute:

* + 1. approval of the Contractor's Activities or the Works, nor will it be taken as an admission or evidence that the part of the Contractor's Activities or the Works covered by the payment statement has been satisfactorily carried out in accordance with the Contract;
    2. a waiver of the requirements of clauses 12.2 and 12.3 in relation to any payment claim other than to the extent (if any) to which the Commonwealth expressly waives such requirements in respect of the payment claim the subject of the payment statement;
    3. an admission or evidence of the value of the Contractor's Activities or the Works or that the Contractor's Activities or the Works comply with the Contract;
    4. an admission or evidence of liability; or
    5. otherwise, any approval, admission or evidence by the Commonwealth or the Contract Administrator of the Contractor's performance or compliance with the Contract.
  1. Payment
     1. Within 3 business days of the Contractor receiving a payment statement under clause 12.4, the Contractor must give the Contract Administrator, with a copy to the email address set out in the Contract Particulars, a tax invoice for the amounts stated as then payable by the Commonwealth to the Contractor in the payment statement.
     2. Subject to clause 12.18(c), within the number of business days specified in the Contract Particulars of the Commonwealth receiving a payment statement under clause 12.4, the Commonwealth will pay the Contractor the amounts stated as then payable by the Commonwealth to the Contractor in the payment statement as follows:
        1. the Reimbursable Costs then payable to Subcontractors will be:
           1. paid by the Commonwealth into the Trust Account; and
           2. held by the Contractor on trust for the Subcontractors in accordance with the terms of the Trust Deed; and
        2. the balance will be paid by the Commonwealth to the Contractor.
     3. The Contractor acknowledges and agrees that:
        1. subject to subparagraph (iii):
           1. only Reimbursable Cost payable to Subcontractors must be paid into or distributed out of the Trust Account; and
           2. monies payable to the Contractor under the Contract must not be paid into or distributed out of the Trust Account;
        2. where an Approved Subcontract Agreement provides for retention monies, such retention monies must not be paid into or distributed out of the Trust Account unless or until they are then payable in accordance with the relevant Approved Subcontract Agreement; and
        3. the Contractor is only entitled to payment out of the Trust Account in accordance with the Trust Deed.
  2. Payment on Account

Any payment of moneys under clause 12.5 will not constitute:

* + 1. approval of the Contractor's Activities or the Works, nor will it be taken as an admission or evidence that the part of the Contractor's Activities or the Works covered by the payment has been satisfactorily carried out in accordance with the Contract;
    2. a waiver of the requirements of clauses 12.2 and 12.3 in relation to any payment claim other than to the extent (if any) to which the Commonwealth expressly waives such requirements in respect of the payment claim the subject of the payment;
    3. an admission or evidence of the value of the Contractor's Activities or the Works or that the Contractor's Activities or the Works comply with the Contract;
    4. an admission or evidence of liability; or
    5. otherwise, any approval, admission or evidence by the Commonwealth or the Contract Administrator of the Contractor's performance or compliance with the Contract,

but is only to be taken as payment on account.

* 1. Unfixed Goods and Materials
     1. Unfixed goods or materials will not be included in the value of work in a payment statement under clause 12.4 unless:
        1. the Contract Administrator is satisfied that the unfixed goods and materials have not been prematurely ordered and are necessary to enable the Contractor to comply with its obligations under the Contract;
        2. the Contractor gives the Contract Administrator with a payment claim under clause 12.2:
           1. additional Approved Security equal to the amount claimed for the unfixed goods and materials; and
           2. such evidence as may be required by the Contract Administrator that title to the unfixed goods and materials will vest in the Commonwealth upon payment;
        3. the unfixed goods and materials are clearly marked as the property of the Commonwealth and are on the Site or available for immediate delivery to the Site; and
        4. the unfixed goods and materials are properly stored in a place approved by the Contract Administrator.
     2. Upon payment by the Commonwealth of a payment statement which includes unfixed goods and materials, title in the unfixed goods and materials will vest in the Commonwealth.
  2. Release of Additional Approved Security

If the Contractor has given the Commonwealth additional Approved Security for payment for unfixed goods and materials, the Commonwealth must release such security to the Contractor when those goods and materials are incorporated into the Works.

* 1. Completion Payment Claim and Notice
     1. Within 56 days (or such longer period agreed in writing by the Contract Administrator) of the issue of a Notice of Completion for the Works or a Stage, the Contractor must give the Contract Administrator:
        1. a payment claim which complies with clause 12.2 and which must include all amounts which the Contractor claims from the Commonwealth on account of all amounts payable under the Contract; and
        2. notice of any other amounts which the Contractor claims from the Commonwealth,

in respect of any fact, matter or thing arising out of or in connection with the Contractor's Activities, the Works or the Contract which:

* + - 1. in the case of the Works, occurred prior to the Date of Completion of the Works; or
      2. in the case of a Stage, occurred prior to the Date of Completion of the Stage, insofar as the fact, matter or thing relates to the Stage.
    1. The payment claim and notice required under clause 12.9 are in addition to the other notices which the Contractor must give to the Contract Administrator under the Contract in order to preserve its entitlements to make any such Claims.
    2. Without limiting the previous paragraph, the Contractor cannot include in this payment claim or notice any Claims which are barred by clause 16.5.
  1. Release after Completion Payment Claim and Notice

After the date for submitting the payment claim and notice under clause 12.9 has passed, the Contractor releases the Commonwealth from any Claim in respect of any fact, matter or thing arising out of or in connection with the Contractor's Activities, the Works or the Contract which:

* + 1. in the case of the Works, occurred prior to the Date of Completion of the Works; or
    2. in the case of a Stage, occurred prior to the Date of Completion of the Stage, insofar as the fact, matter or thing relates to the Stage,

except for any Claim included in a payment claim or notice under clause 12.9 which is given to the Contract Administrator within the time required by, and in accordance with the terms of, clause 12.9.

* 1. Final Payment Claim and Notice
     1. Within 56 days (or such longer period agreed in writing by the Contract Administrator) after the end of the Defects Liability Period, the Contractor must give the Contract Administrator:
        1. a payment claim which complies with clause 12.2 and which must include all amounts which the Contractor claims from the Commonwealth on account of all amounts payable under the Contract; and
        2. notice of any other amounts which the Contractor claims from the Commonwealth,

in respect of any fact, matter or thing arising out of or in connection with the Contractor's Activities, the Works or the Contract which:

* + - 1. in the case of the Works, occurred during the Defects Liability Period for the Works; or
      2. in the case of a Stage, occurred during the Defects Liability Period for the Stage, insofar as the fact, matter or thing relates to the Stage.
    1. The payment claim and notice required under clause 12.11 are in addition to the other notices which the Contractor must give to the Contract Administrator under the Contract in order to preserve its entitlements to make any such Claims.
    2. Without limiting the previous paragraph, the Contractor cannot include in this payment claim or notice any Claims which are barred by clause 16.5.
  1. Release after Final Payment Claim and Notice

After the date for submitting the payment claim and notice under clause 12.11 has passed, the Contractor releases the Commonwealth from any Claim in respect of any fact, matter or thing arising out of or in connection with the Contractor's Activities, the Works or the Contract which:

* + 1. in the case of the Works, occurred during the Defects Liability Period for the Works; or
    2. in the case of a Stage, occurred during the Defects Liability Period for the Stage, insofar as the fact, matter or thing relates to the Stage,

except for any Claim included in a payment claim or notice under clause 12.11 which is given to the Contract Administrator within the time required by, and in accordance with the terms of, clause 12.11.

* 1. Interest
     1. The Commonwealth will pay simple interest at the rate specified in the Contract Particulars on any:
        1. amount stated as then payable by the Commonwealth in a payment statement under clause 12.4, but which is not paid by the Commonwealth within the time required by the Contract; and
        2. damages.
     2. This will be the Contractor's sole entitlement to interest including damages for loss of use of, or the cost of borrowing, money.
  2. Correction of Payment Statements

The Contract Administrator may, in any payment statement:

* + 1. correct any error in any previous payment statement; and
    2. modify any previous payment statement,

given by the Contract Administrator.

* 1. Right of Set-Off

The Commonwealth may:

* + 1. deduct from moneys otherwise due to the Contractor:
       1. any debt or other moneys due from the Contractor to the Commonwealth; and
       2. any claim to money which the Commonwealth asserts in good faith against the Contractor whether for damages or otherwise under the Contract or otherwise at law or in equity arising out of or in connection with the Contractor's Activities or the Works; and
    2. without limiting paragraph (a), deduct any debt, other moneys due or any claim to money referred to in paragraph (a)(i) or (a)(ii) from any:
       1. amount which may be or thereafter become payable to the Contractor by the Commonwealth in respect of any Variation the subject of a Variation Order under clause 11.2; or
       2. without limiting the unconditional nature of the security held under clause 4.1, the security held under clause 4.1.
  1. Payment of Workers and Subcontractors

The Contractor must with each payment claim submitted under clause 12.2 provide the Contract Administrator with a duly completed declaration in the form set out in the payment claim (in the format set out in the Schedule of Collateral Documents) for each applicable jurisdiction in which the Contractor's Activities were carried out during the relevant period.

* 1. GST
     1. Subject to paragraphs (b) and (c), where any supply arises out of or in connection with the Contract, the Contractor's Activities or the Works for which GST is not otherwise provided, the party making the supply (**Supplier**) will be entitled to increase the amount payable for the supply by the amount of any applicable GST.
     2. Reimbursable Costs payable into the Trust Account will not be reduced for any input tax credits and will be paid in full into the bank account. In consideration of this, the Contractor is not entitled to any additional amount in respect of GST on Reimbursable Costs.
     3. Where an amount is payable to the Supplier for a supply arising out of or in connection with the Contract, the Contractor's Activities or the Works (other than on account of Reimbursable Costs paid into the Trust Account) which is based on the actual or reasonable costs incurred by the Supplier, the amount payable for the supply will be reduced by the amount of any input tax credits available to the Supplier (or a representative member on the Supplier's behalf) in respect of such costs before being increased for any applicable GST under paragraph (a).
     4. As a condition precedent to any amount on account of GST being due from the recipient to the Supplier in respect of a taxable supply, the Supplier must provide a tax invoice to the recipient in respect of that supply.
     5. If the amount paid to the Supplier in respect of the GST (whether because of an adjustment or otherwise):
        1. is more than the GST on the supply, then the Supplier shall refund the excess to the recipient; or
        2. is less than the GST on the supply, then the recipient shall pay the deficiency to the Supplier.
     6. In clause 12.17, subject to clause 1.1, terms defined in GST Legislation have the meaning given to them in GST Legislation.
  2. Security of Payment Legislation
     1. The Contractor agrees with the Commonwealth that:
        1. a payment claim submitted to the Contract Administrator under clause 12.2 which also purports to be (or is at law) a payment claim under the relevant Security of Payment Legislation is received by the Contract Administrator as agent for the Commonwealth;
        2. the Contract Administrator will give payment statements and carry out all other functions of the Commonwealth under the relevant Security of Payment Legislation as the agent of the Commonwealth (without affecting the Commonwealth's right to carry out those functions itself);
        3. to the extent permitted by and for the purposes of the relevant Security of Payment Legislation, the "reference dates" are those of the dates prescribed in clauses 12.2(a) and 12.2(b) on which the Contractor has satisfied the requirements of clause 12.3; and
        4. a reference to a "payment statement" is also a reference to a "payment schedule" for the purposes of the relevant Security of Payment Legislation.
     2. Failure by the Contract Administrator to state in a payment statement issued under the relevant Security of Payment Legislation or otherwise an amount which the Commonwealth is entitled to retain, deduct, withhold or set-off from the amount which would otherwise then be payable by the Commonwealth to the Contractor will not prejudice:
        1. the Contract Administrator's ability or power to state in a subsequent payment statement an amount which the Commonwealth is entitled to retain, deduct, withhold or set-off from the amount which would otherwise then be payable by the Commonwealth to the Contractor; or
        2. the Commonwealth's right to subsequently exercise its right to retain, deduct, withhold or set-off any amount under the Contract or otherwise at law or in equity.
     3. The Contractor agrees that the amount stated in the payment statement as then payable by the Commonwealth to the Contractor under clause 12.4(e) is, subject to clause 12.16, to the extent permitted by and for the purposes of the relevant Security of Payment Legislation, the amount of the "progress payment" calculated in accordance with the terms of the Contract and which the Contractor is entitled to be paid in respect of the Contract.
     4. The Contractor irrevocably chooses the person specified in the Contract Particulars as, to the extent permitted by and for the purposes of the relevant Security of Payment Legislation and to the extent that the relevant Contractor's Activities are to be carried out in:
        1. the Northern Territory, the appointed adjudicator or, where there is no appointed adjudicator, the prescribed appointer;
        2. Western Australia, the appointed adjudicator or the adjudicator (as the case may be) or, where there is no appointed adjudicator or adjudicator, the prescribed appointor or authorised nominating authority (as the case may be); or
        3. any other State or Territory (other than Queensland) in which Security of Payment Legislation applies, the authorised nominating authority.
     5. The Contractor must not at any time, without the written consent of the Commonwealth, divulge or suffer or permit its servants, subcontractors or agents to divulge to any person any communication, submission or statement made or evidence or information used by or relied upon by the Commonwealth or any details thereof in respect of an adjudication application made under the relevant Security of Payment Legislation (in this paragraph, the **Information**).

For the avoidance of doubt:

* + - 1. to the extent permitted by law, the Contractor's obligations in respect of the Information apply to any subsequent proceedings before a court, arbitrator, expert or tribunal;
      2. notwithstanding the Contractor's obligations in respect of the Information, the Commonwealth has absolute discretion to divulge or permit its servants, subcontractors or agents to divulge to any person the Information;
      3. the Commonwealth may divulge or permit its servants, subcontractors or agents to divulge to any person any communication, submission or statement made or evidence or information used by or relied upon by the Contractor or any details thereof in respect of an adjudication application made under the relevant Security of Payment Legislation; and
      4. any Information which the Commonwealth provides or relies upon in respect of an adjudication application made under the relevant Security of Payment Legislation is made without prejudice to the Commonwealth's right to vary, modify, supplement or withdraw the Information in any subsequent proceedings before a court, arbitrator, expert or tribunal.
  1. Accounting Records

The Contractor must keep accurate and up to date accounting records including books of account, labour time sheets, invoices for materials, plant hire, final accounts and any other documents or papers which show all details in relation to:

* + 1. all amounts paid to the Contractor on account and otherwise in accordance with the Contract; and
    2. without limiting paragraph (a):
       1. the Trust Account, including:
          1. a list of Approved Subcontract Agreements;
          2. complete copies of all executed Approved Subcontract Agreements; and
          3. all Reimbursable Costs incurred, claimed and paid by the Contractor (including all Reimbursable Costs paid into and distributions made out of the Trust Account),

which are sufficiently comprehensive and complete to enable the Commonwealth or the Contract Administrator to review, audit or otherwise monitor the Trust Account in accordance with clause 12.22(b); and

* + - 1. Variations.
  1. Cost Allocation and Forecast Reconciliation Advice

Without limiting clauses 3.10 and 12.2, for the purposes of assisting the Commonwealth to report on an accrual basis, the Contractor must, with each payment claim under clause 12.2, provide the Contract Administrator with:

* + 1. accurate information which apportions monthly costs against buildings, infrastructure and expenses for all work completed since the Commonwealth's previous payment to the Contractor; and
    2. a reconciliation of the amounts claimed in the payment claim against the forecast provided under clause 3.10(a)(vi) and, if there is any difference between the two amounts, the Contractor must provide:
       1. an explanation for such difference by reference to the risks, opportunities, issues and matters particularised in the forecast; and
       2. the steps the Contractor has and will take to address and otherwise manage the cause and impacts of such difference.
  1. Facilities and Infrastructure Accounting

Without limiting clause 12.2, for the purposes of assisting the Commonwealth to bring all completed facilities and infrastructure to account, as a condition precedent to Completion, the Contractor must provide a cost report to the Contract Administrator which sets out:

* + 1. details of the amounts payable under the Contract paid by the Commonwealth to the Contractor in respect of the Works or the Stage;
    2. the matters specified in the Contract Particulars; and
    3. any other matters required by the Contract Administrator.
  1. Trust Deed and Trust Account
     1. Within 7 days of the Award Date, the Contractor must:
        1. execute the Trust Deed;
        2. set up a bank account in accordance with the Trust Deed (**Trust Account**); and
        3. deliver a duly executed copy of the Trust Deed to the Contract Administrator.
     2. The Commonwealth or the Contract Administrator may:
        1. review, audit or otherwise monitor; or
        2. engage a third party to review, audit or otherwise monitor,

the Contractor use and operation of the Trust Account and the Contractor must:

* + - 1. co-operate with the Commonwealth, the Contract Administrator and any third party; and
      2. otherwise comply with its obligations under clause 6.17.
  1. Trust Account Administration
     1. The Contractor must:
        1. operate the Trust Account strictly in accordance with the terms of the Contract and the Trust Deed;
        2. maintain a current and detailed list of all Approved Subcontract Agreements and retain full executed copies of all Approved Subcontract Agreements;
        3. pay all Subcontractors within two business days of the time the relevant Reimbursable Costs are paid into the Trust Account by the Commonwealth under clause 12.5(b)(i)A;
        4. each month, perform a reconciliation of the Trust Account to the satisfaction of the Contract Administrator, to establish that the Trust Account is being operated strictly in accordance with the terms of the Contract and the Trust Deed; and
        5. include in each monthly report submitted by the Contractor under clause 3.10, detailed particulars of:
           1. the status of the Trust Account;
           2. the outcome of the monthly reconciliation under subparagraph (iv), including any unreconciled amounts and a detailed explanation of the reason for any such unreconciled amounts;
           3. the balance of any interest accrued, cumulative operating costs and bank charges in respect of the Trust Account, together with the balance owning to each beneficiary; and
           4. any identified actual or potential non-compliances in the operation of the Trust Account with the terms of the Contract or the Trust Deed, including in respect of the payment of Subcontractors or otherwise.
     2. The Contractor acknowledges and agrees that:
        1. only Reimbursable Costs then payable to Subcontractors must be paid into the Trust Account; and
        2. monies (other than Reimbursable Costs payable to Subcontractors) not then payable to Subcontractors must not be claimed by the Contractor as Reimbursable Costs payable by the Commonwealth into the Trust Account (including any retention monies that are not then payable to the relevant Subcontractor under the relevant Approved Subcontract Agreement).
     3. The Contractor must ensure that each subcontract (including each Approved Subcontract Agreement) includes provisions giving effect to the obligations of the Contractor in clause 12.23(a)(iii).
     4. For the avoidance of doubt, any retention monies retained by the Contractor under Approved Subcontract Agreements do not form part of the Reimbursable Cost unless or until such retention monies are then payable under the relevant Approved Subcontract Agreement.

1. COMPLETION
   1. Contractor to Notify
      1. Nothing in clause 13 limits the Contractor's obligations, or the Commonwealth's or the Contract Administrator's rights, under clause 9.13.
      2. The Contractor must give the Contract Administrator written notice 28 days, and then again 14 days, before it anticipates achieving Completion.
   2. Contract Administrator to Inspect

The Contract Administrator must:

* + 1. promptly, and in any event no later than 14 days after receiving the Contractor's second written notice under clause 13.1(b) or a notice under paragraph (d) (as the case may be), inspect the Works or the Stage; and
    2. if:
       1. satisfied that Completion has been achieved, issue a notice to the Commonwealth and the Contractor:
          1. stating the date upon which the Contract Administrator determines Completion was achieved; and
          2. containing a list of any minor Defects of the type described in paragraph (a) of the definition of "Completion" in clause 1.1; or
       2. not satisfied that Completion has been achieved, issue a notice so advising the Contractor and the Commonwealth.

If the Contract Administrator issues a notice under paragraph (b)(ii),the Contractor must:

* + 1. proceed to bring the Works or the Stage to Completion; and
    2. when it considers it has achieved Completion, give the Contract Administrator written notice to that effect (after which clause 13.2 will reapply).
  1. Unilateral Issue of Completion Notice

If at any time a notice required to be given by the Contractor to the Contract Administrator under clause 13.1(b) or 13.2 is not given by the Contractor yet the Contract Administrator is of the opinion that Completion has been achieved, the Contract Administrator may issue a Notice of Completion under clause 13.2(b)(i).

* 1. Take Over Upon Completion

Upon the issue of a Notice of Completion, the Contractor must:

* + 1. handover the Works or the Stage to the Commonwealth; and
    2. correct all Defects listed in the Notice of Completion as soon as possible.
  1. Part of the Works or a Stage
     1. The Commonwealth may, after written notice is given to the Contractor by the Contract Administrator, occupy, use, operate or maintain (or arrange for Other Contractors to occupy, use, operate or maintain) any part of the Works or a Stage although the whole of the Works or the Stage has not reached Completion.
     2. If any such notice is given by the Contract Administrator, the Commonwealth must allow the Contractor reasonable access to the part of the Works or the Stage referred to in the notice and being occupied, used, operated or maintained, to enable the Contractor to bring the Works or the relevant Stage of which the area being occupied, used, operated or maintained forms part to Completion.
     3. Without limiting paragraph (a), the Contract Administrator may, at any time during the Delivery Phase by written notice to the Contractor, direct that:
        1. any part of the Works or any part of a Stage is to be a new Stage notwithstanding the whole of the Works or the Stage has not reached Completion; and
        2. the Target Date for the new Stage created under subparagraph (i) is to be the date set out in the notice.
     4. A notice under paragraph (a) or (c) will not limit or affect the obligations of the Contractor under the Contract, including the obligation of the Contractor to use its best endeavours to achieve Completion of the Works or each Stage by the relevant Target Date.
  2. Effect of Notice of Completion

A Notice of Completion will not:

* + 1. constitute approval of the Contractor's Activities, the Works or the Stage, nor will it be taken as an admission or evidence that the Contractor's Activities, the Works or the Stage have or has been satisfactorily carried out in accordance with the Contract;
    2. constitute an admission or evidence that the Contractor's Activities, the Works or the Stage comply or complies with the Contract;
    3. otherwise, constitute any approval, admission or evidence by the Commonwealth or the Contract Administrator of the Contractor's performance or compliance with the Contract; or
    4. prejudice any rights or remedies of the Commonwealth or Contract Administrator under the Contract or otherwise at law or in equity.

1. TERMINATION
   1. Preservation of Rights

Subject to clause 14.6, nothing in clause 14 or that the Commonwealth does or fails to do pursuant to clause 14 will prejudice any right or remedy of the Commonwealth (including the recovery of damages) where the Contractor breaches (including repudiates) the Contract.

* 1. Contractor Default

The Commonwealth may give a written notice under clause 14.3 to the Contractor if the Contractor is in breach of the Contract.

* 1. Contents of Notice of Default

A notice under clause 14.3 must state:

* + 1. that it is a notice under clause 14.3;
    2. the failure or breach relied upon; and
    3. that the Commonwealth requires the Contractor to remedy the failure or breach within the number of days specified in the Contract Particulars of receiving the notice.
  1. Termination for Insolvency or Breach

If:

* + 1. an Insolvency Event occurs to the Contractor, or where the Contractor comprises two or more persons, to any one of those persons;
    2. the Contractor does not remedy a failure or breach the subject of a notice under clause 14.3 within the number of days specified in the Contract Particulars of receiving the notice under clause 14.3;
    3. an instruction has been given under clause 9.6(a) or (b), the Contractor fails to comply with clause 9.7(a); or
    4. the Contractor fails to comply with any of clauses 18.14(e)(i), 18.14(e)(ii), 18.17, 20 or 21,

then the Commonwealth may by written notice to the Contractor immediately (and without having to first give a notice under clause 14.3, except in the case of paragraph (b)) terminate the Contract.

* 1. Commonwealth's Entitlements after Termination by Commonwealth

Subject to clause 14.1, if the Commonwealth terminates the Contract under clause 14.4, or if the Contractor repudiates the Contract and the Commonwealth otherwise terminates the Contract:

* + 1. the Commonwealth will:
       1. be entitled to take over and use, or require the Contractor to remove from the Site, the Plant, Equipment and Work and all materials, equipment and other things intended for the Works;
       2. be entitled to require the Contractor to novate to the Commonwealth or the Commonwealth's nominee, any or all subcontracts between the Contractor and its subcontractors as required by the Commonwealth;
       3. to the extent permitted by the relevant Security of Payment Legislation, not be obliged to make any further payments to the Contractor, including any amount the subject of a payment claim under clause 12.2 or a payment statement under clause 12.4; and
       4. be entitled to recover from the Contractor all costs, expenses, losses, damages or liabilities suffered or incurred by the Commonwealth arising out of or in connection with such termination; and
    2. the Contractor must comply with clause 20.4 (including by handing over to the Contract Administrator copies of Project Documents prepared by the Contractor to the date of termination (whether complete or not)).

Clause 14.5 will survive the termination of the Contract.

* 1. Contractor's Entitlements after Termination by Contractor
     1. If the Commonwealth repudiates the Contract and the Contractor terminates the Contract, the Contractor will:
        1. be entitled to payment of an amount determined in accordance with clause 14.8 as if the Commonwealth had terminated the Contract under clause 14.7; and
        2. not be entitled to a quantum meruit.
     2. Clause 14.6 will survive the termination of the Contract.
  2. Termination for Convenience

Without prejudice to any right or remedy of the Commonwealth under the Contract or otherwise at law or in equity (and without being limited by the Commonwealth rights under clause 6), the Commonwealth may:

* + 1. at any time for its sole convenience, and for any reason, by written notice to the Contractor terminate the Contract effective from the time stated in the Commonwealth's notice or if no such time is stated, at the time the notice is given to the Contractor; and
    2. thereafter (at its absolute discretion) complete the uncompleted part of the Contractor's Activities and the Works either itself or by engaging Other Contractors.
  1. Contractor's Entitlements after Termination for Convenience by Commonwealth

If the Commonwealth terminates the Contract under clause 14.7, the Contractor:

* + 1. will be entitled to payment of the following amounts, as determined by the Contract Administrator:
       1. for work carried out prior to the date of termination, the amount which would have been payable if the Contract had not been terminated and the Contractor submitted a payment claim for work carried out to the date of termination;
       2. the cost of goods or materials reasonably ordered by the Contractor for the Works for which the Contractor is legally bound to pay provided that:
          1. the value of the goods or materials is not included in the amount payable under subparagraph (i); and
          2. title in the goods and materials will vest in the Commonwealth upon payment; and
       3. the reasonable cost of removing from the Site all labour, Plant, Equipment and Work and other things used in the Contractor's Activities; and
    2. must:
       1. take all steps possible to mitigate the costs referred to in paragraphs (a)(ii) and (a)(iii); and
       2. comply with clause 20.4 (including by handing over to the Contract Administrator copies of Project Documents prepared by the Contractor to the date of termination (whether complete or not)).

The amounts to which the Contractor is entitled under clause 14.8 will be a limitation upon the Commonwealth's liability to the Contractor arising out of or in connection with the termination of the Contract (whether under clause 14.7 or deemed to be under clause 14.7 through the operation of clause 14.6(a)(i)) and to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the termination of the Contract, other than for the amount payable under clause 14.8.

Clause 14.8 will survive the termination of the Contract by the Commonwealth under clause 14.7 or by the Contractor following repudiation by the Commonwealth.

1. DISPUTES
   1. Notice of Dispute
      1. If a dispute or difference arises between the Contractor and the Commonwealth or between the Contractor and the Contract Administrator in respect of any fact, matter or thing arising out of or in connection with the Contractor's Activities, the Works or the Contract, or either party's conduct before the Contract, the dispute or difference must be determined in accordance with the procedure in clause 15.
      2. Where such a dispute or difference arises, either party may give a notice in writing to the Contract Administrator and the other party specifying:
         1. the dispute or difference;
         2. particulars of the party's reasons for being dissatisfied; and
         3. the position which the party believes is correct.
   2. Expert Determination

Unless otherwise agreed between the parties, to the extent the dispute or difference is in relation to a direction of the Contract Administrator under one of the clauses specified in the Contract Particulars and is not resolved within 14 days after a notice is given under clause 15.1, the dispute or difference must be submitted to expert determination.

* 1. The Expert
     1. The expert determination under clause 15.2 is to be conducted by:
        1. the independent industry expert specified in the Contract Particulars; or
        2. where no such independent industry expert is specified or paragraph (b) applies, an independent industry expert appointed by the person specified in the Contract Particulars.
     2. If the expert appointed under clause 15.3:
        1. is unavailable;
        2. declines to act;
        3. does not respond within 14 days to a request by one or both parties for advice as to whether he or she is able to conduct the determination;
        4. does not enter into the Expert Determination Agreement or other agreement in accordance with clause 15.9(b) within 14 days of his or her appointment under clause 15.3; or
        5. does not make a determination within the time required by clause 15.8,

the jurisdiction of the expert shall lapse and a further expert must be appointed under paragraph (a).

* + 1. If there has been an appointment under paragraph (a) and one of the events in paragraph (b) has occurred, the further expert appointed under paragraph (a) shall not be an expert previously appointed under paragraph (a) in respect of the same dispute or difference.
  1. Not Arbitration

An expert determination conducted under clause 15 is not an arbitration and the expert is not an arbitrator. The expert may reach a decision from his or her own knowledge and expertise.

