



Government of **Western Australia**
Department of **Treasury and Finance**
Strategic Projects

Eastern Goldfields Regional Prison Redevelopment Project

Tender Number: **BMW 213419/11**

Schedule 13 - SERVICES SPECIFICATIONS

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Part A - Definitions and Overview

1. Definitions

Unless the context otherwise indicates, whenever used in this Schedule 13, each word or phrase in this Schedule 13 has the meaning given to it in Annexure E to this Schedule 13 (Glossary to the Output Specifications).

2. Structure

- (a) This Services Specification comprises the following parts:
- (i) this Part A - definitions and overview which provides an introduction to and overview of this Schedule 13 and the relationship with Schedule 14 to the Agreement (Payment Schedule);
 - (ii) Part B - Estate Services which sets out each of the Services to be performed and the requirements which must be complied with in providing Estate Services at the Facility;
 - (iii) Part C - Facilities Management Services which sets out each of the Services to be performed and the requirements which must be complied with in providing Facilities Management Services at the Facility;
 - (iv) Part D - general service obligations which sets out general requirements which apply to all Services;
 - (v) Part E - performance monitoring which sets out Project Co's obligations in respect of Performance Monitoring; and
 - (vi) Part F - Operating Plans, Manuals and Reports which sets out Project Co's obligations for submission of plans, reports and manuals during the Operating Phase.
- (b) Each of the Specific Services Specifications in Parts B and C are set out as follows:
- (i) an overview of the Service to be delivered;
 - (ii) the key objectives to be met in delivering the Service;
 - (iii) the scope of Service; and
 - (iv) the Service standards which must be met and the obligations which must be complied with in performing the relevant Service.

3. Relationship between the Services Specification and Payment Schedule

- (a) For the purposes of assessing Project Co's performance under the Agreement and calculating Abatements in accordance with Schedule 14 to the Agreement (Payment Schedule), the obligations in this Schedule 13 and otherwise under the Agreement have been set out in tabulated form in Annexure E to Schedule 14 to the Agreement (Payment Schedule) (**Performance Measures Table**).
- (b) The Performance Measures Table is intended to summarise Project Co's obligations under this Agreement and does not in any way limit Project Co's obligations to perform the Services in accordance with this Agreement.

- (c) The Service Standards set out in this Schedule 13 will take priority in interpretation over the Performance Measures Table.

Part B - Estate Services Specific Services Specification

1. Overview

- (a) The Estate Services comprise of:
 - (i) Scheduled Estate Services and Unscheduled Estate Services for Buildings, Spaces and Project Co FF&E; and
 - (ii) Lifecycle Services for Buildings, Spaces and Project Co FF&E, including all Modifications, FF&E Modifications or Minor Works required to be performed in respect of such Estate Services.
- (b) In performing the Estate Services, Project Co must provide a comprehensive range of Estate Services including:
 - (i) Building Maintenance Services;
 - (ii) External Maintenance Services;
 - (iii) FF&E Maintenance Services;
 - (iv) Security Systems Maintenance;
 - (v) Building Management IT Hardware and Software (including Asset Register);
 - (vi) Statutory Testing;
 - (vii) warranty management;
 - (viii) graffiti management; and
 - (ix) key and lock management.

2. Key objectives

The key objectives for the Estate Services are:

- (a) to ensure the integrity and functionality of the External Building Fabric, Building Maintenance Services and utility systems, Security Systems, and Project Co FF&E comprising the Facility;
- (b) to maintain public safety;
- (c) to facilitate the carrying out of the Facility Functions;
- (d) to ensure the Facility meets the FFP Warranty;
- (e) to maintain a safe and secure environment using safe working practices to ensure that standards remain high and any slippage is recognised and corrected immediately;
- (f) to reduce greenhouse gas emissions, peak energy demand, energy consumption costs and water consumption; and
- (g) to minimise the risk of damage to the Facility caused by Prisoners or Prisoner Visitors.

3. Scope

- (a) **(Estate Services standards)**: Project Co must provide comprehensive Estate Services at the Facility:
- (i) to meet the key objectives set out in Section 2 of this Part B;
 - (ii) to meet the Service Standards set out in Section 4 of this Part B; and
 - (iii) otherwise in accordance with the Agreement.
- (b) **(Time)**: Project Co must provide the Estate Services 8:00am to 4:00pm each Monday through Friday of the Operating Year and otherwise as required to provide the Estate Services in accordance with the Agreement.
- (c) **(Unscheduled Estate Services)**: Project Co must deliver:
- (i) Unscheduled Estate Services which relate to a Fault within the Make Safe Time, Rectification Period or Further Rectification Period (as applicable) specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule); and
 - (ii) Unscheduled Estate Services which relate to an Incident within the Remedial Period or Further Remedial Period (as applicable) specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule).
- (d) **(Maintenance, Lifecycle Services and replacement)**: Project Co is responsible for the maintenance, Lifecycle Services and replacement as necessary of all elements of the Facility for which the Agreement imposes obligations on Project Co.
- (e) **(FFP Warranty)**: Project Co must provide:
- (i) a comprehensive maintenance service including Scheduled Estate Services and Unscheduled Estate Services; and
 - (ii) Lifecycle Services in respect of the Facility,
- as necessary to ensure that the Facility meets the FFP Warranty and to maintain the look and amenity of the Facility consistent with the other requirements of these Services Specifications.
- (f) **(Plant, equipment, apparatus and Consumable items)**: Project Co must provide, unless otherwise stated, all requisite plant, equipment, apparatus and consumable items which Project Co requires for the proper execution of all work to be carried out under this Part B, including scaffolding, craneage, tackle, machinery, tools or other appliances, Authorisations as required and everything else necessary for the activity, and will be responsible for their conveyance, use, subsequent removal, making good and cleaning.
- (g) **(Safe, logical and clear circulation routes)**: When providing the Estate Services, Project Co must maintain safe, logical and clear circulation routes that are accessible to all Facility Users and are unobstructed at all times.
- (h) **(Hard Landscaping)**: Project Co must ensure all Hard Landscaping elements detailed in this Part B Section 4.2(a) are sound, safe and in accordance with the Design Requirements and Best Operating Practices.
- (i) **(Facility Functions)**: Project Co must ensure that following any maintenance, the area is left in a condition that enables the Facility Operator to undertake the Facility

Functions including any required commissioning, and cleaning, including Forensic Health Cleans.

4. Service Standards for Estate Services

4.1 Building Maintenance Services

(a) **(Overview):** The Building Maintenance Services consist of services in respect of the Facility including:

- (i) External Building Fabric;
- (ii) Internal Building Fabric;
- (iii) Internal FF&E;
- (iv) Doors and Door Furniture;
- (v) floor and floor coverings;
- (vi) Decorative Finishes;
- (vii) Internal building elements & structures;
- (viii) dust and ventilation systems;
- (ix) the BMS;
- (x) emergency power supply;
- (xi) the LV Distribution System;
- (xii) the HV Distribution System;
- (xiii) hot and cold water systems;
- (xiv) heating, air conditioning and mechanical ventilation systems;
- (xv) Medical Gases;
- (xvi) Electrical Power and Other Cabled Systems;
- (xvii) Sewerage and Other Drainage Systems;
- (xviii) fire detection and fighting systems;
- (xix) Lifts; and
- (xx) digital clocks,

(together the **Building Maintenance Services**).

(b) **(External Building Fabric):** Project Co must ensure that:

- (i) all elements of the External Building Fabric and finishes or a services system component are:
 - A. functional, operational and satisfy the performance requirements as specified in the Design Requirements;

- B. sound, secure and weatherproof where appropriate;
 - C. free from structural cracks and/or deflection;
 - D. free from damp penetration or spalling;
 - E. free from areas capable of harbouring Pests;
 - F. free from debris and moss growth; and
 - G. reasonably clean of splashing or staining from red dust or mud;
- (ii) all claddings, copings and parapets are structurally sound and secure; and
- (iii) all flues are structurally sound and secure, free to expand and free from blockages/excess soot.
- (c) **(Internal Building Fabric):** Project Co must ensure that all elements of the Internal Building Fabric and finishes or a services system component are:
- (i) functional, operational and satisfy the performance requirements as specified in the Design Requirements;
 - (ii) free from structural cracks and/or deflection;
 - (iii) free from damp and Pests; and
 - (iv) free from undue damage and of reasonable appearance for the relevant location.
- (d) **(Internal FF&E):** Project Co must ensure that all:
- (i) Internal FF&E operate as intended, in a safe way, without making undue noise and without observable stains on hinges, locks, catches and handles, and without binding, rubbing or catching in any way in accordance with the Design Requirements;
 - (ii) Internal FF&E function as intended, and are free from all but minor surface blemishes and minor wear and tear;
 - (iii) all internal luminescent strips, signs, notices and warning signs are intact, legible and illuminated where appropriate; and
 - (iv) Internal FF&E are free from corrosion.
- (e) **(Internal Doors and Door Furniture):** Project Co must ensure that all internal Doors and Door Furniture operate as intended, in a safe way, without making undue noise and without observable stains on hinges, locks, catches and handles, and without binding, rubbing or catching in any way, all in accordance with the Design Requirements.
- (f) **(Floor and floor coverings):** Project Co must ensure that:
- (i) the floor covering is complete, according to the Design Requirements and manufacturers specifications;
 - (ii) the floor covering is fully fixed to the floor so as not to cause a health and safety hazard;

- (iii) the floor/floor covering is free from tears, scoring, cracks or any other damage that is unsightly and/or could cause a health and safety hazard;
 - (iv) the floor covering is free from all but minor surface blemishes and minor wear and tear;
 - (v) floor coverings/surfaces are maintained in such a way as to provide a suitable uniform surface, with minimal resistance, for wheeled bed trolleys, wheel chairs and any other wheeled vehicle or equipment in use in the Facility;
 - (vi) floor coverings/surfaces allow adequate drainage where necessary; and
 - (vii) floor coverings/surfaces are free from Pests.
- (g) **(Decorative Finishes):** Project Co must ensure that Decorative Finishes are:
- (i) complete according to the Design Requirements and manufacturer's specifications;
 - (ii) free from all but minor surface blemishes or undue wear and tear; and
 - (iii) free from cracks, or any other surface degradation consistent with a building maintained in accordance with Best Operating Practices.
- (h) **(Dust and ventilation systems):** Project Co must regularly inspect and clean dust and ventilation systems to prevent obstruction or contamination of airflows.
- (i) **(BMS):** Project Co must:
- (i) establish, implement and maintain the BMS so that the Facility meets the FFP Warranty;
 - (ii) ensure that the BMS is operational at all times;
 - (iii) ensure that the BMS is capable of performing the following functions:
 - A. generating automated reports in respect of delivery of Estate Services which must be available to the Facility Operator;
 - B. continuous monitoring of utilities and system meters with trending capabilities; and
 - C. timely initiation of paging services linked to nominated alarms (including notification of any Facility Staff nominated by the Contract Administrator by paging service). The nominated alarms must activate on occurrence of the following:
 - 1) cool room failure alarm events;
 - 2) server room failure alarm events;
 - 3) power supply systems faults and failure alarm events; and
 - 4) any other alarm events as specified in the Design Requirements and Policy and Procedures Manual and as notified in writing to Project Co by the Contract Administrator from time to time.

- (j) **(Emergency power supply):** Project Co must ensure that:
 - (i) standby power sources and UPS must be operational, secure, have adequate fuel and be tested regularly including in accordance with AS3009; and
 - (ii) emergency lighting units must comply with AS2293, be free from dust, operational and fully charged.
- (k) **(LV Distribution System):** Project Co must ensure that the LV Distribution System is correctly operating in accordance with AS3000.
- (l) **(HV Distribution System):** Project Co must ensure that:
 - (i) the HV Distribution System is correctly operating in accordance with the NCC, AS3000, relevant high voltage (HV) standards together with Permits to Work and relevant occupational health and safety systems; and
 - (ii) the co-generation system is maintained to relevant codes and manufacturers requirements.
- (m) **(Hot and Cold Water Systems):** Project Co must ensure:
 - (i) the hot and cold water systems are operating in compliance with AS 3500;
 - (ii) the hot and cold water systems deliver water at the temperatures and flow rates defined in the Design Requirements without undue noise and vibration;
 - (iii) taps, valves and other related fittings and fixtures for the hot and cold water systems function as intended;
 - (iv) pipework and fittings for the hot and cold water systems are fastened securely to their intended points of anchorage;
 - (v) there are no drips or leaks of water from pipework, taps, valves and/or fittings;
 - (vi) [not used];
 - (vii) compliance with public health measures for Legionella including compliance with the requirements of AS3666 and AS3500.1;
 - (viii) water supply pressure is maintained at all times; and
 - (ix) tanks and storage system level controls and alarms are maintained at all times.
- (n) **(Heating, Air Conditioning and Mechanical Ventilation Systems):** Project Co must ensure that:
 - (i) all air conditioning and ventilation systems and associated plant components function as intended in compliance with AS1668 and without undue noise or vibration;
 - (ii) air changes and ventilation levels achieve the requirements set out in the Design Requirements so that the Facility meets the FFP Warranty;
 - (iii) temperatures to each part of the Facility are maintained to the levels specified in the Design Requirements and Completion Criteria;

- (iv) ductwork, fittings and pipework are securely fastened to their intended points of anchorage;
- (v) there are no leaks of water (or other heating/cooling medium) or air from ventilation systems;
- (vi) the heating, air conditioning and mechanical ventilation are:
 - A. not able to be accessed by Prisoners and can be accessed by authorised personnel only;
 - B. are free from corrosion, erosion and organic growth; and
 - C. comply with all public health measures for Legionella; and
- (vii) all relevant interfaces to the BMS/Security Systems are operating correctly.
- (o) **(Medical Gases):** Project Co must ensure that:
 - (i) all Medical Gases function and perform as intended including in accordance with AS2896 without undue noise or vibration;
 - (ii) there is sufficient standby capacity to ensure that Medical Gases are available at all times; and
 - (iii) changeover mechanisms function as designed and in accordance with AS2896 – Medical Gas Systems (Installation and testing of non-flammable medical gas pipeline systems), AS4289 – Oxygen and Acetylene Gas Reticulation Systems.
- (p) **(Electrical Power and Other Cabled Systems):** Project Co must ensure all Electrical Power and Other Cabled Systems:
 - (i) are installed to comply with, and operate within, relevant Quality Standards including AS4300 and the Design Requirements;
 - (ii) are weatherproof where appropriate; and
 - (iii) function as intended without undue noise or vibration including ensuring that:
 - A. wiring, fittings, fixtures, controls and safety devices for all Electrical Power and Other Cabled Systems are properly housed and fastened securely to their intended point of anchorage and labelled;
 - B. the lightning down conductor is complete, isolated and complies with AS1768 and the Design Requirements; and
 - C. all relevant interfaces to the BMS/Security Systems are operating correctly and complies with the Design Requirements.
- (q) **(Sewerage and Other Drainage Systems):** Project Co must ensure that:
 - (i) the Sewerage and Other Drainage Systems:
 - A. function as intended, without undue noise and vibration;

- B. provide a safe and comfortable environment; and
 - C. comply with AS3500;
- (ii) all pipework and fittings in respect of Sewerage and Other Drainage Systems are fastened securely to their intended points of anchorage;
 - (iii) there is no leakage of waste, foul water or rain water; and
 - (iv) filtration and treatment plants are maintained and output quality tested.
- (r) **(Fire detection and fighting systems):**
- (i) **(Fire Fighting FF&E):** Project Co must ensure that:
 - A. Fire Fighting FF&E are:
 - 1) maintained in accordance with all applicable Quality Standards, including the NCC and the AS1851 series;
 - 2) sound, secure and fixed to their intended point of anchorage;
 - 3) fully operational within manufacturer's recommendations; and
 - 4) of suitable type and quantity for the hazards present within their vicinity;
 - B. hydrants, sprinklers and hoses are at correct operating pressure and capacity and comply with each of AS 2419, AS 2118, AS 2441; and
 - C. pipework is free from corrosion, leaks and drips.
 - (ii) **(Access):** Project Co must ensure that:
 - A. access routes comply with all Laws and Quality Standards, including the Disability Discrimination Act 1992;
 - B. fire, ambulance and other emergency vehicles have appropriate access to the Site; and
 - C. all fire escape and emergency evacuation routes are appropriately maintained, marked, lit and remain free from obstruction.
 - (iii) **(Fire safety systems):** Project Co must:
 - A. provide Scheduled Estate Services that regularly maintains, repairs and replaces where necessary, all fire prevention / detection equipment, including fire safety systems and equipment, automatic fire detection and alarm systems, portable and fixed fire fighting systems and equipment, fire monitoring systems, individual and integrated fire and life safety systems and fire evacuation planning and training at the Facility as may be required from time to time to maintain all fire equipment in compliance with applicable Laws, DCS Policies,

Quality Standards and any other relevant guidance notes in force from time to time;

- B. test (and retain detailed records of such tests) and maintain all fire safety systems:
 - 1) so that the Facility meets the FFP Warranty;
 - 2) in accordance with all applicable Laws and Quality Standards; and
 - 3) in accordance with the Emergency Management Plan.

Where any fire safety system (or part of a fire safety system) requires replacement, Project Co must replace the relevant system or part with equipment of equivalent or higher standard;

- C. work with the Facility Operator to maintain and implement the Emergency Management Plan;
- D. as a minimum, undertake annual tests of its contingency plans detailed in the Emergency Management Plan in respect of the Services;
- E. ensure all Project Co Associates participate in fire drills carried out in accordance with all applicable Laws, Quality Standards and lawful directions of the Facility Operator;
- F. report all fire risks (including bushfire risks) that are identified as pertaining to the Facility in accordance with the Emergency Management Plan;
- G. respond to any reports of fire risks on the Facility immediately; and
- H. ensure that any person carrying out Hot Work activities at the Facility does so only after receipt of an approved Permit to Work, which must include full details of proposed activities.

(s) **(Lifts):** Project Co must ensure:

- (i) all Lifts:
 - A. are safe;
 - B. achieve the operational speeds and other performance parameters described in the Design Requirements;
 - C. function as intended without undue noise or vibration;
 - D. have a fully functioning control panel and phone; and
 - E. comply with AS1735; and
- (ii) no person is trapped in a lift for more than 30 minutes.

(t) **(Digital clocks):** Project Co must ensure that all digital clocks nominated by the Facility Operator at all times are accurate to within 2 minutes of local time.

- (u) **(Energy/Utilities):** Project Co must ensure the following Utilities:
 - (i) sanitation and drainage system;
 - (ii) water system;
 - (iii) fuel storage system; and
 - (iv) gas distribution system,are:
 - (v) free from any leaks;
 - (vi) maintained to deliver the specified capacity in compliance with the Design Requirements.
- (v) **(Refrigeration Equipment):** Project Co must ensure that all cool rooms and freezers are fully functional in accordance with the Design Requirements.
- (w) **(Internal Lighting):** Project Co must ensure that all internal lighting is fully functional and operational in accordance with the Design Requirements.

4.2 External Maintenance Services

- (a) The External Maintenance Services consist of all maintenance services in respect of:
 - (i) Site Circulation Routes / Hard Landscaping;
 - (ii) External FF&E;
 - (iii) external lighting and lighting towers;
 - (iv) Boundaries;
 - (v) External Areas (including playing oval, multipurpose courts, recreational and activity areas);
 - (vi) external signage and sign posting;
 - (vii) reticulation and irrigation systems;
 - (viii) driveways, roadways (including internal access roads and the perimeter patrol road immediately outside the security fence) footpaths, pavements and pavement edging;
 - (ix) car park surface (including line marking of car park and footpaths);
 - (x) debris;
 - (xi) storm water drainage;
 - (xii) fire detection and fighting including fire hydrants and fire hose reels, fire extinguisher and fire alarms;
 - (xiii) Anti-Vehicle Ramming System; and
 - (xiv) external sewer drainage, water supply, gas and electric supply,(together the **External Maintenance Services**).

The Prisoner Soft Landscaping Services will be performed by Prisoners.