* 1. Procedure for Determination

The expert will:

* + 1. act as an expert and not as an arbitrator;
    2. proceed in any manner he or she thinks fit;
    3. conduct any investigation which he or she considers necessary to resolve the dispute or difference;
    4. examine such documents, and interview such persons, as he or she may require; and
    5. make such directions for the conduct of the determination as he or she considers necessary.
  1. Disclosure of Interest

The expert must:

* + 1. disclose to the parties any:
       1. interest he or she has in the outcome of the determination;
       2. conflict of interest;
       3. conflict of duty;
       4. personal relationship which the expert has with either party, or either party's representatives, witnesses or experts; and
       5. other fact, matter or thing which a reasonable person may regard as giving rise to the possibility of bias; and
    2. not communicate with one party to the determination without the knowledge of the other.
  1. Costs

Each party will:

* + 1. bear its own costs in respect of any expert determination; and
    2. pay one-half of the expert's costs.
  1. Conclusion of Expert Determination

Unless otherwise agreed between the parties, the expert must notify the parties of his or her decision upon an expert determination conducted under clause 15 within 28 days from the acceptance by the expert of his or her appointment.

* 1. Expert Determination Agreement
     1. The expert will not be liable to the parties arising out of or in connection with the expert determination process, except in the case of fraud.
     2. The parties must enter into the Expert Determination Agreement with the appointed expert or an agreement with the appointed expert on such other terms as the parties and the expert may agree.
  2. Determination of Expert

The determination of the expert:

* + 1. must be in writing;
    2. will be substituted for the relevant direction of the Contract Administrator unless a party gives notice of appeal to the other party within 21 days of receiving such determination in which case, subject to clauses 15.11 and 15.12, any such appeal will be by way of a hearing de novo; and
    3. will be final and binding, unless a party gives notice of appeal to the other party within 21 days of receiving such determination.
  1. Executive Negotiation
     1. If:
        1. clause 15.2 applies, and a notice of appeal is given under clause 15.10; or
        2. clause 15.2 does not apply,

the dispute or difference is to be referred to the Executive Negotiators.

* + 1. The Executive Negotiators must within:
       1. 21 days of:
          1. if the dispute or difference is not one which is to be referred to expert determination under clause 15.2, the notice of dispute given under clause 15.1; or
          2. otherwise, the notice of appeal given under clause 15.10; or
       2. such longer period of time as the Executive Negotiators may agree in writing,

meet and undertake genuine and good faith negotiations with a view to resolving the dispute or difference and, if they cannot resolve the dispute or difference, endeavour to agree upon a procedure to resolve the dispute or difference (such as mediation or further expert determination).

* 1. Arbitration Agreement

If, within:

* + 1. 21 days of:
       1. if the dispute or difference is not one which is to be referred to expert determination under clause 15.2, the notice of dispute given under clause 15.1; or
       2. otherwise, the notice of appeal given under clause 15.10; or
    2. such longer period of time as the Executive Negotiators may agree in writing,

the Executive Negotiators:

* + 1. or either party refuse or fail to meet and undertake genuine and good faith negotiations with a view to resolving the dispute or difference;
    2. cannot resolve the dispute or difference; or
    3. have not reached agreement upon a procedure to resolve the dispute or difference,

the dispute or difference will be referred to arbitration by a written notice by either party to the other party.

* 1. Arbitration
     1. Arbitration pursuant to clause 15.13 will be conducted in accordance with the Rules of Arbitration of the International Chamber of Commerce (**ICC Rules**) current at the time of the reference to arbitration and as otherwise set out in clause 15.13.
     2. The seat of the arbitration will be Melbourne, Australia and hence the proper law of the arbitration shall be Victoria.
     3. The second sentence of Article 35(6) of the ICC Rules (in force from 1 March 2017) or its equivalent in any subsequent version of the ICC Rules shall not apply.
     4. The parties agree that:
        1. they have entered into the arbitration agreement under clause 15 for the purposes of achieving a just, quick and cheap resolution of any dispute or difference;
        2. any arbitration conducted pursuant to clause 15.13 will not mimic court proceedings of the seat of the arbitration and the practices of those courts will not regulate the conduct of the proceedings before the arbitrator; and
        3. in conducting the arbitration, the arbitrator must take into account the matters set out in subparagraphs (i) and (ii).
     5. One arbitrator will be appointed.
     6. All evidence in chief will be in writing unless otherwise ordered by the arbitrator.
     7. Discovery will be governed by the substantive and procedural rules and practices adopted by the Federal Court of Australia at the time of arbitration.
     8. The oral hearing will be conducted as follows:
        1. the oral hearing will take place in Melbourne, Australia and all outstanding issues must be addressed at the oral hearing;
        2. the date and duration of the oral hearing will be fixed by the arbitrator at the first preliminary conference. The arbitrator must have regard to the principles set out in paragraph (d) when determining the duration of the oral hearing;
        3. oral evidence in chief at the hearing will be permitted only with the permission of the arbitrator for good cause;
        4. the oral hearing will be conducted on a stop clock basis with the effect that the time available to the parties will be split equally between the parties so that each party will have the same time to conduct its case unless, in the opinion of the arbitrator, such a split would breach the rules of natural justice or is otherwise unfair to one of the parties;
        5. not less than 28 days prior to the date fixed for the oral hearing, each party will give written notice of those witnesses (both factual and expert) of the other party that it wishes to attend the hearing for cross examination; and
        6. in exceptional circumstances, the arbitrator may amend the date of hearing and extend the time for the oral hearing set under subparagraph (ii).
     9. Unless otherwise ordered, each party may only rely upon one expert witness in respect of any recognised area of specialisation.
  2. Proportionate Liability

To the extent permitted by law, the expert or the arbitrator (as the case may be) will have no power to apply or to have regard to the provisions of the proportionate liability legislation of any Australian jurisdiction which might, in the absence of this provision, have applied to any dispute referred to arbitration or expert determination pursuant to clause 15.

* 1. Continuation of Contractor's Activities

Despite the existence of a dispute or difference between the parties the Contractor must:

* + 1. continue to carry out the Contractor's Activities and the Works; and
    2. otherwise comply with its obligations under the Contract.

1. NOTICES
   1. Notice of Variation

If a direction by the Contract Administrator, other than a Variation Order under clause 11.2, constitutes or involves a Variation, the Contractor must, if it wishes to make a Claim against the Commonwealth arising out of or in connection with the direction:

* + 1. within 7 days of receiving the direction and before commencing work on the subject matter of the direction, give notice to the Contract Administrator that it considers the direction constitutes or involves a Variation;
    2. within 21 days after giving the notice under paragraph (a), submit a written claim to the Contract Administrator which includes the details required by clause 16.3(b); and
    3. continue to carry out the Contractor's Activities and the Works in accordance with the Contract and all directions of the Contract Administrator, including any direction in respect of which notice has been given under clause 16.1.
  1. Notices of Other Claims

Except for claims for:

* + 1. an adjustment to the Contractor's Work Fee (Delivery) under clause 10.5;
    2. payment under clause 12.2 of any component of the original Contract Price specified in the Contract Particulars; or
    3. a Variation instructed in accordance with clause 11.2 or to which clause 16.1 applies,

the Contractor must give the Contract Administrator the notices required by clause 16.3 if it wishes to make a Claim against the Commonwealth in respect of any direction by the Contract Administrator or any other fact, matter or thing (including a breach of the Contract by the Commonwealth) under, arising out of or in connection with the Contractor's Activities, the Works or the Contract, including anything in respect of which:

* + 1. it is otherwise given an express entitlement under the Contract; or
    2. the Contract expressly provides that:
       1. amounts are to be added to any component of the Contract Price; or
       2. otherwise, any component of the Contract Price will be increased or adjusted,

as determined by the Contract Administrator.

* 1. Prescribed Notices

The notices referred to in clause 16.2 are:

* + 1. a written notice within 21 days of the first occurrence of the direction or other fact, matter or thing upon which the Claim is based, expressly specifying:
       1. that the Contractor proposes to make a Claim; and
       2. the direction or other fact, matter or thing upon which the Claim will be based; and
    2. a written Claim within 21 days of giving the written notice under paragraph (a), which must include:
       1. detailed particulars concerning the direction or other fact, matter or thing upon which the Claim is based;
       2. the legal basis for the Claim, whether based on a term of the Contract or otherwise, and if based on a term of the Contract, clearly identifying the specific term;
       3. the facts relied upon in support of the Claim in sufficient detail to permit verification; and
       4. details of the amount claimed and how it has been calculated in sufficient detail to permit verification.
  1. Continuing Events

If the direction or fact, matter or thing upon which the Claim under clause 16.1(b) or 16.2 is based or the consequences of the direction or fact, matter or thing are continuing, the Contractor must continue to give the information required by clause 16.3(b) every 28 days after the written claim under clause 16.1(b) or 16.3(b) (as the case may be) was submitted or given to the Contract Administrator, until after the direction or fact, matter or thing upon which the Claim is based has, or the consequences thereof have, ceased.

* 1. Time Bar

If the Contractor fails to comply with clause 16.1, 16.2, 16.3 or 16.4:

* + 1. the Commonwealth will not be liable (insofar as it is possible to exclude such liability) upon any Claim by the Contractor; and
    2. the Contractor will be absolutely barred from making any Claim against the Commonwealth,

arising out of or in connection with the relevant direction or fact, matter or thing (as the case may be) to which clause 16.1 or 16.2 applies.

* 1. Other Provisions Unaffected

Nothing in clauses 16.1 - 16.5 will limit the operation or effect of any other provision of the Contract which requires the Contractor to give notice to the Contract Administrator in order to preserve an entitlement to make a Claim against the Commonwealth.

* 1. Address for Service

Any notice to be given or served under or arising out of a provision of the Contract must:

* + 1. be in writing;
    2. be delivered by hand, sent by prepaid express post or sent by email (except for notices under clauses 14 and 15 which, if sent by email, must additionally be delivered by hand or sent by prepaid express post) to the relevant address or email address:
       1. specified in the Contract Particulars; or
       2. last notified in writing to the party giving or serving the notice,

for the party to whom or upon which the notice is to be given or served;

* + 1. be signed by the party giving or serving the notice or (on the party's behalf) by the solicitor for or attorney, director, secretary or authorised agent of the party giving or serving the notice; and
    2. in the case of notices sent by email:
       1. be in Portable Document Format (**pdf**) and appended as an attachment to the email; and
       2. include the words "This is a notice under clause 16.7 of the Contract" in the subject field of the email.
  1. Receipt of Notices
     1. Subject to paragraph (b), a notice given or served in accordance with clause 16.7 is taken to be received by the party to whom or upon whom the notice is given or served in the case of:
        1. delivery by hand, on delivery;
        2. prepaid express post sent to an address in the same country, on the fifth day after the date of posting;
        3. prepaid express post sent to an address in another country, on the seventh day after the date of posting; and
        4. email, the earlier of:
           1. delivery to the email address to which it was sent; and
           2. one hour after the email enters the server of the email address to which it was sent, provided that no delivery or transmission error is received by the sender within one hour of the time of sending shown on the "sent" email.
     2. In the case of notices under clauses 14 and 15, if the notice is sent by email as well as being delivered by hand or sent by prepaid express post in accordance with clause 16.7(b), the notice is taken to be received by the party to whom or upon whom the notice is given or served on the earlier of:
        1. the date the notice sent by email is taken to be received; or
        2. the date the notice delivered by hand or sent by prepaid express post is taken to be received,

as determined in accordance with paragraph (a).

1. WhOLe of life
   1. Design and Construction

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, the Contractor must:

* + 1. design the Works; and
    2. construct the Works,

in a manner which maximises the achievement of the WOL Objectives.

* 1. Consultation

The Contractor must meet with the Contract Administrator, the Commonwealth and Other Contractors at such times as the Contract Administrator may require from time to time to:

* + 1. review the progress of the design and construction of the Works against the WOL Objectives; and
    2. consult with the Contract Administrator, the Commonwealth and Other Contractors as to any designs, materials or methods of construction which they might recommend to maximise the achievement of the WOL Objectives.
  1. WOL Proposals

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, the Contractor must at all times in carrying out the Contractor's Activities:

* + 1. use its best endeavours to identify and recommend to the Contract Administrator, reasonably available proposals for maximising the achievement of the WOL Objectives; and
    2. consult with the Contract Administrator, the Commonwealth and Other Contractors, as to:
       1. proposals which it is considering making under paragraph (a); and
       2. possible proposals under paragraph (a) identified by the Commonwealth.
  1. Post Occupancy Evaluation

The Contract Administrator may:

* + 1. at any time carry out (or procure an Other Contractor to carry out) a post occupancy evaluation of the Works; and
    2. without limiting paragraph (a):
       1. inspect the Works to review the extent to which the Contractor has maximised the achievement of the WOL Objectives in the design and construction of the Works; and
       2. issue a report to the Commonwealth and the Contractor:
          1. stating the extent to which the Contractor has maximised the achievement of the WOL Objectives in the design and construction of the Works; and
          2. containing a list of any aspects of the Works which do not conform with the requirements of the Contract.

The Contractor:

* + 1. must consult with the Contract Administrator, the Commonwealth and Other Contractors, and must provide such other assistance as is reasonably necessary, for the purposes of the Contract Administrator carrying out the requirements in paragraphs (a) and (b); and
    2. acknowledges and agrees that the Commonwealth may take the results of the post occupancy evaluation into account in any registration of interest process, tender process or similar procurement process in connection with any other Commonwealth project.
  1. Rights and Obligations Not Affected

Neither the Commonwealth's rights or remedies, nor the Contractor's obligations under the Contract or otherwise at law or in equity, whether before or after the expiration of the Defects Liability Period, will be affected or limited by:

* + 1. the rights conferred upon the Commonwealth or Contract Administrator by clause 17 or the failure by the Commonwealth or the Contract Administrator to exercise any such rights;
    2. the obligations imposed upon the Contractor by clause 17 or the Contractor's compliance with those obligations; or
    3. any direction of the Contract Administrator under or purported to be given under the Contract, including any comment or direction upon or review, acceptance or rejection of:
       1. any advice, recommendation or other assistance provided by the Contractor under clause 17; or
       2. any post occupancy evaluation carried out (including any report prepared and finalised) under clause 17.4.

1. GENERAL
   1. Workplace Gender Equality

The Contractor must:

* + 1. comply with its obligations under the *Workplace Gender Equality Act 2012* (Cth); and
    2. not enter into a subcontract made in connection with the Contract with a subcontractor named by the Workplace Gender Equality Agency as an employer currently not complying with the *Workplace Gender Equality Act 2012* (Cth).
  1. Indigenous Procurement Policy
     1. The Contractor must use its reasonable endeavours to increase its:
        1. purchasing from Indigenous Enterprises; and
        2. employment of Indigenous Australians,

in carrying out the Contractor's Activities, in accordance with the Indigenous Procurement Policy.

* + 1. The Contractor must:
       1. comply with the Indigenous Participation Plan; and
       2. submit a written report to the Commonwealth via the IPP Contractor Portal on its compliance with the Indigenous Participation Plan, as follows:
          1. at least quarterly; and
          2. within 7 days of the expiry of the last Defects Liability Period **(End of DLP Report**).
    2. The Contractor must set out in the End of DLP Report:
       1. whether the Contractor:
          1. met the mandatory minimum requirements for the Indigenous Procurement Policy; and
          2. complied with the Indigenous Participation Plan; and
       2. if the Contractor did not comply with the Indigenous Participation Plan, an explanation for its non-compliance.
    3. Throughout the carrying out of the Contractor's Activities, the Contractor is responsible for managing the Contractor's access to the IPP Contractor Portal including by managing the:
       1. enabling of its authorised personnel's access; and
       2. disabling of its authorised personnel's access,

and must promptly notify the Contract Administrator of such enabling and disabling and any other matters relating to access to the IPP Contractor Portal.

* + 1. If the Contract Administrator considers, in its absolute discretion at any time during the carrying out of the Contractor's Activities, that it has concerns in relation to the Contractor's:
       1. compliance with the Indigenous Participation Plan; or
       2. overall ability to meet the mandatory minimum requirements as set out in the Indigenous Participation Plan,

the Contract Administrator may direct the Contractor to provide additional detail in relation to its implementation of and overall ability to comply with the Indigenous Participation Plan.

* + 1. The Contractor:
       1. must comply with all directions issued by the Contract Administrator in relation to the Contractor's implementation of the Indigenous Participation Plan; and
       2. will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with any direction of the Contract Administrator under subparagraph (i).
    2. Notwithstanding any other clause of this Contract, the Contractor acknowledges and agrees that the reports it submits under paragraph (b)(ii):
       1. will be recorded in a central database accessible by the Commonwealth and may be made publicly available;
       2. will not be Commercial-In-Confidence Information for the purposes of clause 19; and
       3. may be used by the Commonwealth for any purpose, including being taken into account for evaluation of in any registration of interest process, tender process or similar procurement process in connection with any other Commonwealth project.
  1. Defence's Security Alert System
     1. Nothing that the Contractor is or may be required to do under clause 18.3 will derogate from, or otherwise limit, the Contractor's obligations under the Contract.
     2. The Contractor must be, and must ensure that its subcontractors are, fully familiar with the requirements of Defence's Security Alert System.
     3. The Contractor must, and must ensure that its subcontractors:
        1. attend any security briefing requested by the Contract Administrator from time to time; and
        2. participate in any rehearsal of Defence's Security Alert System directed by the Contract Administrator from time to time.
     4. In carrying out the Contractor's Activities, the Contractor must, and must ensure that its subcontractors, comply with the requirements of Defence's Security Alert System:
        1. at the level specified in the Contract Particulars; and
        2. at any alternative level (or individual measure from a higher level to meet a specific threat or threats) applicable to the Site from time to time.
     5. If there is any change to Defence's Security Alert System level specified in the Contract Particulars (or individual measure from a higher level to meet a specific threat or threats) applicable to the Site from time to time after the Award Date:
        1. the Contract Administrator will notify the Contractor of the change to the level (or individual measure from a higher level to meet a specific threat or threats) and instruct the Contractor as to the course it is to adopt insofar as the Contractor's Activities are affected by the change to the level (or individual measure from a higher level to meet a specific threat or threats); and
        2. subject to subparagraph (iii), the Contractor will be entitled to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor which arise directly from the change and the Contract Administrator instruction under subparagraph (i), as determined by the Contract Administrator in accordance with 11.3(a)(iii)B or C; or
        3. the Contractor's Work Fee (Delivery) will be decreased by any saving made by the Contractor which arise directly from the change and the Contract Administrator instruction under subparagraph (i), as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C.
     6. The amount (if any) under paragraph (e)(ii) will be a limitation on the Commonwealth's liability to the Contractor arising out of or in connection with the:
        1. change to Defence's Security Alert System level (or individual measure from a higher level to meet a specific threat or threats); and
        2. Contract Administrator's instruction,

and to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with any change to Defence's Security Alert System level (or individual measure from a higher level to meet a specific threat or threats) or the Contract Administrator's instruction under paragraph (e)(i), other than:

* + - 1. under paragraph (e)(ii); or
      2. for Reimbursable Costs.
  1. IT Equipment
     1. Without limiting the Contractor's obligations under the Contract, the Contractor warrants that:
        1. each item of IT Equipment:
           1. is free of defects in materials and workmanship;
           2. complies and operates in accordance with any technical or descriptive specifications of functional, operational, performance or other characteristics specified for that item of IT Equipment in the Contract or in any documentation accompanying that IT Equipment; and
           3. correctly interprets dates and correctly performs calculations or functions using dates and its operation, including with related IT Equipment and other parts of the Works, will not be adversely affected by the date; and
        2. no virus will be introduced into the Commonwealth's systems as a result of the supply by the Contractor of any IT Equipment or as a result of any other act or omission of the Contractor in connection with carrying out the Contractor's Activities and the Works.
     2. Without limiting clause 8.9, the Contractor must assign to the Commonwealth, the benefits of warranties given by any supplier from whom the Contractor sources any IT Equipment and for that purpose must execute any instrument necessary to give effect to the assignment within 7 days of the Contractor becoming entitled to the benefit of such warranties. The assignment of a warranty pursuant to clause 18.4 does not in any way relieve the Contractor of the obligation to comply with warranties given by the Contractor under the Contract.
  2. Privacy
     1. The Contractor must:
        1. comply with its obligations under the Privacy Act;
        2. comply with the Australian Privacy Principles when doing any act or engaging in any practice for the purposes of the Contract, as if it were an agency as defined in the Privacy Act;
        3. use Personal Information received, created or held by the Contractor for the purposes of, under, arising out of or in connection with the Contract only for the purposes of fulfilling its obligations under the Contract;
        4. not disclose Personal Information received, created or held by the Contractor for the purposes of, under, arising out of or in connection with the Contract without the prior written approval of the Contract Administrator;
        5. not collect, transfer, store or otherwise use Personal Information received, created or held by the Contractor for the purposes of, under, arising out of or in connection with the Contract outside Australia, or allow parties outside Australia to have access to it, without the prior written approval of the Contract Administrator;
        6. co-operate with demands or inquiries made by the Federal Privacy Commissioner or the Contract Administrator in relation to the management of Personal Information in connection with the Contract;
        7. ensure that any person whom the Contractor allows to access Personal Information which is received, created or held by the Contractor for the purposes of, under, arising out of or in connection with the Contract is made aware of, and undertakes in writing to observe, the Australian Privacy Principles, as if the person was an agency as defined in the Privacy Act;
        8. comply with policy guidelines laid down by the Commonwealth or issued by the Federal Privacy Commissioner from time to time relating to Personal Information;
        9. ensure that records (as defined in the Privacy Act) containing Personal Information received, created or held by the Contractor for the purposes of, under, arising out of or in connection with the Contract are, at the expiration or earlier termination of the Contract, at the Contract Administrator's election, to be either returned to the Commonwealth or deleted or destroyed in the presence of a person duly authorised by the Contract Administrator to oversee such deletion or destruction;
        10. agree to the naming or other identification of the Contractor in reports by the Federal Privacy Commissioner;
        11. ensure that any subcontract made in connection with the Contract contains enforceable obligations requiring the subcontractor to comply with the Contractor's obligations arising out of clause 18.5, as if the subcontractor were the Contractor;
        12. enforce the obligations referred to in subparagraph (xi) in accordance with such directions as the Contract Administrator may give;
        13. not use Personal Information collected by the Contractor for the purposes of, under, arising out of or in connection with the Contract for, or in any way relating to, any direct marketing purpose; and
        14. indemnify the Commonwealth in respect of all costs, expenses, losses, damages or liabilities suffered or incurred by the Commonwealth arising out of or in connection with:
            1. a breach of the obligations of the Contractor under clause 18.5;
            2. a breach of a subcontractor's obligations under a subcontract as contemplated by subparagraph (xi);
            3. the misuse of Personal Information held for the purposes of, under, arising out of or in connection with the Contract by the Contractor or a subcontractor; or
            4. the disclosure of Personal Information held for the purposes of, under, arising out of or in connection with the Contract by the Contractor or a subcontractor in breach of an obligation of confidence.
     2. For the purposes of paragraph (a)(xiv), **costs, expenses, losses, damages or liabilities** includes any compensation paid to a person by or on behalf of the Commonwealth to settle a complaint arising out of or in connection with a breach of clause 18.5.
     3. The Contractor must immediately notify the Commonwealth in writing if the Contractor:
        1. becomes aware of a breach of the obligations under clause 18.5 by itself or by a subcontractor;
        2. becomes aware of a breach of a subcontractor's obligations under a subcontract as contemplated by paragraph (a)(xi);
        3. becomes aware that a disclosure of Personal Information may be required by law; or
        4. is approached or contacted by, or becomes aware that a subcontractor has been approached or contacted by, the Federal Privacy Commissioner or by a person claiming that their privacy has been interfered with.
     4. The Contractor acknowledges that, in addition to the requirements of clause 18.5, the Contractor may also be obliged to comply with other obligations in relation to the handling of Personal Information, including State and Territory legislation.
     5. Nothing in clause 18.5 limits any of the Contractor's obligations under the Contract or otherwise at law or in equity.
     6. In clause 18.5, **received** includes collected.
  3. Moral Rights
     1. The Contractor must:
        1. to the extent permitted by law and for the benefit of the Commonwealth, ensure that each of the Contractor and subcontractor personnel engaged by the Contractor in the production or creation of Project Documents or the Works gives genuine consent in writing to the use of the Project Document or the Works (as applicable) for the Specified Acts, notwithstanding that such use would otherwise be an infringement of their Moral Rights; and
        2. provide copies of such consents to the Contract Administrator on request at such times as the Contract Administrator may require.
     2. In this clause 18.6, **Specified Acts** means:
        1. falsely attributing the authorship of any Project Document or the Works, or any content in a Project Document or the Works (including literary, dramatic, artistic works and cinematograph films within the meaning of the *Copyright Act 1968* (Cth));
        2. materially altering the style, format, colours, content or layout of a Project Document or the Works and dealing in any way with the altered Project Document or Works;
        3. reproducing, communicating, adapting, publishing or exhibiting any Project Document or the Works; and
        4. adding any additional content or information to a Project Document or the Works.
  4. Freedom of Information
     1. The *Freedom of Information Act 1982* (Cth) (**FOI Act**) gives members of the public rights of access to official documents of the Commonwealth Government and its agencies. The FOI Act extends, as far as possible, rights to access information (generally documents) in the possession of the Commonwealth Government, limited only by considerations for the protection of essential public interest and of the private and business affairs of persons in respect of whom information is collected and held by departments and public authorities.
     2. The Contractor acknowledges that Commonwealth requirements and policies will require certain identifying details of the Contract to be made available to the public via the internet.
  5. Long Service Leave

Clause 18.8 only applies if the Long Service Leave Legislation applies to the Contractor's Activities.

* + 1. Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, the Contractor must comply with its obligations under the Long Service Leave Legislation.
    2. If required by the Long Service Leave Legislation, the Contractor must pay any levy, charge, contribution or associated amount in respect of the Contractor's Activities.
    3. Any amount paid by the Contractor under paragraph (b) is deemed to be included in the Contractor's Work Fee (Planning) and the Contractor's Work Fee (Delivery) and the Contractor will have no Claim against the Commonwealth arising out of or in connection with its obligations under clause 18.8 or the Long Service Leave Legislation.
  1. Assignment
     1. The Contractor must not, without the prior written approval of the Commonwealth and except on such terms and conditions notified by the Commonwealth, assign, mortgage, charge or encumber the Contract or any part or any benefit or moneys or interest under the Contract.
     2. For the purpose of but without limiting paragraph (a), an assignment of the Contract will be deemed to have occurred where there has been a Change of Control.
     3. Where an assignment of the Contract occurs, the Contractor must:
        1. carry out all relevant activities required to properly close the Trust Account;
        2. provide written notice to the Contract Administrator that the Trust Account has been closed;
        3. conduct a full reconciliation of the Trust Account to the satisfaction of the Contract Administrator, to establish that the Trust Account is being operated strictly in accordance with the terms of the Contract and the Trust Deed;
        4. provide a detailed, written report to the Contract Administrator setting out the status of the Trust Account and the outcome of the reconciliation; and
        5. provide such other documents or information and do all such other things as the Contract Administrator may require to ensure that the Trust Account is closed and all Subcontractors are paid in accordance with the terms of the Contract and the Trust Deed and that any replacement trust account is opened in accordance with the Contract (as assigned).
  2. Publicity

Without limiting clause 20, the Contractor must:

* + 1. not furnish any information or issue any document or other written or printed material concerning the Contractor's Activities or the Works for publication in the media without the prior written approval of the Contract Administrator; and
    2. refer any enquiries from the media concerning the Contractor's Activities or the Works to the Contract Administrator.
  1. Building Works Manual and National Construction Code Certification

Without limiting clauses 6.21, 8.18, 8.19 and 9.1(c), the Contractor must provide to the Contract Administrator written certification from an Accredited Building Surveyor:

* + 1. at the time it submits any Planning Phase Design Documentation to the Contract Administrator under clause 6.1(a) or Delivery Phase Design Documentation to the Contract Administrator under clause 6.8(a) that the Planning Phase Design Documentation or Delivery Phase Design Documentation submitted at that time complies with the Building Works Manual and the National Construction Code;
    2. as a condition precedent to Delivery Phase Agreement, that the Planning Phase Design Documentation complies with the Building Works Manual and the National Construction Code; and
    3. as a condition precedent to Completion - that the Works comply or the Stage complies (as the case may be) with the Building Works Manual and the National Construction Code,

except to the extent of any dispensation granted by the Assistant Secretary Environment and Engineering and identified in the certification. To the extent that there is any inconsistency between the Building Works Manual and the National Construction Code, the Building Works Manual prevails.

* 1. Applicable Standards
     1. The Contractor acknowledges that the Contract identifies:
        1. the Australian standards which are applicable to the Contractor's Activities and the Works; or
        2. in the absence of an applicable Australian standard, the relevant international standards which are applicable to the Contractor's Activities and the Works,

and that it must comply with all relevant standards of Standards Australia to the extent required by clause 9.1(c) (collectively, the **Applicable Standards**).

* + 1. Without limiting the Contractor's obligations under this Contract, the Contractor must comply with the Applicable Standards in performing the Contractor's Activities and executing the Works.
    2. The Contract Administrator may, at any time, request that the Contractor provides:
       1. a certificate which certifies that the Planning Phase Design Documentation or Delivery Phase Design Documentation, the Works or any Stage (as the case may be) complies with the Applicable Standards; and
       2. a corresponding certificate from each relevant subcontractor which certifies that (to the extent then applicable) all design carried out by that subcontractor or the Works or any Stage executed by that subcontractor (as the case may be) complies with the Applicable Standards.
    3. The Contractor acknowledges that the Commonwealth may exercise any of its rights under this Contract (including under clause 6.12) to carry out periodic auditing of the Contractor's compliance with clause 18.12.
  1. Local Industry Capability

Without limiting clause 9.2, the Contractor must:

* + 1. comply with the Local Industry Capability Plan;
    2. report at least six monthly on the implementation of the Local Industry Capability Plan, including on:
       1. the matters set out in Local Industry Capability Plan; and
       2. any other matters as may be required by the Contract Administrator,

in accordance with the form set out in the Local Industry Capability Plan, or if not specified, in a form required by the Contract Administrator; and

(c) notify the Contract Administrator in writing within 7 days of any change to the person specified as the Contractor's point of contact in the Local Industry Capability Plan.

* 1. Shadow Economy Procurement Connected Policy
     1. Clause 18.14 does apply unless the Contract Particulars state that it does not apply.
     2. Without limiting the operation of clause 8, the Contractor must not enter into a subcontract with a subcontractor (or agree to a novation of a subcontract to a subcontractor) if the total value of all work under the subcontract is expected to exceed $4 million (inclusive of GST) unless the Contractor has obtained and holds the STRs required for the relevant subcontractor's entity type referred to in the table below.

| **If the subcontractor to enter into the subcontract is:** | **STRs required:** |
| --- | --- |
| * + 1. a body corporate or natural person | a valid and satisfactory STR in respect of that body corporate or person. |
| * + 1. a partner acting for and on behalf of a partnership | a valid and satisfactory STR:  (i) on behalf of the partnership; and  (ii) in respect of each partner in the partnership that will be directly involved in the delivery of the subcontract. |
| * + 1. a trustee acting in its capacity as trustee of an Australian trust | a valid and satisfactory STR in respect of the:  (i) trustee; and  (ii) Australian trust. |
| * + 1. a trustee acting in its capacity as trustee of a foreign trust without an Australian tax record of at least 4 years | a valid and satisfactory STR in respect of the:  (i) trustee; and  (ii) foreign trust. |
| * + 1. a joint venture participant | a valid and satisfactory STR in respect of:  (i) each participant in the joint venture; and  (ii) if the operator of the joint venture is not a participant in the joint venture, the joint venture operator. |
| * + 1. a member of a Consolidated Group | a valid and satisfactory STR in respect of the:  (i) relevant member of the Consolidated Group; and  (ii) head company in the Consolidated Group. |
| * + 1. the head company in a Consolidated Group | a valid and satisfactory STR in respect of the head company in the Consolidated Group. |
| * + 1. a member of a GST Group | a valid and satisfactory STR in respect of the:  (i) GST Group member; and  (ii) GST Group representative. |

* + 1. The Contractor must obtain and hold additional STRs in the circumstances set out in the table below within 10 business days of the Contractor becoming aware of the circumstances arising:

| **If the Contractor or subcontractor is:** | **Additional STRs required arising from changed circumstance:** |
| --- | --- |
| * + 1. a partner acting for and on behalf of a partnership | a valid and satisfactory STR in respect of any additional partner that becomes directly involved in the delivery of the Contract or subcontract (as applicable). |
| * + 1. a trustee acting in its capacity as trustee of an Australian or foreign trust | a valid and satisfactory STR in respect of any new trustee appointed to the trust. |
| * + 1. a joint venture participant | a valid and satisfactory STR in respect of any new:   * + - 1. participant in the joint venture; and       2. joint venture operator if the new operator is not already a participant in the joint venture. |
| * + 1. a member or head company of a Consolidated Group | a valid and satisfactory STR in respect of any new head company of the Consolidated Group. |
| * + 1. a member of a GST Group | a valid and satisfactory STR in respect of any new representative for the GST Group. |

* + 1. The Contractor must provide the Commonwealth with copies of the STRs referred to in paragraph (b) or paragraph (c) within 5 business days after a written request by the Commonwealth.
    2. The Contractor:
       1. warrants that at the Award Date it holds all valid and satisfactory STRs required for its entity type in accordance with the requirements of the Shadow Economy Procurement Connected Policy;
       2. must hold all valid and satisfactory STRs required for its entity type in accordance with the requirements of the Shadow Economy Procurement Connected Policy at all times during the Contractor's Activities and the Works and, on request by the Contract Administrator, provide to the Contract Administrator a copy of any such STR;
       3. must ensure that any subcontractor, if the total value of all work under the subcontract is expected to exceed $4 million (inclusive of GST), holds all valid and satisfactory STRs required for its entity type at all times during the term of the relevant subcontract; and
       4. must obtain and retain a copy of any STR held by any subcontractor in accordance with subparagraph (iii) and must, on request by the Contract Administrator, provide to the Contract Administrator a copy of any such STR.
    3. For the purposes of the Contract, an STR is taken to be:
       1. **satisfactory** if the STR states that the entity has met the conditions, as set out in the Shadow Economy Procurement Connected Policy, of having a satisfactory engagement with the Australian tax system; and
       2. **valid** if the STR has not expired as at the date on which the STR is required to be provided or held.
  1. Commonwealth Publication and Reporting Requirements

The Contractor acknowledges that the Commonwealth is and will be subject to a number of Commonwealth requirements and policies which support internal and external scrutiny of its tendering and contracting processes and the objectives of transparency, accountability and value for money including requirements to:

* + 1. publish details of agency agreements, Commonwealth contracts, amendments and variations to any agreement or contract and standing offers with an estimated value of $10,000 or more on AusTender (the Commonwealth's business opportunity website located at www.tenders.gov.au);
    2. report and post on the internet a list of contracts valued at $100,000 or more and identify confidentiality requirements in accordance with the Senate Order on Department and Agency Contracts; and
    3. report and post on the internet information about its contracts in other ways pursuant to its other reporting and disclosure obligations, including annual reporting requirements and disclosure to any House or Committee of the Parliament of the Commonwealth of Australia.
  1. Modern Slavery
     1. The Contractor must take reasonable steps to identify, assess and address risks of Modern Slavery practices arising in connection with the Contract, including in the operations and supply chains used in the carrying out of the Contractor's Activities.
     2. The Contractor must ensure the Contractor's key people under clause 3.6 and other personnel responsible for managing the operations and supply chains used in the performance of the Contractor's Activities have undertaken suitable training to be able to identify and report Modern Slavery.
     3. If at any time the Contractor becomes aware of Modern Slavery practices arising in connection with the Contract, including in the operations and supply chains used in the carrying out of the Contractor's Activities, the Contractor must:
        1. promptly notify the Contract Administrator of the Modern Slavery practices and provide any relevant information requested by the Contract Administrator;
        2. as soon as reasonably practicable take all reasonable action to address or remove these practices, including where relevant by addressing any practices of other entities in its supply chains; and
        3. regularly update the Contract Administrator of the steps taken by it in accordance with subparagraph (ii).
     4. For the purposes of this clause 18.16, **Modern Slavery** has the same meaning as it has in the *Modern Slavery Act 2018* (Cth).
  2. Compliance with the Commonwealth Supplier Code of Conduct
     1. The Contractor must comply with, and ensure that its officers, employees, agents and subcontractors comply with, the Code in connection with the performance of the Contract.
     2. The Contractor must:
        1. periodically monitor and assess its, and its officers', employees' and agents' compliance with the Code; and
        2. on request from the Contract Administrator, promptly provide information regarding:
           1. the policies, frameworks or systems it has established to monitor and assess compliance with the Code; and
           2. the Contractor's compliance with paragraph (a).
     3. The Contractor must immediately notify the Contract Administrator in writing upon becoming aware of any breach of paragraph (a). The notice must include a summary of the breach, the date that the breach occurred and details of the personnel involved.
     4. Where the Contract Administrator identifies a possible breach of paragraph (a), it may notify the Contractor in writing, and the Contractor must, within three days of receiving the notice, either:
        1. where the Contractor considers a breach has not occurred - advise the Contract Administrator that there has not been a breach and provide information supporting that determination; or
        2. where the Contractor considers that a breach has occurred - notify the Contract Administrator under paragraph (c) and otherwise comply with its obligations under this clause 18.17.
     5. Notwithstanding paragraph (d), the Contract Administrator may notify the Contractor in writing that it considers that the Contractor has breached paragraph (a), in which case the Contractor must notify the Contract Administrator in writing under paragraph (c) and otherwise comply with its obligations under this clause 18.17.
     6. Nothing in this clause 18.17 or the Code limits, reduces or derogates from the Contractor's other obligations under the Contract. The Commonwealth's rights under this clause 18.17 are in addition to and do not otherwise limit any other rights the Commonwealth may have under the Contract. The performance by the Contractor of its obligations under this clause 18.17 will be at no additional cost to the Commonwealth.
     7. The Contractor acknowledges and agrees that the Commonwealth may take the Contractor's compliance with the Code into account in any registration of interest process, tender process or similar procurement process in connection with any other Commonwealth project.
     8. For the purposes of this clause 18.17, **Code** means the Commonwealth Supplier Code of Conduct dated 1 July 2024, available at https://www.finance.gov.au/government/procurement/commonwealth-supplier-code-conduct/commonwealth-supplier-code-conduct, as amended from time to time.
  3. Environmentally Sustainable Procurement Policy
     1. The Contractor must, as applicable to the Contractor's Activities in each of the Planning Phase and the Delivery Phase, comply with the Supplier Environmental Sustainability Plan and maintain evidence of its compliance with that plan.
     2. The Contractor must, on request, provide:
        1. a copy of the Supplier Environmental Sustainability Plan; and
        2. evidence of its compliance with that plan,

to the Contract Administrator or the Commonwealth agency responsible for administering the Environmentally Sustainable Procurement Policy (at the Award Date, the Department of Climate Change, Energy, the Environment and Water) within 7 days of a request by any of them.

* + 1. The Commonwealth and the Contractor agree their representatives will meet periodically and no fewer than once every six months prior to the end of the last Defects Liability Period, to identify any risks or other issues related to the Contractor's compliance with the Supplier Environmental Sustainability Plan or reporting obligations under paragraph (b).
    2. If the Contractor becomes aware that it may be unable to comply with the Supplier Environmental Sustainability Plan or its reporting obligations under paragraph (b), the Contractor agrees to notify the Contract Administrator as soon as possible in writing, which must be no later than 7 days after becoming aware.
    3. The written notice issued by the Contractor under paragraph (d) must include:
       1. details of how the Contractor has not complied, or anticipates it will not comply, with the Supplier Environmental Sustainability Plan or its reporting obligations;
       2. reasons explaining the Contractor's failure to comply or anticipated failure to comply with the Supplier Environmental Sustainability Plan or its reporting obligations; and
       3. details of the measures the Contractor proposes to take to mitigate or prevent any failure.
    4. The Contractor must submit a report to the Contract Administrator in the form of a completed Reporting Template:
       1. at least once every six months prior to the end of the last Defects Liability Period;
       2. within 7 days after the end of the last Defects Liability Period; and
       3. at any other time during the term of the Contract as reasonably requested by the Contract Administrator.
    5. The Contractor agrees the Commonwealth may update the Reporting Template from time to time and that the Contractor will use the latest version of any Reporting Template.
    6. Where requested by the Contract Administrator, the Contractor must provide the Contract Administrator with evidence verifying any details or information included within a report submitted under paragraph (f) within 14 days of the request.
    7. Where the Contract Administrator considers that a report submitted under paragraph (f) does not contain the information or details requested in the Reporting Template, the Contract Administrator may by written notice to the Contractor reject the report. Where the Contract Administrator rejects the report, the Contract Administrator will provide the Contractor with reasons for the rejection.
    8. Where the Contract Administrator has rejected a report under paragraph (i), the Contractor must provide the Contract Administrator with a report amended to address the reasons advised by the Contract Administrator and that otherwise provides the information and details requested in the Reporting Template within 7 days of the date the notice is issued under paragraph (i). This paragraph (j) will apply to any resubmitted report.
    9. The Contractor acknowledges and agrees:
       1. that the reports it submits under paragraph (f) will be recorded in a central database;
       2. that the Commonwealth as represented by the Department of Defence or the Contract Administrator will provide the Supplier Environmental Sustainability Plan and the reports the Contractor submits under paragraph (f) to the Commonwealth agency responsible for administering the Environmentally Sustainable Procurement Policy;
       3. to the Commonwealth as represented by the Department of Defence or any other Commonwealth agency:
          1. using or collating the Sustainability Information with other information;
          2. publishing the Sustainability Information; and
          3. using the Sustainability Information for meeting the objectives of the Environmentally Sustainable Procurement Policy, program evaluation and monitoring, policy research, evaluation and development and as may otherwise be authorised or required by law; and
       4. that the Commonwealth or the Contract Administrator may do anything that is described in this paragraph (k) following the expiration or earlier termination of the Contract.
    10. The performance by the Contractor of its obligations under this clause 18.18 will be at no additional cost to the Commonwealth.
  1. Australian Skills Guarantee
     1. This clause 18.19 applies only in the Delivery Phase (if any).
     2. The Contractor must meet the Skills Guarantee Targets in its performance of the Contractor's Activities as calculated in accordance with the Australian Skills Guarantee Procurement Connected Policy.
     3. Paragraph (b) does not limit and must not be construed as limiting the Contractor's responsibility to perform the Contractor's Activities in accordance with and otherwise comply with the requirements of the Contract.
     4. The Contractor must submit a Skills Guarantee Report in accordance with the requirements of the Australian Skills Guarantee Procurement Connected Policy.
     5. Without limiting paragraph (d), a Skills Guarantee Report must be submitted:
        1. within 14 days after the end of each quarter until the end of the last Defects Liability Period, reporting on performance against the Skills Guarantee Targets during the preceding quarter;
        2. within 14 days after the end of each financial year until the end of the last Defects Liability Period, reporting on performance against the Skills Guarantee Targets during the preceding financial year;
        3. within 14 days after the end of the last Defects Liability Period, reporting on performance against the Skills Guarantee Targets during the term of the Contract; and
        4. using the Skills Guarantee Reporting Worksheet.
     6. If the Contractor did not meet one or more of the Skills Guarantee Targets during the relevant reporting period, the Contractor must include details of the non-compliance in the relevant Skills Guarantee Report.
     7. The Contractor consents to the Commonwealth as represented by the Department of Defence and the Contract Administrator using and providing a copy of Skills Guarantee Information to the Department of Employment and Workplace Relations for the purposes of:
        1. meeting the objectives and requirements of the Australian Skills Guarantee Procurement Connected Policy;
        2. evaluation and monitoring;
        3. policy research and development; and
        4. administration of the Australian Skills Guarantee Procurement Connected Policy.
     8. The Contractor acknowledges that Skills Guarantee Information may also be used and disclosed as may be otherwise authorised or required by law.
     9. By submitting Skills Guarantee Information to the Commonwealth, which includes personal information of Apprentices within the meaning of the Privacy Act, the Contractor warrants and represents that:
        1. it has made its Apprentices aware that their personal information will be collected by the Contractor and disclosed to the Commonwealth (as represented by the Department of Defence), the Contract Administrator and the Department of Employment and Workplace Relations for use in the manner contemplated in paragraphs (g) to (j) and as set out in more detail at https://www.dewr.gov.au/australian-skills-guarantee/resources/australian-skills-guarantee-privacy-notice; and
        2. it has obtained all necessary consents from its Apprentices in accordance with relevant privacy laws to the collection, use and disclosure of their personal information in the manner contemplated by paragraphs (g) to (j). The Contractor must provide evidence of such consents to the Contract Administrator on request.
     10. The Contractor agrees that high level aggregated data on the Contractor's performance against the Skills Guarantee Targets may be recorded in a central repository that is able to be accessed by Commonwealth entities for the purposes of evaluation of an offer by the Contractor to provide goods and/or services to a Commonwealth entity.
     11. If the Contract Administrator or the Commonwealth considers, in its absolute discretion at any time during the term of the Contract, that it has concerns in relation to the Contractor's ability to meet the Skills Guarantee Targets, the Contract Administrator may direct the Contractor to provide additional information and implement strategies to ensure it meets the Skills Guarantee Targets.
     12. The Contractor must comply with all reasonable directions issued by the Contract Administrator under paragraph (k).
  2. Flagship Construction Project

Clause 18.20 does not apply unless the Contract Particulars state that it applies.

* + 1. Without limiting clause 18.19(b), the Contractor must during the Delivery Phase comply with the Gender Equality Action Plan.
    2. The Gender Equality Action Plan must not be construed as limiting the Contractor's responsibility to perform the Contractor's Activities in accordance with, and otherwise comply with, the requirements of the Contract.
    3. Without limiting clause 18.19(d) to (f), the Contractor must, in its Skills Guarantee Reports, report to the Commonwealth on its compliance with the Gender Equality Action Plan, in accordance with the requirements of the Australian Skills Guarantee Procurement Connected Policy.
    4. For the purposes of clause 6.5(d)(i), the Contractor must undertake genuine and good faith negotiations with the Commonwealth to reach agreement, in the Commonwealth's absolute discretion, as to any increase to the 'flagship construction project targets' for the purposes of the definition of each of the:
       1. Overarching Apprentice Target for Women; and
       2. Trade-specific Apprentice Target for Women.

1. COMMERCIAL-IN-CONFIDENCE INFORMATION

Clause 19 does not apply unless the Contract Particulars state that it applies.

* + 1. Subject to paragraph (b), the Commonwealth must keep confidential any information provided to the Commonwealth by the Contractor before or after the Award Date when:
       1. a written request to keep specific information confidential and the justification for keeping such information confidential has been expressly made by the Contractor to the Commonwealth in its tender;
       2. the Commonwealth agrees (in its absolute discretion) that such information is commercial-in-confidence information;
       3. the Contract Administrator notifies the Contractor in writing that the Commonwealth (in its absolute discretion) agrees, including the terms of any agreement under subparagraph (ii); and
       4. such information and the terms of any agreement are expressly specified in the Contract Particulars,

(**Commercial-in-Confidence Information**).

* + 1. The Commonwealth's obligation in paragraph (a) does not apply if the Commercial-in-Confidence Information is:
       1. disclosed by the Commonwealth to its legal or other advisers, or to its officers, employees, contractors or agents in order to comply with its obligations or to exercise its rights under or in connection with the Contract;
       2. disclosed by the Commonwealth to its legal or other advisers, or to its officers, employees, contractors or agents in order to comply with the Commonwealth's management, reporting or auditing requirements;
       3. disclosed by the Commonwealth to any responsible Minister or any Ministerial adviser or assistant;
       4. disclosed by the Commonwealth to any House or Committee of the Parliament of the Commonwealth of Australia;
       5. disclosed to any Commonwealth department, agency or authority by virtue of or in connection with its functions, or statutory or portfolio responsibilities;
       6. authorised or required by law to be disclosed; or
       7. in the public domain otherwise than due to a breach of paragraph (a).

1. INFORMATION SECURITY
   1. DISP Membership

The Contractor must:

* + 1. at its cost have obtained as at the Award Date and thereafter maintain for the term of the Contract the level of DISP membership specified in the Contract Particulars in accordance with Control 16.1 of the DSPF; and
    2. comply with any other direction or requirement of the Contract Administrator in relation to the DISP.
  1. Confidential Information and Information Security
     1. The Contractor acknowledges and agrees that:
        1. the Confidential Information is confidential to the Commonwealth and that any unauthorised use or disclosure of the Confidential Information may cause loss or damage to the Commonwealth; and
        2. part of the Confidential Information may be Sensitive and Classified Information.
     2. Except as expressly provided in this clause 20.2, the Contractor must:
        1. hold the Confidential Information in strict confidence and must not disclose, use or deal with it or otherwise make it available to any person; and
        2. ensure all Confidential Information is strictly kept secure and protected from all unauthorised access and use.
     3. The Contractor may disclose Confidential Information where such disclosure is required by law provided that the Contractor:
        1. only discloses such of the Confidential Information as is strictly required by law to be disclosed, including by taking all reasonable steps in consultation with the recipient (whether by agreed redaction or otherwise) to limit the Confidential Information which is disclosed;
        2. where legally permitted to do so, immediately notifies the Contract Administrator and the Commonwealth in writing of such requirement and provides such details as would enable the Commonwealth to independently seek to protect the confidentiality of the Confidential Information; and
        3. ensures that any recipient is made aware of the confidential status of the Confidential Information and takes all reasonable steps to obtain confidentiality undertakings from the recipient.
     4. Subject to paragraph (e)(ii)B, the Contractor may disclose Confidential Information to:
        1. an employee, officer, agent, legal adviser, insurer, subcontractor or proposed subcontractor of the Contractor who needs to know the Confidential Information to enable the Contractor to perform its obligations under the Contract; and
        2. such other persons, provided the Contractor has obtained the prior written approval of the Contract Administrator (including on such conditions as the Contract Administrator may impose in its absolute discretion),

provided that the Contractor must ensure that:

* + - 1. all such persons strictly comply with equivalent obligations as are imposed on the Contractor by this clause 20 in respect of all Confidential Information disclosed to them; and
      2. in the case of disclosure to a subcontractor or proposed subcontractor and prior to making any disclosure, the Contractor has entered into a written agreement with the relevant person, which:
         1. imposes equivalent obligations as are imposed on the Contractor by this Contract in respect of all Confidential Information disclosed to them; and
         2. is expressed to be made for the benefit of both the Contractor and the Commonwealth.
    1. The Contractor must:
       1. strictly comply with all:
          1. Information Security Requirements, including as set out in Control 10 of the DSPF; and
          2. additional information security or confidentiality requirements notified by the Contract Administrator or the Commonwealth, including in respect of any Security or Confidentiality Incident; and
       2. without limiting paragraph (d) or subparagraph (i), ensure:
          1. that persons performing the roles specified in the Contract Particulars hold and maintain a security clearance at or above the level specified in the Contract Particulars;
          2. that no Sensitive and Classified Information is released to any third party, without the prior written approval of the originator through the Contract Administrator (including on such conditions as the Contract Administrator may impose in its absolute discretion); and
          3. all subcontracts include provisions equivalent to the obligations of the Contractor in this clause 20.
    2. Without limiting the Contractor's strict obligations under paragraph (e)(i), the security classification of the information and assets accessible to the Contractor in connection with the Contract is anticipated to be at or below the level specified in the Contract Particulars, provided that if the Contractor is required to access information and assets above the specified level, this will be deemed to be a change in Statutory Requirements for the purposes of clause 8.19.
    3. Within such period as the Contract Administrator or the Commonwealth may direct, the Contractor must, in accordance with the other terms of the direction, provide:
       1. evidence of the Contractor's (including all persons who have been provided with or had access to Confidential Information) compliance with this clause 20; and
       2. a statutory declaration in a form and from an authorised officer satisfactory to the Commonwealth (acting reasonably) in respect of the Contractor's (including all persons who have been provided with or had access to Confidential Information) compliance with this clause 20.
  1. Security or Confidentiality Incidents

The Contractor must:

* + 1. detect all actual or potential Security or Confidentiality Incidents;
    2. immediately notify the Contract Administrator and the Commonwealth if it becomes aware of any actual or potential Security or Confidentiality Incident;
    3. take all steps necessary to prevent, end, avoid, mitigate or otherwise manage the adverse effect of any actual or potential Security or Confidentiality Incident; and
    4. take all other steps as may be notified by the Contract Administrator or the Commonwealth under clause 20.2(e)(i)B in respect of the Security or Confidentiality Incident or as necessary to comply with an Information Security Requirement.
  1. Return and Retention of Confidential Information
     1. Subject to paragraph (b), the Contractor must return to the Commonwealth or destroy all documents in its possession, power or control which contain any Confidential Information:
        1. in accordance with the Information Security Requirements; and
        2. without limiting subparagraph (i), where the Confidential Information is no longer required for the purposes of the Contract.
     2. Subject to ongoing compliance with the other requirements of this clause 20 in respect of confidentiality and information security, the Contractor may retain Confidential Information in its records if retention is required to comply with the Information Security Requirements or any other Statutory Requirement, insurance obligation or otherwise with the prior written approval of the Contract Administrator (including on such conditions as the Contract Administrator may impose in its absolute discretion).
     3. If the Contractor is aware that documents containing the Confidential Information are beyond its possession or control, then the Contractor must provide full particulars of the whereabouts of the documents containing the Confidential Information, and the identity of the person in whose custody or control they lie and procure compliance by such persons with paragraphs (a) and (b) as applicable.
  2. Release and Indemnity

The Contractor:

* + 1. must bear, and releases the Commonwealth in respect of, all costs, expenses, losses, damages or liabilities suffered or incurred by the Contractor or any other person or entity arising out of or in connection with a Security or Confidentiality Incident or the exercise of any of the Contract Administrator's or the Commonwealth's absolute discretions under clause 20; and
    2. indemnifies the Commonwealth in respect of all costs, expenses, losses, damages or liabilities suffered or incurred by the Commonwealth arising out of or in connection with a Security or Confidentiality Incident.

1. Strategic Notice Event
   1. Contractor's Warranty on Award Date

The Contractor warrants that, on the Award Date and the Date of Delivery Phase Approval, it is not aware of any Strategic Notice Event.

* 1. Contractor to Give Notice

If, at any time, the Contractor becomes aware of any Strategic Notice Event, the Contractor must, as soon as reasonably practicable, notify the Contract Administrator, providing details, to the extent such details are known by or reasonably available to the Contractor, of:

* + 1. the Strategic Notice Event, including:
       1. whether the Contractor considers that it is a Material Change, Defence Strategic Interest Issue or a Significant Event;
       2. the date or dates on or during which the Strategic Notice Event occurred and the date on which the Contractor became aware of the Strategic Notice Event; and
       3. whether any of the Contractor's key people, other personnel engaged in connection with the Contractor's Activities or any officers or employees of any subcontractors were involved; and
    2. the steps which the Contractor has taken (or will take) to prevent, end, avoid, mitigate, resolve or otherwise manage the risk of any adverse effect of the Strategic Notice Event on the interests of the Commonwealth.
  1. Commonwealth Rights Upon Occurrence of Strategic Notice Event

Without limiting any other right or remedy of the Commonwealth (under the Contract or otherwise at law or in equity), if:

* + 1. the Contractor:
       1. notifies the Contract Administrator under clause 21.2; or
       2. has given a false warranty in any respect under clause 21.1 or has failed to strictly comply with clause 21; or
    2. the Commonwealth otherwise considers (in its absolute discretion) that there exists (or is likely to exist) a Strategic Notice Event,

the Commonwealth may (in its absolute discretion) and either itself, or through the Contract Administrator, do any one or more of the following:

* + 1. notify the Contractor that it is required to provide further information, documents or evidence in relation to, and otherwise clarify, the:
       1. nature and extent of the Strategic Notice Event to the extent such information, documents or evidence are known or reasonably available to the Contractor; and
       2. steps which the Contractor has taken (or will take) to prevent, end, avoid, mitigate, resolve or otherwise manage the risk of any adverse effect of the Strategic Notice Event on the interests of the Commonwealth,

within 3 business days of the request (or longer period agreed in writing by the Commonwealth);

* + 1. regardless of whether or not the Contractor has received a notice under paragraph (c), notify the Contractor that the Contractor may continue to perform the Contractor's Activities, whether with or without such conditions as the Commonwealth thinks fit (in its absolute discretion) including the Contractor preparing and implementing a Strategic Notice Event Remediation Plan in accordance with clause 21.4; and
    2. regardless of whether or not the Commonwealth has notified the Contractor under paragraphs (c) or (d), take into account the occurrence of a Strategic Notice Event at any time, including when:
       1. deciding whether to consent to, approve or disapprove:
          1. a Subcontract Proposal under clause 8.2; and
          2. a recommendation under clause 8.5;
       2. conducting performance reviews, providing a direction to remove a person from the Site or the Contractor's Activities (including in accordance with clause 3.7), or exercising any rights of the Commonwealth in relation to access, audit or the treatment of documentation under or in connection with the Contract (including in accordance with clause 6.17);
       3. deciding whether to exercise any rights in relation to termination or to omit parts of the Works by Variation Order; and
       4. determining whether to proceed with the Contractor to the Delivery Phase.
  1. Strategic Notice Event Remediation Plan
     1. If notified by the Commonwealth under clause 21.3(d), the Contractor must prepare and submit a draft Strategic Notice Event Remediation Plan to the Contract Administrator for approval within 10 business days of the Commonwealth's notice (or longer period agreed in writing by the Contract Administrator).
     2. A draft Strategic Notice Event Remediation Plan prepared by the Contractor under paragraph (a) must include the following information:
        1. how the Contractor will address the Strategic Notice Event to minimise the impact of the Strategic Notice Event on the Contractor's Activities and the Works;
        2. confirmation that the implementation of the Strategic Notice Event Remediation Plan will not in any way impact on the compliance by the Contractor with its other obligations under the Contract;
        3. how the Contractor will seek to ensure that any events of a similar nature to the Strategic Notice Event do not occur again;
        4. if the Strategic Notice Event involves a Material Change, how the Material Change will impact the Contractor's original agreement with the Commonwealth; and
        5. any other matter reasonably requested by the Commonwealth.
     3. The Contract Administrator will review the draft Strategic Notice Event Remediation Plan and either approve it or provide the Contractor with the details of any changes that are required. The Contractor must make any changes reasonably requested by the Contract Administrator and resubmit the draft Strategic Notice Event Remediation Plan to the Contract Administrator within 5 business days of the request (or longer period agreed in writing by the Contract Administrator). This paragraph (c) will apply to any resubmitted draft Strategic Notice Event Remediation Plan.
     4. Without limiting its other obligations under the Contract, the Contractor must:
        1. comply with each Strategic Notice Event Remediation Plan as approved by the Contract Administrator; and
        2. provide such reports and other information about the Contractor's progress in implementing the Strategic Notice Event Remediation Plan as may be reasonably requested by the Contract Administrator.
  2. Additional Obligations in respect of Known or Suspected Fraud or Corruption

Without limiting the Contractor's other obligations under this clause 21, the Contractor must:

* + 1. proactively:
       1. take all necessary measures to prevent, detect and investigate any known or suspected Fraud or Corruption which is occurring or has occurred in connection with the Contract or the Contractor's Activities (including all measures directed by the Contract Administrator);
       2. take all necessary corrective action to mitigate any loss or damage to the Commonwealth resulting from known or suspected Fraud or Corruption to the extent that the Fraud or Corruption was caused or contributed to by the Contractor or any of its officers, employees, subcontractors or agents and put the Commonwealth in the position it would have been in if the Fraud or Corruption had not occurred (including all corrective action directed by the Contract Administrator); and
       3. take all reasonable steps to ensure that any of its officers, employees, subcontractors or agents that report any known or suspected Fraud or Corruption which is occurring or has occurred in connection with the Contract or the Contractor's Activities are protected from reprisals; and
    2. provide all assistance reasonably required in respect of any investigation undertaken by the Commonwealth, the Contract Administrator or any third party investigator appointed by the Commonwealth in respect of the known or suspected Fraud or Corruption.
  1. Release

The Contractor must bear, and releases the Commonwealth in respect of, all costs, expenses, losses, damages or liabilities suffered or incurred by the Contractor or any other person or entity arising out of or in connection with the Strategic Notice Event or the exercise of any of the Contract Administrator's or the Commonwealth's absolute discretions under clause 21.