- (b) **(Site Circulation Routes / Hard Landscaping)**: Project Co must ensure that:
- (i) all Site Circulation Routes / Hard Landscaping are sound, safe and evenly surfaced with no potholes, sinkings or trip hazards;
 - (ii) all kerbs and edgings are sound;
 - (iii) there are no loose kerbs or paving stones;
 - (iv) road markings are clear and complete; and
 - (v) there is provision for good disabled access such as for the visually impaired and wheelchair users.
- (c) **(External FF&E)**: Project Co must ensure that:
- (i) all External FF&E are:
 - A. sound secure safe and free from damage;
 - B. operating in accordance with Design Requirements where applicable and otherwise so as the Facility at all times meets the FFP Warranty; and
 - C. maintained in accordance with manufacturer's instructions; and
 - (ii) garden furniture is intact and operational.
- (d) **(External lighting and lighting towers)**: Project Co must ensure that all external lighting and lighting towers are:
- (i) sound, secure and safe and free from damage;
 - (ii) operating in accordance with the Design Requirements where applicable; and
 - (iii) in compliance with AS1680, AS1158 and AS4282.
- (e) **(Boundaries)**: Project Co must ensure that all Boundaries are:
- (i) intact, safe, sound and secure; and
 - (ii) free from graffiti and/or vandalism.
- (f) **(External Areas (including playing oval, multipurpose courts, recreational and activity areas))**: Project Co must ensure that all external areas:
- (i) are sound, safe and have an even surface with no potholes, sinkings or trip hazards;
 - (ii) are at all times suitable for disabled and elderly access;
 - (iii) are all times accessible and easily observable by carers and staff;
 - (iv) are free from graffiti and/or vandalism;
 - (v) have kerbs and edgings that are sound;

- (vi) are free of debris;
 - (vii) are well drained;
 - (viii) are free of flood water;
 - (ix) have no loose kerbs or paving stones; and
 - (x) have line markings that are clear and complete.
- (g) **(External signage and sign posting):** Project Co must ensure that all external signage and sign posting:
- (i) is compliant with the signage standards and protocols of the State or the Facility Operator;
 - (ii) is secure and sound;
 - (iii) does not hinder visibility to vehicles and pedestrians at junctions;
 - (iv) is in appropriate locations;
 - (v) is highly visible, both day and night;
 - (vi) offers clear and concise information; and
 - (vii) is free from graffiti and/or vandalism.
- (h) **(Reticulation and irrigation systems):** Project Co must ensure that reticulation and irrigation is regularly inspected and maintained including:
- (i) checking for possible leaks;
 - (ii) checking timing and operation of automatic systems;
 - (iii) inspecting and testing the operation of pumps, emitters, valves, backflow prevention devices and filters; and
 - (iv) periodic flushing.
- (i) **(Driveways, roadways (including internal access roads and the perimeter patrol road immediately outside the security fence), footpaths, pavements and pavement edging):** Project Co must ensure that all driveways, roadways (including internal access roads and the perimeter patrol road immediately outside the security fence), footpaths, pavements and pavement edging:
- (i) are sound, safe and have an even surface with no potholes, sinkings or trip hazards;
 - (ii) are at all times suitable for disabled and elderly access;
 - (iii) are all times accessible and easily observable by carers and staff;
 - (iv) are free from graffiti and/or vandalism;
 - (v) have kerbs and edgings that are sound;
 - (vi) have no loose kerbs or paving stones;
 - (vii) have line markings that are clear and complete;

- (viii) are well drained; and
 - (ix) are reasonably free of flood water.
- (j) **(Car park surface (including line marking of car park and footpaths))**: Project Co must ensure that all car park surfaces (including line marking of car park and footpaths):
 - (i) are sound, safe and have an even surface with no potholes, sinkings or trip hazards;
 - (ii) are at all times suitable for disabled and elderly access;
 - (iii) are all times accessible and easily observable by carers and staff;
 - (iv) are free from graffiti and/or vandalism;
 - (v) have kerbs and edgings that are sound;
 - (vi) have no loose kerbs or paving stones;
 - (vii) have line markings that are clear and complete;
 - (viii) are well drained; and
 - (ix) are reasonably free of flood water.
- (k) **(Debris)**: Project Co must ensure that all External Areas are reasonably free of debris.
- (l) **(Storm water drainage)**: Project Co must ensure that stormwater drainage is free of debris and operate in accordance with the Design Requirements.
- (m) **(Fire detection and fighting systems including fire hydrants and fire hose reels, fire extinguisher, and fire alarms)**: Project Co must ensure that:
 - (i) Fire Fighting FF&E are:
 - A. maintained in accordance with all applicable Quality Standards, including the NCC and the AS1851 series;
 - B. sound, secure and fixed to their intended point of anchorage;
 - C. fully operational within manufacturer's recommendations; and
 - D. of suitable type and quantity for the hazards present within their vicinity;
 - (ii) hydrants, sprinklers and hoses are at correct operating pressure and capacity and comply with each of AS 2419, AS 2118, AS 2441;
 - (iii) pipework is free from corrosion, leaks and drips.
 - (iv) access routes comply with all Laws and Quality Standards, including the *Disability Discrimination Act 1992* (Cth);
 - (v) fire, ambulance and other emergency vehicles have appropriate access to the Site; and

- (vi) all fire escape and emergency evacuation routes are appropriately maintained, marked, lit and remain free from obstruction.
- (n) **(Anti-Vehicle Ramming System)**: Project Co must ensure that the Anti-Vehicle Ramming System is fully operational and meets the requirements of the Output Specifications.
- (o) **(External sewer drainage, water supply, gas and electric supply)**: Project Co must ensure that the external sewer drainage, water supply, gas and electric supply is fully operational free from any leaks and maintained to deliver the specified capacity in compliance with the Design Requirements.

4.3 FF&E Maintenance Services

Project Co must perform the FF&E Maintenance Services in accordance with Clause 26.3 of the Agreement.

4.4 Security Systems Maintenance Services

- (a) Project Co must establish, implement, maintain, repair and replace the Security Systems, so that:
 - (i) the Security Systems at all times achieve the performance requirements described in the Design Requirements;
 - (ii) all installations of the Security Systems comply with, and operate within, relevant Quality Standards;
 - (iii) the Security Systems are operational at all times including that:
 - A. there is no failure of the Security Systems at any time during the Operating Phase; and
 - B. any failure of Security Systems is notified to the Facility Operator immediately on occurrence;
 - (iv) wiring, fittings, fixtures, controls and safety devices for all Security Systems are properly housed and fastened securely to their intended point of anchorage and labelled;
 - (v) emergency power supplies are maintained for all Security Systems;
 - (vi) all field equipment is clean and free from dirt, dust, cobwebs and the like that may adversely affect vision or operation;
 - (vii) all perimeter lighting functions are in accordance with the Design Requirements and that any lighting failures do not compromise the security of the Facility or the surrounding car parks and land;
 - (viii) the quantity and frequency of False Alarm and Nuisance Alarm activations, regardless of their cause, do not exceed that stated within the Design Requirements;
 - (ix) all data recordings resulting from the Security Systems are retained in digital format for at least 20 days, are of appropriate quality for such data and are routinely backed up and otherwise in accordance with Good Industry Practice;

- (x) the Security Systems have sufficient capacity to record and maintain data for the Operating Phase; and
 - (xi) the Facility Operator and Facility Staff receive ongoing training and support so that all Facility Staff are capable of using the integrated Security System during the Operating Phase.
- (b) Project Co must time synchronise all Security Systems via the use of Network Time Protocol to the central timing device used in the Master Control Room Synchronising must occur at a minimum of once every 24 hours and must not lose synchronisation by more than sixty (60) seconds.
- (c) Project Co must report any breach of Security System to the Facility Operator immediately upon occurrence.

4.5 Scheduled Estate Services

- (a) **(Scheduled Estate Services):** Project Co must provide comprehensive Scheduled Estate Services at such times and in a manner that is consistent with the Monthly Works Plan, its Work Method Statements, Best Operating Practices and the Agreement to ensure that the Facility meets the FFP Warranty.
- (b) **(Failure to meet Design Requirements):** Failure to meet any of the Design Requirements at any time must be treated as an indication that an item does not operate as intended, unless the Contract Administrator agrees otherwise.
- (c) **(Objectives of Scheduled Estate Services):** The Scheduled Estate Services must seek to:
- (i) actively reduce the risk of Unscheduled Estate Services; and
 - (ii) optimise the performance and efficiency of the Facility, including all Plant and Project Co FF&E.
- (d) **(Services included in Scheduled Estate Services):** The Scheduled Estate Services must include the services in respect of:
- (i) connections to Utilities up to the Utility connection point;
 - (ii) internal and external fabric of the Facility to ensure that they are properly and safely maintained and remain functional, safe, operationally sound and of good appearance;
 - (iii) Estate Services, to ensure that they are properly and safely maintained and remain functional, safe and fully operational and are optimised for maximum energy efficiency;
 - (iv) all fire detection and fire safety systems, including testing and maintenance so that the Facility meets the FFP Warranty; and
 - (v) all Plant and Project Co FF&E, including:
 - A. maintenance of all connections and related services lines and points to and from the Project Co FF&E; and
 - B. all necessary testing and other procedures required to maintain the Project Co FF&E in a safe condition and reliable working order,

to ensure that at all times the Project Co FF&E and Connection Points meets the FFP Warranty.

- (e) **(Minimise disruption)**: Project Co must carry out and complete all Scheduled Estate Services in a manner that minimises disruption to the Facility Operator, Facility Users and the carrying out of the Facility Functions.
- (f) **(Monthly Works Plan)**: Project Co must:
 - (i) not provide any Scheduled Estate Services other than in accordance with the Monthly Works Plans (as varied under this Schedule); and
 - (ii) give at least 48 hours notice to the Facility Operator of any request for approval to vary a Monthly Works Plan and must not vary any Monthly Works Plan unless such approval is received from the Facility Operator (such approval not to be unreasonably withheld if the variation does not interfere with the carrying out of the Facility Functions).

4.6 Building Management IT Hardware and Software

- (a) **(Asset Register)**: Project Co must prepare and maintain an Asset Register.
- (b) **(Asset Register information)**: Project Co must ensure the Asset Register contains the following information with respect to Group 1 FF&E, Group 2 FF&E and Group 3 FF&E:
 - (i) prices from the FF&E Lists as at the Date of this Agreement and those things included in the purchase price;
 - (ii) details of the date of purchase, the actual purchase price and those things included in the purchase price;
 - (iii) details of the warranty expiration date;
 - (iv) details of the location within the Facility;
 - (v) details, including date and time, of relocation within the Facility; and
 - (vi) details regarding disposal of any relevant FF&E.
- (c) **(Review and update)**: Project Co must continually review and update no less than Quarterly, the Asset Register to include:
 - (i) all items of Group 1 FF&E procured during the Operating Phase; and
 - (ii) all items of Group 2 FF&E, Group 3 FF&E and Group 4 FF&E as notified by the State to Project Co,in accordance with Part F of this Schedule 13.
- (d) **(State to provide information)**: To the extent that the State procures FF&E to be included in the Asset Register, the State will provide the information required under paragraph (a) and Project Co must update the list accordingly.
- (e) **(Upgrade)**: Project Co must upgrade the Asset Register referred to in paragraph (b) to reflect market standards from time to time and otherwise so that the Facility meets the FFP Warranty.
- (f) **(Compatible systems)**: With any upgrade in accordance with paragraph (e), Project Co must ensure that its systems are compatible with those of the Facility Operator

and, if not, allow for the upgrade of the Facility Operator's systems to meet the Facility Operator's requirements.

- (g) **(Contract Administrator request)**: Project Co must provide an updated Asset Register to the Contractor Administrator within 24 hours of a request by the Contract Administrator.
- (h) **(Training)**: Project Co must ensure that all Project Co Associates and Facility Staff who are users of specific software or systems are trained to competently use such software or systems including operation, integration and interfacing with Project Co systems as required to effectively undertake the Facility Functions.
- (i) **(ICT licences)**: With respect to all ICT systems, Project Co must maintain all software, hardware and licences necessary to ensure:
 - (i) the ICT systems operate in accordance with the Design Requirements, the Completion Criteria and any applicable manufacturer's specifications and warranties; and
 - (ii) the ICT systems remain compliant with all applicable copyright and licence obligations.

4.7 Statutory Testing

- (a) Project Co must:
 - (i) inspect and test building fabric and utility, mechanical and electrical services to ensure they are compliant with all applicable Laws, DCS Policies, Best Operating Practices and Quality Standards;
 - (ii) advise the Contract Administrator in writing 1 month prior to all inspections, statutory and regulatory tests which may be required to be carried out in relation to the Services or Project Co FF&E;
 - (iii) attend upon, and undertake where appropriate, any tests which may be required by Law, or reasonably notified by the State or insurers in liaison with the applicable Government Agency or person;
 - (iv) maintain records of any tests as required by Law, the State or insurers in liaison with the applicable Government Agency or person;
 - (v) produce reports required by applicable Laws and Quality Standards, informing the Facility Operator which statutory tests have been carried out across the Facility and the results of all testing and make available to the Facility Operator copies of such reports within 15 minutes of such result being made available to Project Co. For avoidance of doubt this includes results for Legionella testing;
 - (vi) undertake testing and tagging of all Facility Operator and Prisoner portable electrical equipment (other than equipment which is not supplied as EGRP FF&E) on:
 - A. a periodic basis in accordance with the Quality Standards, Laws and DCS Policies; and
 - B. as Unscheduled Estate Services in within the Remedial Periods specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule);

- (vii) prepare and reinstate any Facility FF&E required for such tests or inspections;
 - (viii) maintain ongoing monitoring of radiation emitting equipment in the Gatehouse, and at other locations within the Facility as required by Law, by means of radiation tags or other such method as agreed by the Contract Administrator. Such monitoring must be in accordance with all relevant standards and Good Industry Practice; and
 - (ix) ensure that all new Plant and Project Co FF&E is commissioned in accordance with manufacturer's instructions. This shall include the production of maintenance manuals and as fitted drawings within agreed timescales.
- (b) Project Co is responsible for all corrective actions arising from such tests and inspections and must undertake all such actions:
- (i) to ensure the Facility meets the FFP Warranty, except in respect of matters which, as between Project Co and the State, are the responsibility of the State or the Facility Operator; and
 - (ii) without limiting Section 4.7(b)(i), including Rectification, arising from planned tests and inspections including insurance inspections. All such works shall be treated as Priority 2 Faults, unless deemed to be Priority 0 Fault, Priority 1 Fault or Priority 3 Fault.
- (c) Project Co will be responsible for all testing and remedial work required by any Laws, or Quality Standards and all testing and remedial work required in respect of Legionella.

5. Graffiti management

Project Co must, in consultation with the Facility Operator, implement an active graffiti management process for the Facility in accordance with Best Operating Practices, that:

- (a) utilises fittings, finishes and materials (such as the use of anti-graffiti paints) to discourage and/or prevent graffiti within the Facility; and
- (b) on discovery of graffiti, requires Project Co to take reasonable steps to remove such graffiti from view and return the defaced surface, material, furniture or fitting to its original presentation.

6. Key and lock management

- (a) **(Security Keys):** Project Co must ensure that 160 usable sets of Security Keys are available at all times in accordance with the requirements of Technical Specification.
- (b) **(Project Co's obligations):** Project Co must:
 - (i) within the Locksmith Room retain sufficient stocks of spare Security Keys;
 - (ii) ensure Security Keys are kept in a suitable safe within the Locksmith's Room;
 - (iii) utilise the services of the State locksmith (including authorisation and coordination) for:

- A. storage of all spare equipment furniture and hardware associated with locks and Security Keys at the Facility including locks, cylinders, padlocks, electronic locks, electronic strikes and plates;
 - B. removal, repairs and Lifecycle Services in respect of Abloy cylinders (including Abloy padlocks) and Jackson cell lock cylinders;
 - C. removal and re-coding of Abloy cylinders (including Abloy padlocks) and Jackson cell lock cylinders; and
 - D. obtaining additional and replacement Abloy cylinders (including Abloy padlocks) and Jackson cell lock cylinders (for issuing to Project Co);
- (iv) seek the State locksmith's approval and coordination when installing new Abloy cylinders (including Abloy padlocks) and Jackson cell lock cylinders for the purpose of the Agreement and consult with the State's locksmith prior to purchasing such equipment;
 - (v) provide free access at all times for the State locksmith or nominated person to the Locksmith Room to undertake the work described in paragraph (iii); and
 - (vi) reimburse the State's costs for providing locksmith services and materials to the extent that such services and materials are required to meet Project Co's ongoing obligation under the Agreement to maintain the Facility or perform the Services.
- (c) **(FFP Warranty):** Project Co must ensure that locks and associated furniture and hardware meets the FFP Warranty and otherwise does not interrupt the Facility Functions. For the avoidance of doubt this includes the removal by the State's coordinating locksmith of non-operational cylinder units for Abloy (including Abloy padlocks) and Jackson cell locks and replacement of such units. In such circumstances, Project Co agrees that:
 - (i) the removal and secure storage of such cylinders is to be approved and coordinated by the State's locksmith; and
 - (ii) the State's locksmith shall have sole responsibility for coordinating all relevant works and maintenance on such cylinders.
- (d) **(Inventory):** Project Co must establish, maintain and update an inventory of all Security Keys, blanks and locks within the Facility at all times and ensure that a Project Co Associate is designated to be responsible for the inventory, including the following registers:
 - (i) key issue register;
 - (ii) locksmith repair register;
 - (iii) Abloy (including Abloy padlocks) and Jackson cell lock cylinder repair register;
 - (iv) key addition and disposal register;
 - (v) locking systems fault reporting; and
 - (vi) locking schedule,

at all times in accordance with DCS Policies.

- (e) **(Issue and return of keys by Facility Users)**: Project Co must implement, maintain and update as necessary a system for the issue and return of keys, including identifying the Facility User to whom each set of keys has been issued and that at all times key handling procedures are complied with by the relevant Facility User and otherwise in accordance with the Facility Policies.
- (f) **(Removed Security Keys)**: Project Co must implement, maintain and update, as necessary, a system to alert Facility Staff in the event that Security Keys are removed from the Facility.

Part C - Facilities Management Services

1. Overview

The Facilities Management Services comprise:

- (a) the Cleaning Services;
 - (b) the Waste Management Services;
 - (c) the Pest Control Services;
 - (d) the Utilities Management Services; and
 - (e) the FM Help Desk Services,
- (together the **Facilities Management Services**).

2. Cleaning Services

2.1 Key objectives

The key objectives for the Cleaning Services are:

- (a) to facilitate the carrying out of the Facility Functions and achieve the service standards set out in Section 2.3 of this Part C;
- (b) to enhance the positive image of the Facility Operator and provide a level of cleanliness that provides an acceptable environment for all Facility Users; and
- (c) to minimise disruption to the Facility Users and facilitate maximum access to the Non-Prisoner Areas.

2.2 Scope

- (a) **(Cleaning Services)**: The Cleaning Services consist of:
 - (i) the Scheduled Cleaning Services;
 - (ii) Unscheduled Cleaning Services; and
 - (iii) the provision of cleaning consumables and equipment,(together the **Cleaning Services**).
- (b) **(Cleaning Services standards)**: Project Co must provide comprehensive Cleaning Services at the Facility to meet:
 - (i) the key objectives in Section 2.1 of this Part C;
 - (ii) the Service Standards in Section 2.3 of this Part C; and
 - (iii) otherwise in accordance with the Agreement.
- (c) **(Environmentally friendly and economically feasible solutions)**: Project Co must provide environmentally friendly and economically feasible solutions in delivering the Cleaning Services wherever reasonably practicable including minimising water usage and maximising the use of biodegradable cleaning products.

- (d) **(Time):** Project Co must provide the Cleaning Services 8:00am to 4:00pm each Monday through Friday of the Operating Year and otherwise as required to provide the Cleaning Services in accordance with the Agreement.
- (e) **(Cleaning Service areas):** Project Co must provide the Cleaning Services to the:
 - (i) Non-Prisoner Areas; and
 - (ii) any Prisoner Areas that are above 2 metres in height (subject to any requirements to undertake Unscheduled Cleaning Services in Prisoner Areas).

2.3 Service Standards for Cleaning Services

- (a) **(Scheduled Cleaning Services)**

Project Co must:

 - (i) perform Scheduled Cleaning Services daily in accordance with the Scheduled Daily Cleaning Services Schedule;
 - (ii) perform Scheduled periodic routine Cleaning Services including in accordance with Scheduled Periodic Cleaning Services Schedule; and
 - (iii) ensure that Scheduled Cleaning Services are only undertaken within the Cleaning Access Times as detailed in Annexure B, except where expressly permitted by the Facility Operator in advance.
- (b) **(Unscheduled Cleaning Services):**
 - (i) Project Co must deliver Unscheduled Cleaning Services in response to requests by the Contract Administrator and within the Remedial Periods specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule).
 - (ii) Unscheduled Cleaning Services shall include:
 - A. spillages/spoiling (internally and externally) of bodily fluids and other substances to all areas of the Facility (including Prisoner Areas and Non-Prisoner Areas) for which a Forensic Health Clean is required;
 - B. spillages/spoiling (internally and externally) of chemicals to all areas of the Facility (including Prisoner Areas and Non-Prisoner Areas);
 - C. rectifying a failure to clean in accordance with the Service Standards in this Section 2.3;
 - D. graffiti removal from the internal and external surfaces;
 - E. cleans necessitated from incidents such as flooding or storm damage;
 - F. any requirement to clear, clean and disinfect all areas of the Facility where Project Co has failed to meet the requirements of the Agreement relating to the delivery of the Pest Control Services; and

- G. other services in response to requests received by the FM Help Desk.
- (iii) Project Co must undertake **Unscheduled Cleaning Services** in accordance within the Remedial Period specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule).
- (c) **(Cleaning audits)**
- Project Co must conduct cleaning audits of:
- (i) the Medical Centre in accordance with the Australian Guidelines for the Prevention and Control of Infection in Healthcare (published in 2010 by the Australian Commission on Safety and Quality in Healthcare). Records of these audits (including scores and action plans) must be provided to the Facility Operator; and
- (ii) high profile and high traffic areas of the Facility including the Gatehouse, the Master Control Room, the Assessment Centre, the Central Kitchen and the Prisoner Visits Area in a manner agreed with the Facility Operator. Each Month a different group of areas is to be audited, so that every Functional Unit within Non-Prisoner Areas is audited at least twice a year.
- (d) **(Project Co Materials & equipment):**
- (i) **(Project Co to supply):** Project Co must provide, maintain, safely and securely store, replace and clean all materials, equipment and cleaning Consumables and chemicals required to be used by Project Co in the delivery of the Cleaning Services.
- (ii) **(Project Co's obligations):** Project Co must ensure that all:
- A. cleaning equipment is noise-restricted and has high quality dust filters to reduce environmental nuisance when using such equipment, particularly in sensitive areas of the Facility including the Medical Centre and Crisis Care, Master Control Room, Gatehouse, Primary and Secondary Incident Control Rooms; and
- B. cleaning equipment and materials are stored to avoid any disruption to the Facility Functions when not in use.
- (e) **(Prisoner Use):** Project Co must:
- (i) supply, and distribute to point of use (including any associated dispensing systems):
- A. all chemicals and Consumables required for use in Prisoner Areas including the Central Kitchen (including to operate all dishwashers) and the Laundry;
- B. all chemicals and Consumables required to operate Prisoner Use Cleaning Equipment within the Facility; and
- C. all chemicals used by the Facility Operator or Prisoners to clean Prisoner Areas; and
- (ii) identify the locations of and ensure that the cleaning stores in the Non-Prisoner Areas which are sufficient to house chemicals and Consumables

to meet the cleaning requirements of the Non-Prisoner Areas (including for cleaning activities to be performed by the Facility Operator and Prisoners).

- (f) **(Personal Cleaning Consumables):**
- (i) The Facility Operator must purchase all Personal Cleaning Consumables required for use in the Facility from time to time and store all purchased Personal Cleaning Consumables in the Goods Store.
 - (ii) Project Co must obtain Personal Cleaning Consumables from the Goods Store and must ensure that sufficient quantities are always available at the relevant point of use in all Non-Prisoner Areas.
- (g) **(Waste in Non Prisoner Areas):** Project Co must collect all Waste from Non-Prisoner Areas and dispose of such waste in the centralised Waste collection location.
- (h) **(Support for Prisoner cleaning of Prisoner Areas):** Project Co must provide:
- (i) ongoing advice to the Facility Operator on the appropriate methods, equipment and chemicals required to clean the Prisoner Areas so as not to void or otherwise affect any warranty applying to the Facility;
 - (ii) safety instruction and ongoing training for all Prisoner Use Cleaning Equipment and the Prisoner Use Cleaning Equipment Consumables required for Prisoner cleaning of the Prisoner Areas; and
 - (iii) information sheets and monthly training sessions for all Prisoners on effective cleaning techniques and the safe handling of cleaning chemicals.
- (i) **(Cleaning Services for Buildings):** Project Co must provide Cleaning Services to the following standards:
- (i) **(external features, fire exits and stairwells):**
 - A. landings, ramps, stairwells, fire exits, steps, entrances, porches, patios, balconies, eaves, external light fittings are free of grit, dirt, leaves, cobwebs, rubbish, cigarette butts, bird excreta and reasonably free of dust;
 - B. light covers and diffusers are free of grit, insects, lint and cobwebs and reasonably free of dust;
 - C. handrails are clean and free of stains; and
 - D. garden furniture in Non-Prisoner Areas is clean and operational;
 - (ii) **(walls, skirtings and ceilings):**
 - A. internal walls and ceilings are free of dust, grit, lint, soil, film and cobwebs;
 - B. external walls and ceilings are free of grit, lint, soil, film, cobwebs and are reasonably free of dust;
 - C. walls and ceilings are free of marks caused by furniture, equipment, Facility Users or Prisoners;

- D. light switches are free of fingerprints, scuffs and any other marks;
 - E. light covers and diffusers are free of dust, grit, insects, lint and cobwebs;
 - F. skylights are free of grit, insects, lint, cobwebs and reasonably free of dust; and
 - G. polished surfaces are of a uniform lustre;
- (iii) **(windows):**
- A. external and internal surfaces of glass are clear of all streaks, spots and marks, including fingerprints and smudges;
 - B. internal window frames, tracks, fly screens, fixed mesh screens and ledges are clear and free of dust and grit;
 - C. external window frames, tracks, fly screens, fixed mesh screens and ledges are clear, free of grit and reasonably free of dust; and
 - D. windows are free of all marks and spots;
- (iv) **(doors):**
- A. internal doors and doorframes are free of dust, grit, lint, soil, film, fingerprints and cobwebs;
 - B. external doors and doorframes are free of grit, lint, soil, film, fingerprints, cobwebs and reasonably free of dust;
 - C. doors and doorframes are free of marks caused by furniture, equipment, Facility Users or Prisoners;
 - D. air vents, relief grilles and other ventilation outlets are kept unblocked and free of dust, grit, soil, film, cobwebs, scuffs, any other marks (except for external areas which must be reasonably free of dust);
 - E. door tracks and door jambs are free of grit and other debris; and
 - F. polished surfaces are of a uniform lustre;
- (v) **(hard floors):**
- A. the floor is free of dust, grit, litter, marks and spots, water or other liquids;
 - B. the floor is free of polish or other build-up at the edges and corners or in traffic lanes;
 - C. the floor is free of spots, scuffs or scratches on traffic lanes, around furniture and at pivot points;
 - D. inaccessible areas (edges, corners and around furniture) are free of dust, grit, lint and spots;

- E. polished or buffed floors are of a uniform lustre; and
 - F. appropriate signage is erected and precautions are taken regarding pedestrian safety of newly cleaned or wet floors;
- (vi) **(soft floors)**
- A. the floor is free of dust, grit, litter, marks and spots, water or other liquids;
 - B. the floor is free of stains, spots, scuffs or scratches on traffic lanes, around furniture and at pivot points;
 - C. inaccessible areas (edges, corners and around furniture) are free of dust, grit, lint and spots; and
 - D. where carpets are vacuumed/cleaned, this is done in accordance with section 5 of Australian Standard AS 3733!
- (vii) **(ducts, grilles and vents):**
- A. all ventilation outlets are kept unblocked and free of dust, grit, soil, film, cobwebs, scuffs and any other marks (except for external areas which must be reasonably free of dust); and
 - B. all ventilation outlets are kept clear and uncluttered following cleaning;
- (viii) **(electrical fixtures and appliances):**
- A. electrical fixtures and appliances are free of grease, dirt, dust, encrustations, marks, stains and cobwebs;
 - B. electrical fixtures and appliances are kept free from signs of use or non-use;
 - C. hygiene standards are satisfied where the fixture or appliance is used in food preparation;
 - D. range hoods (interior and exterior) and exhaust filters are free of grease and dirt on inner and outer surfaces;
 - E. motor vents, air grilles and similar FF&E are clean and free of dust and lint;
 - F. drinking fountains are clean and free of stains and mineral build-up; and
 - G. insect-killing devices are free of dead insects, and are clean and functional;
- (ix) **(External FF&E):**
- A. hard surface furniture is free of spots, soil, film, fingerprints and spillages and reasonably free of dust;
 - B. soft surface furniture is free from stains, soil, film and reasonably free of dust;

- C. furniture legs, wheels and castors are free from mop strings, soil, film, and cobwebs and reasonably free of dust;
 - D. inaccessible areas (edges, corners, folds and crevices) are free of grit, lint and spots and reasonably free of dust;
 - E. all high surfaces are free from cobwebs and reasonably free of dust;
 - F. curtains, blinds and drapes are free from stains, cobwebs, lint and signs of use or non-use and reasonably free of dust;
 - G. equipment is free of tapes/plastic, etc. which may compromise cleaning;
 - H. furniture has no odour that is distasteful or unpleasant;
 - I. shelves, bench tops, cupboards and wardrobes/lockers are clean inside and out, free of litter or stains and reasonably free of dust;
 - J. internal plants are free of litter and reasonably free of dust;
 - K. waste/rubbish bins or containers are empty, clean inside and out, free of stains and mechanically intact;
 - L. roof areas (eg of shelters and shades) are free of build-up of leaves, litter, dirt etc; and
 - M. fire extinguishers and fire alarms are free of grit, dirt and cobwebs and reasonably free of dust;
- (x) **(pantry/kitchenette fixtures and appliances):**
- A. fixtures, surfaces (internally and externally) and appliances are free of grease, dirt, dust, encrustations, marks, stains and cobwebs;
 - B. electrical and cooking fixtures and appliances are kept free from signs of use or non-use;
 - C. motor vents, air grilles and similar FF&E are clean and free of dust and lint;
 - D. refrigerators/freezers are clean and free of ice build-up; and
 - E. kitchens are to be audited and cleaned in accordance with the requirements of the *Food Safety Act 1994* (WA) and related food safety codes;
- (xi) **(toilets and bathroom fixtures):**
- A. porcelain and plastic surfaces are free from smudges, smears, body fats, hair, soap build-up and mineral deposits;
 - B. metal surfaces, shower screens and mirrors are free from streaks, soil, hair, smudges, soap build-up and oxide deposits;
 - C. wall tiles and wall fixtures (including soap and cream dispensers, hand rails and towel holders) are free of dust, grit,

- smudges/streaks, hair, mould, soap build-up and mineral deposits;
 - D. shower curtains and bath mats are free from stains, smudges, smears, odours, hair, mould and body fats;
 - E. plumbing fixtures are free of smudges, dust, soap build-up and mineral deposits;
 - F. bathroom fixtures are free from odours which are distasteful or unpleasant;
 - G. polished surfaces are of a uniform lustre;
 - H. sanitary disposal units are clean and functional; and
 - I. Consumable items are in sufficient supply.
- (j) **(Internal building elements & structures)**: Project Co must ensure that all internal building elements and structures that require specialist access equipment to clean are clean and clear, including free of all streaks, chewing gum, spots and marks, including fingerprints and smudges and free of dust in accordance with the service standards in this Section 2.3.
- (k) **(FF&E)**: Project Co must provide Cleaning Services for all Project Co FF&E on the Operating Phase Site including ensuring that:
 - (i) Project Co FF&E is free from soil, smudges, dust, fingerprints, grease and spillages;
 - (ii) Project Co FF&E is free of tapes/plastic, etc. that may compromise cleaning;
 - (iii) Project Co FF&E legs, wheels and castors are free from mop strings, soil, film, dust and cobwebs;
 - (iv) Project Co FF&E has no odour that is distasteful or unpleasant;
 - (v) Project Co FF&E is compliant with all applicable Laws, Quality Standards and any other regulations and are not used beyond the expiry of their electrical safety testing test date; and
 - (vi) Project Co FF&E is free from signs of non-use.
- (l) **(General Environment)**: Project Co must provide Cleaning Services for the General Environment on the Operating Phase Site including ensuring that:
 - (i) **(general tidiness)**:
 - A. the area appears tidy and uncluttered;
 - B. floor space is clear, only occupied FF&E designed to sit on the floor;
 - C. furniture is maintained in a fashion which allows for cleaning; and
 - D. fire access and exit doors are left clear and unhindered;
 - (ii) **(odour control)**:

- A. the area smells fresh;
 - B. there is no odour that is distasteful or unpleasant; and
 - C. room deodorisers are clean and functional.
- (m) **(Specific Cleaning Services requirements):**
- (i) **(Medical Centre):** Project Co must clean the Medical Centre to the service standards in this Section 2.3 and in accordance with:
 - A. the Australian Guidelines for the Prevention and Control of Infection in Healthcare (published in 2010 by the Australian Commission on Safety and Quality in Healthcare);
 - B. equipment to be used in the cleaning of the Medical Centre is fitted with HEPA filters, filtration bags and other filtration devices and are installed and maintained in accordance with manufacturer's recommendations; and
 - C. any local infection control guidelines as advised from time to time by the Contract Administrator or Facility Operator.
 - (ii) **(Other Special Cleaning Areas):** Project Co must provide Cleaning Services for the Other Special Cleaning Areas including ensuring that:
 - A. an appropriate risk assessment is conducted;
 - B. only specialist trained and certified staff are used;
 - C. all elements in the affected area have been cleaned, disinfected/sanitised and deodorised;
 - D. Project Co complies with the Facility Operator's control of infection policy as applicable;
 - E. all waste is disposed of in accordance with applicable Laws, Quality Standards and EPA guidelines;
 - F. the affected area is appropriately contained and signposted; and
 - G. cleaning the Medical Centre and Satellite Health and ensuring that all cleaning practices in the Medical Centre and Satellite Health comply with the applicable infection control guidelines and the reasonable requirements of any Medical Centre staff.
 - (iii) **(Project Co not to clean):** Project Co must not clean, or move to enable cleaning, the following items of FF&E, or other items so identified by the Facility Operator, unless by prior agreement with the Facility Operator:
 - A. patient medical equipment when in use for treatment (e.g. infusion pumps);
 - B. equipment that is recharging;
 - C. paperwork on desks; and
 - D. personal belongings.

3. Waste Management Services

3.1 Key objectives

The key objectives for the Waste Management Services are:

- (a) to ensure the efficient, effective, timely, cost effective and safe management of handling, transport and disposal of Waste from the Site to the point of final disposal;
- (b) to ensure the clean and tidy impression of the Facility to Facility Users;
- (c) to implement an end-to-end waste solution for the Facility by appropriately supporting the Facility Operator's day-to-day waste management requirements; and
- (d) to support recycling and other green initiatives.

3.2 Scope

- (a) **(Waste Management Services standards):** Project Co must provide the following Waste Management Services at the Facility:
 - (i) to meet the key objectives in Section 3.1 of this Part C;
 - (ii) to meet the Service Standards in Section 3.3 of this Part C; and
 - (iii) otherwise in accordance with the Agreement.
- (b) **(Waste Management Services scope):** The Waste Management Services consist of the services set out in Table 1 below.

Table 1

Item	Person responsible						
	Collection	Treatment	Trade Waste Agreement Required	Porterage within the Facility	Bin/ Receptacle Purchase and Supply *	Arrange Disposal	Waste Disposal Cost (Volume)
Domestic (General) (capable of being disposed of in landfill)	Project Co in Non-Prisoner Areas, Prisoners in Prisoner Areas	Not applicable	Not applicable	Prisoners for Prisoner Areas. Project Co for Non-Prisoner Areas.	Project Co	Project Co	State
Sanitary and nappy	Project Co for all Areas.	Not applicable	Not applicable	Project Co for all areas	Project Co	Project Co	State
Recyclable - (co-mingled) – paper, styrofoam	Project Co in Non-Prisoner Areas,	Not applicable	Not applicable	Prisoners for Prisoner Areas.	Project Co	Project Co	State

Item	Person responsible						
	Collection	Treatment	Trade Waste Agreement Required	Porterage within the Facility	Bin/ Receptacle Purchase and Supply *	Arrange Disposal	Waste Disposal Cost (Volume)
plastics, etc	Prisoners in Prisoner Areas			Project Co for Non-Prisoner Areas.			
Office waste -	Project Co in Non-Prisoner Areas, Prisoners in Prisoner Areas	Not applicable	Not applicable	Prisoners for Prisoner Areas and Project Co for Non-Prisoner Areas.	Project Co	Project Co	State
Confidential	Project Co for all Areas.	Not applicable	Not applicable	Project Co for all areas	Project Co	Project Co	State
Clinical (incl. sharps, Pharmaceutical and Chemical based Clinical waste, anatomical, Biological/infectious/contaminated waste)	Project Co for all Areas.	Facility Operator (if required)	Not applicable	Project Co for all areas	Project Co	Project Co	State
Cytotoxic Waste	Project Co for all Areas.	Not applicable	Not applicable	Project Co for all areas	Project Co	Project Co	State
Chemical Waste (trade waste)	Project Co for all Areas.	Project Co must provide treatment infrastructure	Trade waste agreement required	Not applicable	Not applicable	Project Co	State
Greasy Waste	Project Co for all Areas.	Project Co must provide storage infrastructure	Not applicable	Not applicable	Not applicable	Project Co	State

Item	Person responsible						
	Collection	Treatment	Trade Waste Agreement Required	Porterage within the Facility	Bin/ Receptacle Purchase and Supply *	Arrange Disposal	Waste Disposal Cost (Volume)
Solid/hard Waste	Project Co in Non-Prisoner Areas, Prisoners in Prisoner Areas	Not applicable	Not applicable	Prisoners for Prisoner Areas. Project Co for Non-Prisoner Areas.	Project Co.	Project Co	State

- (c) **(Time):** Project Co must provide the Waste Management Services 8:00am to 4:00pm each Monday through Friday of the Operating Year and otherwise as required to provide the Waste Management Services in accordance with the Agreement.
- (d) **(Waste Management Services areas):** Project Co must provide the Waste Management Services to the:
- (i) Non-Prisoner Areas; and
 - (ii) any Prisoner Areas that are above 2 metres in height.
- (e) **(Project Co's obligations):** Subject to paragraph (f), Project Co must:
- (i) procure, manage and conduct public tendering of all Subcontracts in respect of the Waste Disposal;
 - (ii) provide and maintain all Waste collection and disposal equipment, Waste containers, bins, disposal units, receptacles and vehicles to transport Waste within the Site;
 - (iii) clean all Waste collection and disposal equipment, Waste containers, bins, disposal units, receptacles and vehicles to transport Waste within Non-Prisoner Areas;
 - (iv) collect Waste as described in Table 1 and from the centralised Waste collection locations (including the Recycling Facility);
 - (v) carry out all Waste Disposal; and
 - (vi) collect and move all clinical and toxic Waste from all Functional Areas of the Facility and arrange secure storage prior to its disposal.
- (f) **(Costs):** Project Co:
- (i) is not responsible for any costs (transport, tipping, levies etc) associated with Waste Disposal; and

- (ii) will be paid for all costs incurred by Project Co in relation to approved Subcontracts for Waste Disposal on a pass-through basis in accordance with Schedule 14 to the Agreement (Payment Schedule).
- (g) **(Sanitary and nappy disposal service):** Project Co must, as part of the Waste Management Services, provide a sanitary and nappy disposal service, including the provision, maintenance and servicing of all sanitary disposal units and nappy bins within the Facility.

3.3 Service Standards for Waste Management Services

- (a) **(Scheduled Waste collections):** Project Co must ensure that all Scheduled Waste collections are undertaken in accordance with the Waste Management Schedule.
- (b) **(Waste Management and Disposal Services FF&E):** Project Co must:
 - (i) provide all Waste Management and Disposal Services FF&E and an appropriate and adequate mix of all clearly identifiable Waste containers, bins, sharps bins, disposal units and receptacles, to meet the demand of the Facility Operator's Recycling Facility and to appropriately accommodate the Waste requirements of the Facility;
 - (ii) provide an adequate supply at all times of clean Waste collection receptacles;
 - (iii) without limiting Project Co's obligations to collect Waste in Table 1, manage the Waste Disposal from the nominated centralised Waste collection locations in accordance with the requirements of the Facility Operator, and otherwise in accordance with the Agreement, to ensure that, among other things, the capacity of the bins is not exceeded; and
 - (iv) repair and replace Waste Management and Disposal Services FF&E as and when required.
- (c) **(Reporting and audits):**
 - (i) Project Co must conduct regular audits of all Waste Disposal costs to validate the volume charges (eg. viewing tipping receipts or undertaking independent weighing of waste etc) within 10 Business Days of each Quarterly Date or more regularly if discrepancies are identified.
 - (ii) Project Co must clearly display a Waste management strategy for the segregation and handling of Waste at all Waste holding points throughout the Facility. This must include the display of usage instructions on each receptacle.
- (d) **(Unscheduled Waste Management Services):**
 - (i) Project Co must deliver Unscheduled Waste Management Services in response to requests by the Contract Administrator and within the Remedial Periods specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule).
 - (ii) Unscheduled Waste Management Services requests may include:
 - A. unscheduled Waste collection to empty full bins;
 - B. rectifying a failure to provide Waste Management Services in accordance with the Agreement; and

- C. other requests received by the FM Help Desk.
- (e) **(Sanitary and nappy disposal service):**
- (i) Project Co must provide a comprehensive sanitary and nappy disposal service for the provision, maintenance and servicing of all SDUs and nappy bins within the Facility. In doing so, Project Co must ensure:
 - A. SDUs and nappy bins are serviced at such frequencies that the capacity of each bin is never exceeded;
 - B. SDUs and nappy bins are removed and emptied in accordance with applicable Laws and Quality Standards;
 - C. SDU and nappy bin lids are fitted in such a manner that they will deny access to Pests;
 - D. SDUs and nappy bins are reasonably free of fumes or odours;
 - E. an aromatic is applied to SDUs and nappy bins; and
 - F. SDUs and nappy bins are readily portable and their external surfaces are capable of being cleaned with normal cleaning agents.
 - (ii) The SDU and nappy bins must be delivered in a manner that does not disturb Facility Users or otherwise impact upon the carrying out of Facility Functions.

3.4 Waste Management Schedule

- (a) The Waste Management Schedule comprises:
- (i) the Waste Management Procurement Strategy; and
 - (ii) the Waste Disposal Schedule,
(Waste Management Schedule).
- (b) The Waste Disposal Procurement Strategy must:
- (i) cover all waste streams where the State is responsible for the Waste Disposal cost volume as identified in the table in Section 3.2(b) of this Part C;
 - (ii) provide an overview of all Waste Disposal procurement and contracting options available with detailed consideration of their individual merits regarding value for money to the State and supporting the Facility Functions;
 - (iii) if required, include the provision of appropriate waste receptacles as detailed in this Section 3; and
 - (iv) provide a detailed recommendation including procurement methodology, timescales, pricing targets, and inputs required from the State,
(Waste Management Procurement Strategy).
- (c) The Waste Disposal Schedule must:

- (i) be consistent with the obligations in the Agreement;
- (ii) be capable of meeting the Waste Disposal requirements for the normal activity of the Facility;
- (iii) minimise disruption to the Facility Functions; and
- (iv) ensure additional hazards are not introduced because of storage of Waste within the Facility,

(Waste Disposal Schedule).

4. Pest Control Services

4.1 Key objectives

The key objectives for the Pest Control Services are:

- (a) to deliver a comprehensive, technical and fully operational and effective Pest Control Service;
- (b) to implement Pest control measures that while effective, do not interfere with or impede the provision of Facility Functions; and
- (c) to minimise the risk in terms of safety, food hygiene, infection control, damage to the environment, land and buildings, false alarms from Security Systems and disruption to Facility Functions from Pest infestation.