* 1. Contractor's Compliance
     1. Nothing in this clause 21 requires the Contractor to act in any manner or disclose any information which would:
        1. breach an obligation of confidentiality that existed prior to the date the Strategic Notice Event occurred, that is owed to an unrelated third party;
        2. cause the Contractor to breach any law or regulation or contractual obligation regarding privacy or security (in Australia or outside of Australia);
        3. have the effect of waiving legal professional privilege (or any equivalent privilege in Australia or outside of Australia) in relation to the information; or
        4. breach the rules of a stock exchange or any similar body on which the Contractor, or any Related Body Corporate of the Contractor, is listed, which require the information to be first disclosed to the stock exchange or body. In this case, the Contractor must disclose the information to the Contract Administrator promptly after disclosure is made to the stock exchange or body.
     2. Notwithstanding any restriction that may apply in respect of specific information, such as that described in paragraph (a), the Contractor must use reasonable endeavours to make any disclosures and take reasonable steps to ensure that the overarching intent of this clause 21 is achieved.

1. financial viability
   * 1. The Contractor:
        1. warrants that, on the Award Date, on the date of submitting each payment claim under clause 12.2, on the Date of Delivery Phase Agreement and on the Date of Delivery Phase Approval that:
           1. it has the financial viability necessary to perform the Contractor's Activities, achieve Completion of the Works or each Stage and otherwise meet its obligations under the Contract (including the payment of all subcontractors (in accordance with paragraph (b)); and
           2. each subcontractor engaged in the Contractor's Activities, the Works or each Stage has the financial viability necessary to perform its activities in accordance with the relevant subcontract; and
        2. acknowledges and agrees that the Commonwealth has entered into the Contract and, if applicable, has made payments to the Contractor under clause 12.5 and proceeded to the Delivery Phase, strictly on the basis of and in reliance upon the obligations and warranties set out in clause 22.
     2. The Contractor must pay all subcontractors in accordance with the payment terms in all subcontracts.
     3. The Contractor must keep the Contract Administrator fully and regularly informed as to all financial viability matters which could adversely affect:
        1. the Contractor's ability to perform the Contractor's Activities, achieve Completion of the Works or each Stage or otherwise meet its obligations under the Contract; and
        2. a subcontractor's ability to perform its activities in accordance with the relevant subcontract,

including any potential or actual change in:

* + - 1. the Contractor's financial viability; or
      2. a subcontractor's financial viability.
    1. The Contract Administrator may (in its absolute discretion) at any time request the Contractor to:
       1. provide the Contract Administrator with a solvency statement in the form required by the Commonwealth with respect to:
          1. the Contractor, properly completed and duly executed by the Contractor; or
          2. a subcontractor, properly completed and duly executed by the subcontractor;
       2. ensure:
          1. its Financial Representative is available; and
          2. each subcontractor makes its Financial Representative available,

to provide the Contract Administrator and any independent financial adviser engaged by the Commonwealth with financial information and documents (including internal monthly management accounts), answer questions, co-operate with and do everything necessary to assist the Commonwealth, the Contract Administrator and the independent financial adviser engaged by the Commonwealth for the purpose of demonstrating that:

* + - * 1. the Contractor has the financial viability necessary to perform the Contractor's Activities, achieve Completion of the Works or each Stage and otherwise meet its obligations under the Contract (including the payment of all Subcontractors in accordance with paragraph (b)); or
        2. a subcontractor has the financial viability necessary to perform its activities in accordance with the relevant subcontract.
    1. If the Commonwealth considers (in its absolute discretion) that there could be or has been a change in:
       1. the Contractor's financial viability; or
       2. a subcontractor's financial viability,

which could adversely affect:

* + - 1. the Contractor's ability to perform the Contractor's Activities, achieve Completion of the Works or each Stage or otherwise meet its obligations under the Contract; or
      2. a subcontractor's ability to perform its activities in accordance with the relevant subcontract,

the Contract Administrator may (in its absolute discretion) direct the Contractor to take such steps as the Commonwealth considers necessary to secure the performance of the Contractor's Activities, the Completion of the Works or each Stage and the meeting of its obligations under the Contract, including requiring the Contractor to:

* + - 1. provide additional Approved Security in the form and for an amount required by the Commonwealth under clause 4.1(a);
      2. provide a deed of guarantee and undertaking in the form required by the Commonwealth;
      3. provide Subcontractor Deeds of Covenant or Consultant Deeds of Covenant; or
      4. provide Collateral Warranties.
    1. If the Contract Administrator gives a direction under paragraph (e), the Contractor must take such steps as the Commonwealth considers necessary to better secure a subcontractor's ability to perform its activities in accordance with the relevant subcontract, including any of the steps notified by the Commonwealth. If such direction is given in the Planning Phase, the Contractor's compliance with paragraph (f) is a condition precedent to Delivery Phase Approval.
    2. The Contractor acknowledges and agrees that:
       1. nothing in clause 22 will limit, reduce, or otherwise affect any of the rights of the Commonwealth under other provisions of the Contract or otherwise at law or in equity; and
       2. clause 22 does not give the Contractor (or any subcontractor) any rights.
    3. Unless otherwise approved by the Contract Administrator, the Contractor must ensure that each subcontract (including each Approved Subcontract Agreement) includes provisions equivalent to the obligations of the Contractor in clause 22.

1. ESTATE INFORMATION
   1. Contractor Estate Information Obligations
      1. The Contractor must:
         1. carry out and fulfil all Contractor Estate Information Obligations; and
         2. ensure that all Contractor Estate Information Obligations are carried out:
            1. within any applicable timeframe prescribed by the Contract or the Defence Estate Information Management Requirements; and
            2. in relation to the obligations contained in Annexure 1, in a manner and at a rate which will give the Contract Administrator a reasonable opportunity to review the relevant Estate Information within the period of time within which the Contract Administrator may review the relevant Estate Information in accordance with Annexure 1.
      2. The Contractor warrants that all Estate Information assessed, created, managed, updated and recorded in accordance with this clause 23 will be:
         1. prepared and completed in accordance with the requirements of the Contract; and
         2. complete, fit for purpose and free from errors and omissions.
   2. No Obligation to Review
      1. The Contract Administrator does not assume or owe any duty of care to the Contractor to review, or in reviewing, any Estate Information submitted by the Contractor for errors, omissions or compliance with the Contract.
      2. No review of, comments upon, consent to or rejection of, or failure to review or comment upon or consent to or reject, any Estate Information prepared by the Contractor or any other direction by the Contract Administrator about, or any other act or omission by the Contract Administrator or otherwise by or on behalf of the Commonwealth in relation to, any Estate Information will:
         1. relieve the Contractor from, or alter or affect, the Contractor's obligations under the Contract or otherwise at law or in equity; or
         2. prejudice the Commonwealth's rights against the Contractor under the Contract or otherwise at law or in equity.
2. PAYMENT TIMES PROCUREMENT CONNECTED POLICY

Clause 24 does not apply unless the Contract Particulars state that it applies.

* 1. PT PCP Subcontracts
     1. The Contractor must comply with the Payment Times Procurement Connected Policy.
     2. If the Contractor enters into a PT PCP Subcontract, the Contractor must include in the PT PCP Subcontract:
        1. a requirement for the Contractor to pay the PT PCP Subcontractor:
           1. subject to paragraph (d), within 20 days after the acknowledgement of the satisfactory delivery of the goods or services and receipt of a Correctly Rendered Invoice. If this period ends on a day that is not a business day, payment is due on the next business day; and
           2. subject to paragraph (e), for payments made by the Contractor after the payment is due, the unpaid amounts plus interest on the unpaid amount calculated in accordance with paragraphs (e) and (f);
        2. a statement that the Payment Times Procurement Connected Policy applies to that PT PCP Subcontract; and
        3. a statement that the PT PCP Subcontractor may make a complaint to the PT PCP Policy Team or to the Commonwealth in accordance with the Payment Times Procurement Connected Policy if there has been a non-compliance with the requirements of this paragraph (b).
     3. If the Contractor enters into a Reporting Entity Subcontract in anticipation of, or after, entering into the Contract, the Contractor must use reasonable endeavours to include in that Reporting Entity Subcontract:
        1. obligations equivalent to those in paragraph (b); and
        2. a requirement that if the Reporting Entity Subcontractor in turn enters into a Reporting Entity Subcontract, then that Reporting Entity Subcontract will include:
           1. obligations equivalent to those in paragraph (b); and
           2. obligations equivalent to this subparagraph (ii) (such that the obligations in this subparagraph (ii) are to continue to be flowed down the supply chain to all Reporting Entity Subcontractors).
     4. Paragraph (b)(i)A does not limit any obligation to comply with applicable Statutory Requirements that provide a shorter payment period than the period specified in paragraph (b)(i)A.
     5. The Contractor is not required to pay any interest in accordance with paragraph (b)(i)B if either:
        1. the Commonwealth has failed to pay the Contractor in accordance with the timeframes and requirements under this Contract; or
        2. the amount of interest payable is less than $100 (GST inclusive).
     6. Interest payable under paragraph (b)(i)B:
        1. will be simple interest calculated in respect of each day from the day after the amount was due and payable, up to and including the day that the Contractor effects payment; and
        2. will be paid at the Australian Taxation Office-sourced General Interest Charge Rate current at the due date for payment.
  2. PT PCP Evaluation Questionnaire

If requested in writing by the Commonwealth, the Contractor must properly complete and return a PT PCP Evaluation Questionnaire within 30 days of the request.

* 1. Non-Compliance and Remediation
     1. If the Commonwealth considers or becomes aware that the Contractor has not or may not have complied with:
        1. the requirements of clause 24.1; or
        2. the payment requirements of a PT PCP Subcontract,

the Commonwealth may direct the Contractor to provide to the Commonwealth either or both of the following within the timeframes specified by the Commonwealth:

* + - 1. information to enable the Commonwealth to review the Contractor's compliance; or
      2. a properly completed PT PCP Remediation Plan.
    1. The Contractor must complete all of the steps and activities contained in the PT PCP Remediation Plan provided under paragraph (a)(iv).
    2. If the Commonwealth considers that the Contractor has failed to comply with any of its obligations under this clause 24, without limiting the Commonwealth's rights and remedies at law or otherwise under the Contract, the Commonwealth may do either or both of the following:
       1. take the failure or non-compliance into account as part of the Commonwealth's monitoring of the Contractor's performance under the Contract; or
       2. report the non-compliance (and provide a copy of the completed PT PCP Remediation Plan) to the PT PCP Policy Team.
    3. The Contractor agrees that if it is the subject of a complaint in relation to its compliance with clause 24.1 or the associated payment requirements of a PT PCP Subcontract:
       1. it will not take any prejudicial action against the PT PCP Subcontractor due to the complaint or any investigation or inquiry in relation to the complaint; and
       2. it will co-operate in good faith with the Commonwealth in connection with any investigation or inquiry and any attempt to resolve the complaint.
  1. Consent
     1. For any PT PCP Purpose, the Contractor consents to the Commonwealth:
        1. using and sharing with any other Commonwealth Entity (as defined in the *Public Governance, Performance and Accountability Act 2013* (Cth)) the information provided by the Contractor as part of a PT PCP Evaluation Questionnaire, a PT PCP Remediation Plan, or otherwise received or obtained by the Commonwealth in connection with this Contract or a PT PCP Subcontract; and
        2. receiving information obtained under, or in accordance with, the PTR Act (**Protected Information**) from Entrusted Person and using such Protected Information.

For the purposes of subparagraph (ii), **Entrusted Person** has the meaning given in the PTR Act.

* + 1. By submitting a PT PCP Evaluation Questionnaire or a PT PCP Remediation Plan or other document in connection with the Payment Times Procurement Connected Policy that includes any personal information within the meaning of the Privacy Act, the Contractor warrants and represents that it has obtained all necessary consents in accordance with relevant privacy laws to the collection, use and disclosure of such information in the manner contemplated by this clause 24.4. The Contractor will provide evidence of such consents to the Commonwealth on request.
  1. Interpretation

A reference to the Commonwealth in clauses 24.2, 24.3(a), 24.3(d)(ii) and 24.4 includes the PT PCP Policy Team.

1. KPIs AND INCENTIVE
   1. Incentive
      1. As part of negotiations under clause 6.2(g), the Commonwealth may determine (in its absolute discretion) to offer the Contractor an opportunity to negotiate to reach agreement with the Commonwealth as to the terms on which the Contractor would be paid an Incentive.
      2. The Contractor acknowledges and agrees that:
         1. the Commonwealth is under no obligation to offer the Contractor, or seek to agree the terms of, any Incentive;
         2. payment of any Incentive would be contingent upon exceptional performance in the Delivery Phase by reference to agreed KPIs;
         3. the purpose of the KPIs is to specify quantitative and qualitative assessment mechanisms to enable the parties to measure the performance of the Contractor during the Delivery Phase under the Contract against specified targets for the purpose of calculating the extent to which the Incentive is payable to the Contractor; and
         4. any determination of the Commonwealth under clause 25.2 is not capable of being the subject of a dispute or difference for the purpose of clause 15.1 or otherwise subject to review.
   2. Agreement of KPIs and Incentive
      1. If the Commonwealth determines to offer the Contractor an opportunity to negotiate to reach agreement as contemplated in clause 25.1(a), the Commonwealth will notify the Contractor during the course of negotiations for the purposes of clause 6.2(g).
      2. Upon receipt of a notice from the Commonwealth under paragraph (a), the Contractor must, as part of the negotiations under clause 6.2(g), undertake genuine and good faith negotiations with the Commonwealth to reach agreement (in the Commonwealth's absolute discretion) as to:
         1. the KPIs and other bases for calculating the amount of the Incentive; and
         2. all related matters required, for the purposes of this clause 25.
      3. If agreement on all of the matters in paragraphs (b)(i) and (b)(ii) is reached by the Date for Delivery Phase Agreement, then the Commonwealth will record the agreement in the Proposed Contract Particulars (Delivery Phase) in accordance with clause 6.5(d)(ii).
   3. Recording Performance Against KPIs

The Contractor:

* + 1. must keep sufficient records of its performance as against the KPIs to enable the Contract Administrator to evaluate the performance of the Contractor under the Contract; and
    2. acknowledges that the records required to be kept under paragraph (a) will not limit the Contract Administrator’s evaluation of the performance of the Contractor under the Contract and the Contract Administrator may consider all such other matters as it considers (in its absolute discretion) to be relevant to the evaluation of the performance of the Contractor under the Contract.
  1. Meetings

At meetings under clause 3.9, the Contractor must (without limiting clause 3.9) discuss and provide the Commonwealth with all advice which it may require on measurement, review and improvement of the Contractor performance under the Contract, including the Contractor performance against the KPIs and determination of any action required where the KPIs indicate that the Contractor performance under the Contract is unsatisfactory.

* 1. Incentive
     1. The Contractor must include notice of the amount of the Incentive which it believes it is entitled to be paid in any relevant payment claim submitted under clause 12.2.
     2. The Contract Administrator will determine the amount of the Incentive payable to the Contractor in accordance with clause 12.4 and include that amount (if any) in the payment statement it issues in accordance with clause 12.4.
  2. Rights and Obligations Not Affected

The parties acknowledge that:

* + 1. the purpose of the KPIs is as set out in clause 25.1; and
    2. the parties' rights and obligations, whether under the Contract or otherwise at law or in equity, in relation to the Contractor's Activities, the Works or this Contract, will not be affected or limited by:
       1. the provisions of clause 25;
       2. anything done or omitted to be done under or purported to be under this clause 25;
       3. the KPIs; or
       4. the Contractor performance as against the KPIs.
  1. Definitions

For the purpose of clause 25:

* + 1. **Incentive** means the incentive to which the Contractor may become entitled under clause 25.5 and which is to be calculated on the basis:
       1. agreed under clause 25.2; and
       2. specified in the Contract Particulars (Delivery Phase).
    2. **KPIs** mean the key performance indicators (if any):
       1. agreed under clause 25.2; and
       2. specified in the Contract Particulars (Delivery Phase).

CONTRACT PARTICULARS (Planning Phase)

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **Clause 1 - GLOSSARY OF TERMS, Interpretation AND MISCELLANEOUS** | | | | |
| **Brief:** (Clause 1.1) | ***[NOTE: INCLUDE FOR EXAMPLE "THE DOCUMENT(S) SET OUT IN ATTACHMENT # TO THESE CONTRACT PARTICULARS (PLANNING PHASE)"]*** | | | |
| **Commonwealth's Novated Design Consultants:** (Clause 1.1) |  | | | |
| **Completion - additional conditions precedent to Completion:** (Clause 1.1) |  | | | |
| **Contract - other documents forming part of the Contract:**  (Clause 1.1) |  | | | |
| **Contract Administrator:** (Clause 1.1) |  | | | |
| **Contractor:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Contractor's** **Representative:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Contractor's Work Fee (Delivery):** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Contractor's Work Fee (Planning):** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Date for Delivery Phase Agreement:** (Clause 1.1) |  | | | |
| **Date for Delivery Phase Approval:** (Clause 1.1) |  | | | |
| **Defects Liability Period:** (Clause 1.1) |  | | | |
| **Defence Asbestos Register:** (Clause 1.1) |  | | | |
| **EMOS Contractor:** (Clause 1.1) |  | | | |
| **Environmental Management and Sustainability Plan** **(additional):** (Clause 1.1) |  | | | |
| **Environmental Objectives (additional):** (Clause 1.1) |  | | | |
| **Environmental Requirements (additional):** (Clause 1.1) |  | | | |
| **Executive Negotiator**s**:** (Clause 1.1) | **Commonwealth**: Director General Capital Facilities and Infrastructure  **Contractor**: [To be inserted following selection of the successful Tenderer] | | | |
| **Initial Target Date:** (Clause 1.1) | Where there are no Stages, for the Works is: | | | |
|  | | | |
| Where there are Stages, for each Stage is: | | | |
| **Stage** | | **Initial Target Date** | |
|  | |  | |
|  | |  | |
|  | |  | |
| **Management Fee:** (Clause 1.1) | $[To be inserted following selection of the successful Tenderer] | | | |
| **Milestone Fee Payment Schedule:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Overarching Apprentice Target for Women (to apply in the Delivery Phase):** (Clause 1.1) | **Contract period** | **Major Construction Project Targets** | | ***[IF THE PROJECT IS A MAJOR CONSTRUCTION PROJECT, DELETE THIS COLUMN]* Flagship Construction Project Targets** |
| 1 July 2024 to 30 June 2025  ***[DELETE THOSE ROWS THAT WILL NOT BE APPLICABLE IN THE DELIVERY PHASE]*** | [To be inserted following selection of successful Tenderer, not to be less than 6%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2025 to 30 June 2026 | [To be inserted following selection of successful Tenderer, not to be less than 7%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2026 to 30 June 2027 | [To be inserted following selection of successful Tenderer, not to be less than 8%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2027 to 30 June 2028 | [To be inserted following selection of successful Tenderer, not to be less than 9%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2028 to 30 June 2029 | [To be inserted following selection of successful Tenderer, not to be less than 10%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2029 to 30 June 2030 | [To be inserted following selection of successful Tenderer, not to be less than 11%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2030 onwards | [To be inserted following selection of successful Tenderer, not to be less than 12%] | | [To be inserted following selection of successful Tenderer] |
| **Outline Cost Plan:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Outline Delivery Phase Program:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Pandemic Adjustment Event (additional):** (Clause 1.1) |  | | | |
| **Planning Phase Milestones and Planning Phase Milestone Dates:** (Clause 1.1) | **Planning Phase Milestones** | **Description** | | **Planning Phase Milestone Dates** |
| ***[NOTE: THE FOLLOWING IS A TEMPLATE EXAMPLE OF HOW A MILESTONE COULD BE STRUCTURED FOR THE PURPOSES OF THIS ITEM, NOTING THAT IT WILL NEED TO BE REFINED TO SUIT THE REQUIREMENTS FOR THE CONTRACT IN QUESTION]*** | | | |
| Schematic Design Milestone | Each of the following has been achieved:  (a) Planning Phase Design Documentation comprising the Schematic Design Report (the required content of which is set out in section ***[INSERT]*** of the Brief) has been submitted to, and not rejected by, the Contract Administrator in accordance with clause 6.1 of the Conditions of Contract; and  (b) each of the other activities to be undertaken as described in section ***[INSERT]*** of the Brief has been completed in accordance with the requirements set out in the Brief. | | ***[INSERT]*** |
| **Project Plans (additional):** (Clause 1.1) | If clause [8] of the Special Conditions applies, Method of Work Plan for Airfield Activities.  ***[COMMONWEALTH TO INSERT ANY ADDITIONAL PLANS REQUIRED]*** | | | |
| **Quality Manager:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Quality Objectives (additional):** (Clause 1.1) |  | | | |
| **Quality Plan (additional):** (Clause 1.1) |  | | | |
| **Schedule of Collateral Documents:** (Clause 1.1) | 1. Approved Security (Unconditional Undertaking)  2. Design Services Subcontract (for use with the Defence Managing Contractor Contract)  3. Medium Works Subcontract (for use with the Defence Managing Contractor Contract)  4. Major Works Subcontract (for use with the Defence Managing Contractor Contract)  5. Collateral Warranty  6. Subcontractor Deed of Covenant  7. Consultant Deed of Covenant  8. Consultant Deed of Novation  9. Trust Deed  10. Deed of Guarantee and Undertaking  11. Contractor Design Certificate  12. Consultant Design Certificate  13. Subcontractor Design Certificate  14. Payment Claim  15. Payment Statement  16. Expert Determination Agreement | | | |
| **Site:** (Clause 1.1) |  | | | |
| **Site Management Plan (additional):** (Clause 1.1) |  | | | |
| **Stage of the Works:** (Clause 1.1) |  | | | |
| **Table of Variation Rates and Prices:** (Clause 1.1) | [To be inserted following selection of the successful Tenderer] | | | |
| **Trade-specific Apprentice Target for Women (to apply in the Delivery Phase):** (Clause 1.1) | **Contract period** | **Major Construction Project Targets** | | ***[IF THE PROJECT IS A MAJOR CONSTRUCTION PROJECT, DELETE THIS COLUMN]* Flagship Construction Project Targets** |
| 1 July 2024 to 30 June 2025  ***[DELETE THOSE ROWS THAT WILL NOT BE APPLICABLE IN THE DELIVERY PHASE]*** | [To be inserted following selection of successful Tenderer, not to be less than 4%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2025 to 30 June 2026 | [To be inserted following selection of successful Tenderer, not to be less than 5%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2026 to 30 June 2027 | [To be inserted following selection of successful Tenderer, not to be less than 6%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2027 to 30 June 2028 | [To be inserted following selection of successful Tenderer, not to be less than 7%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2028 to 30 June 2029 | [To be inserted following selection of successful Tenderer, not to be less than 8%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2029 to 30 June 2030 | [To be inserted following selection of successful Tenderer, not to be less than 9%] | | [To be inserted following selection of successful Tenderer] |
| 1 July 2030 onwards | [To be inserted following selection of successful Tenderer, not to be less than 10%] | | [To be inserted following selection of successful Tenderer] |
| **WOL Objectives (additional):** (Clause 1.1) |  | | | |
| **Work Health and Safety Plan (additional):** (Clause 1.1) |  | | | |
| **Works:** (Clause 1.1) |  | | | |
| **Governing law:** (Clause 1.3(a)) |  | | | |
| **CLAUSE 2 - NATURE OF CONTRACT** | | | | |
| **Statutory Requirements with which the Contractor does not need to comply:** (Clauses 2.3(g)(i) and 8.18(a)) |  | | | |
| **Approvals which the Contractor is not to obtain:**  (Clauses 2.3(g)(ii) and 8.18(b)) | ***[TO THE EXTENT THE COMMONWEALTH WILL BE RESPONSIBLE FOR OBTAINING AN APPROVAL AFTER THE AWARD DATE, THE COMMONWEALTH AND CONTRACT ADMINISTRATOR SHOULD CONSULT WITH THE PROJECT'S LEGAL ADVISER IN RESPECT OF ANY REQUIRED SPECIAL CONDITION]*** | | | |
| **Clause 3 - Personnel** | | | | |
| **Contract Administrator's representatives and their functions:** (Clause 3.4) | **Representative** | | **Function(s)** | |
|  | |  | |
|  | |  | |
| **Contractor's key people:** (Clause 3.6(a)) | **Person** | | **Position** | |
| [To be inserted following selection of the successful Tenderer] | |  | |
| **Clause 4 - Security** | | | | |
| **Security to be provided by the Contractor:** (Clause 4.1) | Where there are no Stages, for the Works is:  $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | |
| Where there are Stages, for each Stage is:  ***[WHERE SECURITY IS TO BE PROVIDED FOR EACH STAGE, COMMONWEALTH AND CONTRACT ADMINISTRATOR TO CONSIDER CUMULATIVE TOTAL AMOUNT OF THE SECURITY BEING REQUESTED. IF A PERCENTAGE AMOUNT IS REQUIRED, CONSIDER INSERTING THE WORDS "REFERABLE TO THE STAGE" AFTER THE WORDS "MANAGEMENT FEE"]*** | | | |
| **Stage** | | **Amount** | |
|  | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | |
|  | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | |
|  | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | |
|  | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | |
| **Clause 5 - Risks and Insurance** | | | | |
| **Insurance policies required to be obtained by the Contractor:** (Clause 5.4) | ***[INSURANCE LEVELS TO BE FINALISED IN LIGHT OF SUCCESSFUL TENDERER'S NOMINATED LEVELS, THE COMMONWEALTH'S RISK ASSESSMENT AND ANY NEGOTIATIONS WITH THE PREFERRED TENDERER ARISING FROM THAT RISK ASSESSMENT.***  ***WHERE THE COMMONWEALTH/CONTRACT ADMINISTRATOR INTENDS TO INCLUDE INDICATIVE LEVELS OF INSURANCE, THE WORDS "[To be inserted following selection of the successful Tenderer, indicatively $[INSERT AMOUNT]]" AND THE RELEVANT AMOUNT SHOULD BE INCLUDED.***  ***WHERE AN INSURANCE IS NOT REQUIRED, OR THE RELEVANT PARTICULAR DOES NOT APPLY, INSERT "Not Applicable". APPROPRIATE ADVICE SHOULD BE SOUGHT WHERE THERE ARE QUESTIONS AS TO WHICH OF THE INSURANCES SPECIFIED BELOW ARE REQUIRED FOR A SPECIFIC PROJECT]***  **Public Liability Insurance**  If written on an occurrence basis:  Amount of Cover: $ for each and every occurrence for public liability claims  If written on a claims made basis:  Amount of Cover: $ per claim and $ in the aggregate | | | |
| **Workers Compensation Insurance**  Amount of Cover: Amount of Cover prescribed by Statutory Requirement in the State or Territory in which the Contractor's Activities are performed or the Contractor's employees perform work, are employed or normally reside | | | |
| **Employers' Liability Insurance**  Amount of Cover: The amount that a prudent, competent and experienced contractor undertaking the Contractor's Activities would purchase which must not be less than $ | | | |
| **Professional Indemnity Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | |
| **Errors and Omissions Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | |
| **Other Insurances:** (Clauses 5.4(v) and 5.4(b)(ii))  ***[COMMONWEALTH AND CONTRACT ADMINISTRATOR TO CONSIDER AND SEEK ADVICE ON OTHER SPECIFIC AND ADDITIONAL INSURANCES THAT MAY BE REQUIRED EG TRANSIT INSURANCE FOR KEY ITEMS TRANSPORTED TO THE SITE, PRODUCT LIABILITY INSURANCE, MOTOR VEHICLE INSURANCE, INDUSTRIAL SPECIAL RISKS INSURANCE ETC]*** | | | |
| **Construction Risks Insurance to be effected by the Contractor in the Delivery Phase:** (Clause 5.4(b)) | Amount of Cover:  (a) $ (the Target Cost if no amount is specified);  (b) $ or % of the Target Cost to cover the costs of demolition and removal of debris;  (c) $ or % of the Target Cost to cover the Commonwealth consultant fees;  (d) $ for the value of materials or things to be supplied by the Commonwealth; and  (e) % of the total of the amounts in (a) to (d) to cover escalation costs.  (The Contractor should note that the amount of Construction Risks Insurance which will be required for the Delivery Phase will be based on the Target Cost for the Delivery Phase. Accordingly, these Contract Particulars (Planning Phase) have been completed for the purposes of "information only" during the Planning Phase) | | | |
| **Minimum amount of subcontractors' Professional Indemnity Insurance or Errors and Omissions Insurance:** (Clause 5.4(j)) | **Professional Indemnity Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | |
| **Errors and Omissions Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | |
| **Run-off period for Public Liability Insurance (if written on a claims made basis):** (Clause 5.6(b)) | Where any part of the Site is located in the Australian Capital Territory, New South Wales, Victoria, Tasmania, South Australia or the Northern Territory: 11 years.  Otherwise: 7 years. | | | |
| **Run-off period for Professional Indemnity Insurance or Errors and Omissions Insurance:** (Clause 5.6(d)) | Where any part of the Site is located in the Australian Capital Territory, New South Wales, Victoria, Tasmania, South Australia or the Northern Territory: 11 years.  Otherwise: 7 years. | | | |
| **Maximum aggregate liability of the Contractor to the Commonwealth:**  (Clause 5.11) | $ | | | |
| **CLAUSE 6 - PLANNING AND DESIGN** | | | | |
| **Number of days for Planning Phase Design Documentation review:** (Clauses 6.1(b)(ii) and 6.1(d)(i)) | days ***[NOTE TO THE COMMONWEALTH AND CONTRACT ADMINISTRATOR: SUCH PERIOD SHOULD NOT BE LESS THAN 21 DAYS]*** | | | |
| **Minimum intervals to update Planning Phase Program:** (Clause 6.3(a)(ii)) |  | | | |
| **Planning Phase Program format to be compatible with:** (Clause 6.3(a)(iv)) | ***[PRIMAVERA SURETRAK/MICROSOFT PROJECT]*** or equivalent requested by the Contractor and approved by the Contract Administrator | | | |
| **Delivery Phase Program format to be compatible with:** (Clause 6.4(b)(vi)) | ***[PRIMAVERA SURETRAK/MICROSOFT PROJECT]*** or equivalent requested by the Contractor and approved by the Contract Administrator | | | |
| **Conditions precedent to Site access for the Delivery Phase:** (Clause 6.6(b)(iii)D) |  | | | |
| **Number of days for Delivery Phase Design Documentation review:** (Clauses 6.8(b)(ii) and 6.8(d)) | days ***[NOTE TO THE COMMONWEALTH AND CONTRACT ADMINISTRATOR: SUCH PERIOD SHOULD NOT BE LESS THAN 21 DAYS]*** | | | |
| **Number of copies of Planning Phase Design Documentation and Delivery Phase Design Documentation (if any) to be submitted by the Contractor to the Contract Administrator:** (Clause 6.10) |  | | | |
| **Planning Phase Design Documentation and Delivery Phase Design Documentation hard copy requirements:** (Clause 6.10(a)) | Compatible with Autocad 14  To scale  Printed in black ink on white or transparent ISO Standard Sheet (size A1, A3, A4 or as determined by the Contract Administrator) | | | |
| **Planning Phase Design Documentation and Delivery Phase Design Documentation electronic copy requirements:** (Clause 6.10(b)) | Compatible with Autocad 14 CD-ROM, or as determined by the Contract Administrator | | | |
| **Order of precedence of documents in the case of any ambiguity, discrepancy or inconsistency:** (Clause 6.16(a)) | 1. Formal Agreement  2. Conditions of Contract  3. Special Conditions  4. Contract Particulars (Planning Phase)  5. Brief  6. Any other documents forming part of the Contract (as specified in the relevant item under clause 1.1 in these Contract Particulars (Planning Phase))  7. Planning Phase Design Documentation (which the Contractor is entitled to use under clause 6.1(d))  8. Project Plans | | | |
| **Applicability of document and construct delivery clauses:** (Clauses 6.19 and 6.20) | Clauses 6.19 and 6.20 ***[DO/DO NOT]*** apply. (Clauses 6.19 and 6.20 do not apply unless otherwise stated) | | | |
| **Number of days for sample review:** (Clauses 6.22(b)(ii) and 6.22(d)) | days | | | |
| **CLAUSE 7 - SITE** | | | | |
| **Conditions precedent to Site access during the Planning Phase:** (Clause 7.3(b)(v)) |  | | | |
| **Clause 8 - REIMBURSABLE WORK** | | | | |
| **Stage for which Collateral Warranties required:** (Clause 8.9) |  | | | |
| **Collateral Warranties required to be procured by the Contractor from subcontractors and provided to the Commonwealth:** (Clause 8.9) | As set out in Annexure 1 | | | |
| **Stage for which a certificate signed by a licensed surveyor is required as condition precedent to Completion:** (Clause 8.22) |  | | | |
| **Access hours for Contractor's Activities on Site during Planning Phase:** (Clause 8.30) |  | | | |
| **Access hours for Contractor's Activities on Site during Delivery Phase:** (Clause 8.30) |  | | | |
| **Requirements for Contract Administrator’s Office:** (Clause 8.32(a)) |  | | | |
| **Number of project signboards:** (Clause 8.33(a)) |  | | | |
| **Project signboard dimensions:** (Clause 8.33(a)(i)) |  | | | |
| **Project signboard (Acknowledgement of Country):** (Clause 8.33(a)(ii)H) | https://www.defence.gov.au/acknowledgment-of-country | | | |
| **Project signboard information (additional):** (Clause 8.33(a)(ii)I) |  | | | |
| **Clause 9 - Quality** | | | | |
| **Reference development for purpose of determining minimum standards for workmanship and materials:** (Clauses 9.1(a)(i)B and 9.1(b)(i)B) |  | | | |
| **Number of days for submission of Project Plans:** (Clause 9.2(a)(ii)A) | Design Management Plan: | | days | |
| Environmental Management and Sustainability Plan: | | days | |
| Estate Information Provision Plan: | | days | |
| Local Industry Capability Plan: | | days | |
| Project Lifecycle and HOTO Plan: | | days | |
| Quality Plan: | | days | |
| Site Management Plan: | | days | |
| Work Health and Safety Plan: | | days | |
| Other: ***[SPECIFY]*** | | days | |
| **Number of days for review of Project Plans:** (Clause 9.2(a)(ii)B) | Design Management Plan: | | days | |
| Environmental Management and Sustainability Plan: | | days | |
| Estate Information Provision Plan: | | days | |
| Local Industry Capability Plan: | | days | |
| Project Lifecycle and HOTO Plan: | | days | |
| Quality Plan: | | days | |
| Site Management Plan: | | days | |
| Work Health and Safety Plan: | | days | |
| Other: ***[SPECIFY]*** | | days | |
| **Period by which Defects Liability Period will be extended following rectification of a Defect or completion of a Variation to overcome a Defect:** (Clause 9.11) |  | | | |
| **Defects Records and Reports (additional):** (Clause 9.14(b)(vi)) |  | | | |
| **Clause 10 - Time** | | | | |
| **Maximum intervals between program updates by Contractor:** (Clause 10.2(a)) |  | | | |
| **Program format to be compatible with:** (Clause 10.2(c)) | ***[PRIMAVERA SURETRAK/MICROSOFT PROJECT]*** or equivalent requested by the Contractor and approved by the Contract Administrator | | | |
| **Clause 12 - Payment** | | | | |
| **Times for submission of payment claims by the Contractor to the Contract Administrator:** (Clause 12.2(a)) | Monthly, on the [To be inserted following selection of the successful Tenderer] day of each month | | | |
| **Email address for copy of tax invoice:** (Clause 12.5(a)) | invoices@defence.gov.au | | | |
| **Number of business days for payment:** (Clause 12.5(b)) | To the extent that the relevant part of the Contractor's Activities is carried out in:  1. Queensland, New South Wales or the Australian Capital Territory: 5; or  2. any other State or Territory: 10. | | | |
| **Interest rate:** (Clause 12.13) | In the case of:  1. damages - the Australian Taxation Office-sourced General Interest Charge Rate current at the due date for payment or such other rate nominated in writing from time to time by the Contract Administrator; or  2. late payments - the greater of:  (a) the rate in paragraph (1); and  (b) the rate of interest prescribed under any applicable Security of Payment Legislation. | | | |
| **Appointed Adjudicator/Prescribed Appointer/Authorised Nominating Authority:** (Clause 12.18(d)) | To the extent that the relevant part of the Contractor's Activities is carried out in:  1. the Northern Territory, the Resolution Institute of the Northern Territory Chapter;  2. Western Australia, the Resolution Institute of the Western Australian Chapter;  3. Victoria, any one of the following:  (a) Resolution Institute, Victorian Chapter;  (b) Building Adjudication Victoria Inc; or  (c) Rialto Adjudications Pty Ltd; or  4. any other State or Territory (save for Queensland), the Resolution Institute of the Chapter in that State or Territory. | | | |
| **Facilities and infrastructure accounting (additional):** (Clause 12.21(b)) |  | | | |
| **Clause 14 - Termination** | | | | |
| **Number of days to remedy breach:** (Clauses 14.3(c) and 14.4(b)) | days | | | |
| **Clause 15 - Disputes** | | | | |
| **Directions to be subject of an expert determination if disputed:** (Clause 15.2) | Directions under clauses: 4.2(b), 8.19(c), 8.19(d), 8.28(d), 8.35, 9.5, 9.9(b)(i), 9.10, 10.7, 10.8(d)(i), 11.3(a)(i)B or 11.3(a)(i)C, 11.3(a)(ii)B or 11.3(a)(ii)C, 11.3(a)(iii)B or 11.3(a)(iii)C, 11.3(b)(ii), 11.3(c)(i)B, 11.3(c)(ii)B, 11.3(c)(iii)B, 12.4, 13.2(b)(ii), 14.8(a), 18.3(e)(ii) or 18.3(e)(iii), if clause 1 of the Special Conditions applies, clause 1.1(b)(i) of the Special Conditions and clause 1.2 of the Special Conditions. | | | |
| **Industry expert who will conduct expert determinations:** (Clause 15.3(a)(i)) |  | | | |
| **Nominating authority for industry expert:** (Clause 15.3(a)(ii)) | (The President for the time being of the Resolution Institute unless otherwise specified) | | | |
| **Clause 16 - Notices** | | | | |
| **Address and email address, for the giving or serving of notices, upon:** (Clause 16.7(b)(i)) | **Commonwealth:**  Address (not PO Box):  Email address:  Attention: | | | |
| **Contract Administrator:**  Address (not PO Box):  Email address:  Attention: | | | |
| **Contractor:**  Address (not PO Box): [To be inserted following selection of the successful Tenderer]  Email address: [To be inserted following selection of the successful Tenderer]  Attention: [To be inserted following selection of the successful Tenderer] | | | |
| **CLAUSE 18 - GENERAL** | | | | |
| **Defence's Security Alert System level:** (Clause 18.3(d)(i)) | ("Aware" if not otherwise specified) | | | |
| **Shadow Economy Procurement Connected Policy:**  (Clause 18.14) | Clause 18.14 ***[DOES/DOES NOT]*** apply. (Clause 18.14 does apply unless otherwise stated) | | | |
| **Flagship Construction Project:**  (Clause 18.20) | Clause 18.20 ***[DOES/DOES NOT]*** apply. (Clause 18.20 does not apply unless otherwise stated)  ***[CLAUSE 18.20 WILL APPLY WHERE THE PROJECT IS A "FLAGSHIP CONSTRUCTION PROJECT" (VALUED AT OR ABOVE $100 MILLION (GST INCLUSIVE))]*** | | | |
| **CLAUSE 19 - COMMERCIAL-IN-CONFIDENCE INFORMATION** | | | | |
| **Commercial-in-Confidence Information:** (Clause 19) | Clause 19 [does/does not]apply. [To be inserted following selection of the successful Tenderer] (Clause 19 does not apply unless otherwise stated) | | | |
| **Information which is Commercial-in-Confidence Information:** (Clause 19) | **Specific Information** | **Justification** | | **Period of confidentiality** |
| [To be inserted following selection of the successful Tenderer] | [To be inserted following selection of the successful Tenderer] | | [To be inserted following selection of the successful Tenderer] |
| **CLAUSE 20 - INFORMATION SECURITY** | | | | |
| **DISP membership:**  (Clause 20.1(a)) | DISP membership ***[IS/IS NOT]*** required.  Where DISP membership is required:  ***[REFER TO CONTROL 16.1 OF THE DSPF (AVAILABLE AT https://www.defence.gov.au/security) FOR GUIDANCE AS TO WHEN DISP MEMBERSHIP SHOULD BE REQUIRED AND THE RELEVANT LEVELS FOR EACH DOMAIN]*** | | | |
| **DISP Membership / Security Domain** | | **Level** | |
| Governance | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED) NOTING THAT, IN ACCORDANCE WITH CONTROL 16.1 OF THE DSPF, THIS MUST EQUAL THE HIGHEST LEVEL REQUIRED FOR THE OTHER THREE DOMAINS BELOW. INSERT "NOT APPLICABLE" IN THIS AND BELOW ROWS IF DISP MEMBERSHIP IS NOT REQUIRED]*** | |
| Personnel Security | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | |
| Physical Security | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | |
| Information / Cyber Security | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | |
| **Minimum level of security clearance and roles required to hold such clearance:** (Clause 20.2(e)(ii)A) | **Role** | | **Minimum level of security clearance** | |
|  | |  | |
| **Anticipated highest security classification of information and assets:** (Clause 20.2(f)) |  | | | |
| **CLAUSE 24 - PAYMENT TIMES PROCUREMENT CONNECTED POLICY** | | | | | |
| **Reporting Entity:** (Clause 24) | | [To be inserted following selection of the successful Tenderer - noting that clause 24 will only apply where the successful Tenderer is a Reporting Entity for the purposes of the Payment Times Procurement Connected Policy]  Clause 24 [does/does not] apply. | | | |

CONTRACT PARTICULARS (Delivery Phase)

|  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- |
| **Clause 1 - GLOSSARY OF TERMS, Interpretation AND MISCELLANEOUS** | | | | | | | |
| **Adjustment to Approved Subcontract Agreement terms:** (Clause 1.1) | **Agreement** | | | | **Adjustment** | | |
|  | | | |  | | |
| **Brief:** (Clause 1.1) | ***[NOTE: INCLUDE FOR EXAMPLE "THE DOCUMENT(S) SET OUT IN ATTACHMENT # TO THESE CONTRACT PARTICULARS (DELIVERY PHASE)"]*** | | | | | | |
| **Commonwealth's Novated Design Consultants:** (Clause 1.1) |  | | | | | | |
| **Completion - additional conditions precedent to Completion:** (Clause 1.1) |  | | | | | | |
| **Contract - other documents forming part of the Contract:**  (Clause 1.1) |  | | | | | | |
| **Contract Administrator:** (Clause 1.1) |  | | | | | | |
| **Contractor:** (Clause 1.1) |  | | | | | | |
| **Contractor's Representative:** (Clause 1.1) |  | | | | | | |
| **Contractor's Work Fee (Delivery):** (Clause 1.1) | $ | | | | | | |
| **Defects Liability Period:** (Clause 1.1) |  | | | | | | |
| **Defence Asbestos Register:** (Clause 1.1) |  | | | | | | |
| **EMOS Contractor:** (Clause 1.1) |  | | | | | | |
| **Environmental Management and Sustainability Plan (additional):** (Clause 1.1) |  | | | | | | |
| **Environmental Objectives (additional):** (Clause 1.1) |  | | | | | | | |
| **Environmental Requirements (additional):** (Clause 1.1) |  | | | | | | |
| **Executive Negotiators:** (Clause 1.1) | **Commonwealth**: Director General Capital Facilities and Infrastructure  **Contractor**: | | | | | | |
| **Management Fee:** (Clause 1.1) | $ | | | | | | |
| **Milestone Fee Payment Schedule:** (Clause 1.1) |  | | | | | | |
| **Overarching Apprentice Target for Women:** (Clause 1.1) | **Contract period** | | **Major Construction Project Targets** | | | | ***[IF THE PROJECT IS A MAJOR CONSTRUCTION PROJECT, DELETE THIS COLUMN]* Flagship Construction Project Targets** |
| 1 July 2024 to 30 June 2025 | |  | | | |  |
| 1 July 2025 to 30 June 2026 | |  | | | |  |
| 1 July 2026 to 30 June 2027 | |  | | | |  |
| 1 July 2027 to 30 June 2028 | |  | | | |  |
| 1 July 2028 to 30 June 2029 | |  | | | |  |
| 1 July 2029 to 30 June 2030 | |  | | | |  |
| 1 July 2030 onwards | |  | | | |  |
| **Pandemic Adjustment Event (additional):** (Clause 1.1) |  | | | | | | |
| **Planning Phase Reimbursable Costs:** (Clause 1.1) | $ | | | | | | |
| **Project Plans (additional):** (Clause 1.1) |  | | | | | | |
| **Quality Manager:** (Clause 1.1) |  | | | | | | |
| **Quality Objectives** **(additional):** (Clause 1.1) |  | | | | | | |
| **Quality Plan (additional):** (Clause 1.1) |  | | | | | | |
| **Schedule of Collateral Documents:** (Clause 1.1) | 1. Approved Security (Unconditional Undertaking)  2. Design Services Subcontract (for use with the Defence Managing Contractor Contract)  3. Medium Works Subcontract (for use with the Defence Managing Contractor Contract)  4. Major Works Subcontract (for use with the Defence Managing Contractor Contract)  5. Collateral Warranty  6. Subcontractor Deed of Covenant  7. Consultant Deed of Covenant  8. Consultant Deed of Novation  9. Trust Deed  10. Deed of Guarantee and Undertaking  11. Contractor Design Certificate  12. Consultant Design Certificate  13. Subcontractor Design Certificate  14. Payment Claim  15. Payment Statement  16. Expert Determination Agreement | | | | | | |
| **Site:** (Clause 1.1) |  | | | | | | |
| **Site Management Plan (additional):** (Clause 1.1) |  | | | | | | |
| **Skills Guarantee Reporting Worksheet:** (Clause 1.1) | ***[CONTRACT ADMINISTRATOR TO DOWNLOAD THE WORKSHEET FROM GOVTEAMS AND ATTACH IT AS AN ATTACHMENT TO THESE CONTRACT PARTICULARS]*** | | | | | | |
| **Stage of the Works:** (Clause 1.1) |  | | | | | | |
| **Table of Variation Rates and Prices:** (Clause 1.1) |  | | | | | | |
| **Target Cost:** (Clause 1.1) | $ | | | | | | |
| **Target Date:** (Clause 1.1) | Where there are no Stages, for the Works is: | | | | | | |
|  | | | | | | |
| Where there are Stages, for each Stage is: | | | | | | |
| **Stage** | | | **Target Date** | | | |
|  | | |  | | | |
|  | | |  | | | |
|  | | |  | | | |
|  | | |  | | | |
| **Target Reimbursable Costs:** (Clause 1.1) |  | | | | | | |
| **Trade-specific Apprentice Target for Women:** (Clause 1.1) | **Contract period** | **Major Construction Project Targets** | | | | ***[IF THE PROJECT IS A MAJOR CONSTRUCTION PROJECT, DELETE THIS COLUMN]* Flagship Construction Project Targets** | |
| 1 July 2024 to 30 June 2025 |  | | | |  | |
| 1 July 2025 to 30 June 2026 |  | | | |  | |
| 1 July 2026 to 30 June 2027 |  | | | |  | |
| 1 July 2027 to 30 June 2028 |  | | | |  | |
| 1 July 2028 to 30 June 2029 |  | | | |  | |
| 1 July 2029 to 30 June 2030 |  | | | |  | |
| 1 July 2030 onwards |  | | | |  | |
| **WOL Objectives (additional):** (Clause 1.1) |  | | | | | | |
| **Work Health and Safety Plan** **(additional):** (Clause 1.1) |  | | | | | | |
| **Works:** (Clause 1.1) |  | | | | | | |
| **Governing law:** (Clause 1.3(a)) |  | | | | | | |
| **CLAUSE 2 - NATURE OF CONTRACT** | | | | | | | |
| **Statutory Requirements with which the Contractor does not need to comply:** (Clauses 2.3(g)(i) and 8.18(a)) |  | | | | | | |
| **Approvals which the Contractor is not to obtain:**  (Clauses 2.3(g)(ii) and 8.18(b)) | ***[TO THE EXTENT THE COMMONWEALTH WILL BE RESPONSIBLE FOR OBTAINING AN APPROVAL AFTER THE AWARD DATE, THE COMMONWEALTH AND CONTRACT ADMINISTRATOR SHOULD CONSULT WITH THE PROJECT'S LEGAL ADVISER IN RESPECT OF ANY REQUIRED SPECIAL CONDITION]*** | | | | | | |
| **Clause 3 - Personnel** | | | | | | | |
| **Contract Administrator's representatives and their functions:** (Clause 3.4) | **Representative** | | | **Function(s)** | | | |
|  | | |  | | | |
|  | | |  | | | |
| **Contractor's key people:** (Clause 3.6(a)) | **Person** | | | **Position** | | | |
|  | | |  | | | |
|  | | |  | | | |
| **Clause 4 - Security** | | | | | | | |
| **Security to be provided by the Contractor:** (Clause 4.1) | Where there are no Stages, for the Works is:  $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | | | | |
| Where there are Stages, for each Stage is:  ***[WHERE SECURITY IS TO BE PROVIDED FOR EACH STAGE, COMMONWEALTH AND CONTRACT ADMINISTRATOR TO CONSIDER CUMULATIVE TOTAL AMOUNT OF THE SECURITY BEING REQUESTED. IF A PERCENTAGE AMOUNT IS REQUIRED, CONSIDER INSERTING THE WORDS "REFERABLE TO THE STAGE" AFTER THE WORDS "MANAGEMENT FEE"]*** | | | | | | |
| **Stage** | | | **Amount** | | | |
|  | | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | |
|  | | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | |
|  | | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | |
|  | | | $ or % of the sum of the Contractor's Work Fee (Planning), the Contractor's Work Fee (Delivery) and the Management Fee (in the form of two Approved Securities, each for 50% of this amount). | | | |
| **Clause 5 - Risks and Insurance** | | | | | | | |
| **Insurance policies required to be obtained by the Contractor:** (Clause 5.4) | ***[INSURANCE LEVELS TO BE FINALISED IN LIGHT OF SUCCESSFUL TENDERER'S NOMINATED LEVELS, THE COMMONWEALTH'S RISK ASSESSMENT AND ANY NEGOTIATIONS WITH THE PREFERRED TENDERER ARISING FROM THAT RISK ASSESSMENT.***  ***WHERE THE COMMONWEALTH/CONTRACT ADMINISTRATOR INTENDS TO INCLUDE INDICATIVE LEVELS OF INSURANCE, THE WORDS "[To be inserted following selection of the successful Tenderer, indicatively $[INSERT AMOUNT]]" AND THE RELEVANT AMOUNT SHOULD BE INCLUDED.***  ***WHERE AN INSURANCE IS NOT REQUIRED, OR THE RELEVANT PARTICULAR DOES NOT APPLY, INSERT "Not Applicable"]***  **Public Liability Insurance**  If written on an occurrence basis:  Amount of Cover: $ for each and every occurrence for public liability claims  If written on a claims made basis:  Amount of Cover: $ per claim and $ in the aggregate | | | | | | |
| **Workers Compensation Insurance**  Amount of Cover: Amount of Cover prescribed by Statutory Requirement in the State or Territory in which the Contractor's Activities are performed or the Contractor's employees perform work, are employed or normally reside | | | | | | |
| **Employers' Liability Insurance**  Amount of Cover: The amount that a prudent, competent and experienced contractor undertaking the Contractor's Activities would purchase which must not be less than $ | | | | | | |
| **Professional Indemnity Insurance**  Amount of Cover: $ per claim and $ in the aggregate  ***[IF THE CONTRACT IS BEING USED ON A DESIGN AND CONSTRUCT OR DOCUMENT AND CONSTRUCT BASIS, THIS INSURANCE SHOULD BE OBTAINED]*** | | | | | | |
| **Errors and Omissions Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | | | | |
| **Other Insurances:** (Clauses 5.4(v) and 5.4(b)(ii))  ***[COMMONWEALTH AND CONTRACT ADMINISTRATOR TO CONSIDER AND SEEK ADVICE ON OTHER SPECIFIC AND ADDITIONAL INSURANCES THAT MAY BE REQUIRED EG TRANSIT INSURANCE FOR KEY ITEMS TRANSPORTED TO THE SITE, PRODUCT LIABILITY INSURANCE, MOTOR VEHICLE INSURANCE, INDUSTRIAL SPECIAL RISKS INSURANCE ETC]*** | | | | | | |
| **Construction Risks Insurance to be effected by the Contractor:** (Clause 5.4(b)) | Amount of Cover:  (a) $ (the Target Cost if no amount is specified);  (b) $ or % of the Target Cost to cover the costs of demolition and removal of debris;  (c) $ or % of the Target Cost to cover the Commonwealth consultant fees;  (d) $ for the value of materials or things to be supplied by the Commonwealth; and  (e) % of the total of the amounts in (a) to (d) to cover escalation costs. | | | | | | |
| **Minimum amount** of **Subcontractor's Professional Indemnity Insurance or Errors and Omissions Insurance:** (Clause 5.4(j)) | **Professional Indemnity Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | | | | |
| **Errors and Omissions Insurance**  Amount of Cover: $ per claim and $ in the aggregate | | | | | | |
| **Run-off period for Public Liability Insurance (if written on a claims made basis):** (Clause 5.6(b)) | Where any part of the Site is located in the Australian Capital Territory, New South Wales, Victoria, Tasmania, South Australia or the Northern Territory: 11 years.  Otherwise: 7 years. | | | | | | |
| **Run-off period for Professional Indemnity Insurance or Errors and Omissions Insurance:** (Clause 5.6(d)) | Where any part of the Site is located in the Australian Capital Territory, New South Wales, Victoria, Tasmania, South Australia or the Northern Territory: 11 years.  Otherwise: 7 years. | | | | | | |
| **Maximum aggregate liability of the Contractor to the Commonwealth:**  (Clause 5.11) | $ | | | | | | |
| **CLAUSE 6 - PLANNING AND DESIGN** | | | | | | | |
| **Conditions precedent to Site access for the Delivery Phase:** (Clause 6.6(b)(iii)D) |  | | | | | | |
| **Number of days for Delivery Phase Design Documentation review:** (Clauses 6.8(b)(ii) and 6.8(d)) | days ***[NOTE TO THE COMMONWEALTH AND CONTRACT ADMINISTRATOR: SUCH PERIOD SHOULD NOT BE LESS THAN 21 DAYS]*** | | | | | | |
| **Number of copies of Delivery Phase Design Documentation to be submitted by the Contractor to the Contract Administrator:** (Clause 6.10) |  | | | | | | |
| **Delivery Phase Design Documentation hard copy requirements:** (Clause 6.10(a)) | Compatible with Autocad 14  To scale  Printed in black ink on white or transparent ISO Standard Sheet (size A1, A3, A4 or as determined by the Contract Administrator) | | | | | | |
| **Delivery Phase Design Documentation electronic copy requirements:** (Clause 6.10(b)) | Compatible with Autocad 14 CD-ROM, or as determined by the Contract Administrator | | | | | | |
| **Order of precedence of documents in the case of any ambiguity, discrepancy or inconsistency:** (Clause 6.16(a)) | 1. Formal Agreement  2. Conditions of Contract  3. Special Conditions  4. Contract Particulars (Delivery Phase)  5. Contract Particulars (Planning Phase)  6. Brief  7. Any other documents forming part of the Contract (as specified in the relevant item under clause 1.1 in these Contract Particulars (Delivery Phase))  8 Delivery Phase Design Documentation (which the Contractor is entitled to use under clause 6.8(d))  9 Planning Phase Design Documentation (which the Contractor is entitled to use under clause 6.1(d))  10. Project Plans | | | | | | |
| **Applicability of document and construct delivery clauses:** (Clauses 6.19 and 6.20) | Clauses 6.19 and 6.20 ***[DO/DO NOT]*** apply. (Clauses 6.19 and 6.20 do not apply unless otherwise stated) | | | | | | |
| **Number of days for sample review:** (Clauses 6.22(b)(ii) and 6.22(d)) | days | | | | | | |
| **Clause 8 - REIMBURSABLE WORK** | | | | | | | |
| **Stage for which Collateral Warranties required:** (Clause 8.9) |  | | | | | | |
| **Collateral Warranties required to be procured by the Contractor from subcontractors and provided to the Commonwealth:** (Clause 8.9) | As set out in Annexure 1 | | | | | | |
| **Stage for which a certificate signed by a licensed surveyor is required as condition precedent to Completion:** (Clause 8.22) |  | | | | | | |
| **Access hours for Contractor's Activities on Site during Delivery Phase:** (Clause 8.30) |  | | | | | | |
| **Requirements for Contract Administrator’s Office:** (Clause 8.32(a)) |  | | | | | | |
| **Number of project signboards:** (Clause 8.33(a)) |  | | | | | | |
| **Project signboard dimensions:** (Clause 8.33(a)(i)) |  | | | | | | |
| **Project signboard (Acknowledgement of Country):**  (Clause 8.33(a)(ii)H | https://www.defence.gov.au/acknowledgment-of-country | | | | | | |
| **Project signboard information (additional):** (Clause 8.33(a)(ii)I) |  | | | | | | |
| **Clause 9 - Quality** | | | | | | | |
| **Reference development for purpose of determining minimum standards for workmanship and materials:** (Clauses 9.1(a)(i)B and 9.1(b)(i)B) |  | | | | | | |
| **Number of days for review of Project Plans:** (Clause 9.2(a)(ii)B) | Design Management Plan: | | | days | | | |
| Environmental Management and Sustainability Plan: | | | days | | | |
| Estate Information Provision Plan: | | | days | | | |
| Local Industry Capability Plan: | | | days | | | |
| Project Lifecycle and HOTO Plan: | | | days | | | |
| Quality Plan: | | | days | | | |
| Site Management Plan: | | | days | | | |
| Work Health and Safety Plan: | | | days | | | |
| Other: ***[SPECIFY]*** | | | days | | | |
| **Period by which Defects Liability Period will be extended following rectification of a Defect or completion of a Variation to overcome a Defect:** (Clause 9.11) |  | | | | | | |
| **Defects Records and Reports (additional):** (Clause 9.14(b)(vi)) |  | | | | | | |
| **Clause 10 - Time** | | | | | | | |
| **Maximum intervals between program updates by Contractor:** (Clause 10.2(a)) |  | | | | | | |
| **Program format to be compatible with:** (Clause 10.2(c)) | ***[PRIMAVERA SURETRAK/MICROSOFT PROJECT]*** or equivalent requested by the Contractor and approved by the Contract Administrator | | | | | | |
| **Clause 11 - VARIATIONS** |  | | | | | | |
| **Percentage in respect of adjustment to Management Fee:**  (Clause 11.3(a)(iv)) | % | | | | | | |
| **Clause 12 - Payment** | | | | | | | |
| **Times for submission of payment claims by the Contractor to the Contract Administrator:** (Clause 12.2(a)) | Monthly, on the day of each month | | | | | | |
| **Email address for copy of tax invoice:** (Clause 12.5(a)) | invoices@defence.gov.au | | | | | | |
| **Number of business days for payment:** (Clause 12.5(b)) | To the extent that the relevant part of the Contractor's Activities is carried out in:  1. Queensland, New South Wales or the Australian Capital Territory: 5; or  2. any other State or Territory: 10. | | | | | | |
| **Interest rate:** (Clause 12.13) | In the case of:  1. damages - the Australian Taxation Office-sourced General Interest Charge Rate current at the due date for payment or such other rate nominated in writing from time to time by the Contract Administrator; or  2. late payments - the greater of:  (a) the rate in paragraph (1); and  (b) the rate of interest prescribed under any applicable Security of Payment Legislation. | | | | | | |
| **Appointed Adjudicator/Prescribed Appointer/Authorised Nominating Authority:** (Clause 12.18(d)) | To the extent that the relevant part of the Contractor's Activities is carried out in:  1. the Northern Territory, the Resolution Institute of the Northern Territory Chapter;  2. Western Australia, the Resolution Institute of the Western Australian Chapter;  3. Victoria, any one of the following:  (a) Resolution Institute, Victorian Chapter;  (b) Building Adjudication Victoria Inc; or  (c) Rialto Adjudications Pty Ltd; or  4. any other State or Territory (save for Queensland), the Resolution Institute of the Chapter in that State or Territory. | | | | | | |
| **Facilities and infrastructure accounting (additional):** (Clause 12.21(b)) |  | | | | | | |
| **Clause 14 - Termination** | | | | | | | |
| **Number of days to remedy breach:** (Clauses 14.3(c) and 14.4(b)) | days | | | | | | |
| **Clause 15 - Disputes** | | | | | | | |
| **Directions to be subject of an expert determination if disputed:** (Clause 15.2) | Directions under clauses: 4.2(b), 8.19(c), 8.19(d), 8.28(d), 8.35, 9.5, 9.9(b)(i), 9.10, 10.7, 10.8(d)(i), 11.3(a)(i)B or 11.3(a)(i)C, 11.3(a)(ii)B or 11.3(a)(ii)C, 11.3(a)(iii)B or 11.3(a)(iii)C, 11.3(b)(ii), 11.3(c)(i)B, 11.3(c)(ii)B, 11.3(c)(iii)B, 12.4, 13.2(b)(ii), 14.8(a), 18.3(e)(ii) or 18.3(e)(iii), 25.5(b), if clause 1 of the Special Conditions applies, clause 1.1(b)(i) of the Special Conditions and clause 1.2 of the Special Conditions | | | | | | |
| **Industry expert who will conduct expert determinations:** (Clause 15.3(a)(i)) |  | | | | | | |
| **Nominating authority for industry expert:** (Clause 15.3(a)(ii)) | (The President for the time being of the Resolution Institute unless otherwise specified) | | | | | | |
| **Clause 16 - Notices** | | | | | | | |
| **Address and email address, for the giving or serving of notices, upon:** (Clause 16.7(b)(i)) | **Commonwealth:**  Address (not PO Box):  Email address:  Attention: | | | | | | |
| **Contract Administrator:**  Address (not PO Box):  Email address:  Attention: | | | | | | |
| **Contractor:**  Address (not PO Box):  Email address:  Attention: | | | | | | |
| **CLAUSE 18 - GENERAL** | | | | | | | |
| **Defence's Security Alert System level:** (Clause 18.3(d)(i)) | ("Aware" if not otherwise specified | | | | | | |
| **Shadow Economy Procurement Connected Policy:**  (Clause 18.14) | Clause 18.14 ***[DOES/DOES NOT]*** apply. (Clause 18.14 does apply unless otherwise stated) | | | | | | |
| **Flagship Construction Project:**  (Clause 18.20) | Clause 18.20 ***[DOES/DOES NOT]*** apply. (Clause 18.20 does not apply unless otherwise stated) | | | | | | |
| **CLAUSE 19 - COMMERCIAL-IN-CONFIDENCE INFORMATION** | | | | | | | |
| **Commercial-in-Confidence Information:** (Clause 19) | Clause 19 ***[DOES/DOES NOT]*** apply. (Clause 19 does not apply unless otherwise stated) | | | | | | |
| **Information which is Commercial-in-Confidence Information:** (Clause 19) | **Specific Information** | **Justification** | | | | **Period of confidentiality** | |
|  |  | | | |  | |
| **CLAUSE 20 - INFORMATION SECURITY** | | | | | | | |
| **DISP membership:**  (Clause 20.1(a)) | DISP membership ***[IS/IS NOT]*** required.  Where DISP membership is required:  ***[REFER TO CONTROL 16.1 OF THE DSPF (AVAILABLE AT https://www.defence.gov.au/security) FOR GUIDANCE AS TO WHEN DISP MEMBERSHIP SHOULD BE REQUIRED AND THE RELEVANT LEVELS FOR EACH DOMAIN]*** | | | | | | |
| **DISP Membership / Security Domain** | | | **Level** | | | |
| Governance | | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED) NOTING THAT, IN ACCORDANCE WITH CONTROL 16.1 OF THE DSPF, THIS MUST EQUAL THE HIGHEST LEVEL REQUIRED FOR THE OTHER THREE DOMAINS BELOW. INSERT "NOT APPLICABLE" IN THIS AND BELOW ROWS IF DISP MEMBERSHIP IS NOT REQUIRED]*** | | | |
| Personnel Security | | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | | | |
| Physical Security | | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | | | |
| Information / Cyber Security | | | ***[INSERT LEVEL AND SPECIFIC DETAILS (AS REQUIRED)]*** | | | |
| **Minimum level of security clearance and roles required to hold such clearance:** (Clause 20.2(e)(ii)A) | **Role** | | | **Minimum level of security clearance** | | | |
|  | | |  | | | |
| **Anticipated highest security classification of information and assets:** (Clause 20.2(f)) |  | | | | | | |
| **CLAUSE 24 - PAYMENT TIMES PROCUREMENT CONNECTED POLICY** | | | | | | | | | |
| **Reporting Entity:** (Clause 24) | [To be inserted following selection of the successful Tenderer - noting that clause 24 will only apply where the successful Tenderer is a Reporting Entity for the purposes of the Payment Times Procurement Connected Policy]  Clause 24 ***[DOES/DOES NOT]*** apply. | | | | | | | | |
| **CLAUSE 25 - kpis and incentive** | | | | | | | |
| **KPIs and Incentive:** (Clause 25.7) | ***[INSERT REFERENCE TO DOCUMENT SPECIFYING THE AGREED KPI AND INCENTIVE REGIME. INCLUDE FOR EXAMPLE "THE DOCUMENT(S) SET OUT IN ATTACHMENT # TO THESE CONTRACT PARTICULARS (DELIVERY PHASE)"]*** | | | | | | |