4.2 Scope

- (a) **(Pest Control Services):** The Pest Control Services consist of the Scheduled Pest Control Services and Unscheduled Pest Control Services.
- (b) **(Pest Control Services standards):** Project Co must provide Pest Control Services at the Facility:
 - (i) to meet the key objectives in Section 4.1 of this Part C;
 - (ii) to meet the Service Standards for Pest Control Services set out in Section 4.3 of this Part C; and
 - (iii) otherwise in accordance with the Agreement.
- (c) **(Time):** Project Co must provide the Pest Control Services at the Facility 8:00am to 4:00pm each Monday through Friday of the Operating Year and otherwise as required to perform the Pest Control Services in accordance with the Agreement.
- (d) **(Project Co's obligations):** Project Co must:
 - (i) provide Scheduled Pest Control Service and Unscheduled Pest Control Services across all areas of the Facility; and
 - (ii) provide, manage and operate a comprehensive system of Pest control management in accordance with this Schedule 13, including for:
 - A. insects (including white ants);
 - B. rodents and mammals (including feral domestic pets);

- C. snakes and reptiles; and
 - D. birds,
(together **Pests**).
- (e) **(Scheduled Pest Control Services):**
- (i) Project Co must provide to the Contract Administrator at the commencement of each Operating Year for inclusion in the Policy and Procedures Manual, a schedule of inspection and treatments for Pest control (**Pest Control Plan**) for that Operating Year.
 - (ii) Project Co must undertake inspections and treatments in accordance with the Pest Control Plan.
 - (iii) Project Co must ensure that the Facility complies with the FFP Warranty at all times, a minimum of two scheduled site assessments each Operating Year must be undertaken, with a minimum of one during winter and one during summer.
- (f) **(Unscheduled Pest Control Services):**
- (i) Project Co must deliver Unscheduled Pest Control Services in response to requests by the Contract Administrator and within the Remedial Periods specified in Annexure E to Schedule 14 to the Agreement (Payment Schedule).
 - (ii) Unscheduled Pest Control Services in respect of Pest Control may include:
 - A. treating Pest infestations and removing live or dead Pests from the Facility;
 - B. investigating signs of Pest infestation;
 - C. replenishment of traps and baits;
 - D. removing evidence of Pests including excreta, cobwebs;
 - E. implementing reasonable measures to deter Pest infestations;
 - F. rectifying a failure to provide Pest Control Services in accordance with the Agreement; and
 - G. other requests received by the FM Help Desk.

4.3 Service Standards for Pest Control Services

- (a) Project Co must provide safe, humane and efficient methods of catching, destroying (if appropriate) and safely disposing of or relocating Pests.
- (b) Project Co must ensure all Pest control systems are safe and tamper resistant and in accordance with the DCS Policies.
- (c) Project Co must only use chemical treatments where other forms of prevention, including the use of biodegradable products, are ineffective in controlling Pests. Project Co must ensure that where chemicals, including pesticides, are used they:
 - (i) are approved by the Facility Operator;

- (ii) are strictly controlled and monitored including, where applicable, compliance with Material Safety Data Sheets (**MSDS**);
- (iii) comply with all relevant Quality Standards, DCS Policies and all applicable Laws including, where applicable, the requirement to obtain and hold licenses to use the pesticides;
- (iv) are used and stored in accordance with the Agreement; and
- (v) do not pose a risk to Facility Users or Prisoners.

5. Utility Management Services

5.1 Overview

Project Co must provide Utility Management Services to supply and manage all Utilities used in the Site.

5.2 Key objectives

The key objectives for the Utility Management Services are:

- (a) to facilitate the carrying out of the Facility Functions;
- (b) to enhance Facility Functions and are consistent with relevant DCS Policies;
- (c) to ensure that Utility Management Services do not conflict with the provision of Facility Functions and DCS Policies;
- (d) to optimise the efficient use of Utilities within the Facility and reliability of services on all systems;
- (e) to provide a cost effective Utilities service that maximises energy efficiency in the Facility and minimises the energy costs of the Facility during the Operating Phase;
- (f) to provide an environmentally friendly solution wherever practicably and economically possible; and
- (g) to ensure that the provision of all Utilities to the Facility is continuously maintained throughout the Operating Phase.

5.3 Scope

- (a) Project Co must provide Utility Management Services at the Facility:
 - (i) to meet the key objectives in Section 5.2 of this Part C;
 - (ii) to meet the Service Standards set out in Section 5.4 of this Part C; and
 - (iii) otherwise in accordance with the Agreement.
- (b) Project Co must provide the Utility Management Services 24 hours per day throughout the Operating Year.
- (c) The Utilities Management Services consist of services in respect of:
 - (i) securing and maintaining connections to Utilities providers of adequate capacity to supply the requirements of the Facility under all operating conditions;

- (ii) putting in place a procurement and management procedure that ensures Utilities provider charges are minimised except where beyond Project Co's reasonable control;
 - (iii) receiving the delivery of and installing Medical Gases and ensuring the reticulation of Medical Gases. Project Co will also assist the Facility Operator as appropriate with the ordering of Medical Gases for the Medical Centre to meet the requirements of the Facility Operator and the Agreement;
 - (iv) ensuring the specifications with respect to supply of Utilities are consistent with the requirements of the Facility Operator;
 - (v) developing annual Utilities consumption performance targets for approval by the Contract Administrator and strategies for the ongoing minimisation of consumption;
 - (vi) arranging for standby provisions to cater for where Utilities provider connections or supply is unable to meet the demand placed on them; and
 - (vii) undertaking all testing, cleaning and maintenance as required by the Utilities provider,
- (together the **Utilities Management Services**).

5.4 Services Standards for Utility Management Services

- (a) **(Procurement and Continuity of Supply):** Project Co must:
 - (i) at the commencement of each Operating Year, having consulted with the Contract Administrator, submit to the Contract Administrator a report recommending a Utilities best value procurement strategy for the Utilities procured on behalf of the Facility Operator, with due consideration given to purchasing Utilities derived from renewable sources where possible;
 - (ii) ensure that an adequate and continuous supply of all Utilities is available 24 hours a day each day of each Operating Year. This must include the provision of standby essential electrical power supplies and an appropriate supply of diesel or other fuel required to enable the operation of the standby power supply, having regard to the Design Requirements, including for the initial fill and ongoing usage for testing and for running during any power failures, at Project Co's expense. Project Co must ensure the provision of Utilities such that Utilities can be maintained without disruption to the Facility Functions;
 - (iii) ensure a Utilities Contingency Plan is in place addressing the loss of each or all Utilities and that all Utilities have been reviewed and tested to a program reviewed by the Facility Operator in accordance with Schedule 3 to the Agreement (Review Procedures) within the last 12 months. The Utilities Contingency Plan must identify means to minimise the extent and duration of any disruption to the Facility Functions at Project Co's expense;
 - (iv) comply with, and implement, the Utilities Contingency Plan prepared in accordance with paragraph (iii) as planned and with due expediency following the loss of one or more Utilities;
 - (v) inform the Facility Operator 14 days prior to, or as soon as it is aware of, all scheduled interruptions to any Utilities whether or not it may affect the

Facility Functions. Project Co must also detail its proposed mitigation strategy (in order to minimise the impact on the Facility Functions) and implement the agreed mitigation strategy at its cost;

- (vi) regularly review and amend as required the Utilities supply specifications between it and the Utilities provider, to ensure they are consistent with the requirements of the Facility Functions;
- (vii) ensure that all Utilities agreements are correctly in place, and available to the Facility Operator upon request;
- (viii) monitor, operate, maintain and control the performance of buildings, Plant and Project Co FF&E in accordance with Best Operating Practices with the objective (to the extent reasonably practicable) of minimising the consumption of energy and other utilities, minimising the cost of energy and the production of greenhouse gases whilst achieving the optimum environmental conditions required by the Facility Operator; and
- (ix) ensure at all times there is an adequate on-site supply (provided the appropriate Medical Gases have been delivered) of reticulated Medical Gases by:
 - A. receiving and connecting all reticulated Medical Gases;
 - B. assisting the Facility Operator to forecast usage and appropriate ordering patterns; and
 - C. having in place suitable automatic changeover controls in the event of a Utilities or Medical Gases failure, in accordance with the Policy and Procedures Manual.

(b) **(Agreement for Utilities):**

- (i) The Contract Administrator is entitled to be involved in the negotiation of all agreements for the supply of Utilities to the Facility and Project Co must, accordingly, keep the State informed of any such negotiations and when they are to occur.
- (ii) Before entering into any agreement for the supply of Utilities to the Facility, Project Co must provide to the Contract Administrator the proposed terms of the supply agreements for its review and approval in accordance with Schedule 3 to the Agreement (Review Procedures).
- (iii) If the State Representative approves the terms of the proposed supply agreements in accordance with Schedule 3 to the Agreement (Review Procedures) then Project Co must enter into the supply agreements on those terms.
- (iv) If the Contract Administrator does not approve the proposed terms of the supply agreements then the Facility Operator may enter into supply agreements for the supply of the relevant Utilities directly with a supplier or the State may require Project Co to seek supply of the relevant Utilities on alternative terms acceptable to the Facility Operator.

(c) **(Payment to Project Co):**

- (i) If Project Co enters into a supply agreement for Utilities in accordance with paragraph (b), Project Co must:

- A. use reasonable endeavours to mitigate the costs and the amount incurred in respect of;
 - B. ensure that the amount submitted to the State for reimbursement reflects the benefit of any bulk or volume discount or other similar discount in respect of;
 - C. ensure that it is registered as the entity responsible for payment of; and
 - D. pay each invoice for,
the Utilities.
- (ii) Project Co must deliver to the Contract Administrator copies of each invoice and receipt of payment issued to Project Co under the relevant supply agreement.
 - (iii) Subject to this Section 5.4, the State shall pay Project Co for the pass-through costs associated with the supply of Utilities in accordance with Schedule 14 to the Agreement (Payment Schedule).
- (d) **(Notification of Essential Services Interruption):**
- (i) If supply to the Facility of any of the following Utility services is interrupted for any reason, Project Co must notify the State of the failure not more than 5 minutes after the failure is reported to the FM Help Desk, or the Incident becomes known or should have been known to Project Co or any Project Co Associate:
 - A. electricity;
 - B. water;
 - C. sewerage;
 - D. natural gas; or
 - E. telecommunications.
 - (ii) As soon as possible after any Utility Interruption, Project Co must provide the State (to the extent reasonably possible) with details as to the:
 - A. cause;
 - B. likely duration; and
 - C. any steps being taken by Project Co or any third parties to rectify the cause of or otherwise minimise the impact on the Facility,of the Utility Interruption.
- (e) **(Policy and Reports):** Project Co must:
- (i) implement the Utility Services Conservation Policy;
 - (ii) inform Facility employees and Project Co Associates of the aims of the Utility Services Conservation Policy and provide guidance on its implementation; and

- (iii) ensure all information and records (e.g. suppliers, consumption, tariffs, etc.) are up to date, accurate, in the agreed format and available for inspection by the Facility Operator or other relevant party upon request.

6. FM Help Desk Services

6.1 Overview

Project Co must provide a FM Help Desk Service which:

- (a) receives and actions all requests/enquiries relating to Services delivered by Project Co; and
- (b) communicates progress back to FM Help Desk Users in respect of all requests.

6.2 Key objectives

The key objectives for the FM Help Desk Services are:

- (a) to facilitate the carrying out of the Facility Functions;
- (b) to ensure that the FM Help Desk is fully integrated and consistent with all Facility Policies and act as a communication hub for all matters relating to the Services;
- (c) to provide a FM Help Desk which is effective, flexible and efficient in coping with varying demands;
- (d) to facilitate responses to service requests and reported Service Failures in accordance with Make Safe and Rectification requirements;
- (e) to provide a high level of customer care to all Facility Users; and
- (f) to provide FM Help Desk Resources which marshal resources to the maximum benefit of the Facility Operator.

6.3 Scope

- (a) **(FM Help Desk Services)**: The FM Help Desk Services consist of all services in respect of the FM Help Desk.
- (b) **(FM Help Desk Services standards)**: Project Co must provide FM Help Desk Services:
 - (i) to meet the key objectives in Section 6.2 of this Part C;
 - (ii) to meet the Service Standards in Section 6.4 of this Part C; and
 - (iii) otherwise in accordance with the Agreement.
- (c) **(Time)**: Project Co must operate the FM Help Desk Services 24 hours per day, each day of each Operating Year and must maintain a presence at the Facility from 8:00am to 4:00pm each Monday through Friday of the Operating Year.
- (d) **(Day-to-day notification interface)**: The FM Help Desk must form the day-to-day notification interface between the Facility Operator and Facility Users (on the one hand) and Project Co (on the other) in relation to the following matters:

- (i) the reporting of all queries and requests relating to the Services including requests made for Minor Works in accordance with the terms of the Agreement;
 - (ii) the notification of faults and complaints from any of the Facility Staff relating to the Services;
 - (iii) the notification of Services Failures by Facility Staff or Project Co and classification of Failure Events;
 - (iv) requests for temporary changes to the delivery and scope of Services by the Contract Administrator or the Facility Operator;
 - (v) monitoring of alarms, security systems and BMS (as appropriate);
 - (vi) the issue of instructions and notices by the Facility Operator in relation to the Agreement;
 - (vii) requests for information relating to the operation of the FM Help Desk;
 - (viii) update of progress regarding any Fault or Incident notified to the FM Help Desk; and
 - (ix) the direction of all calls not relating to the Services as instructed by the Facility Operator from time to time.
- (e) **(Forms of communication):** The FM Help Desk must comprise a staffed facility receiving, logging and responding appropriately to direct verbal, telephone, letter, facsimile, e-mail and other forms of communications, automatically notifying each user when a job is logged and liaising with users on the progress of work.
- (f) **(Non-Service related issues):** The FM Help Desk must ensure all non-Service related issues/calls received by the FM Help Desk are communicated expediently to the most appropriate representative of the Facility Operator.

6.4 Services Standards

- (a) **(Installation and setting up):** Project Co must ensure that:
- (i) clear operational and user instructions on the function of the FM Help Desk are provided to the Facility Operator for review in accordance with Schedule 3 to the Agreement (Review Procedures) 30 days before the FM Help Desk Service commences;
 - (ii) updates are provided to the Facility Operator from time to time, as necessary and in any case prior to changes being implemented; and
 - (iii) following the completion of the initial user instructions and any updates, ensure that all FM Help Desk users, Facility employees and all Project Co Associates receive training as part of their induction and as required from time to time so that they are familiar with the FM Help Desk user instructions.
- (b) **(Training):** Project Co must:
- (i) ensure that FM Help Desk staff are trained to assess the likely classification of Services requirements as specified in the Policy and Procedures Manual resulting from a request made through, or Fault or Incident reported to, the FM Help Desk in accordance with the criteria for

assessment of Fault, Incidents, Performance Failures and Availability Failures to be prepared by Project Co under Part F, Section 7.6 and they must co-ordinate a response accordingly; and

- (ii) train FM Help Desk staff to respond in an informed manner to enquiries in accordance with the Policy and Procedures Manual. The FM Help Desk staff must comply with appropriate codes of conduct as specified in the Policy and Procedures Manual.

(c) **(Operating the FM Help Desk):**

- (i) Project Co must log all requests made and Faults and Incidents reported to the FM Help Desk. Project Co must record all relevant details, including the following information:
 - A. name and location of the person logging the query, Fault or Incident;
 - B. date and time the request was made or Fault or Incident was reported;
 - C. location of the Functional Unit/Functional Area (as applicable) affected by the Fault or Incident;
 - D. nature of the request or Fault or Incident;
 - E. any systems affected by the Fault or Incident;
 - F. the service required;
 - G. the classification of the Fault or Incident including any subsequent changes in classification in accordance with Schedule 14 to the Agreement (Payment Schedule);
 - H. unique request reference;
 - I. details relating to any extensions of the Make Safe Times, Rectification Period or Remedial Period (including authorisation of any Temporary Repair) in accordance with Schedule 14 to the Agreement (Payment Schedule);
 - J. date and time request passed to the relevant Services Provider;
 - K. Make Safe, Rectification and Remedy (as applicable) action taken;
 - L. details of any further action or monitoring required to ameliorate the risk of future or consequential Service Failures;
 - M. where applicable:
 - 1) the actual time to Make Safe the Fault;
 - 2) the actual time to Rectify the Fault; or
 - 3) the actual time to Remedy the Fault; and

- N. the name(s) of the person(s) acting on behalf of Project Co who undertook (to the extent applicable) the Make Safe, Rectification, Temporary Repair or Remedy (as applicable).
- (ii) Project Co must implement an immediate call forward response in accordance with the Facility Operator's instructions to all issues/calls received which do not relate to Project Co's responsibilities under this Schedule 13.
- (iii) Project Co must inform the FM Help Desk User as to the proposed course of action and applicable Make Safe Time, Rectification Period, Further Rectification Period, Remedy Period and Further Remedy Period (if applicable). The FM Help Desk must co-ordinate the appropriate response to all requests.
- (iv) Project Co must ensure that the relevant Services Provider responds to the Fault or Incident reported and on completion of the remedial activity informs the FM Help Desk of:
- A. the actual time to Make Safe the Fault;
- B. the actual time to Rectify the Fault; or
- C. the actual time to Remedy the Fault.
- (v) The FM Help Desk system must send an automated confirmation to the FM Help Desk User immediately after each job is successfully logged, for every logged job by a FM Help Desk User with a copy also going to the Facility Operator. The confirmation must contain, as a minimum, the information set out in paragraph (i).
- (vi) Once information has been logged with the FM Help Desk, Project Co must ensure that entries cannot be amended unless there is a system in place to record the:
- A. exact nature and impact of the amendment;
- B. reason for the amendment;
- C. name of the person who made the amendment; and
- D. name of the person who authorised the amendment.
- (vii) Project Co must ensure that the FM Help Desk provides an appropriate and timely acknowledgment of each communication, having regard to the nature and importance of the request for assistance. Project Co must ensure that the FM Help Desk:
- A. provides a personal, non-automated answer to each telephone call within 30 seconds for 75% of the calls in any month, with a maximum of 45 seconds for all calls;
- B. confirms receipt of electronic mail within 5 minutes;
- C. confirms receipt of facsimiles within 30 minutes; and
- D. answers other written communications within 2 Business Days of receipt of the relevant correspondence.

- (viii) Project Co must ensure that the length of time required to log a request of Fault or Incident by telephone call to the FM Help Desk does not exceed:
 - A. 4 minutes on average within any Month; and
 - B. 6 minutes for any call.
- (d) **(Records):**
 - (i) Project Co must ensure that the Contract Administrator and Facility Operator are given full live electronic read and print only access to all FM Help Desk records at any time.
 - (ii) Project Co must ensure that an appropriate back-up system is in place to ensure that FM Help Desk data and records cannot be lost or destroyed as a result of software or systems failure or any other occurrence. The back-up system need not be maintained on a real-time basis but must be backed up daily.
 - (iii) At the end of each week of the Operating Phase, Project Co must provide the Facility Operator with a soft and hard copy of the FM Help Desk data and records for that week.
 - (iv) The State, Facility Operator and any authorised delegate may, upon giving reasonable notice to Project Co require an audit of Project Co's FM Help Desk and records at any time up to 6 months after the end of the Term in and such audit will be carried out in accordance with Clause 48 of the Agreement.

7. Environmental Management System

The Environmental Management System must:

- (a) be certified by a third party certification body to be compliant with ISO14001; and
- (b) include:
 - (i) an environmental policy;
 - (ii) a conservation management plan;
 - (iii) requirements for a regular review of the Facilities environmental aspects;
 - (iv) objectives and targets to minimise environmental impacts;
 - (v) operational control procedures;
 - (vi) a procedure for monitoring and recording of environmental compliance;
 - (vii) role allocation and training in respect of environmental compliance by Project Co;
 - (viii) non-conformance and corrective action processes;
 - (ix) a procedure for system audit and management review; and
 - (x) a procedure for Project Co, in preparing its Operating Plans, Reports and Manuals performing the Services and delivering the Project, to

demonstrate a proactive and integrated approach to sustainable development, including in relation to the following areas:

- A. conservation – energy, wood, paper, horticulture and water;
- B. management of environmental offset areas;
- C. pollution;
- D. procurement;
- E. waste recycling; and
- F. monitoring and auditing.

Part D - General Services obligations

- (a) Project Co must ensure that each Service delivered complies with:
- (i) the Service Standards;
 - (ii) Laws;
 - (iii) the Quality Standards;
 - (iv) the Quality Assurance Plan;
 - (v) the Policies and Procedures Manual;
 - (vi) the Environment Management System;
 - (vii) the Work Method Statements; and
 - (viii) the Performance Monitoring Program,
- and is otherwise in accordance with the Agreement.

Part E - Performance Monitoring

1. Performance monitoring and reporting

1.1 Performance assessment and monitoring against Services Specifications

Project Co must:

- (a) provide comprehensive and complete self monitoring and assessment of the delivery of the Services; and
- (b) undertake its performance self monitoring in accordance with the endorsed Performance Monitoring Program.

1.2 Performance Reporting

Project Co must provide comprehensive reporting on the delivery of the Services in accordance with this Part E, Section 1 including preparation and submission of:

- (a) the Daily Performance Report in accordance with the requirements of Part F Sections 1.1 and 2;
- (b) the Monthly Performance Report in accordance with the requirements of Part F Sections 1.2 and 4; and
- (c) the Quarterly Performance Report in accordance with the requirements of Part F Sections 1.3 and 6.