These Contract Particulars (Delivery Phase) may be executed in any number of counterparts and all such counterparts taken together will be deemed to constitute one and the same instrument.

**SIGNED as an agreement** for the purposes of clause 6.5(g)(i) and clause 6.6(b)(i) of ***[INSERT DETAILS OF CONTRACT SIGNED BETWEEN THE PARTIES]*** on day of

|  |  |  |  |
| --- | --- | --- | --- |
| **Signed** for and on behalf of the**Commonwealth of Australia** in the presence of: |  |  |  |
|  |  |  |  |
| Signature of Witness |  |  | Signature of Authorised Officer |
|  |  |  |  |
| Name of Witness in full |  |  | Name of Authorised Officer in full |

***[S 127 OF CORPORATIONS ACT]***

|  |  |  |  |
| --- | --- | --- | --- |
| **Executed** by the **Contractor** in accordance with section 127 of the *Corporations Act 2001* (Cth): |  |  |  |
|  |  |  |  |
| Signature of director |  |  | Signature of company secretary/director ***[delete position as appropriate]*** |
|  |  |  |  |
| Full name of director who states that they are a director of the **Contractor** |  |  | Full name of company secretary/director ***[delete position as appropriate]*** who states that they are a company secretary/director ***[delete position as appropriate]*** of the **Contractor** |

***[OR - AUTHORISED SIGNATORY OF COMPANY]***

|  |  |  |  |
| --- | --- | --- | --- |
| **Signed** for and on behalf of the Contractorby its authorised signatory in the presence of: |  |  |  |
|  |  |  |  |
| Signature of witness |  |  | Signature of authorised signatory |
|  |  |  |  |
| Full name of witness |  |  | Full name of authorised signatory |

1. - Estate Information
2. REVIEW BY CONTRACT ADMINISTRATOR
   * 1. The Contract Administrator may:
        1. review any Estate Information and any other documents prepared and submitted by the Contractor under and in accordance with this Annexure 1 (**Annexure 1 Estate Information**), or any resubmitted Annexure 1 Estate Information; and
        2. within 14 days, or such longer period as the Contract Administrator may reasonably require, as notified in writing to the Contractor:
           1. approve the Annexure 1 Estate Information; or
           2. reject the Annexure 1 Estate Information if in the Contract Administrator's reasonable opinion the Annexure 1 Estate Information does not comply with the requirements of the Contract.
     2. If any Annexure 1 Estate Information is rejected, the Contractor must promptly (and in any event within 14 days) resubmit amended Annexure 1 Estate Information to the Contract Administrator and paragraph (a) will reapply until the Contract Administrator approves the relevant Annexure 1 Estate Information.
     3. Clause 23.2 of the Conditions of Contract will apply to any review by the Contract Administrator in accordance with this clause 1.
     4. Without limiting any other provision of the Contract, and notwithstanding any approval by the Contract Administrator under paragraph (a), where an error, defect or omission in the Annexure 1 Estate Information is identified, the Contractor must revise and resubmit the relevant Annexure 1 Estate Information as directed by the Contract Administrator, and paragraph (a) will reapply.
3. "AS-CONSTRUCTED" DRAWINGS AND DOCUMENTS

The Contractor must:

* + 1. by no later than the date on which the Contractor provides its 28 day notice of anticipated Completion to the Contract Administrator under clause 13.1(b) of the Conditions of Contract, prepare and submit the complete sets of the draft drawings and documents in respect of the Works or the Stage (**Draft As-Constructed Documents**) to the Contract Administrator for its review under clause 1(a) as follows:

***[STANDARD DISCIPLINES AND AS-CONSTRUCTED DRAWINGS/DOCUMENTS ARE INCLUDED IN THE TABLE BELOW. COMMONWEALTH AND CONTRACT ADMINISTRATOR TO CONSIDER AND REMOVE THOSE NOT APPLICABLE TO THE PROJECT AND INCLUDE ANY ADDITIONAL DISCIPLINES AND AS-CONSTRUCTED DRAWINGS/DOCUMENTS REQUIRED]***

| **Discipline** | **As-Constructed Drawings and Documents - General** | **As Constructed Drawings and Documents - Works or Stage specific requirements** |
| --- | --- | --- |
| *Multi-discipline* | * updated Master Site Plan (to reflect the Works or a Stage) in accordance with the Spatial Data Management Plan and so as to show any change or modification to all infrastructure and asset features; and * surveys of the Works or a Stage prepared in accordance with, and to the standard required by, the Spatial Data Management Plan; | ***[INSERT STAGE/S (IF APPLICABLE) AND ANY ADDITIONAL REQUIREMENTS]*** |
| *Architectural* | * building plans and floor plans, including floor types; and * provision of (or amendment to) Spaces Plan in accordance with the Spatial Data Management Plan; | ***[INSERT]*** |
| *Landscape* | * plans; * cabling/systems layout; * underground cabling/systems layout; * as-constructed metering strategy; * separate landscape management/planting drawings specifying Grassed Areas, Garden Beds, Monuments or other important built assets as specified by Estate Class 2 'I.LA' in the Estate Register Information Model (ERIM) available on the Defence Website as amended or replaced from time to time; and * separate document for landscape sustainment support; | ***[INSERT]*** |
| *Engineering Services Civil* | * underground infrastructure systems layout; * bulk earthworks plan; * roads & paths plan; and * ***[INSERT OTHER RELEVANT PLANS]***; | ***[INSERT]*** |
| *Engineering Services Structural* | * structural and sectional plans, elevations and details; | ***[INSERT]*** |
| *Engineering Services Hydraulic* | * building plans and floor plans; * cabling/systems layout; * underground cabling/systems layout; * circuit/single line/P&ID (Piping & Instrumentation Diagram) schematic layout diagrams; and * as-constructed metering strategy; | ***[INSERT]*** |
| *Engineering Services Mechanical* | * building plans and floor plans; * cabling/systems layout; * underground cabling/systems layout; * circuit/single line/P&ID (Piping & Instrumentation Diagram) schematic layout diagrams; and * as-constructed metering strategy; | ***[INSERT]*** |
| *Engineering Services Electrical* | * building plans and floor plans; * wiring diagrams; * cabling/systems layout; * underground cabling/systems layout; * lighting and power layout, including emergency lighting and emergency power layout; * main switchboard layout; * main switchboard schematic drawings; * main switchboard circuit index; * lightning protection; * distribution board layout; * distribution board circuit index; * sub mains cabling layout; * earthing systems; * metering strategy; * update to Whole of Base HV Electrical Single Line Diagrams; and * LV Single Line Diagrams; | ***[INSERT]*** |
| *Engineering Services Communications* | * building plans and floor plans; * wiring diagrams; * cabling/systems layout; * underground cabling/systems layout; * network schematic diagrams and building service layout diagram; * cabinet layout diagram and cable patching register; * IP address register, Site/cabinet/key register; * User and Group register, audit and change logs, security settings; * room operating parameter requirements notice; and * critical recovery/restoration software files, standard operating environment configuration settings; | ***[INSERT]*** |
| *Engineering Services Security* | * building plans and floor plans; * wiring diagrams; * cabling/systems layout; * underground cabling/systems layout; * network schematic diagrams and building service layout diagram; * cabinet layout diagram and cable patching register; * IP address register, Site/cabinet/key register; * User and Group register, audit and change logs, security settings; and * critical recovery/restoration software files, standard operating environment configuration settings; | ***[INSERT]*** |
| *Engineering Services Fire* | * building plans and floor plans; * wiring diagrams; * fire detector layout; * wiring diagram for the fire alarm control panel; * cabling/systems layout; * underground cabling/systems layout; * P&ID (Piping & Instrumentation Diagram) documentation for wet fire suppression services; and * building system layout plan for wet suppression services; | ***[INSERT]*** |
| ***[OTHER DISCIPLINES - SPECIFY]*** | ***[INSERT]*** | ***[INSERT]*** |

* + 1. without limiting the definition of "Completion" in clause 1.1 of the Conditions of Contract, as a condition precedent to Completion of the Works or a Stage:
       1. update as necessary to reflect the completed Works or Stage and resubmit the Draft As-Constructed Documents to the Contract Administrator for review under clause 1(a), with any amendments to be clearly indicated;
       2. once approved by the Contract Administrator, submit the final, approved versions of the Draft As-Constructed Documents to the Contract Administrator (**Final As-Constructed Documents**); and
       3. at the same time the Contractor submits the Final As-Constructed Documents, provide a complete and accurate:
          1. new or updated (as applicable) metadata record for each drawing and document; and
          2. metadata record for each updated Master Site Plan dataset,

in accordance with the requirements of the Spatial Data Management Plan;

* + 1. without limiting paragraphs (a) and (b), ensure that the Draft As-Constructed Documents and Final As-Constructed Documents:
       1. are provided electronically in accordance with the Spatial Data Management Plan, or such other format directed by the Contract Administrator;
       2. are prepared in accordance with:
          1. the Spatial Data Management Plan and the requirements contained in the EGIS; and
          2. the requirements of the Contract; and
       3. have the words "As-Constructed" printed in the following locations:
          1. if a document, immediately above the title and reference; and
          2. if a drawing, immediately above the title and drawing number block at the bottom right hand corner of the drawing and immediately to the left of the drawing number block at the top left hand corner of the drawing, parallel to and outside the left hand border of the drawing; and
    2. for each of the Draft As-Constructed Documents and the Final As-Constructed Documents provide to the Contract Administrator a comprehensive document and drawing index setting out all documents and drawings prepared by the Contractor and by its subcontractors.

For the purposes of this clause 2:

* + 1. the terms **Master Site Plan** and **Spaces Plan** have the same meaning as in the Spatial Data Management Plan; and
    2. **EGIS** means the "Estate Governance & Integrity System" available on the Defence Website as amended or replaced from time to time.

1. COLLATERAL WARRANTIES
   * 1. Without limiting the definition of "Completion" in clause 1.1 and clause 8.9 of the Conditions of Contract the Contractor must, as a condition precedent to Completion of the Works or a Stage, provide the Contract Administrator with the following minimum warranties (in the form of the Collateral Warranty) for the following warranty periods:

| **Description** | **Minimum Warranty Period (from the Date of Completion of the Works or the Stage)** |
| --- | --- |
| Access Floor | [To be inserted following selection of the successful Tenderer]years |
| Aircraft Aprons, Flexible and Rigid Pavements and Seals | [To be inserted following selection of the successful Tenderer]years |
| Benches and Cupboards and Associated Joinery | [To be inserted following selection of the successful Tenderer]years |
| Carpentry | [To be inserted following selection of the successful Tenderer]years |
| Carpet | [To be inserted following selection of the successful Tenderer]years |
| Communications Systems | [To be inserted following selection of the successful Tenderer]years |
| Concrete Toppings and Repairs | [To be inserted following selection of the successful Tenderer]years |
| Drainage | [To be inserted following selection of the successful Tenderer]years |
| Doors | [To be inserted following selection of the successful Tenderer]years |
| Electrical Services | [To be inserted following selection of the successful Tenderer]years |
| Electrical Building and Distribution Services | [To be inserted following selection of the successful Tenderer]years |
| External Coating Systems | [To be inserted following selection of the successful Tenderer]years |
| External Lighting | [To be inserted following selection of the successful Tenderer]years |
| External Non-Structural Concrete | [To be inserted following selection of the successful Tenderer]years |
| External Signage (sign writing and lettering) | [To be inserted following selection of the successful Tenderer]years |
| External Signage (excluding sign writing and lettering) | [To be inserted following selection of the successful Tenderer]years |
| Façade | [To be inserted following selection of the successful Tenderer]years |
| Fire Services | [To be inserted following selection of the successful Tenderer]years |
| Floor and Pavement Markings (internal) | [To be inserted following selection of the successful Tenderer]years |
| Floor and Pavement Markings (external) | [To be inserted following selection of the successful Tenderer]years |
| Furniture Fittings and Equipment | [To be inserted following selection of the successful Tenderer]years |
| Gates and Fences | [To be inserted following selection of the successful Tenderer]years |
| Gantries | [To be inserted following selection of the successful Tenderer]years |
| Hardened Structures | [To be inserted following selection of the successful Tenderer]years |
| Hardware | [To be inserted following selection of the successful Tenderer]years |
| High Ropes Structure and Equipment | [To be inserted following selection of the successful Tenderer]years |
| Internal Signage | [To be inserted following selection of the successful Tenderer]years |
| Kitchen Equipment | [To be inserted following selection of the successful Tenderer]years |
| Mechanical Services | [To be inserted following selection of the successful Tenderer]years |
| Membrane Roofing and Tanking | [To be inserted following selection of the successful Tenderer]years |
| Metal Roof and Walling | [To be inserted following selection of the successful Tenderer]years |
| Noise Attenuation Structures | [To be inserted following selection of the successful Tenderer]years |
| Painting | [To be inserted following selection of the successful Tenderer]years |
| Partitions | [To be inserted following selection of the successful Tenderer]years |
| Piling and foundations | [To be inserted following selection of the successful Tenderer]years |
| Plumbing | [To be inserted following selection of the successful Tenderer]years |
| Resilient finishes, e.g. Vinyl | [To be inserted following selection of the successful Tenderer]years |
| Security | [To be inserted following selection of the successful Tenderer]years |
| Sewers | [To be inserted following selection of the successful Tenderer]years |
| Stormwater Drainage | [To be inserted following selection of the successful Tenderer]years |
| Structural Concrete | [To be inserted following selection of the successful Tenderer]years |
| Structural Steel | [To be inserted following selection of the successful Tenderer]years |
| Sun Control Louvres | [To be inserted following selection of the successful Tenderer]years |
| Supervisory / Data Services | [To be inserted following selection of the successful Tenderer]years |
| Suspended Ceilings | [To be inserted following selection of the successful Tenderer]years |
| Tiling | [To be inserted following selection of the successful Tenderer]years |
| Toilet Partitions | [To be inserted following selection of the successful Tenderer]years |
| Water Supply Services | [To be inserted following selection of the successful Tenderer]years |
| Windows and Glazing | [To be inserted following selection of the successful Tenderer]years |
| Vehicle Pavement and Seals | [To be inserted following selection of the successful Tenderer]years |
| ***[THE LIST IN THIS TABLE MUST ALIGN WITH THE TABLE SET OUT IN THE TENDER DOCUMENTS. CONTRACT ADMINISTRATOR TO UPDATE THIS TABLE ACCORDINGLY. FOLLOWING SELECTION OF THE SUCCESSFUL TENDERER AND ANY NEGOTIATION, THIS TABLE SHOULD THEN BE COMPLETED ON A BASIS CONSISTENT WITH THE WARRANTY PERIODS AS SETTLED WITH THE SUCCESSFUL TENDERER]*** | [To be inserted following selection of the successful Tenderer]years |

1. OPERATION AND MAINTENANCE MANUALS

The Contractor must:

* + 1. ensure that operation and maintenance manuals are prepared or updated (as applicable) in accordance with the O&MM Instructions and any other requirements of the Contract and so as to ensure that such manuals detail specific operation and maintenance information for each aspect of the Works or the Stage;
    2. obtain and co-ordinate the provision of information by its subcontractors as is necessary for the preparation or updating (as applicable) of the operation and maintenance manuals that it is required to prepare or update in accordance with paragraph (a);
    3. by no later than the date on which the Contractor provides its 28 day notice of anticipated Completion to the Contract Administrator under clause 13.1(b) of the Conditions of Contract, provide draft operation and maintenance manuals in accordance with paragraph (a) (**Draft Operation and Maintenance Manuals**) to the Contract Administrator for review under clause 1(a); and
    4. without limiting the definition of "Completion" in clause 1.1 of the Conditions of Contract, as a condition precedent to Completion of the Works or a Stage:
       1. update as necessary to reflect the completed Works or the Stage and resubmit the Draft Operation and Maintenance Manuals to the Contract Administrator for review under clause 1(a), with any amendments to be clearly indicated; and
       2. once approved by the Contract Administrator, submit the final versions of the Draft Operation and Maintenance Manuals (**Final Operation and Maintenance Manuals**) to the Contract Administrator.

For the purposes of this clause 4:

* + 1. catalogues, sales brochures and other documents giving general information in respect of aspects of the Works or the Stage will not be acceptable;
    2. all manuals must be sufficiently comprehensive for routine maintenance, overhaul and repairs to be carried out by personnel who are qualified to undertake maintenance work but who are not necessarily familiar with any particular aspect of the Works or the Stage; and
    3. all manuals must be prepared in accordance with the “Instructions for Operations and Maintenance Manuals (O&MM) for Defence Facilities” available on the Defence Website, as amended or replaced from time to time (**O&MM Instructions**), including that one operation and maintenance manual is to be provided or updated for each building and base infrastructure system within the project.

1. TRAINING

The Contractor must:

* + 1. in accordance with its approved Estate Information program (as contained in the Estate Information Provision Plan), prepare and submit a detailed draft outline of a comprehensive training program in respect of the occupation, use, operation and maintenance of each element of the Works or the Stage to the Contract Administrator;
    2. without limiting the definition of "Completion" in clause 1.1 of the Conditions of Contract, as a condition precedent to Completion of the Works or a Stage:
       1. obtain and co-ordinate all documents and information to be included in the training program, including documents and information provided by subcontractors;
       2. during commissioning of the Works or the Stage, plan, manage and deliver the comprehensive training program in respect of all operational and maintenance aspects of the Works or the Stage for the number of and each category of persons as required by the Contract Administrator, including (where applicable) training on how to instruct other staff by way of a “train the trainer” approach;
       3. carry out such training:
          1. using trained instructors, fully experienced in respect of all operational and maintenance aspects of the Works or the Stage;
          2. using the Final Operation and Maintenance Manuals produced by the Contractor, with copies of such manuals to be made available during the training to all trainees; and
       4. provide the Contract Administrator with copies of all documents, information and training materials necessary to enable ongoing training in respect of all operational and maintenance aspects of the Works or the Stage; and
    3. ensure that such training and training program is prepared and conducted in accordance with, and in the manner and at times required by, the Project Lifecycle and HOTO Plan.

1. - Special Conditions

*[DEFENCE AND THE TENDER/CONTRACT ADMINISTRATOR ARE TO REVIEW THIS LIST OF POTENTIAL SPECIAL CONDITIONS AND ADVISE WHICH ONES ARE REQUIRED FOR THE CONTRACT. DEFENCE AND THE TENDER/CONTRACT ADMINISTRATOR ARE ALSO REQUIRED TO IDENTIFY ANY AMENDMENTS TO THESE SPECIAL CONDITIONS OR ANY ADDITIONAL SPECIAL CONDITIONS WHICH MAY BE REQUIRED AND ADVISE THESE TO THE DELEGATE AND THE PROJECT'S LEGAL SERVICES PROVIDER (IF ANY)]*

1. LATENT HAZARDOUS SUBSTANCE, ASBESTOS, ACM OR GHS MATERIAL
   1. Notice of Latent Hazardous Substances, Asbestos, ACM or GHS Material
      1. If in carrying out the Contractor's Activities the Contractor considers that it has encountered or found Latent Hazardous Substances, Asbestos, ACM or GHS Material, it must:
         1. immediately give the Contract Administrator and the Commonwealth notice in writing;
         2. not disturb the substance or the material under any circumstances other than where such disturbance is necessary to comply with subparagraph (iv);
         3. cordon off the relevant area preventing access by all unauthorised persons and install a warning sign informing of the suspected Latent Hazardous Substances, Asbestos, ACM or GHS Material; and
         4. ensure that all persons are protected from exposure to the substance or material (including in accordance with the WHS Legislation) until the nature of the substance or material has been competently determined.
      2. The Contract Administrator must within 14 days of receipt of the Contractor's notice under paragraph (a)(i):
         1. notify the Contractor and the Commonwealth of its determination of whether Latent Hazardous Substances, Asbestos, ACM or GHS Material has been encountered or found; and
         2. instruct the Contractor as to the course it must adopt insofar as the Contractor's Activities are affected by the Latent Hazardous Substances, Asbestos, ACM or GHS Material.
   2. Contractor's Entitlement

If the Contract Administrator determines that Latent Hazardous Substances, Asbestos, ACM or GHS Material have been encountered or found, the Contractor will be entitled to have the Contractor's Work Fee (Delivery) increased by the extra costs reasonably incurred by the Contractor after the giving of the notice under clause 1.1(a) which arise directly from the Latent Hazardous Substances, Asbestos, ACM or GHS Material and the Contract Administrator's instruction under clause 1.1(b)(ii), as determined by the Contract Administrator in accordance with clause 11.3(a)(iii)B or C of the Conditions of Contract.

To the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with any Latent Hazardous Substances, Asbestos, ACM or GHS Material, other than:

* + 1. under clause 1.2; or
    2. for Reimbursable Costs.
  1. Contractor's Obligations

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, if:

* + 1. the Contractor's Activities include identifying, surveying, treating, removing, monitoring or doing any other matter or thing in respect of Hazardous Substances, Asbestos, ACM or GHS Material; or
    2. the Contract Administrator has otherwise instructed the Contractor under clause 1.1(b)(ii) to identify, survey, treat, remove, monitor or do any other matter or thing in respect of Hazardous Substances, Asbestos, ACM or GHS Material,

the Contractor must comply with the requirements of the WHS Legislation, any applicable Code of Practice and any other Statutory Requirements applicable in the State or Territory in which the Works are situated relating to such substances and materials.

* 1. Definitions and interpretation

For the purposes of clause 1:

* + 1. **Code of Practice** means a code of practice approved in accordance with the WHS Legislation.
    2. **Dangerous Goods** has the meaning given in the Australian Code for the Transport of Dangerous Goods by Road and Rail, as amended from time to time.
    3. **GHS** means the Globally Harmonised System of Classification and Labelling of Chemicals published by the United Nations, as amended from time to time and as modified by the relevant WHS Legislation.
    4. **GHS Material** means material suspected of containing or likely to contain a substance defined or listed in the GHS.
    5. **Hazardous Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth) and includes:
       1. prohibited carcinogen, as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth);
       2. restricted carcinogen, as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth);
       3. hazardous chemicals the use of which is restricted under regulation 382 of the *Work Health and Safety Regulations 2011* (Cth), including polychlorinated biphenyls;
       4. Schedule 11 Hazardous Chemicals;
       5. hazardous chemicals listed in Table 14.1 of Schedule 14 of the *Work Health and Safety Regulations 2011* (Cth);
       6. Schedule 15 Chemicals; and
       7. lead as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    6. **Hazardous Substances** means Ozone Depleting Substances, Synthetic Greenhouse Gases, Hazardous Chemicals or Dangerous Goods.
    7. **Latent Hazardous Substances, Asbestos, ACM** **or** **GHS Material** means Hazardous Substances, Asbestos, ACM or GHS Material in, on or in the vicinity of the Site which differ materially from the Hazardous Substances, Asbestos, ACM or GHS Material which should have been anticipated by a prudent, competent and experienced contractor if it had done the things that the Contractor is:
       1. deemed to have done under clause 7.1 of the Conditions of Contract; or
       2. required to do by the Contract (including under clause 6.1 of the Conditions of Contract).
    8. **Ozone Depleting Substance** means any substance identified as having ozone depleting potential in the *Ozone Protection and Synthetic Greenhouse Gas Management Act 1989* (Cth) or any regulations made under that Act.
    9. **Schedule 11 Hazardous Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    10. **Schedule 15 Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    11. **Synthetic Greenhouse Gas** means any gas identified as a Synthetic Greenhouse Gas in the *Ozone Protection and Synthetic Greenhouse Gas Management Act 1989* (Cth) or in any regulations made under that Act.

1. USE OF HAZARDOUS SUBSTANCES (INCLUDING HAZARDOUS CHEMICALS)
   1. The Commonwealth
      1. The Commonwealth seeks to ensure that:
         1. workers and other persons are not exposed to Hazardous Substances as a consequence of activities conducted on Commonwealth Premises and from work carried out as part of its business or undertaking, unless the Hazardous Substances are managed in accordance with subparagraph (ii); and
         2. risks to health and safety concerning Hazardous Substances are managed in accordance with the WHS Legislation.
      2. To the extent that the Commonwealth is legally required to do so, the Commonwealth will notify the Contractor of Hazardous Substances known to it to be within:
         1. Commonwealth Premises relevant to the Contractor's Activities and the Works; or
         2. any other Commonwealth property (including plant and equipment) provided to the Contractor for the purposes of the Contractor's Activities and the Works.
   2. The Contractor
      1. The Contractor acknowledges Hazardous Substances may be present within:
         1. Commonwealth Premises relevant to the Contractor's Activities and the Works; or
         2. any other Commonwealth property (including plant and equipment) provided to the Contractor for the purposes of the Contractor's Activities and the Works.
      2. Without limiting paragraph (d), the Contractor must provide full details of each Hazardous Substance (including the proposed location and protective covering) proposed to be used in the Contractor's Activities or incorporated into the Works to the Contract Administrator as soon as possible after the:
         1. Award Date; and
         2. Date of Delivery Phase Approval,

(and in any event no later than 30 days prior to the proposed Hazardous Substance being used in the Contractor's Activities or incorporated into the Works).

* + 1. Without limiting paragraph (b), the Contractor must:
       1. prepare a register of each Hazardous Substance to be:
          1. used in the Contractor's Activities;
          2. incorporated into the Works;
          3. held or stored by the Contractor on Site; or
          4. transported by the Contractor to or from the Site or in or through Commonwealth Premises,

(**Hazardous Substance Register**);

* + - 1. provide the Hazardous Substance Register to the Contract Administrator prior to the Contractor:
         1. handling or storing the Hazardous Substance on Site; or
         2. transporting the Hazardous Substance to or from the Site or in or through Commonwealth Premises;
      2. provide the Contract Administrator with an updated Hazardous Substance Register:
         1. on each occasion that it is updated by the Contractor; and
         2. otherwise as requested by the Contract Administrator;
      3. without limiting subparagraph (i), provide a Safety Data Sheet (**SDS**) in the form required by the Commonwealth for entry into the ChemAlert database for each Hazardous Substance:
         1. to be used in the Contractor's Activities; or
         2. to be incorporated into the Works;
      4. provide the SDS under subparagraph (iv) and any other information concerning the risks and hazards associated with the Hazardous Substance to the Contract Administrator prior to the Hazardous Substance being used in the Contractor's Activities or incorporated into the Works;
      5. provide the Contract Administrator any updated SDS from the manufacturer, importer or supplier of each relevant Hazardous Substance:
         1. on each occasion an updated SDS is provided by the manufacturer, importer or supplier of the relevant Hazardous Substance; and
         2. otherwise as requested by the Contract Administrator;
      6. without limiting subparagraphs (i) - (iv), prepare information in the form required by the Commonwealth in accordance with the WHS Legislation (including any applicable information regarding use, handling, storage, locations, maximum storage quantities and volumes) for entry into the ChemAlert database for each Hazardous Substance to be:
         1. used in the Contractor's Activities;
         2. incorporated into the Works; or
         3. used, handled or stored on Commonwealth Premises,

(**ChemAlert Information**);

* + - 1. provide the ChemAlert Information prepared under subparagraph (vii) to the Contract Administrator:
         1. in its reports under clause 3.10 of the Conditions of Contract; and
         2. otherwise as requested by the Contract Administrator;
      2. update the ChemAlert Information and provide the updated ChemAlert Information to the Contract Administrator:
         1. in its reports under clause 3.10 of the Conditions of Contract; and
         2. otherwise as requested by the Contract Administrator; and
      3. do all things necessary to assist the Contract Administrator and the Commonwealth to enter the SDS, ChemAlert Information and all other information into the ChemAlert database.
    1. The Contractor must not use, handle or store a Hazardous Substance which falls within one or more of the categories of Hazardous Chemical described in clause 2.3(d) in connection with the Contractor's Activities or the Works, without the prior written consent of the Contract Administrator.
    2. Without limiting paragraph (b), in its request for consent under paragraph (d), the Contractor must provide:
       1. details of the Hazardous Substance and the relevant category under clause 2.3(d);
       2. details of the purpose, use, handling or storage of each Hazardous Substance which falls within one or more of the categories of Hazardous Chemical described in clause 2.3(d); and
       3. for each Hazardous Substance which falls within one or more of the following categories:
          1. clause 2.3(d)(i) or 2.3(d)(ii), a copy of all Approvals for use, handling or storage;
          2. clause 2.3(d)(v) or 2.3(d)(vii), details of how the health of workers using, handling or storing such Hazardous Chemical will be monitored in accordance with WHS Legislation; and
          3. clause 2.3(d)(vi), a copy of:

all notices given to a relevant regulator; and

all licences required to be held by the Contractor or subcontractor,

in relation to use, storage or handling.

* + 1. Without limiting clause 8.23 of the Conditions of Contract or any other provision of the Contract, the Contractor must:
       1. comply with any applicable Code of Practice;
       2. ensure that all documentation (including all Planning Phase Design Documentation and Delivery Phase Design Documentation and other Project Documents) concerning Hazardous Substances (including in relation to assembly, maintenance and operation) identifies the nature of the hazard and risk (including those risks which may remain after Completion and after the end of the last Defects Liability Period);
       3. ensure that all goods incorporated into the Works comply with WHS Legislation and any Statutory Requirements relating to Hazardous Substances;
       4. ensure that all Hazardous Substances used in connection with the Contractor's Activities or incorporated into the Works are correctly labelled and packaged in accordance with WHS Legislation and Statutory Requirements;
       5. notify the Contract Administrator within 14 days of becoming aware of any non-hazardous substance which could be substituted for the Hazardous Substance without significant detriment to the performance of the Contractor's Activities or the Works; and
       6. be able to demonstrate compliance with this paragraph (f) at the request of the Contract Administrator.
    2. Without limiting clause 8.23 of the Conditions of Contract, the Contractor is responsible for all Hazardous Substances used or incorporated into the Works by subcontractors.
  1. Definitions

For the purposes of clause 2:

* + 1. **Code of Practice** means a code of practice approved in accordance with the WHS Legislation.
    2. **Commonwealth Premises** means any of the following that is owned or occupied by the Commonwealth:
       1. an area of land or any other place (whether or not it is enclosed or built on);
       2. a building or other structure; or
       3. a vehicle, vessel or aircraft.
    3. **Dangerous Goods** has the meaning given in the Australian Code for the Transport of Dangerous Goods by Road and Rail, as amended from time to time.
    4. **Hazardous Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth) and includes:
       1. prohibited carcinogen, as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth);
       2. restricted carcinogen, as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth);
       3. hazardous chemicals the use of which is restricted under regulation 382 of the *Work Health and Safety Regulations 2011* (Cth), including polychlorinated biphenyls;
       4. Schedule 11 Hazardous Chemicals;
       5. hazardous chemicals listed in Table 14.1 of Schedule 14 of the *Work Health and Safety Regulations 2011* (Cth);
       6. Schedule 15 Chemical; and
       7. lead as defined in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    5. **Hazardous Substances** means Ozone Depleting Substances, Synthetic Greenhouse Gases, Hazardous Chemicals or Dangerous Goods.
    6. **Ozone Depleting Substance** means any substance identified as having ozone depleting potential in the *Ozone Protection and Synthetic Greenhouse Gas Management Act 1989* (Cth) or any regulations made under that Act.
    7. **Schedule 11 Hazardous Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    8. **Schedule 15 Chemical** has the meaning given in subregulation 5(1) of the *Work Health and Safety Regulations 2011* (Cth).
    9. **Synthetic Greenhouse Gas** means any gas identified as a Synthetic Greenhouse Gas in the *Ozone Protection and Synthetic Greenhouse Gas Management Act 1989* (Cth) or in any regulations made under that Act.

1. DRAWINGS

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, all drawings which the Contractor is required to provide under the Contract must be prepared by competent draftspersons in accordance with:

* + 1. the standard prescribed in the Contract (or, to the extent it is not so prescribed, a standard consistent with the best industry standard for drawings of a nature similar to those required for the Works);
    2. all Statutory Requirements;
    3. the directions of the Contract Administrator; and
    4. to the extent that they are not inconsistent with the requirements of the Contract, the requirements of all relevant standards of Standards Australia.

1. DILAPIDATION SURVEY
   * 1. Prior to commencing the Contractor's Activities on the Site in the Planning Phase and any Delivery Phase, the Contractor must carry out a comprehensive survey of the location and condition of existing structures, roads, carparks, access paths, footpaths, trees, services, ***[and]*** other civil works ***[and INSERT ANY OTHER AREAS/FEATURES TO BE INCLUDED IN THE SURVEY]*** on and around the Site. The survey must include the recording by all adequate means as is necessary to accurately show the existing conditions. If requested by the Contractor, the Contract Administrator may attend for the carrying out of the survey.
     2. The survey must include a comprehensive photographic record of existing conditions prior to the Contractor having access to the Site in the Planning Phase and any Delivery Phase.
     3. A copy of the survey and the photographic record is to be provided to the Contract Administrator by no later than ***[INSERT]*** days after the Commonwealth gives the Contractor access to the Site under clause or 7.3(b) or 6.6(b)(iii) of the Conditions of Contract.
2. JOINING UP

Where the method of joining up of old and new work is not specified in the Brief and the Delivery Phase Design Documentation the Contractor is entitled to use under clause 6.8(d) of the Conditions of Contract, the cutting away and joining up must be carried out by the Contractor in a manner approved by the Contract Administrator and made good in all trades to match existing adjacent work.

1. EXISTING SERVICES AND STRUCTURES
   * 1. The Contractor may only modify or remove existing structures or services within the Site in accordance with the Brief and the Delivery Phase Design Documentation the Contractor is entitled to use under clause 6.8(d) of the Conditions of Contract.
     2. The Contractor must obtain the prior written approval from the Contract Administrator in relation to the timing of any connection, disconnection or interference with existing structures and services.
     3. Existing infrastructure records and information that are currently available must not be taken to be complete nor accurate. The Contractor must carry out investigations to verify services locations prior to any excavations. Where an existing service, whether within the Site or outside of the Site, is shown in the Brief or the Delivery Phase Design Documentation the Contractor is entitled to use under clause 6.8(d) of the Conditions of Contract or should have been shown in the Brief or the Delivery Phase Design Documentation the Contractor is entitled to use under clause 6.8(d) of the Conditions of Contract, is evident on the Site or has been notified in writing by the Contract Administrator to the Contractor, the Contractor is responsible for the cost of any necessary repair or relocation in the event of damage.
     4. The Contractor must notify the Contract Administrator immediately upon the discovery of services or obstructions not shown in the Brief or the Delivery Phase Design Documentation the Contractor is entitled to use under clause 6.8(d) of the Conditions of Contract or identified by inspection.
     5. The Contractor must immediately notify the Contract Administrator in the event of damage to any water, gas, steam, compressed air, electric, drainage, sewerage, telephone, fire alarm, control cable or other services in the area. The Contractor must also repair, divert, relocate, cut, seal, disconnect or make safe as required by the relevant authority and so as to ensure continued operation.
     6. The Contractor must, with every care and skill, support and protect all structures, walls, fences and all services, property and existing landscaping which may, unless so protected, be damaged as a result of the execution of the Works and must comply with the requirements of the Commonwealth, of relevant authorities and others controlling those structures, fences, services, landscaping and property for their protection from damage during construction or maintenance of the Works.
2. ITEMS TO BE SUPPLIED BY THE COMMONWEALTH

The items specified in the Schedule to clause 7 will be supplied by the Commonwealth without charge to the Contractor for use in the execution of the Contractor's Activities subject to the following conditions:

* + 1. the Contractor must submit a written request for any such items and, on receiving the Contract Administrator's written authority, must take delivery of the items at ***[INSERT TIME AND PLACE]***;
    2. before taking delivery of any such items, the Contractor must ensure that they are in a satisfactory condition and in the quantities specified and the Contractor has all relevant information in respect of the installation, construction or commissioning of such items;
    3. to the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with the replacement of any items that the Contractor claims to be defective or deficient in quantity;
    4. the Contractor is responsible for the safety of all such items until they are incorporated in the Works; and
    5. the Commonwealth does not represent or warrant that the quantities specified in clause 7 are adequate for the Contractor's Activities and the supply of any additional quantities must be arranged by the Contractor at its cost.

**Schedule of Items**

**Item Quantity**

***[INSERT] [INSERT]***

1. METHOD OF WORK PLAN FOR AIRFIELD ACTIVITIES
   * 1. Without limiting clause 9.2 of the Conditions of Contract, the Contractor must prepare and implement by no later than ***[INSERT EG 14 days]*** after the Award Date and as a condition precedent to the Contractor being given access to the Site under clause 7.3(b) or 6.6(b)(iii) of the Conditions of Contract, a Method of Work Plan for Airfield Activities for all aspects of the Contractor's Activities and the Works (**Method of Work Plan for Airfield Activities**).
     2. The Method of Work Plan for Airfield Activities must incorporate Site specific management and control procedures and must set out in adequate detail all procedures the Contractor will implement to manage the Contractor's Activities on and near the Site (as applicable to the Contractor's Activities in the Planning Phase or the Delivery Phase), including:
        1. submission of the Method of Work Plan for Airfield Activities to the Contract Administrator;
        2. the establishment of the Site;
        3. access to the Site;
        4. security passes for the Site;
        5. personnel and vehicle identification and control on the Site;
        6. control of personnel including a point of contact from the Contractor;
        7. liaison with the Commonwealth and Other Contractors;
        8. Approvals prior to carrying out Works;
        9. rubbish, dust and debris control;
        10. Foreign Object Damage (**FOD**) control;
        11. noise management;
        12. fencing;
        13. security of the Works;
        14. hours of work;
        15. traffic management;
        16. safety procedures;
        17. fuel and hazardous material storage;
        18. issues associated with military exercises and military expeditions; and
        19. issues associated with aircraft movements.
2. OPERATING AIRFIELD
   * 1. The Contractor must ensure that the Contractor's Activities and the Works do not compromise aircraft operations or the safety of aircraft.
     2. Without limiting clause 8.23(a)(iii)of the Conditions of Contract and as part of the Contractor's Activities, the Contractor must liaise with the Commonwealth and the Contract Administrator as required to co-ordinate the Contractor's Activities and the Works with, and prevent interruption of, Commonwealth activities including aircraft operations and the safety of aircraft.
3. NATIONAL HERITAGE PLACE
   * 1. The Contractor must ensure that, in carrying out the Contractor's Activities:
        1. it does not take any action that has, will have or is likely to have a significant impact on the National Heritage Values of a National Heritage Place; and
        2. it does not act inconsistently with or contravene:
           1. a management plan for a National Heritage Place made under the EPBC Act; or
           2. the National Heritage Management Principles under the EPBC Act.
     2. For the purposes of clause 10:
        1. **EPBC Act** means the *Environment Protection and Biodiversity Conservation Act 1999* (Cth);
        2. **National Heritage Management Principles** means National Heritage management principles within the meaning of the EPBC Act;
        3. **National Heritage Place** means a National Heritage place within the meaning of the EPBC Act; and
        4. **National Heritage Values** means National Heritage values within the meaning of the EPBC Act.
4. COMMONWEALTH HERITAGE PLACE
   * 1. The Contractor must ensure that, in carrying out the Contractor's Activities:
        1. it does not take any action that has, will have or is likely to have a significant impact on the Commonwealth Heritage Values of a Commonwealth Heritage Place; and
        2. it does not act inconsistently with or contravene:
           1. a management plan for a Commonwealth Heritage Place made under the EPBC Act; or
           2. the Commonwealth Heritage Management Principles under the EPBC Act.
     2. For the purposes of clause 11:
        1. **Commonwealth Heritage Management Principles** means Commonwealth Heritage management principles within the meaning of the EPBC Act;
        2. **Commonwealth Heritage Place** means a Commonwealth Heritage place within the meaning of the EPBC Act;
        3. **Commonwealth Heritage Values** means Commonwealth Heritage values within the meaning of the EPBC Act; and
        4. **EPBC Act** means the *Environment Protection and Biodiversity Conservation Act 1999* (Cth).
5. HERITAGE ACT REQUIREMENTS (VICTORIA)
   1. Prior to Commencement of Work

Prior to commencing the Contractor's Activities, the Contractor must carry out a search of the Heritage Register and Heritage Inventory to ascertain whether the Site (or any area within the Site) is listed on the Heritage Register or Heritage Inventory.

* 1. Permits and Consents

Without limiting clause 8.18of the Conditions of Contract, the Contractor must:

* + 1. obtain Approvals required under the Heritage Act to carry out, or otherwise arising out of or in connection with, the Contractor's Activities; and
    2. comply with conditions of any such Approval in carrying out the Contractor's Activities, including the engagement and supervision of any archaeological work by a qualified archaeologist.
  1. Heritage Security and Other Costs
     1. Subject to paragraph (b), the Contractor must:
        1. if security (as contemplated by section 103 of the Heritage Act) is required to be provided in relation to the Site, provide the amount (as amended from time to time by the Heritage Department) of the security to the Heritage Department; and
        2. give all notices and pay all fees and other amounts required to be paid under the Heritage Act to carry out, or otherwise arising out of or in connection with, the Contractor's Activities.
     2. The parties agree that the:
        1. amount of the security (as contemplated by section 103 of the Heritage Act) used or retained by the Heritage Department and not returned to the Contractor in accordance with the Heritage Act; and
        2. extra costs reasonably incurred by the Contractor in complying with clause 12 and the Heritage Act (if any),

will be reimbursed by the Commonwealth to the Contractor.

* + 1. Any amount which the Contractor claims under paragraph (b)(i) must be included in its payment claim in accordance with clause 12.11of the Conditions of Contract.
    2. Any amount to be reimbursed by the Commonwealth in accordance with paragraph (b) will be reduced to the extent that the Contractor has caused or in any way contributed to (including as a result of failing to fulfil its obligations under the Heritage Act) the security (as contemplated by section 103 of the Heritage Act) being used or retained or the costs being increased.
  1. Definitions

For the purposes of clause 12:

* + 1. **Heritage Act** means the *Heritage Act 2017* (Vic);
    2. **Heritage Department** means the **"**Heritage Council**"** established under the Heritage Act (or such other Department of the State of Victoria which administers the Heritage Act);
    3. **Heritage Inventory** means the **"**Heritage Inventory**"** established under the Heritage Act; and
    4. **Heritage Register** means the Heritage Register established under the Heritage Act.

1. CIVIL LIABILITY ACT (WESTERN AUSTRALIA)

In clause 15.14 of the Conditions of Contract, insert the following sentence at the end of the paragraph:

Further, all of the provisions comprising Part 1F of the *Civil Liability Act* *2002* (WA) are hereby expressly excluded from application to the Contract.

1. WORK HEALTH AND SAFETY (AUSTRALIAN CAPITAL TERRITORY, NEW SOUTH WALES, NORTHERN TERRITORY, QUEENSLAND, SOUTH AUSTRALIA, TASMANIA OR WESTERN AUSTRALIA) - ENGAGEMENT AS PRINCIPAL CONTRACTOR

*[IF THE RELEVANT JURISDICTION FOR THE PROJECT IS ACT, NSW, NT, QLD, SA, TAS OR WA ONLY, INSERT THIS CLAUSE 14. THIS CLAUSE 14 SHOULD ALSO BE USED IF A TENDERER/CONTRACTOR IS A NON-COMMONWEALTH LICENSEE]*

* + 1. In accordance with Regulation 293 of the WHS Legislation, the Commonwealth engages the Contractor as the principal contractor and authorises the Contractor to have management or control of the workplace and in carrying out the Contractor's Activities for the purpose of discharging the duties imposed on a principal contractor for the project and the Contract, pursuant to the WHS Legislation. The Contractor accepts the engagement and authorisation as principal contractor and will fulfil the obligations of principal contractor for the project and the Contract, unless relieved of that engagement and authorisation by notice in writing given by the Commonwealth or the Contract Administrator.
    2. For the purposes of the Contract, the project and the WHS Legislation, **principal contractor** means the role as authorised and engaged under this clause 14.

1. OCCUPATIONAL HEALTH AND SAFETY (VICTORIA) - APPOINTMENT AND ENGAGEMENT AS PRINCIPAL CONTRACTOR

*[IF THE RELEVANT JURISDICTION FOR THE PROJECT IS VICTORIA, INSERT THIS CLAUSE 15]*

* + 1. To the extent that the Contractor's Activities are carried out in Victoria, this clause 15applies to the Contractor as the person who has responsibility for the management or control of the Workplace.
    2. In accordance with regulation 333 of the *Occupational Health and Safety Regulations* *2017* (Vic) and regulation 293 of the *Work Health and Safety Regulations* *2011* (Cth) the Commonwealth appoints and engages the Contractor as the Principal Contractor for the project, the Contract and the Construction Work and authorises the Contractor to have management or control of the Workplace in carrying out the Contractor's Activities for the purpose of discharging the duties imposed on a Principal Contractor.
    3. The Contractor accepts such appointment and engagement as the Principal Contractor for the project and the Contract and the Construction Work, unless relieved of that appointment and authorisation by notice in writing given by the Commonwealth or the Contract Administrator.
    4. For the purposes of this clause 15, the following definitions apply:
       1. **Construction Work** has the meaning given to it in regulation 321 of the *Occupational Health and Safety Regulations 2017* (Vic) and in regulation 289 of the *Work Health and Safety Regulations* *2011* (Cth) and includes:
          1. high risk construction work as defined in regulation 322 of the *Occupational Health and Safety Regulations* *2017* (Vic) and regulation 291 of the *Work Health and Safety Regulations 2011* (Cth); and
          2. all work that is carried out by the Contractor and all subcontractors at or in relation to the Workplace during the term of the Contract.
       2. **Principal Contractor** has the meaning given to it in regulation 333 of the *Occupational Health and Safety Regulations* *2017* (Vic) and regulation 293 of the *Work Health and Safety Regulations* *2011* (Cth).
       3. **Workplace** has the meaning given to it in section 5 of the *Occupational Health and Safety Act 2004* (Vic) and section 8 of the *Work Health and Safety Act* *2011* (Cth).

1. INSURANCE AMENDMENTS WHERE THE CONTRACTOR IS A SELF-INSURED LICENSEE

*[RETAIN THIS SPECIAL CONDITION IF ANY OF THE TENDERERS/CONTRACTORS ARE OR ARE LIKELY TO BE SELF-INSURED LICENSEES. THE CONTRACT ADMINISTRATOR SHOULD REFER TO THE LIST OF SELF-INSURED LICENSEES AVAILABLE AT* https://www.srcc.gov.au/current-self-insurers/list-of-current-and-former-self-insurers *TO DETERMINE WHETHER ANY OF THE SHORTLISTED TENDERERS ARE SELF-INSURED (IF A REGISTRATION OF INTEREST PROCESS HAS BEEN CONDUCTED). IF A REGISTRATION OF INTEREST PROCESS HAS NOT BEEN CONDUCTED, THIS CLAUSE SHOULD BE RETAINED. IF IN DOUBT, SEEK DIRECTION IN THE FIRST INSTANCE FROM THE PROJECT'S LEGAL ADVISER AND THEN, IF REQUIRED, THE DELEGATE. THE CONTRACT ADMINISTRATOR SHOULD ALSO NOTE THAT THE CROSS-REFERENCES TO THE CLAUSES OF THE CONTRACT AND TO THE CONTRACT PARTICULARS WILL NEED TO BE CHECKED, UPDATED AND AMENDED AS APPROPRIATE]*

* 1. Amendments to Clause 1.1
     1. "Workers Compensation Insurance” in clause 1.1 of the Conditions of Contract is deleted and replaced as follows:

**Workers Compensation Insurance**

A policy of insurance or a self-insurer's authorisation or licence in the form prescribed by the *Safety Rehabilitation and Compensation Act 1988* (Cth) and the *Safety Rehabilitation and Compensation Regulations* *2019* (Cth) or Statutory Requirements in the State or Territory in which the Contractor's Activities are performed or the Contractor's employees perform work, are employed or normally reside to insure against or make provision for the liability of the Contractor to make payments in respect of injury, loss or damage suffered by, or the death of, its employees arising out of or in connection with their employment.