1.3 Errors in Performance Reporting

- (a) If there is any error or omission in the Monthly Performance Report for any Month, Project Co and the Facility Operator must agree the amendment to the Monthly Performance Report or, failing agreement within 10 Business Days of notification of the error or omission which shall not be made more than 2 Months following the relevant Monthly Performance Report except in the circumstances referred to in paragraph (d). Any dispute under this paragraph (b) is to be determined by an Independent Expert in accordance with Clause 45 of the Agreement.
- (b) If Project Co fails to monitor or accurately to report a Fault, an Incident, Performance Failure, Availability Failure or an Unscheduled Service Request in a Monthly Performance Report and any other report or to the FM Help Desk then, without prejudice to the Abatement to be made in respect of the relevant Performance Failure or Availability Failure (if any), the failure to monitor or report the Fault, Incident, potential or actual Performance Failure or Availability Failure or Unscheduled Service request will be deemed to be a new Minor Performance Failure, unless the circumstances set out in paragraph (c) apply, in which case there shall be deemed to be a new Major Performance Failure.
- (c) For the purposes of paragraphs (a) and (b) the relevant circumstances are:
 - (i) fraudulent action or inaction; or
 - (ii) deliberate misrepresentation; or
 - (iii) gross misconduct or incompetence in each case on the part of Project Co or a Project Co Associate.

Part F - Operating Plans, Reports and Manuals

1. Overview

1.1 Daily Performance Report

- (a) Project Co must prepare a Daily Performance Report, in accordance with Section 2 of this Part F, during the Operating Phase.
- (b) Project Co must prepare and submit a Daily Performance Report to the Facility Operator by 10:00 am the following Business Day.

1.2 Monthly Operating Documents

- (a) Project Co must prepare and submit (as applicable) the following plans for review in accordance with Schedule 3 to the Agreement (Review Procedures) in relation to the Operating Phase:
 - (i) the Monthly Work Plan in accordance with Section 3; and
 - (ii) the Monthly Performance Report in accordance with Section 4,(together the **Monthly Operating Documents**).
- (b) Project Co must prepare and submit to the State the Monthly Operating Documents for review in accordance with Schedule 3 to the Agreement (Review Procedures) no later than 5 Business Days prior to the Management Team meeting each Month, unless:
 - (i) Project Co gives notice to the Contract Administrator in writing, no later than 12 Business Days prior to the Management Team meeting that, in Project Co's reasonable opinion, the Monthly Operating Documents are up to date;
 - (ii) the Contract Administrator gives notice to Project Co, no later than 8 Business Days prior to the Management Team meeting, that it agrees with Project Co's opinion under paragraph (i); and
 - (iii) as otherwise reasonably requested by the Contract Administrator.

1.3 Quarterly Operating Documents

- (a) Project Co must prepare and submit the following plans in relation to the Operating Phase:
 - (i) the Works Method Statement in accordance with Section 5; and
 - (ii) Quarterly Performance Report in accordance with Section 6,(together the **Quarterly Operating Documents**).
- (b) Project Co must prepare and submit to the State the Quarterly Operating Documents for review in accordance with Schedule 3 to the Agreement (Review Procedures):
 - (i) during the Operating Phase, no later than 10 Business Days prior to the Management Team meeting at the end of each Quarter, unless:
 - A. Project Co gives notice to the Contract Administrator in writing, no later than 20 Business Days prior to the end of the relevant Quarter that, in Project Co's reasonable opinion, the Quarterly Operating Documents are up to date; and

- B. the Contract Administrator gives notice to Project Co, no later than 10 Business Days prior to the end of the relevant Quarter, that it agrees with Project Co's opinion under paragraph A.; and
- (ii) as otherwise reasonably requested by the Contract Administrator.

1.4 Annual Operating Documents

- (a) Project Co must prepare, submit and update (as applicable) the following plans in relation to the Operating Phase:
 - (i) the Policies and Procedures Manual in accordance with Section 7;
 - (ii) the Operating Phase Lifecycle Maintenance Plan in accordance with Section 8;
 - (iii) the Annual Works Plans in accordance with Section 9;
 - (iv) the Handover Package in accordance with Section 10; and
 - (v) the Annual Reports in accordance with Section 11,
(together the **Annual Operating Documents**).
- (b) Project Co must prepare and submit to the State:
 - (i) final drafts of Annual Operating Documents for review in accordance with Schedule 3 to the Agreement (Review Procedures) no later than 6 months prior to the Date for Stage 1 Technical Completion;
 - (ii) final versions of Annual Operating Documents for review in accordance with Schedule 3 to the Agreement (Review Procedures) no later than 2 months prior to the Date for Stage 1 Technical Completion;
 - (iii) updated versions of the Annual Operating Documents for review in accordance with Schedule 3 to the Agreement (Review Procedures):
 - A. during the Operating Phase, no later than 3 Months prior to the end of each Operating Year, unless:
 - 1) Project Co gives notice to the Contract Administrator in writing, no later than 4 Months prior to the end of the relevant Operating Year that, in Project Co's reasonable opinion, the Annual Operating Documents are up to date; and
 - 2) the Contract Administrator gives notice to Project Co, no later than 3 months prior to the end of the relevant Operating Year, that it agrees with Project Co's opinion under paragraph 1); and
 - B. as otherwise reasonably requested by the Contract Administrator.

1.5 Format

- (a) Project Co must submit each Operating Plans, Reports and Manuals in the following format:
 - (i) two hard copies;
 - (ii) one electronic version in .pdf format; and
 - (iii) one electronic version in original format (in accordance with paragraph (b)).

- (b) An electronic copy of any Operating Plan, Report and Manual must be an electronic copy of that document in the format of the software in which the document was originally created that has been configured to allow the person to whom the electronic copy is provided to access and amend the information contained therein in the same manner as could the original creator(s) of that document.

1.6 General

- (a) The Operating Plans, Reports and Manuals submitted in accordance with this Schedule 13 must be:
- (i) where relevant, consistent with the bid components of the Operating Plans, Reports and Manuals set out in Attachment 4 to the Agreement (Bid Operating Plans, Reports and Manuals); and
 - (ii) prepared and submitted in accordance with Good Industry Practice.
- (b) Project Co must comply and provide all Services in accordance with the then current version of each Operating Plans, Reports and Manuals.

2. Daily Performance Report

- (a) The Daily Performance Report must provide a summary of the following instances:
- (i) activation by the BMS of any nominated alarm;
 - (ii) activation of the any Security Alarm;
 - (iii) Priority 0 Faults and Priority 1 Faults that have occurred since the previous Daily Performance Report;
 - (iv) Faults that result from State Prisoner Damage that have occurred since the previous Daily Performance Report;
 - (v) Faults or Incidents that have occurred since the previous Daily Performance Report that have not yet been remedied or rectified;
 - (vi) details of all damage to the Facility, Mural Works, Aboriginal Meeting Places and Group 4 FF&E caused by Prisoners or Prisoner Visitors that has been identified since the previous Daily Performance Report (including photographic evidence and cost details); and
 - (vii) any complaints.
- (b) A Daily Performance Report must be submitted irrespective of whether any of the events described in paragraph (a) have occurred.

3. Monthly Works Plan

Each new Monthly Works Plan must:

- (a) where required, update the maintenance requirements set out in the previous Monthly Works Plan for the Month which is covered by both the new and previous Monthly Works Plan;
- (b) include details of the following:
- (i) the location and time period of work to be undertaken for the following two Months including identifying any activities which may cause disruption to the Facility Users or Prisoners or to the delivery of the Facility Functions, including:

- A. its nature and scope;
 - B. its location;
 - C. its projected timing and duration;
 - D. a risk assessment of the Facility (as appropriate) in format agreed with the Contract Administrator; and
 - E. the way in which Project Co intends to work with the Facility Operator to manage and minimise disruption to Facility Users or Prisoners and the delivery of Facility Functions;
- (ii) the way in which Project Co intends to work with the Facility Operator to manage and minimise disruption to the Facility Users or Prisoners and delivery of the Facility Functions;
 - (iii) any Facility Staff with whom Project Co or Project Co Associates will directly interface regarding the delivery of the Estate Services;
 - (iv) details of each Project Co Associate who will be carrying out the relevant work;
 - (v) Permits to Work needed;
 - (vi) risk assessment including OHS;
 - (vii) a report on any proposed testing to be undertaken in the following two Months; and
 - (viii) a summary of all Scheduled Services and Unscheduled Services actually undertaken (or about to be undertaken) in that Month, noting any differences between the works undertaken and the works previously Scheduled to be undertaken and, in relation to Unscheduled Services, measures taken or intended to be taken to prevent reoccurrence.

4. Monthly Performance Report

The Monthly Performance Report must include the following, or such other information as agreed with the Contract Administrator, in respect of the relevant Month:

- (a) **(Monthly Service Payments):** sufficient information to enable the Contract Administrator to assess performance and calculate the Monthly Service Payment for each Operating Month. The Monthly Performance Report must specify the following information (or as otherwise agreed with the Contract Administrator);
 - (i) a summary of all Faults and Incidents and other Services requests and events reported to the FM Help Desk in the relevant Month, including:
 - A. the number of Faults and Incidents;
 - B. the number and classification of any Fault or Incident becoming a Performance Failure or Availability Failure;
 - C. the number of communications received by the FM Help Desk, broken down by service or other agreed categorisation; and
 - D. complaints received by the FM Help Desk relating to any of the Services;
 - (ii) with respect to each Fault or Incident:
 - A. the unique Fault or Incident number;

- B. the nature and location of the Fault or Incident;
 - C. the date and time of the Fault or Incident and, if applicable:
 - 1) the required and actual date and time of Made Safe or Rectification for each Fault; and
 - 2) the required and actual date and time of Remedy for each Incident;
 - D. the date and time of any Fault or Incident becoming a Performance Failure or Availability Failure and, if applicable:
 - 1) the required and actual date and time for Make Safe or Rectification for each Fault; and
 - 2) the required and actual date and time of Remedy for any Incident;
 - E. in the case of a Fault:
 - 1) the classification of the Fault as set out in Section 3.2(d)(ii)A. of Schedule 14 to the Agreement (Payment Schedule);
 - 2) details of where a further Make Safe, Rectification or Temporary Repair was applied (if applicable);
 - 3) a short description of the Fault; and
 - 4) a short description of how the Fault was rectified;
 - F. in the case of a Incident:
 - 1) the classification of the Incident as set out in Section 3.2(d)(ii)B. of Schedule 14 to the Agreement (Payment Schedule);
 - 2) details of where a further Remediation was applied (if applicable);
 - 3) a short description of the Incident; and
 - 4) a short description of how the Incident was Remedied;
 - G. any additional works required;
 - H. Project Co's estimate of the deduction to be made from the Monthly Service Payments, as a consequence of the Availability Failure or Performance Failure (as applicable); and
 - I. any mitigating circumstances Project Co wishes the Contract Administrator to consider;
- (iii) a summary of all Performance Failures including the duration of each Performance Failure not responded to or Rectified on time, with the time and date it commenced and the time and date it ceased;
 - (iv) Project Co's estimate of the deduction to be made from the Monthly Service Payment calculated in accordance with Annexure E to Schedule 14 to the Agreement (Payment Schedule) in the relevant Operating Month including:

- A. details of the calculation; and
 - B. sufficient details of any Service Failures of the same or similar type to enable the Contract Administrator to calculate the Abatement in accordance with Schedule 14 to the Agreement (Payment Schedule).
- (b) **(State Security Measures):**
 - (i) information identifying the State Security Measures provided by the State;
 - (ii) details of each incidence of the provision of the State Security Measures including the total time during which the State provided the State Security Measures; and
 - (iii) a summary of the costs payable by Project Co to the State for the provision of the State Security Measures calculated in accordance with Clause 25.5 of the Agreement.
- (c) **(Unauthorised Escape and false fire alarms):** information identifying any Unauthorised Escape or Unauthorised Secured Facility Area Escape and false fire alarm events and associated amounts payable to the State in respect of such events;
- (d) **(Monthly FM Help Desk Services Report):**
 - (i) the number of communications received by the FM Help Desk within the operating month; and
 - (ii) summary of any failure to comply with FM Help Desk minimum acknowledgement times as detailed in Sections 6.4(c)(vii) and 6.4(c)(viii) of Part C;
- (e) **(BMS):**
 - (i) a BMS exception report by node status and all other relevant data generated by the BMS and Security Systems in accordance with Part B, Section 4.1(i); and
 - (ii) details of the activation by the BMS of any nominated alarm;
- (f) **(Minor Works):**
 - (i) the Minor Works Costs then expended in the Operating Year to which the current Minor Works Limit applies;
 - (ii) the difference between the current Minor Works Limit and the Minor Works Costs expended in respect of the Operating Year to which the Minor Works Limit applies; and
 - (iii) any further Minor Works Prices which have been approved during the previous Month pursuant to Clause 28.3(b) of the Agreement;
- (g) **(Modifications):** any Modifications, FF&E Modifications or proposed Modifications or FF&E Modifications;
- (h) **(Interface):** details of any interface issues between the Facility Functions and the Works;
- (i) **(Quality assurance):** details of any quality assurance issues;
- (j) **(Public relations):** details of any public relations issues, including complaints or concerns raised by the public or Project stakeholders;
- (k) **(Planning):** a report on the planning for the commencement of Services, including potential issues in respect of performance of the Services;

- (l) **(Alarms)**: details of the activation by the BMS and Security Systems (false alarms and nuisance alarms) of any nominated alarm;
- (m) **(OHS)**: an occupational health and safety report summarising safety performance and initiatives;
- (n) **(Management Team)**: the minutes of the monthly or quarterly meeting of the Management Team;
- (o) **(Operating Phase Lifecycle Maintenance Plan or Annual Works Plan)**: if any element of the Operating Phase Lifecycle Maintenance Plan or Annual Works Plan changes during an Operating Year, all relevant sections of the Operating Phase Lifecycle Maintenance Plan and the Annual Works Plan (as applicable);
- (p) **(Monthly Security Systems Maintenance Services Report)**: a report confirming, with respect to the Security Systems that:
 - (i) all tests, maintenance, inspections, calibrations and the like have been completed in accordance with:
 - A. the Operating Phase Lifecycle Maintenance Plan;
 - B. the Annual Works Plan;
 - C. the Monthly Works Plan;
 - D. manufacturer's recommendations;
 - E. the Design Requirements; and
 - F. Best Operating Practices;
 - (ii) that the Security Systems are fully compliant with the Design Requirements; and
 - (iii) Project Co's action plan in rectifying any deficiency identified in the Security Systems;
- (q) **(Monthly Cleaning Services Reports)**:
 - (i) the results of the most recent review of the Scheduled Daily Cleaning Services Schedule;
 - (ii) the results of the most recent review of the Scheduled Periodic Cleaning Services Schedule;
 - (iii) the actual expenditure on Consumables against the annual budget on Consumables including explanation of any variances; and
 - (iv) records of all cleaning audits conducted in accordance with Part C Section 2.3(c) of this Schedule 13 during the previous Month;
- (r) **(Monthly Waste Management Services Report)**: a Waste report detailing, by waste stream, the volumes of all Waste removed from the Site;
- (s) **(Monthly Pest Control Services Report)**:
 - (i) a Monthly Pest Control Report which sets out a complete overview on pest control activity within the Facility during the previous Month and identifying future action. The report must include the following information, as a minimum:

- A. a signed and dated report detailing the locations, times and areas inspected and treated and the product name of the pesticide used (if applicable);
 - B. the number, type and location of infestations reported;
 - C. the actions taken to rid the area of pests or the action to be taken;
 - D. any evidence of any pest;
 - E. any reasonable belief that any infestation is associated with any of the practices of the Facility Users; and
 - F. a recommendation as to preventative measures to minimise re-infestation;
- (t) **(Monthly Utilities Management Services Report):**
- (i) a monthly report, which includes a summary of Utilities consumption in the relevant Month broken down by Sector within the Facility and sub-meter for each quadrant, building or Functional Area as appropriate compared with previous month's consumption described by:
 - A. total consumption at sub-meter level for all Utilities and metered systems;
 - B. direct costs of utilisation;
 - C. key utilisation areas;
 - D. type of fuel; and
 - E. annual consumption reports against the energy targets specified in the Utility Services Conservation Policy and the Design Requirements;
 - (ii) an annual Utility performance report (only as part of the applicable Monthly Performance Report following the end of each Operating Year). The annual Utility performance report must include:
 - A. a summary of Utilities usage patterns within the Facility by Sector, detailing usage per individual metered area based on the monthly performance reports included in the Monthly Performance Reports for the previous Operating Year;
 - B. cost information, including energy costs benchmarked, etc.;
 - C. actual Utilities and metered systems consumption against the energy targets specified in the Utility Services Conservation Policy and the Design Requirements; and
 - D. details of any non-compliance with any DCS Policies; and
 - (iii) any other reports required to be prepared and submitted by the Sustainable Energy Development Office of Western Australia (or equivalent if the Sustainable Energy Development Office of Western Australia ceases to exist), prepared in accordance with the reporting requirements of the Sustainable Energy Development Office of Western Australia (or such similar body if the Sustainable Energy Development Office of Western Australia ceases to exist);
- (u) **(Repetition of representations and warranties):** without limiting Clause 41.4 of the Agreement, a certificate in the form of Annexure C;

- (v) **(Performance Monitoring Program)**: details of the performance monitoring conducted during the previous Month. The summary must accord with the Performance Monitoring Program and detail where the performance standards have not been achieved, including how Project Co intends to address the shortfall in performance;
 - (i) a summary of the monitoring which has been conducted during the previous Month in accordance with the Performance Monitoring Program; and
 - (ii) the relevant volume-related data (including Utilities, etc.);
- (w) **(Building Systems Maintenance Services)**: automated reports in respect of delivery of Estate Services generated by the Building Systems Maintenance Services; and
- (x) **(Other information)**: any other information required to be provided in accordance with the Agreement.

5. Works Method Statement

- (a) The Works Method Statements must include comprehensive operational statements of the method of providing each Service and incorporate risk assessments regarding the impact of the Services on Facility Functions and the provision of a safe work environment.
- (b) Without limiting Clause 24 of the Agreement, Project Co must conduct a quarterly review of all Work Method Statements in consultation with the Facility Operator.
- (c) Project Co must provide the Works Methods Statement within two hours of a request by the Contract Administrator or Facility Operator.

6. Quarterly Performance Report

The Quarterly Performance Report must include:

- (a) **(Monthly Performance Report)**: the information provided in the Monthly Performance Reports submitted in respect of each Month comprising that Quarter, required to substantiate the Quarterly Service Payment;
- (b) **(Recent Scheduled Daily Cleaning Services Schedule)**: the results of the most recent review of the Scheduled Daily Cleaning Services Schedule;
- (c) **(Recent Scheduled Periodic Cleaning Services Schedule)**: the results of the most recent review of the Scheduled Periodic Cleaning Services Schedule;
- (d) **(Quarterly Pest Control Report)**: a Quarterly Pest Control Report which sets out a complete overview on pest control activity within the Facility during the previous Month and identifying future action. The report must include the following information, as a minimum:
 - (i) a signed and dated report detailing the locations, times and areas inspected and treated and the product name of the pesticide used (if applicable);
 - (ii) the number, type and location of infestations reported;
 - (iii) the actions taken to rid the area of Pests or the action to be taken;
 - (iv) any evidence of any Pest;
 - (v) any reasonable belief that any infestation is associated with any of the practices of the Facility Users; and
 - (vi) a recommendation as to preventative measures to minimise re-infestation;

- (e) **(Updated Scheduled Daily Cleaning Services Schedule)**: the updated Scheduled Daily Cleaning Services Schedule; and
- (f) **(Other information)**: any other information required to be provided with or as part of the Quarterly Performance Report under the Agreement.

7. Policies and Procedures Manual

7.1 Overview

The Policy and Procedures Manual must describe policies, procedures, work practices, liaison procedures and other operational matters in respect of the delivery of each of the Services, and must include:

- (a) information relating to the collection and storage of data;
- (b) the Facility Staff Induction and Training Program in accordance with Section 7.2;
- (c) the Services Training and Induction Program in accordance with Section 7.3;
- (d) Project Co's contribution to the Facility Operator's Emergency Management Plan in accordance with Section 7.4;
- (e) the Quality Assurance Plan in accordance with Section 7.5
- (f) FM Help Desk procedures in accordance with Section 7.6;
- (g) policies and procedures with respect to maintaining supply of Utilities as described in Section 5 of Part C including a copy of the latest version of the contingency plans;
- (h) the Utility Services Conservation Policy in accordance with in Section 7.7;
- (i) the Pest Control Plan in accordance with Section 7.8;
- (j)* the Cleaning Work Method Statement in accordance with Section 7.9;
- (k) the Scheduled Daily Cleaning Services Schedules and Scheduled Periodic Cleaning Services Schedules in accordance with Section 7.10;
- (l) the codes of conduct to be complied with, and the policies and procedures for training FM Help Desk staff;
- (m) all other information required to be provided in accordance with the Service Specification, or reasonably requested in writing by the Contract Administrator or Facility Operator from time to time;
- (n) any updates of the Performance Monitoring Program;
- (o) procedures for minimising disruption to the Facility Operator and Facility Functions during servicing, repair and maintenance work; and
- (p) procedures for the use, storage and disposal of equipment, materials and Consumables.

7.2 Facility Staff Induction and Training Program

The Facility Staff Induction and Training Program must:

- (a) set out an induction and training program to familiarise all Facility employees with all the elements of the Facility and Services (in particular the Security Systems) that Project Co is responsible for delivering; and

- (b) include a suite of presenter guides and "cheat sheets" (the suite being a maximum 4 laminated pages); and
- (c) ensure an up-to-date copy is kept in the Master Control Room and Gatehouse.