* 1. Amendments to clause 5.4

Clause 5.4 of the Conditions of Contract is deleted and replaced as follows:

**5.4 Contractor Insurance Obligations**

The Contractor must:

* + 1. ensure that it obtains and maintains the authorisations and or licences required in all relevant jurisdictions to conduct itself as a self insurer for the purposes of Workers Compensation liabilities including comply with the requirements of the *Safety Rehabilitation and Compensation Act 1988* (Cth) and the *Safety Rehabilitation and Compensation Regulations 2019* (Cth) or Statutory Requirement in the State or Territory in which an employee of the Contractor or of a Subcontractor performs work, is employed or normally resides (and including Employers’ Liability Insurance if applicable);
    2. comply with its legal obligations to make payments in respect of injury, loss or damage suffered by, or the death of, its employees arising out of or in connection with their employment;
    3. indemnify, to the extent permitted by law, the Commonwealth in respect of any statutory liability to the Contractor’s employees;
    4. ensure that each of its Subcontractors, has Workers Compensation Insurance to the extent required by law, and Employers' Liability Insurance (if the relevant Contractor's Activities are performed or the Subcontractor's employees perform work, are employed or normally reside in any jurisdiction outside Australia), covering the Subcontractor in respect of its statutory and common law liability to employees;
    5. from the Award Date, cause to be effected and maintained or otherwise have the benefit of the following insurance:
       1. Public Liability Insurance;
       2. Workers Compensation Insurance;
       3. if the Contractor's Activities are performed or the Contractor's employees perform work, are employed or normally reside in any jurisdiction outside Australia, Employers Liability Insurance;
       4. whichever of Professional Indemnity Insurance or Errors and Omissions Insurance has an amount specified in the Contract Particulars; and
       5. such other insurances on such terms as are specified in the Contract Particulars,

each of which must be:

* + - 1. for the amounts specified in the Contract Particulars;
      2. with insurers having a Standard and Poors, Moodys, A M Best, Fitch's or equivalent rating agency's financial strength rating of A- or better; and
      3. on terms which are satisfactory to the Contract Administrator (confirmation of which must not be unreasonably withheld or delayed);
    1. as a condition precedent to Delivery Phase Approval, cause to be effected and maintained or otherwise have the benefit of the following insurance:
       1. Construction Risks Insurance; and
       2. such other insurances on such terms as are specified in the Contract Particulars,

each of which must be:

* + - 1. for the amounts specified in the Contract Particulars (Planning Phase) and confirmed in the Contract Particulars (Delivery Phase);
      2. with insurers having a Standard and Poors, Moodys, A M Best, Fitch's or equivalent rating agency's financial strength rating of A- or better; and
      3. on terms which are satisfactory to the Contract Administrator (confirmation of which must not be unreasonably withheld or delayed);
    1. in relation to Construction Risks Insurance and Public Liability Insurance, ensure that each of these policies name the Commonwealth as a party (within the definition of 'Insured') to whom the benefit of the insurance cover extends;
    2. in relation to the Workers Compensation Insurance and Employers' Liability Insurance:
       1. comply with its legal obligations to make payments to its employees for death or injuries arising out of or in the course of their employment;
       2. to the extent permitted by law, indemnify the Commonwealth in respect of any statutory and common law liability to the Contractor's employees; and
       3. ensure that each of its subcontractors which is legally required to do so, has Workers Compensation Insurance and Employers' Liability Insurance covering the Subcontractor in respect of its statutory and common law liability to its employees;
    3. in relation to the Public Liability Insurance, ensure the insurance is not subject to any worldwide or jurisdictional limits which might limit or exclude the jurisdictions in which the Contractor's Activities are being carried out;
    4. in relation to whichever of Professional Indemnity Insurance or Errors and Omissions Insurance has an amount specified in the Contract Particulars, ensure the insurance:
       1. has a retroactive date of no later than the commencement of the Contractor's Activities;
       2. is not subject to any worldwide or jurisdictional limits which might limit or exclude the jurisdictions in which the Contractor's Activities are being carried out; and
       3. includes a run-off period as referred to in the Contract Particulars;
    5. promptly provide the Contract Administrator with evidence satisfactory to the Contract Administrator that:
       1. it has complied with clause 5.4; and
       2. each insurance required under clause 5.4 is current and complies with clause 5.4;

as required by the Contract Administrator from time to time;

* + 1. ensure that:
       1. if the:
          1. insurer gives the Contractor notice of expiry, cancellation or rescission of any required insurance policy; or
          2. Safety Rehabilitation and Compensation Commission or other relevant authority, body or other organisation under any Statutory Requirement gives the Contractor notice of expiry, cancellation or rescission of the self-insurer's authorisation or licence,

the Contractor as soon as possible informs the Commonwealth in writing that the notice has been given and effects replacement insurance as required by the Contract and informs the Commonwealth in writing as soon as possible of the identity of the replacement insurer, and provides such evidence as the Contract Administrator reasonably requires that the replacement insurance complies in all relevant respects with the requirements of the Contract; and

* + - 1. if the Contractor cancels, rescinds or fails to renew any:
         1. required insurance policy; or
         2. self-insurer's authorisation or licence,

the Contractor as soon as possible obtains replacement insurance as required by the Contract and informs the Commonwealth in writing as soon as possible of the identity of the replacement insurer or details of the relevant self-insurer's authorisation or licence and provides such evidence as the Contract Administrator reasonably requires that the replacement insurance complies in all relevant respects with the requirements of the Contract;

* + 1. ensure that it:
       1. does not do, permit to do, or omit to do anything whereby any insurance may be prejudiced;
       2. complies at all times with the terms of each insurance policy;
       3. if necessary, takes all possible steps to rectify any situation which might prejudice any insurance;
       4. punctually pays all premiums and other amounts payable in connection with all of the required insurance policies, and gives the Contract Administrator copies of receipts for payment of premiums if and when requested by the Contract Administrator. Any increase in premium is the responsibility of, and must be borne by, the Contractor;
       5. renews any required insurance policy or self-insurer's authorisation or licence if it expires during the relevant period, unless appropriate replacement insurance is obtained;
       6. immediately notifies the Contract Administrator (in writing) if the Contractor fails to renew any required insurance policy or pay a premium;
       7. does not cancel or allow an insurance policy or self-insurer's authorisation or licence to lapse during the period for which it is required by the Contract without the prior written consent of the Contract Administrator;
       8. immediately notifies the Contract Administrator (in writing) of any event which may result in a required insurance policy or self-insurer's authorisation or licence lapsing, being cancelled or rescinded;
       9. complies fully with its duty of disclosure and obligations of utmost good faith toward the insurer and in connection with all of the required insurance policies and self-insurer's authorisation or licence;
       10. does everything reasonably required by the Commonwealth and the Contract Administrator to enable the Commonwealth to claim and to collect or recover, money due under any of the insurances; and
       11. maintains full and appropriate records of incidents relevant to any insurance claim for a period of 10 years from the date of the claim;
    2. ensure that any subcontractors that:
       1. perform any design work forming part of the Contractor's Activities also maintain Professional Indemnity Insurance or Errors and Omissions Insurance in the same manner and on the same terms as those required to be obtained by the Contractor under clause 5.4 for the amounts specified in the Contract Particulars; and
       2. bring their own plant and equipment to the Site for use in connection with the Works also maintain Construction Risks Insurance in the same manner and on the same terms as those required to be obtained by the Contractor under this clause 5.4 for the amounts specified in the Contract Particulars; and
    3. bear the excess applicable to any insurance claim made under any of the insurance policies required to be maintained by the Contractor under clause 5.4. Any excess borne by the Commonwealth will be a debt due from the Contractor to the Commonwealth.

For the purpose of paragraph (k), such evidence may include certificates of currency (no more than 20 days old), current policy wordings (except where such insurances are prescribed by Statutory Requirements), a self-insurer's authorisation or licence and written confirmation from a relevant insurer or reputable broker stating that the relevant insurance is current and complies with clause 5.4.

The obtaining of insurance as required under clause 5.4 will not in any way limit, reduce or otherwise affect any of the obligations, responsibilities and liabilities of the Contractor under the Contract or otherwise at law or in equity.

* 1. Amendments to clause 5.5

Clause 5.5 of the Conditions of Contract is deleted and replaced as follows:

5.5 Failure to Insure or Satisfy Requirements

* + 1. If the Contractor fails to comply with clause 5.4 (including any failure to cause to be effected and maintained or otherwise have the benefit of the insurance required by clause 5.4, provide evidence satisfactory to the Contract Administrator in accordance with clause 5.4(g) or satisfy all requirements of being a self-insurer or exempt employer), the Commonwealth may, in its absolute discretion and without prejudice to any other rights it may have, take out the relevant insurance and the cost will be a debt due from the Contractor to the Commonwealth.
    2. The Contractor must take all necessary steps to assist the Commonwealth in exercising its discretion under paragraph (a). For the purpose of this paragraph (b), "**all necessary steps**" includes providing all relevant information and documents (including for insurance proposals), answering questions, co-operating with and doing everything necessary to assist the Contract Administrator or anyone else acting on behalf of the Commonwealth.
  1. Amendments to clause 5.7

Clause 5.7 of the Conditions of Contract is deleted and replaced as follows:

5.7 Notice of Potential Claim

The Contractor must:

* + 1. as soon as possible inform the Commonwealth in writing of any fact, matter or occurrence that may give rise to a claim under an insurance policy or self-insurer's authorisation or licence required by the Contract or any claim actually made against the Contractor or the Commonwealth which may be covered by an insurance policy or self-insurer's authorisation or licence required by the Contract;
    2. keep the Commonwealth informed of all significant developments concerning the claim, except in circumstances where the Commonwealth is making a claim against the Contractor; and
    3. ensure that its subcontractors similarly inform the Contractor and the Commonwealth in writing of any fact, matter or occurrence that may give rise to a claim under an insurance policy or self-insurer's authorisation or licence required by the Contract or any claim actually made against the Contractor, the subcontractor or the Commonwealth which may be covered by an insurance policy or self-insurer's authorisation or licence required by the Contract,

provided that, in respect of Professional Indemnity Insurance, the Contractor:

* + 1. subject to paragraph (e), is not required to provide details of individual claims; and
    2. must notify the Commonwealth if the estimated total combined value of claims made against the Contractor and claims which may arise from circumstances reported by the Contractor to its insurer in a policy year would potentially reduce the available limit of policy indemnity for that year below the amount required by the Contract.

1. MAINTENANCE DURING DEFECTS LIABILITY PERIOD

The Contractor must ensure that during the Defects Liability Period for the Works or each Stage such planned and unplanned maintenance is carried out:

* + 1. as required by the Project Lifecycle and HOTO Plan; and
    2. as is otherwise necessary to ensure that the Works are, or each Stage is, throughout and at the end of the Defects Liability Period in a condition fit for the purposes as set out in, or reasonably to be inferred from, the Brief.

1. CHILD SAFETY

***[THIS CLAUSE IS TO BE USED IN CIRCUMSTANCES WHERE THE CONTRACTOR AND ITS OFFICERS, EMPLOYEES, AGENTS, SUBCONTRACTORS OR VOLUNTEERS WILL OR MAY INTERACT WITH CHILDREN DURING THE TERM OF THE CONTRACT IN AN INCIDENTAL WAY. FOR EXAMPLE, IF THE CONTRACTOR IS CARRYING OUT ACTIVITIES THAT MAY BE PROVIDED ON A SCHOOL’S PREMISES EVEN WHERE INTERACTING WITH CHILDREN IS NOT A PART OF THE CONTRACTED ACTIVITIES]***

* + 1. If any part of the Contractor’s Activities involves the Contractor employing or engaging a person (whether as an officer, employee, agent, subcontractor, or volunteer) that is required by State or Territory law to have a working with children check to undertake the Contractor’s Activities or any part of the Contractor’s Activities, the Contractor agrees:
       1. without limiting its other obligations under the Contract, to comply with all State, Territory or Commonwealth law relating to the employment or engagement of people who work or volunteer with children in relation to the Contractor’s Activities, including mandatory reporting and working with children checks however described; and
       2. if requested, provide the Commonwealth at the Contractor’s cost, a statement of compliance with this clause, in such form as may be specified by the Commonwealth.
    2. When child safety obligations may be relevant to a subcontract made in connection with the Contract, the Contractor must ensure that any such subcontract entered into by the Contractor for the purposes of fulfilling the Contractor’s obligations under the Contract imposes on the subcontractor the same obligations regarding child safety that the Contractor has under the Contract. Each subcontract must also require the same obligations (where relevant) to be included by the subcontractor in any secondary subcontracts.

1. PRE-AGREED DESIGN CONTINUATION VARIATION
   1. Definitions

In this clause 19 of the Special Conditions:

* + 1. "**Additional Planning Phase Milestones**" means the following milestone***[s]***:

***[NOTE: THE CONTENT IN THE TABLE BELOW IS A TEMPLATE EXAMPLE OF HOW AN ADDITIONAL PLANNING PHASE MILESTONE COULD BE STRUCTURED FOR THE PURPOSES OF THIS ITEM, NOTING THAT IT WILL NEED TO BE REFINED TO SUIT THE REQUIREMENTS FOR THE CONTRACT IN QUESTION]***

| **Additional Planning Phase Milestone*[s]*** | **Description** | **Additional Planning Phase Milestone Date*[s]*** | **The amount of Contractor's Work Fee (Planning) payable upon Completion of the Additional Planning Phase Milestone*[s]* (exclusive of GST)** |
| --- | --- | --- | --- |
| Schematic Design Report | Each of the following has been achieved:  (a) Planning Phase Design Documentation comprising the Schematic Design Report (the required content of which is set out in section ***[INSERT]*** of the Brief) has been submitted to, and not rejected by, the Contract Administrator in accordance with clause 6.1 of the Conditions of Contract; and  (b) each of the other activities to be undertaken as described in section ***[INSERT]*** of the Brief has been completed in accordance with the requirements set out in the Brief. | The later of:   1. ***[INSERT]*** days after the Contract Administrator has issued a direction under clause 22.2(a) of the Special Conditions; and 2. ***[INSERT]*** days after the Planning Phase Milestone titled “Concept Design Milestone” has been achieved. | $***[INSERT]*** |
| ***[INSERT]*** | ***[INSERT]*** | ***[INSERT]*** | $***[INSERT]*** |

* + 1. “**Additional Planning Phase Milestone Date*[s]***” means, in respect of the Additional Planning Phase Milestone***[s]***, the ***[applicable]*** Additional Planning Phase Milestone Date as set out in the table above.
    2. “**Contractor's Work Fee (Planning) Adjustment Amount**” means $[To be inserted following selection of the successful Tenderer] (exclusive of GST). ***[THIS DEFINITION WILL NEED TO BE RECAST IF THERE IS MORE THAN ONE ADDITIONAL PLANNING PHASE MILESTONE SO THAT THERE IS A SEPARATE DOLLAR AMOUNT IN RELATION TO EACH ADDITIONAL PLANNING PHASE MILESTONE]***
    3. “**Contractor's Work Fee (Delivery) Adjustment Amount**” means $[To be inserted following selection of the successful Tenderer] (exclusive of GST). ***[THIS DEFINITION WILL NEED TO BE RECAST IF THERE IS MORE THAN ONE ADDITIONAL PLANNING PHASE MILESTONE SO THAT THERE IS A SEPARATE DOLLAR AMOUNT IN RELATION TO EACH DELIVERY PHASE MILESTONE]***
    4. “**Management Fee Adjustment Amount**” means $[To be inserted following selection of the successful Tenderer] ***[INSERT]*** (exclusive of GST).
    5. “**Pre-agreed Design Continuation**” means the pre-agreed Planning Phase Design Continuation Variation comprising ***[one or more of]*** the Additional Planning Phase Milestone***[s]***.
    6. "**Reimbursable Costs Adjustment Amount**" means, in respect of the Pre-agreed Design Continuation, the amount determined in accordance with clause 11.3(a)(i)B or C of the Conditions of Contract (as the case may be).
  1. Instruction by Contract Administrator

The Contractor acknowledges and agrees that:

* + 1. the Contract Administrator may instruct the Contractor to carry out the Pre-agreed Design Continuation by ***[one or more]*** notice(s) in writing not less than ***[14]*** days before the Date for Delivery Phase Agreement, provided that where the Contract Administrator instructs the Pre-agreed Design Continuation the Commonwealth must, if necessary, extend the Date for Delivery Phase Agreement and the Date for Delivery Phase Approval so that the Additional Planning Phase Milestone Date***[s]*** occurs prior to the Date for Delivery Phase Agreement and the Date for Delivery Phase Approval;
    2. if the Contract Administrator instructs the Contractor to carry out the Pre-agreed Design Continuation:
       1. the Contractor is deemed to have responded to a Variation Price Request issued under clause 11.1 of the Conditions of Contract;
       2. the adjustments to the Contract Price as set out in this clause 19 are deemed to have been agreed under clause 11.2(c) of the Conditions of Contract;
       3. the Planning Phase Milestones are deemed to have been amended to include the Additional Planning Phase Milestone***[s]***;
       4. the Planning Phase Milestone Dates are deemed to have been amended to include the Additional Planning Phase Milestone Date***[s]***;
       5. the Contractor's Work Fee (Planning) is deemed to have been increased by the Contractor's Work Fee (Planning) Adjustment Amount;
       6. the Reimbursable Costs will be increased by the Reimbursable Costs Adjustment Amount;
       7. the proposed Contractor's Work Fee (Delivery) in the Delivery Phase Fee Proposal is deemed to have been reduced by the ***[applicable]*** Contractor's Work Fee (Delivery) Adjustment Amount;
       8. the proposed Management Fee in the Delivery Phase Fee Proposal is deemed to have been reduced by the Management Fee Adjustment Amount; and
       9. the Milestone Fee Payment Schedule for the Planning Phase is deemed to have been amended to include the content of the Additional Planning Phase Milestone***[s]*** and the Contractor's Work Fee (Planning) Adjustment Amount; and
    3. nothing in this clause 19 limits or otherwise affects any rights or powers of the Commonwealth or the Contract Administrator under the Contract, including under clause 11 of the Conditions of Contract.

1. JOINT AND SEVERAL LIABILITY

***[THIS CLAUSE IS ONLY TO BE USED WHERE THE CONTRACTOR IS COMPRISED OF A JOINT VENTURE]***

The Contractor acknowledges and agrees:

* + 1. that the joint and several liability of each entity comprising the Contractor, and the Contractor's obligations under this Contract, will not be qualified or otherwise limited by any matter whatsoever including as a result of, and notwithstanding, the operation of any provision in any joint venture or other agreement between the entities comprising the Contractor entered into for the purposes of tendering for or performing the Contractor's Activities or the Works or otherwise in connection with this Contract; and
    2. that the Commonwealth has entered into this Contract in reliance upon the Contractor's acknowledgement and agreement in paragraph (a).

1. UXO CONTAINING AREA - ENGAGEMENT OF UXO SUBCONTRACTOR

***[THIS CLAUSE IS ONLY TO BE USED IF THERE IS A RISK OF THE SITE CONTAINING UXO. IN SUCH CIRCUMSTANCES THE COMMONWEALTH/CONTRACT ADMINISTRATOR SHOULD CONSULT WITH THE NATIONAL UNEXPLODED ORDNANCE PROGRAM FOR FURTHER GUIDANCE]***

* 1. General

Without limiting the Contractor's obligations under the Contract or otherwise at law or in equity, as a condition precedent to the Contractor commencing the Works or a Stage, the Contractor must:

* + 1. engage a UXO Subcontractor for the purposes of undertaking activities in accordance with this clause 21; and
    2. following completion of the UXO Subcontractor’s engagement as contemplated by this clause 21, provide to the Contract Administrator a report issued by the UXO Subcontractor:
       1. detailing:
          1. the location of any UXO identified by the UXO Subcontractor as present on or at the Site (if any); and
          2. if relevant, all investigative activities carried out and Safety Protocols implemented by the UXO Subcontractor in accordance with this clause 21;
       2. certifying (to the extent applicable) that the activities carried out in accordance with this clause 21 comply with:
          1. the Defence Unexploded Ordnance Management Manual; and
          2. all applicable Statutory Requirements (including those concerning work, health and safety); and
       3. containing any other information requested by the Contract Administrator.
  1. Provision of UXO Information for the Site and Determination of Course of Action
     1. Prior to the UXO Subcontractor commencing any activities in accordance with this clause 21, the Contractor must ensure it provides to the UXO Subcontractor all available historical information in its possession or that can be reasonably obtained regarding the Site (and the possible presence of UXO on or at the Site) in order for the UXO Subcontractor to carry out the following activities in accordance with the Defence Unexploded Ordnance Management Manual (as applicable):
        1. complete a UXO Risk Assessment;
        2. complete a UXO Assessment Survey; and
        3. determine the risk of UXO being present on the Site.
     2. If, having reviewed the information provided by the Contractor in accordance with paragraph (a) (whether it has completed a UXO Risk Assessment or not), the UXO Subcontractor considers a UXO Assessment Survey is required to determine the risk of UXO being present on or at the Site, the Contractor must contact the Commonwealth to facilitate the UXO Subcontractor accessing the Site to conduct a UXO Assessment Survey.
  2. Management of UXO Risks on the Site

If, following completion of a UXO Risk Assessment or UXO Assessment Survey the UXO Subcontractor determines the Contractor can safely carry out the Works on the Site by implementing Safety Protocols, the Contractor must:

* + 1. comply with:
       1. all Safety Protocols, so far as is reasonably practicable; and
       2. the UXO Risk Management Plan implemented for the Site (if any) in accordance with the Defence Unexploded Ordnance Management Manual and any other relevant documentation;
    2. ensure it consults with all persons on the Site regarding the:
       1. UXO risks identified and communicated to the Contractor by the UXO Subcontractor;
       2. Safety Protocols; and
       3. UXO Risk Management Plan (if any) and any other relevant documentation;
    3. ensure all persons on the Site comply with the Safety Protocols and UXO Risk Management Plan (if any), so far as is reasonably practicable; and
    4. consult with the UXO Subcontractor to ensure that all Safety Protocols are regularly reviewed and updated.
  1. Innocuous Material Found During UXO Assessment Survey
     1. If, upon completing a UXO Assessment Survey, the UXO Subcontractor identifies potential UXO present on or at the Site as innocuous material (including Explosive Ordnance Materiel), the Contractor must ensure the UXO Subcontractor safely removes and disposes of the innocuous material from the Site, in accordance with all Statutory Requirements.
     2. If the UXO Subcontractor removes innocuous material from the Site in accordance with paragraph (a), the Contractor must ensure that it obtains a UXO Clearance Certificate from the UXO Subcontractor.
  2. Site Containing UXO
     1. In the event the UXO Subcontractor identifies UXO present on or at the Site whilst carrying out investigative actions in accordance with this clause 21 that it considers is a risk to the health and safety of persons present on or at the Site (or persons who will carry out works on the Site), such that removal of the UXO is required, the Contractor must ensure the UXO Subcontractor:
        1. immediately verbally notifies the Contractor, the Contract Administrator and a representative of the Defence Estate at which the Site is located;
        2. within 24 hours of the verbal notification under subparagraph (i), provides written notice to the Contractor, Contract Administrator and the Commonwealth setting out specific details of the identified UXO present on or at the Site;
        3. does not attempt to handle, remove, dispose of, destroy or demolish any identified UXO;
        4. immediately implements control measures that prevent persons, other than those authorised by the Commonwealth, accessing the area of the Site containing the identified UXO; and
        5. ensures all persons and any Plant, Equipment and Work are kept clear and protected from exposure to the identified UXO.
     2. Without limiting paragraph (a), the Contract Administrator must, within 14 days of the receipt of the notice under paragraph (a)(ii) instruct the Contractor as to the course of action it must adopt insofar as the Contractor's Activities are affected by the presence of UXO at or on the Site.
     3. Following the identified UXO being removed from the Site (by the Commonwealth, UXO Subcontractor or the Commonwealth's nominated representatives in accordance with the notice issued in accordance with paragraph (b)), the Contractor must obtain a UXO Clearance Certificate from the entity who removed the UXO at the Site.
  3. Notice of UXO After Commencement of the Works or a Stage
     1. If, having complied with its obligations under clauses 21.1 to 21.5 and having commenced carrying out the Works at the Site, the Contractor considers it has possibly identified UXO on or at the Site following a:
        1. UXO Subcontractor determining the Works or a Stage can be carried out safely in accordance with clause 21.3; or
        2. UXO Clearance Certificate being obtained in accordance with clause 21.4(b) or 21.5(c),

it must:

* + - 1. immediately verbally notify the Contract Administrator and the Commonwealth (including a representative of the Defence Estate at which the Site is located);
      2. within 24 hours of the verbal notification under subparagraph (iii), provide written notice to the Contract Administrator and the Commonwealth setting out specific details of the UXO identified as present on or at the Site;
      3. not attempt to handle, remove, dispose of, destroy or demolish the identified UXO;
      4. immediately implement control measures that prevent persons, other than those authorised by the Commonwealth, accessing the area of the Site containing the identified UXO; and
      5. ensure all persons, as well as any Plant, Equipment and Work in operation at the Site are kept clear and protected from exposure to the identified UXO.
    1. The Contract Administrator must, within 14 days of the receipt of the notice under paragraph (a)(iv):
       1. notify the Contractor and the Commonwealth of its determination as to whether UXO has been identified on or at the Site; and
       2. instruct the Contractor as to the course of action it must adopt insofar as the Contractor's Activities are affected by the presence of UXO at or on the Site.
  1. Contractor's Entitlement
     1. If the Contract Administrator determines in accordance with clause 21.6(b)(i) that UXO has been identified at or on the Site and the Contractor has otherwise complied with its obligations under clauses 21.1 to 21.6, the Contractor will be entitled to have the Contractor's Work Fee (Planning) or the Contractor's Work Fee (Delivery) (as the case may be) increased by the extra costs reasonably incurred by the Contractor after the giving of the notice under clause 21.6(a)(iv) which arise directly from the UXO and the Contract Administrator's instruction under clause 21.6(b)(ii), as determined by the Contract Administrator.
     2. To the extent permitted by law, the Contractor will not be entitled to make (nor will the Commonwealth be liable upon) any Claim arising out of or in connection with any UXO or the Contract Administrator's instruction under clause 21.6(b)(ii), other than under paragraph (a).
  2. Definitions and interpretation

For the purposes of clause 21:

* + 1. **Abandoned Explosive Ordnance** means explosive ordnance that has not been used during an armed conflict, that has been left behind or dumped by a party to an armed conflict, and which is no longer under control of the party that left it behind or dumped it. Abandoned Explosive Ordnance may or may not have been primed, fuzed, armed or otherwise prepared for use;
    2. **Defence Unexploded Ordnance Management Manual** means the Defence Unexploded Ordnance Management Manual dated September 2022 available on the Defence Website, as amended or replaced from to time;
    3. **Discarded Military Munitions** means military munitions that have been abandoned without proper disposal or removed from storage in a military magazine or other storage area for the purpose of disposal;
    4. **Explosive Ordnance Materiel** means the general term to describe any materiel that forms, or has formed, part of an item of explosive ordnance. Explosive Ordnance Materiel refers to all by-products resulting from the functioning of munitions. This includes fragments of exploded/destroyed military munitions, shell casings, projectiles (including expended ejection munitions), fuze remnants, mortar tails, practice munitions, inert training munitions;
    5. **Safety Protocols** means any risk elimination strategies, risk mitigation strategies and control measures (as applicable) identified by the UXO Subcontractor and implemented at the Site to ensure that the Works can be carried out safely;
    6. **UXO** means explosive ordnance which has been primed, fused, armed or otherwise prepared for action, and which has been fired, dropped, launched, projected or placed in such a manner as to constitute a hazard to operations, installations, personnel or material and remains unexploded either by malfunction or design or for any other cause. For the purpose of this clause 21, the term ‘UXO’ is used to describe UXO, Discarded Military Munitions and Abandoned Explosive Ordnance where contextually appropriate;
    7. **UXO Assessment Survey** means a survey designed to determine, assess and report on the following (but is not limited to):
       1. whether an area is affected by UXO;
       2. the boundaries of the affected area;
       3. the densities of UXO, including the locations and characteristics of impact areas, within the affected area; and
       4. the residual depths, types and natures of UXO and inert ordnance-related items within the affected area;
    8. **UXO Clearance Certificate** means a certificate obtained in accordance with clause 21.4(b) or 21.5(c):
       1. verifying that a UXO search has been conducted;
       2. detailing if any innocuous material has been removed from a Site;
       3. detailing any necessary remediation activities completed if UXO has been identified at the Site; and
       4. confirming that the risk of UXO contamination on the Site has been eliminated or minimised, so far as reasonably practicable;
    9. **UXO Risk Assessment** means a preliminary or detailed risk assessment (as described in the Defence Unexploded Ordnance Management Manual) conducted by the UXO Subcontractor to determine the likelihood of the presence of UXO on the Site and the risks to the Contractor in carrying out the Works;
    10. **UXO Risk Management Plan** means the plan developed by the UXO Subcontractor detailing the proposed approach for treating UXO risks on the Site, as described in the Defence Unexploded Ordnance Management Manual; and
    11. **UXO Subcontractor** means a panel member under the:
        1. Unexploded Ordnance Management and Advice (only to be used by the Contractor as directed by the Commonwealth or the Contract Administrator where the likelihood of any remediation at the Site is low and no physical works are to be carried out by the UXO Subcontractor, and solely a UXO Risk Assessment is required);
        2. Unexploded Ordnance Survey and Safety Services; or
        3. Unexploded Ordnance Remediation,

service categories of the Defence Infrastructure Panel - Environment, Heritage and Estate Engineering.

1. - Delivery Phase Fee Proposal

[To be inserted following selection of the successful Tenderer. Note this should include the Minimum Resource Schedule for the Delivery Phase tendered by the Contractor]

1. - Indigenous Participation Plan

[To be inserted following selection of the successful Tenderer]

1. - Supplier environmental sustainability plan

[To be inserted following selection of the successful Tenderer]

1. - gender equality action plan

***[IF THE PROJECT IS A "MAJOR CONSTRUCTION PROJECT", INSERT "NOT USED". IF THE PROJECT IS A "FLAGSHIP CONSTRUCTION PROJECT", INSERT "[TO BE INSERTED FOLLOWING SELECTION OF THE SUCCESSFUL TENDERER]"]***