7.3 Services Training and Induction Program

- (a) The Services Training and Induction Program must, as a minimum, include the items listed below:
 - (i) tasks and responsibilities of Project Co;
 - (ii) tasks and responsibilities of the inductee's job role;
 - (iii) geography of the Facility;
 - (iv) interaction with, lines of communication between and decision-making hierarchy between Project Co, Project Co Associates and the Facility Operator;
 - (v) knowledge of all OHS Laws and all other applicable Laws, Quality Standards and Facility Policies that fall within the scope of the individual's role;
 - (vi) infection control guidelines (if applicable);
 - (vii) use of machines relevant to the provision of the Services;
 - (viii) keys, locks and tools (restrictions and requirements);
 - (ix) use of relevant computer systems;
 - (x) lifting and handling;
 - (xi) customer care;
 - (xii) personal hygiene;
 - (xiii) appropriate dress and rules of conduct while on the Facility;
 - (xiv) fire risks and fire precautions;
 - (xv) first aid training (if applicable);
 - (xvi) control of aggression;
 - (xvii) FM Help Desk user instructions; and
 - (xviii) the Facility Operator's induction requirements for:
 - A. relevant OHS requirements;
 - B. relevant security procedures;
 - C. relevant emergency procedures; and
 - D. professional boundary expectations.
- (b) Project Co must ensure Project Co Associates are trained and instructed with regard to the following:
 - (i) the task that the individual has to perform;

- (ii) the provisions of this Schedule 13 relevant to the duties to be performed;
- (iii) the standing instructions and DCS Policies, where relevant, for the Services;
- (iv) all relevant health and safety hazards, rules, policies and procedures concerning health and safety at work and all other requirements of Law;
- (v) the need for Project Co Associates to show courtesy and consideration at all times;
- (vi) improving energy and resource efficiency within the Facility in line with mandatory standards and requirements;
- (vii) layout of the Facility;
- (viii) the FM Help Desk procedures described in the Policy and Procedures Manual;
- (ix) the safety and security procedures described in the Policy and Procedures Manual, including fire and other emergency procedures;
- (x) appropriate lines of communication and decision making between Project Co and the Facility Operator; and
- (xi) the Policy and Procedures Manual.

7.4 Emergency Management Plan

Project Co's contribution to the Facility Operator's Emergency Management Plan must be prepared in co-operation with the Facility Operator, Western Australian Police and the Fire and Emergency Services Authority of Western Australia (FESA) (as appropriate and necessary) and must include:

- (a) processes for Project Co's role in responding to calls and alarm systems;
- (b) Project Co's contingency plans for emergency situations;
- (c) routine testing of fire, security and alarm systems and maintenance of records of all testing including checklists for all tests; and
- (d) reporting of any water, steam, oil, solvent, electrical or gas breakdown to the applicable Utilities provider and a procedure for immediate action to protect the safety and security of Facility Users.

7.5 Quality Assurance Plan

The Quality Assurance Plan must:

- (a) contain a quality assurance manual setting out all activities that Project Co will carry out in order to ensure quality assurance of each Service set out in Parts B and C of this Schedule 13;
- (b) comply with the Quality Standards;
- (c) be certified by a third party certification body to be compliant with AS/NZS ISO 9001:2008 or meet equivalent standards; and
- (d) detail the relevant Quality Standards which apply to each Service set out in Parts B and C of this Schedule 13.

7.6 FM Help Desk procedures

The FM Help Desk procedures must include:

- (a) procedures relating to Make Safe and Rectification of Faults;
- (b) procedures relating to Remedying Incidents; and
- (c) guidance material and assessment criteria to assist the FM Help Desk in classifying Faults, Incidents, Performance Failures and Incidents including appropriate escalation processes in the event that Project Co's initial action is unlikely to be effective in meeting Project Co's procedures relating to:
 - (i) Remedy of Incidents; and
 - (ii) Make Safe and Rectification of Faults.

7.7 Utility Services Conservation Policy

The Utility Services Conservation Policy must:

- (a) identify Utilities consumption targets to sub-meter level consistent with the energy targets specified in the Design Requirements; and
- (b) describe operational procedures to achieve the targets,
(Utilities Services Conservation Policy).

7.8 Pest Control Plan

The Pest Control Plan must:

- (a) detail the areas affected (and the extent of such impact) and timescales of each item of work;
- (b) demonstrate that compliance with the Pest Control Plan will ensure that the Facility will remain free of infestation in accordance with Best Operating Practices, Laws and Quality Standards at all times;
- (c) demonstrate a proactive approach to deter Pests from entering the Secured Facility Areas so as to minimise the frequency of nuisance alarms; and
- (d) be consistent with the Environmental Management Plan.

7.9 Cleaning Work Method Statement

- (a) A Cleaning Work Method Statement must be developed and implemented by Project Co.
- (b) The Cleaning Work Method Statement must provide full details of all work practices to comply with the requirements of the Agreement.

7.10 Scheduled Daily Cleaning Services Schedules and Scheduled Periodic Cleaning Services Schedules

- (a) The Scheduled Daily Cleaning Services Schedule must include daily cleaning activities for each designated Non-Prisoner Area and any Prisoner Area that is above 2 metres in height.
- (b) The Scheduled Periodic Cleaning Services Schedule must at a minimum include the activities contained in the cleaning schedule included in Attachment 4 to the Agreement (Bid Operating Plans, Reports and Manuals).

8. Operating Phase Lifecycle Maintenance Plans

- (a) The Operating Phase Lifecycle Maintenance Plan must:
- (i) set out Project Co's plan for Unscheduled Services and Scheduled Services in respect of each of the Estate Services for the duration of the Operating Phase;
 - (ii) set out Project Co's plan for all refurbishment works required to perform the Estate Services in accordance with the Agreement for the duration of the Operating Phase;
 - (iii) include the following supporting information:
 - A. a summary of the current and predicted future asset condition;
 - B. an analysis of asset life cycles including details of any changes (including extended or reduced life) from the previous Operating Phase Lifecycle Maintenance Plan and the reasons for those changes; and
 - C. analysis of historical and predicted future breakdown maintenance (as relevant);
 - (iv) adopt a whole of life asset management approach and focus on elements of the Facility impacted in the short and medium term and a 5 year work plan for the following five year period which must include:
 - A. the information required in paragraph (e) in a greater level of detail appropriate to reflect the short term nature of the plan;
 - B. a plan of the nature, scope, cost and timing of Scheduled Services, maintenance, Lifecycle Services, replacement and augmentation works at the Facility to be undertaken by Project Co during the 5 year period; and
 - C. a report of asset life cycle from the previous the Operating Phase Lifecycle Maintenance Plan detailing assets with extended or reduced life and supporting rationale for variation; and
 - (v) be consistent with the minimum maintenance and refurbishment requirements as described in Annexure D.
- (b) The Parties have been unable to finalise Appendix 8 (Lifecycle Services Response Schedule) to the Operating Phase Lifecycle Maintenance Plan as at the Date of this Agreement to reflect negotiations during the Tender Process.
- (c) The FM Subcontractor has prepared the Base Case Lifecycle Services Plan and the parties have agreed that the Base Case Lifecycle Services Plan will be used for the purposes of finalising the Lifecycle Services Response Schedule in accordance with Section 8 of this Part F.
- (d) Project Co must update the Lifecycle Services Response Schedule to conform with:
- (i) the time and cost details set out in the Base Case Lifecycle Services Plan; and
 - (ii) Schedule 22 to the Agreement (Design Departures Schedule),
- and provide it to the Project Director for review in accordance with Schedule 3 to the Agreement (Review Procedures) on or before 28 February 2013.

Upon the acceptance of the updated Lifecycle Services Response Schedule by the Project Director in accordance with Schedule 3 to the Agreement (Review Procedures) the updated Lifecycle Services Response Schedule shall be deemed to have been included as Appendix 8 to the Operating Phase Lifecycle Maintenance Plan as at the Date of this Agreement.

9. Annual Works Plan

The Annual Works Plan must:

- (a) be at least to the level outlined in the Work Method Statements, and must be a comprehensive plan covering Scheduled Services, maintenance, Lifecycle Services, replacement and augmentation works at the Facility to be undertaken by Project Co during each Operating Year;
- (b) be consistent with the work described in the Operating Phase Lifecycle Maintenance Plan and include the following details with respect to all work to be undertaken:
 - (i) its nature and scope;
 - (ii) its location;
 - (iii) its projected timing and duration;
 - (iv) a risk assessment of the Facility (as appropriate) in a format agreed with the Contract Administrator; and
 - (v) the way in which Project Co intends to work with the Facility Operator to manage and minimise disruption to Facility Users or Prisoners and the delivery of Facility Functions;
- (c) detail the proposed budget for Consumables expenditure;
- (d) be in accordance with Good Industry Practice; and
- (e) at a minimum, provide that Project Co must notify (and provide details to) the State in writing at least 25 Business Days before undertaking Scheduled Services that will:
 - (i) cause disruption to the Facility Functions, the State or Facility Users; and
 - (ii) affect the delivery of any other Services.

10. Handover Package

The Handover Package must include:

- (a) **(contracts)**: a list of all agreements, permits, licences or other documents which are material to the delivery of the Services, including (as appropriate) the contact number, name, address, email address, telephone and facsimile numbers of counterparties, contract price, value and subject matter;
- (b) **(systems)**: a list of systems (including communication systems) used (computer and otherwise) for the delivery of the Services, together with a description of the systems and master passwords where applicable. Software licences for any software required for continued operation and management of the Facility must be transferred to the State at the end of the Operating Phase as part of the final Handover Package;
- (c) **(daily operations)**: a list of any other information key to the daily operation of the Facility, including:
 - (i) the names, work and home telephone numbers of each person in possession of keys and access cards to the Facility;
 - (ii) lists of plant and other assets relevant to delivery of the Services; and

- (iii) a detailed diagrammatical representation of the organisational structure of Project Co and Project Co Associates;
- (d) **(employees)**: details of each employee of Project Co, including:
 - (i) names, work email addresses, work telephone numbers, roles and responsibilities;
 - (ii) the date on which employment began;
 - (iii) terms and conditions of employment; and
 - (iv) where Project Co ceases to provide the Services, and with the relevant employee's consent, all payments, benefits or changes to terms and conditions of employment promised to any employee;
- (e) **(Facility information)**: containing:
 - (i) records relevant to location plans, boundaries and titles to the Facility (including the Site);
 - (ii) current and accurate 'as built' and 'as installed' drawings and specifications showing all modifications and augmentations, constructed or installed during the Term, showing precise locations as installed, including three sets of all drawings and documentation, in accordance with all relevant requirements with one complete set of drawings and documentation stored in labelled CD or DVD Digital format;
 - (iii) all area and buildings volume data;
 - (iv) condition surveys;
 - (v) CAD drawings for architectural, civil, structural, mechanical electrical, and engineering element/systems that are to be linked to the Facility Operator's elements/systems, ensuring that all systems provided are compatible for access of information by the Facility Operator and Project Co; and
 - (vi) records relevant to compliance with the Law and Quality Standards including all Authorisations, licences and registrations maintained by Project Co;
- (f) **(planning and building permit correspondence)**: copies of all:
 - (i) correspondence with all relevant Government Agencies, the Facility Operator, the State, consultants, contractors and Subcontractors containing applications for planning permits and applications for building permits;
 - (ii) correspondence related to subsequent building works and alterations and additions to Services;
 - (iii) records relevant to any Authorisation obtained by Project Co in respect of the Facility or the delivery of the Services; and
 - (iv) information relating to any other building or operational issues related to the Facility;
- (g) **(plans and reports)**: copies of the most recent Completion Plans and Completion Reports;
- (h) **(Operating Plans, Reports and Manuals)**: copies of the most recent versions of each Operating Plan, Report and Manuals;
- (i) **(guide)**: the Building users' guide, which must describe the environmental features of the Facility and be suitable for distribution to all Facility Staff;

- (j) **(building design)**: a report which describes the design intent of the building design; and
- (k) **(information)**: all information reasonably requested by the Contract Administrator from time to time or as otherwise required under the Agreement.

11. Annual Reports

Project Co must provide an annual report which includes:

- (a) **(Fire Fighting FF&E)**: confirmation that the fire compartmentalisation design, provision of escape routes and provision of Fire Fighting FF&E complies with Design Requirements and this Schedule 13;
- (b) **(Emergency Management Plan)**: confirmation that procedures for which Project Co is responsible, including emergency procedures and contingency plans, as those relate to the Emergency Management Plan comply with the minimum fire safety systems in accordance with the Design Requirements and this Schedule 13;
- (c) **(Asset Register)**: an up-to-date copy of the Asset Register;
- (d) **(Insurance)**: a report as to each Insurance policy it is required to effect and maintain including claims and other material events with respect to each Insurance policy as at the date of the report and during the previous 12 Months;
- (e) **(Fire certification)**: the current status of fire certification; and
- (f) **(Victorian Cell and Fire Safety Guidelines, NCC and the fire authority requirements)**: circumstances where Project Co believes, using due skills and care, that the Facility Operator is not complying with the Victorian Cell and Fire Safety Guidelines, NCC and the fire authority requirements.

Annexure A - Cleaning Services areas

Government of Western Australia
Eastern Goldfields Regional Prison Project



Government of Western Australia
Department of Treasury
Strategic Projects

Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
New EGRP Perimeter		
Secure Perimeter		
NEP-SECP-01	External Perimeter Road	Non-Prisoner Area
NEP-SECP-02	External Perimeter Fence	Non-Prisoner Area
NEP-SECP-03	Sterile Zone	Non-Prisoner Area
NEP-SECP-04	Internal Perimeter Fence	Non-Prisoner Area
NEP-SECP-05	Internal Perimeter Road	Non-Prisoner Area
Gatehouse (Main)		
Prison Entry		
GHM-PRE-01	Entry Courtyard	Prisoner Area
External Administration		
GHM-EAD-01	Entry Lobby / Reception	Non-Prisoner Area
GHM-EAD-02	Conference Room / Secondary ICR	Non-Prisoner Area
GHM-EAD-03	General Office (HR)	Non-Prisoner Area
GHM-EAD-04	General Office (Finance)	Non-Prisoner Area
GHM-EAD-05	HR Manager	Non-Prisoner Area
GHM-EAD-06	Business Manager	Non-Prisoner Area
GHM-EAD-07	Archives Store	Non-Prisoner Area
GHM-EAD-08	Utility Room	Non-Prisoner Area
GHM-EAD-09	Staff Tea Area (6 Persons)	Non-Prisoner Area
GHM-EAD-10	External Courtyard (Staff)	Non-Prisoner Area
GHM-EAD-11	Male Staff Toilets	Non-Prisoner Area
GHM-EAD-12	Female Staff Toilets	Non-Prisoner Area
GHM-EAD-13	Staff Toilet (Accessible)	Non-Prisoner Area
GHM-EAD-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
GHM-EAD-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-EAD-96	Communications Plant/Equip	Non-Prisoner Area
GHM-EAD-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-EAD-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-EAD-99	Corridors	Non-Prisoner Area
Visitor Processing		
GHM-VPR-01	Waiting Room & Lockers	Non-Prisoner Area
GHM-VPR-02	Reception	Non-Prisoner Area
GHM-VPR-03	Minor Property Collection	Non-Prisoner Area
GHM-VPR-04	Interview Room (Large)	Non-Prisoner Area
GHM-VPR-05	Male Visitor Toilets	Non-Prisoner Area
GHM-VPR-06	Female Visitor Toilets	Non-Prisoner Area
GHM-VPR-07	Accessible Toilet / Baby Change	Non-Prisoner Area
GHM-VPR-08	External Courtyard (Visitors)	Non-Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



Government of Western Australia
Department of Treasury
Strategic Projects

Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
GHM-VPR-09	Children's Play Area (Internal)	Non-Prisoner Area
GHM-VPR-10	Photo ID Alcove	Non-Prisoner Area
GHM-VPR-11	Airlock	Non-Prisoner Area
GHM-VPR-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-VPR-96	Communications Plant/Equip	Non-Prisoner Area
GHM-VPR-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-VPR-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-VPR-99	Corridors	Non-Prisoner Area
Staff Amenities / Training		
GHM-SAT-01	Male Lockers and Change	Non-Prisoner Area
GHM-SAT-02	Male Toilets	Non-Prisoner Area
GHM-SAT-03	Male Showers	Non-Prisoner Area
GHM-SAT-04	Female Lockers and Change	Non-Prisoner Area
GHM-SAT-05	Female Toilets	Non-Prisoner Area
GHM-SAT-06	Female Showers	Non-Prisoner Area
GHM-SAT-07	Staff Common Room	Non-Prisoner Area
GHM-SAT-08	Staff Training Office	Non-Prisoner Area
GHM-SAT-09	Kitchenette (Staff)	Non-Prisoner Area
GHM-SAT-10	External Courtyard (Staff)	Non-Prisoner Area
GHM-SAT-11	Entry Lobby (Staff)	Non-Prisoner Area
GHM-SAT-12	Store Room (Staff Training)	Non-Prisoner Area
GHM-SAT-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-SAT-96	Communications Plant/Equip	Non-Prisoner Area
GHM-SAT-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-SAT-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-SAT-99	Corridors	Non-Prisoner Area
Project Co FM Administration		
GHM-FMA-01	Project Co FM Office	Non-Prisoner Area
Entry Processing		
GHM-ENP-01	Processing Lobby	Non-Prisoner Area
GHM-ENP-02	Firearm Store	Non-Prisoner Area
GHM-ENP-03	Officer Post (Entry)	Non-Prisoner Area
GHM-ENP-04	Security Screening	Non-Prisoner Area
GHM-ENP-05	Visits Search	Non-Prisoner Area
GHM-ENP-06	Visits Hold	Non-Prisoner Area
GHM-ENP-07	Secure Entry Lock	Non-Prisoner Area
GHM-ENP-08	Visitor Verification and Exit	Non-Prisoner Area
GHM-ENP-09	Covered Area (Entry)	Non-Prisoner Area
GHM-ENP-10	Covered Area (Exit)	Non-Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



Government of Western Australia
Department of Treasury
Strategic Projects

Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
GHM-ENP-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-ENP-96	Communications Plant/Equip	Non-Prisoner Area
GHM-ENP-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-ENP-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-ENP-99	Corridors	Non-Prisoner Area
Internal Control Ground Floor		
GHM-INCG-01	Secure Lobby	Non-Prisoner Area
GHM-INCG-02	Key Manager / Sallyport Control	Non-Prisoner Area
GHM-INCG-03	Kitchenette (Staff)	Non-Prisoner Area
GHM-INCG-04	Staff Breakout (10 person)	Non-Prisoner Area
GHM-INCG-05	Male Staff Toilets	Non-Prisoner Area
GHM-INCG-06	Female Staff Toilets	Non-Prisoner Area
GHM-INCG-07	Staff Toilet (Accessible)	Non-Prisoner Area
GHM-INCG-08	Secure Entry	Non-Prisoner Area
GHM-INCG-09	Locksmith Workshop	Non-Prisoner Area
GHM-INCG-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-INCG-96	Communications Plant/Equip	Non-Prisoner Area
GHM-INCG-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-INCG-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-INCG-99	Corridors	Non-Prisoner Area
Internal Control First Floor		
GHM-INCF-01	Master Control Room	Non-Prisoner Area
GHM-INCF-02	Secure Lock	Non-Prisoner Area
GHM-INCF-03	Security Equipment Room	Non-Prisoner Area
GHM-INCF-04	PABX / COMMS	Non-Prisoner Area
GHM-INCF-05	Toilet (MCR)	Non-Prisoner Area
GHM-INCF-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-INCF-96	Communications Plant/Equip	Non-Prisoner Area
GHM-INCF-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-INCF-98	Mechanical Plant/Equip	Non-Prisoner Area
GHM-INCF-99	Corridors	Non-Prisoner Area
Vehicle Sallyport		
GHM-VSP-01	Sallyport	Non-Prisoner Area
GHM-VSP-02	Emergency Response Store	Non-Prisoner Area
GHM-VSP-95	Hydraulic Plant/Equip	Non-Prisoner Area
GHM-VSP-96	Communications Plant/Equip	Non-Prisoner Area
GHM-VSP-97	Electrical Plant/Equip	Non-Prisoner Area
GHM-VSP-98	Mechanical Plant/Equip	Non-Prisoner Area
Utilities		

Government of Western Australia
Eastern Goldfields Regional Prison Project



Government of Western Australia
Department of Treasury
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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
GHM-UTL-01	Main Switch Room	Non-Prisoner Area
GHM-UTL-02	Generator	Non-Prisoner Area
GHM-UTL-03	Transformers	Non-Prisoner Area
GHM-UTL-04	UPS	Non-Prisoner Area
Visits (Main)		
Visits Centre		
VIM-VIC-01	Visitor Foyer	Non-Prisoner Area
VIM-VIC-02	Male Visitor Toilets	Non-Prisoner Area
VIM-VIC-03	Female Visitor Toilets	Non-Prisoner Area
VIM-VIC-04	Accessible Toilet / Baby Change	Non-Prisoner Area
VIM-VIC-05	Officer Post (Visits)	Non-Prisoner Area
VIM-VIC-06	Contact Visits	Prisoner Area
VIM-VIC-07	Visits Courtyard	Prisoner Area
VIM-VIC-08	Childrens Play Area (External)	Prisoner Area
VIM-VIC-09	Childrens Visit Area (Internal)	Prisoner Area
VIM-VIC-10	Non-Contact Visits	Non-Prisoner Area
VIM-VIC-11	Video Court Hearing Room	Non-Prisoner Area
VIM-VIC-12	Officer Workstation (Video/Court)	Non-Prisoner Area
VIM-VIC-13	Video Conference Room (Small)	Non-Prisoner Area
VIM-VIC-14	Video Conference Room (Large)	Non-Prisoner Area
VIM-VIC-15	Professional Visits (Small)	Non-Prisoner Area
VIM-VIC-16	Male Prisoner Waiting	Prisoner Area
VIM-VIC-17	Male Prisoner Search / Lockers (Entry)	Prisoner Area
VIM-VIC-18	Male Prisoner Search / Lockers (Exit)	Prisoner Area
VIM-VIC-19	Female Prisoner Waiting	Prisoner Area
VIM-VIC-20	Female Prisoner Search / Lockers (Entry)	Prisoner Area
VIM-VIC-21	Female Prisoner Search / Lockers (Exit)	Prisoner Area
VIM-VIC-22	Prisoner Toilet (Accessible/Male)	Prisoner Area
VIM-VIC-23	Prisoner Toilet (Accessible/Female)	Prisoner Area
VIM-VIC-24	Visits Clothing Store	Prisoner Area
VIM-VIC-90	Cleaners Room (Prisoner)	Prisoner Area
VIM-VIC-95	Hydraulic Plant/Equip	Non-Prisoner Area
VIM-VIC-96	Communications Plant/Equip	Non-Prisoner Area
VIM-VIC-97	Electrical Plant/Equip	Non-Prisoner Area
VIM-VIC-98	Mechanical Plant/Equip	Non-Prisoner Area
VIM-VIC-99	Corridors	Non-Prisoner Area
Operations		
Operational Support Centre		
OPS-OSC-01	Lobby (OSC)	Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
OPS-OSC-02	Officer Post (OSC)	Non-Prisoner Area
OPS-OSC-03	Principal Officer	Non-Prisoner Area
OPS-OSC-04	Secure Equipment Store	Non-Prisoner Area
OPS-OSC-05	Strip Search Room	Prisoner Area
OPS-OSC-06	Holding Room (OSC)	Prisoner Area
OPS-OSC-07	Urinalysis Collection Room	Non-Prisoner Area
OPS-OSC-08	Urinalysis Store	Non-Prisoner Area
OPS-OSC-09	Interview Room (Small)	Prisoner Area
OPS-OSC-10	CMC Office	Non-Prisoner Area
OPS-OSC-11	Writers Office	Non-Prisoner Area
OPS-OSC-12	Transitional Services Office	Non-Prisoner Area
OPS-OSC-13	Community Corrections Office	Non-Prisoner Area
OPS-OSC-14	General Office (OSC)	Non-Prisoner Area
OPS-OSC-15	Utility Room	Non-Prisoner Area
OPS-OSC-16	Staff Dining Area	Non-Prisoner Area
OPS-OSC-17	Outdoor Eating Area	Non-Prisoner Area
OPS-OSC-18	Male Staff Toilets	Non-Prisoner Area
OPS-OSC-19	Female Staff Toilets	Non-Prisoner Area
OPS-OSC-20	Staff Toilet (Accessible)	Non-Prisoner Area
OPS-OSC-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
OPS-OSC-95	Hydraulic Plant/Equip	Non-Prisoner Area
OPS-OSC-96	Communications Plant/Equip	Non-Prisoner Area
OPS-OSC-97	Electrical Plant/Equip	Non-Prisoner Area
OPS-OSC-98	Mechanical Plant/Equip	Non-Prisoner Area
OPS-OSC-99	Corridors	Non-Prisoner Area
Operational Management Centre		
OPS-OMC-01	Lobby (OMC)	Non-Prisoner Area
OPS-OMC-02	Superintendent Office	Non-Prisoner Area
OPS-OMC-03	ASOS Office	Non-Prisoner Area
OPS-OMC-04	Security Manager Office	Non-Prisoner Area
OPS-OMC-05	Senior Officer Security Office	Non-Prisoner Area
OPS-OMC-06	ASPO Office	Non-Prisoner Area
OPS-OMC-07	Executive Assistant	Non-Prisoner Area
OPS-OMC-08	Security Office / Collators	Non-Prisoner Area
OPS-OMC-09	Conference Room / Primary ICR	Non-Prisoner Area
OPS-OMC-10	Utility Room	Non-Prisoner Area
OPS-OMC-11	Staff Tea Area (6 Persons)	Non-Prisoner Area
OPS-OMC-12	External Courtyard (Staff)	Non-Prisoner Area
OPS-OMC-13	Male Staff Toilets	Non-Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
OPS-OMC-14	Female Staff Toilets	Non-Prisoner Area
OPS-OMC-15	Staff Toilet (Accessible)	Non-Prisoner Area
OPS-OMC-95	Hydraulic Plant/Equip	Non-Prisoner Area
OPS-OMC-96	Communications Plant/Equip	Non-Prisoner Area
OPS-OMC-97	Electrical Plant/Equip	Non-Prisoner Area
OPS-OMC-98	Mechanical Plant/Equip	Non-Prisoner Area
OPS-OMC-99	Corridors	Non-Prisoner Area
Prisoner Reception		
Reception / Discharge		
RCP-RCD-01	Secure Unloading / Loading	Prisoner Area
RCP-RCD-02	Lobby / ID Area	Prisoner Area
RCP-RCD-03	Male Holding Room	Prisoner Area
RCP-RCD-04	Holding Cell	Prisoner Area
RCP-RCD-05	Female Holding Room	Prisoner Area
RCP-RCD-06	Male Search / Shower Room	Prisoner Area
RCP-RCD-07	Female Search / Shower Room	Prisoner Area
RCP-RCD-08	Prisoner Processing	Prisoner Area
RCP-RCD-09	Officer Workstation (Reception)	Non-Prisoner Area
RCP-RCD-10	Photo ID Alcove	Prisoner Area
RCP-RCD-11	Property Receipt / Issue	Non-Prisoner Area
RCP-RCD-12	Property Store	Non-Prisoner Area
RCP-RCD-13	Valuables Store	Non-Prisoner Area
RCP-RCD-14	New Stock Store / Clothing	Non-Prisoner Area
RCP-RCD-15	Interview / Assessment Room	Prisoner Area
RCP-RCD-16	Movements Office	Non-Prisoner Area
RCP-RCD-17	Records Store	Non-Prisoner Area
RCP-RCD-18	Male Prisoner Toilets	Prisoner Area
RCP-RCD-19	Female Prisoner Toilets	Prisoner Area
RCP-RCD-20	Accessible Prisoner Toilet	Prisoner Area
RCP-RCD-21	Clean Holding Room	Prisoner Area
RCP-RCD-22	Staff Tea Area (6 Persons)	Non-Prisoner Area
RCP-RCD-23	Staff Toilet (Unisex)	Non-Prisoner Area
RCP-RCD-24	Senior Officer (Reception)	Non-Prisoner Area
RCP-RCD-25	Laundry Area	Prisoner Area
RCP-RCD-90	Cleaners Room (Prisoner)	Prisoner Area
RCP-RCD-95	Hydraulic Plant/Equip	Non-Prisoner Area
RCP-RCD-96	Communications Plant/Equip	Non-Prisoner Area
RCP-RCD-97	Electrical Plant/Equip	Non-Prisoner Area
RCP-RCD-98	Mechanical Plant/Equip	Non-Prisoner Area

Commercial-In-Confidence

Schedule of Prisoner Areas

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Eastern Goldfields Regional Prison Project



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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
RCP-RCD-99	Corridors	Prisoner Area
Health		
Health Centre Entry		
HEA-HCE-01	Foyer / Male Prisoner Waiting	Non-Prisoner Area
HEA-HCE-02	Health Reception	Non-Prisoner Area
HEA-HCE-03	Female Prisoner Waiting	Non-Prisoner Area
HEA-HCE-04	Officer Post (Health)	Non-Prisoner Area
HEA-HCE-05	Medication Administration Room	Non-Prisoner Area
HEA-HCE-06	Medication Dosing	Non-Prisoner Area
HEA-HCE-07	Medication Holding	Non-Prisoner Area
HEA-HCE-08	Health Education Room	Non-Prisoner Area
HEA-HCE-09	Ambulance Bay	Non-Prisoner Area
HEA-HCE-95	Hydraulic Plant/Equip	Non-Prisoner Area
HEA-HCE-96	Communications Plant/Equip	Non-Prisoner Area
HEA-HCE-97	Electrical Plant/Equip	Non-Prisoner Area
HEA-HCE-98	Mechanical Plant/Equip	Non-Prisoner Area
HEA-HCE-99	Corridors	Non-Prisoner Area
Health Centre Out-Patients		
HEA-HCO-01	Consulting Room	Non-Prisoner Area
HEA-HCO-02	Treatment Room	Non-Prisoner Area
HEA-HCO-03	Oral Health Suite	Non-Prisoner Area
HEA-HCO-04	Prisoner Toilet (Accessible/Male)	Non-Prisoner Area
HEA-HCO-05	Prisoner Toilet (Accessible/Female)	Non-Prisoner Area
HEA-HCO-99	Corridors	Non-Prisoner Area
Health Centre Services		
HEA-HCS-01	Sterile Stock Store	Non-Prisoner Area
HEA-HCS-02	Clean Utility	Non-Prisoner Area
HEA-HCS-03	Dirty Utility	Non-Prisoner Area
HEA-HCS-04	Clean Linen Store	Non-Prisoner Area
HEA-HCS-05	Dirty Linen Store	Non-Prisoner Area
HEA-HCS-06	Disposal Room	Non-Prisoner Area
HEA-HCS-07	Equipment Clean-up	Non-Prisoner Area
HEA-HCS-08	Equipment Store	Non-Prisoner Area
HEA-HCS-09	Clean Delivery Bay	Non-Prisoner Area
HEA-HCS-10	Dirty Delivery Bay	Non-Prisoner Area
HEA-HCS-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
HEA-HCS-95	Hydraulic Plant/Equip	Non-Prisoner Area
HEA-HCS-96	Communications Plant/Equip	Non-Prisoner Area
HEA-HCS-97	Electrical Plant/Equip	Non-Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
HEA-HCS-98	Mechanical Plant/Equip	Non-Prisoner Area
HEA-HCS-99	Corridors	Non-Prisoner Area
Health Centre Administration		
HEA-HCA-01	Administration Office (Health)	Non-Prisoner Area
HEA-HCA-02	Nurse Manager Office	Non-Prisoner Area
HEA-HCA-03	Active Medical Records Store	Non-Prisoner Area
HEA-HCA-04	Staff Tea Area (6 Persons)	Non-Prisoner Area
HEA-HCA-05	Staff Toilet (Accessible)	Non-Prisoner Area
HEA-HCA-06	Utility Room	Non-Prisoner Area
HEA-HCA-99	Corridors	Non-Prisoner Area
Crisis Care		
HEA-CC-01	1 Bed Crisis Care Cell	Prisoner Area
HEA-CC-02	2 Bed Crisis Care Cell	Prisoner Area
HEA-CC-03	Day Room (Crisis Care)	Prisoner Area
HEA-CC-04	1 Bed Safe Cell	Prisoner Area
HEA-CC-05	Officer Workstation (Crisis Care)	Non-Prisoner Area
HEA-CC-06	Shower Room	Prisoner Area
HEA-CC-07	Kitchenette (Crisis Care)	Prisoner Area
HEA-CC-08	Interview Room (Crisis Care)	Prisoner Area
HEA-CC-09	Secure Outdoor Area (Crisis Care)	Prisoner Area
HEA-CC-99	Corridors	Prisoner Area
Education / Programs		
Education		
EDP-EDU-01	Self Paced Learning Room	Prisoner Area
EDP-EDU-02	Classroom	Prisoner Area
EDP-EDU-03	Computer Training Room	Prisoner Area
EDP-EDU-04	Art Room	Prisoner Area
EDP-EDU-05	Art Store	Prisoner Area
EDP-EDU-06	Outdoor Art Area	Prisoner Area
EDP-EDU-07	Library	Prisoner Area
EDP-EDU-08	Male Prisoner Toilets	Prisoner Area
EDP-EDU-09	Female Prisoner Toilets	Prisoner Area
EDP-EDU-10	Accessible Prisoner Toilet	Prisoner Area
EDP-EDU-11	Prisoner Lunch Room (16 Prisoners)	Prisoner Area
EDP-EDU-12	Education Courtyard	Prisoner Area
EDP-EDU-13	Education Managers Office	Non-Prisoner Area
EDP-EDU-14	General Office (Education)	Non-Prisoner Area
EDP-EDU-15	Officer Post (Education / Programs)	Non-Prisoner Area
EDP-EDU-16	Male Staff Toilets	Non-Prisoner Area

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
EDP-EDU-17	Female Staff Toilets	Non-Prisoner Area
EDP-EDU-18	Staff Toilet (Accessible)	Non-Prisoner Area
EDP-EDU-19	Staff Tea Area (6 Persons)	Non-Prisoner Area
EDP-EDU-90	Cleaners Room (Prisoner)	Prisoner Area
EDP-EDU-95	Hydraulic Plant/Equip	Non-Prisoner Area
EDP-EDU-96	Communications Plant/Equip	Non-Prisoner Area
EDP-EDU-97	Electrical Plant/Equip	Non-Prisoner Area
EDP-EDU-98	Mechanical Plant/Equip	Non-Prisoner Area
EDP-EDU-99	Corridors	Prisoner Area
Programs		
EDP-PRG-01	Program Room (General)	Prisoner Area
EDP-PRG-02	Interview / Supervision Room	Prisoner Area
EDP-PRG-03	Programs Courtyard	Prisoner Area
EDP-PRG-04	Administration Office (Programs)	Non-Prisoner Area
EDP-PRG-05	Programs Supervisor Office	Non-Prisoner Area
Cultural		
EDP-CUL-01	Multi-Faith Chapel	Prisoner Area
EDP-CUL-02	Courtyard	Prisoner Area
EDP-CUL-03	Aboriginal Meeting Space / Garden	Prisoner Area
EDP-CUL-04	Prisoner Support Office	Non-Prisoner Area
Recreation		
Recreation Facility		
RCR-RF-01	Multi Purpose Court	Prisoner Area
RCR-RF-02	Store Room (Recreation)	Prisoner Area
RCR-RF-03	Music Store	Prisoner Area
RCR-RF-04	Staff Office (Recreation)	Non-Prisoner Area
RCR-RF-05	Staff Tea Area / Lockers	Non-Prisoner Area
RCR-RF-06	Staff Toilet (Unisex)	Non-Prisoner Area
RCR-RF-07	Male Prisoner Toilets	Prisoner Area
RCR-RF-08	Female Prisoner Toilets	Prisoner Area
RCR-RF-09	Accessible Prisoner Toilet	Prisoner Area
RCR-RF-10	Prisoner Shop (Main)	Prisoner Area
RCR-RF-11	Shop Store	Prisoner Area
RCR-RF-12	Barber	Prisoner Area
RCR-RF-13	Vending Machines	Prisoner Area
RCR-RF-90	Cleaners Room (Prisoner)	Prisoner Area
RCR-RF-95	Hydraulic Plant/Equip	Non-Prisoner Area
RCR-RF-96	Communications Plant/Equip	Non-Prisoner Area
RCR-RF-97	Electrical Plant/Equip	Non-Prisoner Area

Commercial-In-Confidence

Schedule of Prisoner Areas

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
RCR-RF-98	Mechanical Plant/Equip	Non-Prisoner Area
RCR-RF-99	Corridors	Prisoner Area
External Recreation		
RCR-ER-01	Playing Field	Non-Prisoner Area
RCR-ER-02	Multi-Purpose Court	Non-Prisoner Area
RCR-ER-03	Shaded Area	Non-Prisoner Area
RCR-ER-04	Exercise Track	Non-Prisoner Area
Food / Laundry Services		
Laundry		
FLS-LAU-01	Vehicle Yard	Prisoner Area
FLS-LAU-02	Incoming Sorting	Prisoner Area
FLS-LAU-03	New Stock Store (Laundry)	Prisoner Area
FLS-LAU-04	Dirty Linen Store (Laundry)	Prisoner Area
FLS-LAU-05	Washing Area	Prisoner Area
FLS-LAU-06	Drying Area	Prisoner Area
FLS-LAU-07	Ironing Area	Prisoner Area
FLS-LAU-08	Clean Linen Store (Laundry)	Prisoner Area
FLS-LAU-09	Sorting Area (Laundry)	Prisoner Area
FLS-LAU-10	Chemical Store	Prisoner Area
FLS-LAU-11	Laundry Supervisors Office	Non-Prisoner Area
FLS-LAU-12	Kitchenette (Staff)	Non-Prisoner Area
FLS-LAU-13	Staff Toilet (Unisex)	Non-Prisoner Area
FLS-LAU-14	Prisoner Lunch Room (12 Prisoners)	Prisoner Area
FLS-LAU-15	Accessible Prisoner Toilet	Prisoner Area
FLS-LAU-16	Secure Outdoor Area	Prisoner Area
FLS-LAU-90	Cleaners Room (Prisoner)	Prisoner Area
FLS-LAU-95	Hydraulic Plant/Equip	Non-Prisoner Area
FLS-LAU-96	Communications Plant/Equip	Non-Prisoner Area
FLS-LAU-97	Electrical Plant/Equip	Non-Prisoner Area
FLS-LAU-98	Mechanical Plant/Equip	Non-Prisoner Area
FLS-LAU-99	Corridors	Prisoner Area
Central Kitchen		
FLS-CK-01	Entry Lobby	Prisoner Area
FLS-CK-02	Kitchen Supervisors Office	Non-Prisoner Area
FLS-CK-03	Freezer (Incoming)	Prisoner Area
FLS-CK-04	Cool Rooms	Prisoner Area
FLS-CK-05	Dry Store (Large)	Prisoner Area
FLS-CK-06	Food Preparation	Prisoner Area
FLS-CK-07	Cooking Area	Prisoner Area

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
FLS-CK-08	Bakery	Prisoner Area
FLS-CK-09	Plating Area	Prisoner Area
FLS-CK-10	Blast Chiller	Prisoner Area
FLS-CK-11	Chilled Food Store	Prisoner Area
FLS-CK-12	Rethem Area	Prisoner Area
FLS-CK-13	Washing Area (Kitchen)	Prisoner Area
FLS-CK-14	Equipment Store (Kitchen)	Non-Prisoner Area
FLS-CK-15	Garbage Area	Prisoner Area
FLS-CK-16	Prisoner Lunch Room (16 Prisoners)	Prisoner Area
FLS-CK-17	Search Room	Prisoner Area
FLS-CK-18	Secure Outdoor Area	Prisoner Area
FLS-CK-19	Prisoner Toilets	Prisoner Area
FLS-CK-20	Prisoner Change / Locker Room	Prisoner Area
FLS-CK-21	Staff Tea Area / Lockers	Non-Prisoner Area
FLS-CK-22	Staff Toilet (Unisex)	Non-Prisoner Area
FLS-CK-23	Covered Unloading Area	Prisoner Area
FLS-CK-90	Cleaners Room (Prisoner)	Prisoner Area
FLS-CK-95	Hydraulic Plant/Equip	Non-Prisoner Area
FLS-CK-96	Communications Plant/Equip	Non-Prisoner Area
FLS-CK-97	Electrical Plant/Equip	Non-Prisoner Area
FLS-CK-98	Mechanical Plant/Equip	Non-Prisoner Area
FLS-CK-99	Corridors	Prisoner Area
Industries (Main)		
Industries Entry / Courtyard		
INM-INEC-01	Industries Entry	Prisoner Area
INM-INEC-02	Officer Post (Industries)	Non-Prisoner Area
INM-INEC-03	Courtyard (Industries)	Prisoner Area
INM-INEC-04	Vocational Training Room	Prisoner Area
INM-INEC-05	Interview Room (Small)	Prisoner Area
INM-INEC-06	Search Room	Prisoner Area
INM-INEC-07	Prisoner Lunch Room (25 Prisoners)	Prisoner Area
INM-INEC-08	Prisoner Toilets	Prisoner Area
Common Industry Services		
INM-INC-01	Entry Lobby	Prisoner Area
INM-INC-02	Industry Supervisors Office	Non-Prisoner Area
INM-INC-03	Staff Tea Area / Lockers	Non-Prisoner Area
INM-INC-04	Staff Toilet (Unisex)	Non-Prisoner Area
INM-INC-90	Cleaners Room (Prisoner)	Prisoner Area
INM-INC-95	Hydraulic Plant/Equip	Non-Prisoner Area

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Eastern Goldfields Regional Prison Project



Government of Western Australia
Department of Treasury
Strategic Projects

Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
INM-INC-96	Communications Plant/Equip	Non-Prisoner Area
INM-INC-97	Electrical Plant/Equip	Non-Prisoner Area
INM-INC-98	Mechanical Plant/Equip	Non-Prisoner Area
INM-INC-99	Corridors	Prisoner Area
Small Motors Industry		
INM-INS-01	Small Motors Workshop	Prisoner Area
INM-INS-02	Tool and Equipment Store	Prisoner Area
INM-INS-03	Industrial Waste Area	Prisoner Area
INM-INS-95	Hydraulic Plant/Equip	Non-Prisoner Area
INM-INS-96	Communications Plant/Equip	Non-Prisoner Area
INM-INS-97	Electrical Plant/Equip	Non-Prisoner Area
INM-INS-98	Mechanical Plant/Equip	Non-Prisoner Area
INM-INS-99	Corridors	Prisoner Area
Metalworking Industry		
INM-INM-01	Metalwork Workshop	Prisoner Area
INM-INM-02	Tool and Equipment Store	Prisoner Area
INM-INM-03	Industrial Waste Area	Prisoner Area
INM-INM-95	Hydraulic Plant/Equip	Non-Prisoner Area
INM-INM-96	Communications Plant/Equip	Non-Prisoner Area
INM-INM-97	Electrical Plant/Equip	Non-Prisoner Area
INM-INM-98	Mechanical Plant/Equip	Non-Prisoner Area
INM-INM-99	Corridors	Prisoner Area
Woodworking Industry		
INM-INW-01	Entry Lobby	Prisoner Area
INM-INW-02	Woodwork Workshop	Prisoner Area
INM-INW-03	Industry Supervisors Office	Non-Prisoner Area
INM-INW-04	Tool and Equipment Store	Prisoner Area
INM-INW-05	Industrial Waste Area	Prisoner Area
INM-INW-06	Staff Tea Area / Lockers	Non-Prisoner Area
INM-INW-07	Staff Toilet (Unisex)	Non-Prisoner Area
INM-INW-90	Cleaners Room (Prisoner)	Prisoner Area
INM-INW-95	Hydraulic Plant/Equip	Non-Prisoner Area
INM-INW-96	Communications Plant/Equip	Non-Prisoner Area
INM-INW-97	Electrical Plant/Equip	Non-Prisoner Area
INM-INW-98	Mechanical Plant/Equip	Non-Prisoner Area
INM-INW-99	Corridors	Prisoner Area
Warehouse		
INM-WAH-01	Warehouse	Prisoner Area
Grounds / Recycling / Cleaning		

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
INM-GRC-01	Grounds Maintenance Workshop	Prisoner Area
INM-GRC-02	Chemical Store / Decanting	Prisoner Area
INM-GRC-03	Grounds Maintenance Store	Prisoner Area
INM-GRC-04	Waste Sorting Area	Prisoner Area
INM-GRC-05	Bin Wash / Store	Prisoner Area
INM-GRC-06	Waste Processing	Prisoner Area
INM-GRC-07	Prisoner Lunch Room (16 Prisoners)	Prisoner Area
INM-GRC-08	Accessible Prisoner Toilet	Prisoner Area
INM-GRC-09	Secure Outdoor Area	Prisoner Area
INM-GRC-10	Prisoner Change / Locker Room	Prisoner Area
INM-GRC-90	Cleaners Room (Prisoner)	Prisoner Area
INM-GRC-95	Hydraulic Plant/Equip	Non-Prisoner Area
INM-GRC-96	Communications Plant/Equip	Non-Prisoner Area
INM-GRC-97	Electrical Plant/Equip	Non-Prisoner Area
INM-GRC-98	Mechanical Plant/Equip	Non-Prisoner Area
INM-GRC-99	Corridors	Prisoner Area
Medium Security Accommodation		
40 Bed Unit (Med)		
MDA-40MED-01	Officer Post (Med)	Non-Prisoner Area
MDA-40MED-02	Day Room (Med)	Prisoner Area
MDA-40MED-03	Interview Room (Small)	Prisoner Area
MDA-40MED-04	Dining Area (Med)	Prisoner Area
MDA-40MED-05	Kitchen / Servery	Prisoner Area
MDA-40MED-06	Accessible Day Toilet	Prisoner Area
MDA-40MED-07	Prisoner Store Room (Med)	Prisoner Area
MDA-40MED-08	Cell (Double Bunk)	Prisoner Area
MDA-40MED-09	Cell (Single)	Prisoner Area
MDA-40MED-10	Cell (Accessible)	Prisoner Area
MDA-40MED-11	Staff Office (Med)	Non-Prisoner Area
MDA-40MED-12	Staff Store Room (Med)	Non-Prisoner Area
MDA-40MED-13	Staff Toilet (Unisex)	Non-Prisoner Area
MDA-40MED-90	Cleaners Room (Prisoner)	Prisoner Area
MDA-40MED-95	Hydraulic Plant/Equip	Non-Prisoner Area
MDA-40MED-96	Communications Plant/Equip	Non-Prisoner Area
MDA-40MED-97	Electrical Plant/Equip	Non-Prisoner Area
MDA-40MED-98	Mechanical Plant/Equip	Non-Prisoner Area
MDA-40MED-99	Corridors	Prisoner Area
20 Bed Unit (Med)		
MDA-20MED-01	Cell (Single)	Prisoner Area

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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
MDA-20MED-02	Cell (Double Bunk)	Prisoner Area
MDA-20MED-03	Cell (Accessible)	Prisoner Area
MDA-20MED-04	Day Room (20 Bed Unit)	Prisoner Area
MDA-20MED-05	Dining Area (Med)	Prisoner Area
MDA-20MED-06	Kitchen / Servery	Prisoner Area
MDA-20MED-07	Program Room (20 Bed Unit)	Prisoner Area
MDA-20MED-90	Cleaners Room (Prisoner)	Prisoner Area
80 Bed Unit (Med)		
MDA-80MED-01	Officer Post (Med)	Non-Prisoner Area
MDA-80MED-02	Day Room (Med)	Prisoner Area
MDA-80MED-03	Interview Room (Small)	Prisoner Area
MDA-80MED-04	Dining Area (Med)	Prisoner Area
MDA-80MED-05	Kitchen / Servery	Prisoner Area
MDA-80MED-06	Accessible Day Toilet	Prisoner Area
MDA-80MED-07	Prisoner Store Room (Med)	Prisoner Area
MDA-80MED-08	Cell (Double Bunk)	Prisoner Area
MDA-80MED-09	Cell (Accessible)	Prisoner Area
MDA-80MED-10	Staff Office (Med)	Non-Prisoner Area
MDA-80MED-11	Staff Store Room (Med)	Non-Prisoner Area
MDA-80MED-12	Staff Toilet (Unisex)	Non-Prisoner Area
MDA-80MED-90	Cleaners Room (Prisoner)	Prisoner Area
MDA-80MED-95	Hydraulic Plant/Equip	Non-Prisoner Area
MDA-80MED-96	Communications Plant/Equip	Non-Prisoner Area
MDA-80MED-97	Electrical Plant/Equip	Non-Prisoner Area
MDA-80MED-98	Mechanical Plant/Equip	Non-Prisoner Area
MDA-80MED-99	Corridors	Prisoner Area
10 Bed Cottage (Med/Type 1)		
MDA-10CM1-01	Veranda	Prisoner Area
MDA-10CM1-02	Entry (Cottage)	Prisoner Area
MDA-10CM1-03	Living Room (10 Bed)	Prisoner Area
MDA-10CM1-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MDA-10CM1-05	Cell (Single/No Shwr)	Prisoner Area
MDA-10CM1-06	Cell (Double/No Shwr)	Prisoner Area
MDA-10CM1-07	Bathroom (Cottage/Male)	Prisoner Area
MDA-10CM1-95	Hydraulic Plant/Equip	Non-Prisoner Area
MDA-10CM1-96	Communications Plant/Equip	Non-Prisoner Area
MDA-10CM1-97	Electrical Plant/Equip	Non-Prisoner Area
MDA-10CM1-98	Mechanical Plant/Equip	Non-Prisoner Area
MDA-10CM1-99	Corridors	Prisoner Area

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Schedule of Prisoner Areas

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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
10 Bed Cottage (Med/Type 1/Accessible)		
MDA-10CM1A-01	Veranda	Prisoner Area
MDA-10CM1A-02	Entry (Cottage)	Prisoner Area
MDA-10CM1A-03	Living Room (10 Bed)	Prisoner Area
MDA-10CM1A-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MDA-10CM1A-05	Cell (Single/No Shwr)	Prisoner Area
MDA-10CM1A-06	Cell (Double/No Shwr)	Prisoner Area
MDA-10CM1A-07	Cell (Accessible/No Shwr)	Prisoner Area
MDA-10CM1A-08	Bathroom (Cottage/Male)	Prisoner Area
MDA-10CM1A-95	Hydraulic Plant/Equip	Non-Prisoner Area
MDA-10CM1A-96	Communications Plant/Equip	Non-Prisoner Area
MDA-10CM1A-97	Electrical Plant/Equip	Non-Prisoner Area
MDA-10CM1A-98	Mechanical Plant/Equip	Non-Prisoner Area
MDA-10CM1A-99	Corridors	Prisoner Area
10 Bed Cottage (Med/Type 2)		
MDA-10CM2-01	Veranda	Prisoner Area
MDA-10CM2-02	Entry (Cottage)	Prisoner Area
MDA-10CM2-03	Living Room (10 Bed)	Prisoner Area
MDA-10CM2-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MDA-10CM2-05	Bedroom (1 Bed)	Prisoner Area
MDA-10CM2-06	Bedroom (2 Beds)	Prisoner Area
MDA-10CM2-07	Secure Sleepout	Prisoner Area
MDA-10CM2-08	Bathroom (Cottage/Male)	Prisoner Area
MDA-10CM2-95	Hydraulic Plant/Equip	Non-Prisoner Area
MDA-10CM2-96	Communications Plant/Equip	Non-Prisoner Area
MDA-10CM2-97	Electrical Plant/Equip	Non-Prisoner Area
MDA-10CM2-98	Mechanical Plant/Equip	Non-Prisoner Area
MDA-10CM2-99	Corridors	Prisoner Area
10 Bed Cottage (Med/Type 2/Accessible)		
MDA-10CM2A-01	Veranda	Prisoner Area
MDA-10CM2A-02	Entry (Cottage)	Prisoner Area
MDA-10CM2A-03	Living Room (10 Bed)	Prisoner Area
MDA-10CM2A-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MDA-10CM2A-05	Bedroom (1 Bed)	Prisoner Area
MDA-10CM2A-06	Bedroom (2 Beds)	Prisoner Area
MDA-10CM2A-07	Bedroom (Accessible)	Prisoner Area
MDA-10CM2A-08	Secure Sleepout	Prisoner Area
MDA-10CM2A-09	Bathroom (Cottage/Male)	Prisoner Area
MDA-10CM2A-95	Hydraulic Plant/Equip	Non-Prisoner Area

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
MDA-10CM2A-06	Communications Plant/Equip	Non-Prisoner Area
MDA-10CM2A-07	Electrical Plant/Equip	Non-Prisoner Area
MDA-10CM2A-08	Mechanical Plant/Equip	Non-Prisoner Area
MDA-10CM2A-09	Corridors	Prisoner Area
Common Services (Medium)		
Sector Office (Med)		
CMN-SOME-01	Officer Workstations (Med)	Non-Prisoner Area
CMN-SOME-02	Unit Manager Office	Non-Prisoner Area
CMN-SOME-03	Interview Room (Sector Office)	Non-Prisoner Area
CMN-SOME-04	Video Conference Room (Small)	Non-Prisoner Area
CMN-SOME-05	Satellite Health	Non-Prisoner Area
CMN-SOME-06	Store Room (General)	Non-Prisoner Area
CMN-SOME-07	Staff Toilet (Unisex)	Non-Prisoner Area
CMN-SOME-08	Vending Machines	Prisoner Area
CMN-SOME-09	Staff Tea Area (Large)	Non-Prisoner Area
CMN-SOME-10	Veranda (Sector Office)	Prisoner Area
CMN-SOME-11	Sector Response Store	Non-Prisoner Area
CMN-SOME-12	Multi-Purpose Cell	Prisoner Area
CMN-SOME-13	Multi-Purpose Cell (Accessible)	Prisoner Area
CMN-SOME-14	Secure Exercise Area	Prisoner Area
CMN-SOME-15	Day Room (Small/Management)	Prisoner Area
CMN-SOME-16	Shower Room	Prisoner Area
CMN-SOME-17	Program Room (General)	Prisoner Area
CMN-SOME-18	Sector Courtyard (Med)	Prisoner Area
CMN-SOME-19	Store Room (Small)	Prisoner Area
CMN-SOME-20	Prisoner Toilet (Accessible/Male)	Prisoner Area
CMN-SOME-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
CMN-SOME-95	Hydraulic Plant/Equip	Non-Prisoner Area
CMN-SOME-96	Communications Plant/Equip	Non-Prisoner Area
CMN-SOME-97	Electrical Plant/Equip	Non-Prisoner Area
CMN-SOME-98	Mechanical Plant/Equip	Non-Prisoner Area
CMN-SOME-99	Corridors	Prisoner Area
External Areas (Med)		
CMN-EXME-01	Multi-Purpose Court	Prisoner Area
CMN-EXME-02	Activities Area	Prisoner Area
CMN-EXME-03	Walking Track	Prisoner Area
Minimum Security Accommodation		
10 Bed Cottage (Min)		
MIN-10CM-01	Veranda	Prisoner Area

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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
MIN-10CM-02	Entry (Cottage)	Prisoner Area
MIN-10CM-03	Living Room (10 Bed)	Prisoner Area
MIN-10CM-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MIN-10CM-05	Bedroom (1 Bed)	Prisoner Area
MIN-10CM-06	Bedroom (2 Beds)	Prisoner Area
MIN-10CM-07	Bathroom (Cottage/Male)	Prisoner Area
MIN-10CM-08	Secure Sleepout	Prisoner Area
MIN-10CM-95	Hydraulic Plant/Equip	Non-Prisoner Area
MIN-10CM-96	Communications Plant/Equip	Non-Prisoner Area
MIN-10CM-97	Electrical Plant/Equip	Non-Prisoner Area
MIN-10CM-98	Mechanical Plant/Equip	Non-Prisoner Area
MIN-10CM-99	Corridors	Prisoner Area
10 Bed Cottage (Min/Accessible)		
MIN-10CMA-01	Veranda	Prisoner Area
MIN-10CMA-02	Entry (Cottage)	Prisoner Area
MIN-10CMA-03	Living Room (10 Bed)	Prisoner Area
MIN-10CMA-04	Kitchenette / Dining (10 Bed)	Prisoner Area
MIN-10CMA-05	Bedroom (1 Bed)	Prisoner Area
MIN-10CMA-06	Bedroom (2 Beds)	Prisoner Area
MIN-10CMA-07	Bedroom (Accessible)	Prisoner Area
MIN-10CMA-08	Bathroom (Cottage/Male)	Prisoner Area
MIN-10CMA-09	Secure Sleepout	Prisoner Area
MIN-10CMA-95	Hydraulic Plant/Equip	Non-Prisoner Area
MIN-10CMA-96	Communications Plant/Equip	Non-Prisoner Area
MIN-10CMA-97	Electrical Plant/Equip	Non-Prisoner Area
MIN-10CMA-98	Mechanical Plant/Equip	Non-Prisoner Area
MIN-10CMA-99	Corridors	Prisoner Area
Common Services (Minimum)		
Sector Office (Min)		
CMI-SOMI-01	Officer Workstations (Min)	Non-Prisoner Area
CMI-SOMI-02	Interview Room (Sector Office)	Non-Prisoner Area
CMI-SOMI-03	Satellite Health	Non-Prisoner Area
CMI-SOMI-04	Store Room (General)	Non-Prisoner Area
CMI-SOMI-05	Staff Toilet (Unisex)	Non-Prisoner Area
CMI-SOMI-06	Staff Tea Area (6 Persons)	Non-Prisoner Area
CMI-SOMI-07	Veranda (Sector Office)	Prisoner Area
CMI-SOMI-08	Vending Machines	Prisoner Area
CMI-SOMI-09	Sector Response Store	Non-Prisoner Area
CMI-SOMI-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area

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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
CMI-SOMI-95	Hydraulic Plant/Equip	Non-Prisoner Area
CMI-SOMI-96	Communications Plant/Equip	Non-Prisoner Area
CMI-SOMI-97	Electrical Plant/Equip	Non-Prisoner Area
CMI-SOMI-98	Mechanical Plant/Equip	Non-Prisoner Area
CMI-SOMI-99	Corridors	Non-Prisoner Area
External Areas (Min)		
CMI-EXMI-01	Multi-Purpose Court	Prisoner Area
CMI-EXMI-02	Activities Area	Prisoner Area
CMI-EXMI-03	Walking Track	Prisoner Area
Female Accommodation		
10 Bed Maximum Female Cottage		
FAC-10MXFC-01	Veranda	Prisoner Area
FAC-10MXFC-02	Entry (Cottage)	Prisoner Area
FAC-10MXFC-03	Living Room (10 Bed)	Prisoner Area
FAC-10MXFC-04	Kitchenette / Dining (10 Bed)	Prisoner Area
FAC-10MXFC-05	Cell (Single)	Prisoner Area
FAC-10MXFC-06	Cell (Double)	Prisoner Area
FAC-10MXFC-07	Cell (Accessible)	Prisoner Area
FAC-10MXFC-95	Hydraulic Plant/Equip	Non-Prisoner Area
FAC-10MXFC-96	Communications Plant/Equip	Non-Prisoner Area
FAC-10MXFC-97	Electrical Plant/Equip	Non-Prisoner Area
FAC-10MXFC-98	Mechanical Plant/Equip	Non-Prisoner Area
FAC-10MXFC-99	Corridors	Prisoner Area
8 Bed Medium Female Cottage		
FAC-8MFC-01	Veranda	Prisoner Area
FAC-8MFC-02	Entry (Cottage)	Prisoner Area
FAC-8MFC-03	Living Room (8 Bed)	Prisoner Area
FAC-8MFC-04	Kitchen / Dining (Self Cater / 8 Bed)	Prisoner Area
FAC-8MFC-05	Bedroom (1 Bed)	Prisoner Area
FAC-8MFC-06	Bedroom (2 Beds)	Prisoner Area
FAC-8MFC-07	Secure Sleepout	Prisoner Area
FAC-8MFC-08	Bathroom (Cottage/Female)	Prisoner Area
FAC-8MFC-09	Laundry (Cottage)	Prisoner Area
FAC-8MFC-95	Hydraulic Plant/Equip	Non-Prisoner Area
FAC-8MFC-96	Communications Plant/Equip	Non-Prisoner Area
FAC-8MFC-97	Electrical Plant/Equip	Non-Prisoner Area
FAC-8MFC-98	Mechanical Plant/Equip	Non-Prisoner Area
FAC-8MFC-99	Corridors	Prisoner Area
10 Bed Medium Female Cottage (Accessible)		

Government of Western Australia
Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
FAC-10MFC-01	Veranda	Prisoner Area
FAC-10MFC-02	Entry (Cottage)	Prisoner Area
FAC-10MFC-03	Living Room (10 Bed)	Prisoner Area
FAC-10MFC-04	Kitchen / Dining (Self Cater / 10 Bed)	Prisoner Area
FAC-10MFC-05	Cell (Single/No Shwr)	Prisoner Area
FAC-10MFC-06	Cell (Double/No Shwr)	Prisoner Area
FAC-10MFC-07	Cell (Accessible/No Shwr)	Prisoner Area
FAC-10MFC-08	Bathroom (Cottage/Female)	Prisoner Area
FAC-10MFC-09	Laundry (Cottage)	Prisoner Area
FAC-10MFC-95	Hydraulic Plant/Equip	Non-Prisoner Area
FAC-10MFC-96	Communications Plant/Equip	Non-Prisoner Area
FAC-10MFC-97	Electrical Plant/Equip	Non-Prisoner Area
FAC-10MFC-98	Mechanical Plant/Equip	Non-Prisoner Area
FAC-10MFC-99	Corridors	Prisoner Area
8 Bed Minimum Female Cottage		
FAC-8MIFC-01	Veranda	Prisoner Area
FAC-8MIFC-02	Entry (Cottage)	Prisoner Area
FAC-8MIFC-03	Living Room (8 Bed)	Prisoner Area
FAC-8MIFC-04	Kitchen / Dining (Self Cater / 8 Bed)	Prisoner Area
FAC-8MIFC-05	Bedroom (1 Bed)	Prisoner Area
FAC-8MIFC-06	Bedroom (2 Beds)	Prisoner Area
FAC-8MIFC-07	Bedroom (Accessible)	Prisoner Area
FAC-8MIFC-08	Secure Sleepout	Prisoner Area
FAC-8MIFC-09	Bathroom (Cottage/Female)	Prisoner Area
FAC-8MIFC-10	Laundry (Cottage)	Prisoner Area
FAC-8MIFC-95	Hydraulic Plant/Equip	Non-Prisoner Area
FAC-8MIFC-96	Communications Plant/Equip	Non-Prisoner Area
FAC-8MIFC-97	Electrical Plant/Equip	Non-Prisoner Area
FAC-8MIFC-98	Mechanical Plant/Equip	Non-Prisoner Area
FAC-8MIFC-99	Corridors	Prisoner Area
6 Bed Mothers / Children Cottage		
FAC-6MOC-01	Veranda	Prisoner Area
FAC-6MOC-02	Entry (Cottage)	Prisoner Area
FAC-6MOC-03	Living Room (M&C)	Prisoner Area
FAC-6MOC-04	Kitchen / Dining (M&C)	Prisoner Area
FAC-6MOC-05	Bedroom (M&C)	Prisoner Area
FAC-6MOC-06	Bedroom (M&C/Accessible)	Prisoner Area
FAC-6MOC-07	Bathroom (M&C)	Prisoner Area
FAC-6MOC-08	Laundry (Cottage)	Prisoner Area

Government of Western Australia
Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
FAC-8MOC-09	Program Room (M&C)	Prisoner Area
FAC-8MOC-10	Store (M&C)	Prisoner Area
FAC-8MOC-11	Secure Childrens Playground	Prisoner Area
FAC-8MOC-12	Secure Sleepout	Prisoner Area
FAC-8MOC-95	Hydraulic Plant/Equip	Non-Prisoner Area
FAC-8MOC-96	Communications Plant/Equip	Non-Prisoner Area
FAC-8MOC-97	Electrical Plant/Equip	Non-Prisoner Area
FAC-8MOC-98	Mechanical Plant/Equip	Non-Prisoner Area
FAC-8MOC-99	Corridors	Prisoner Area
Common Services (Female)		
Sector Office (Female)		
CFE-SOF-01	Officer Workstations (Female)	Non-Prisoner Area
CFE-SOF-02	Unit Manager Office	Non-Prisoner Area
CFE-SOF-03	WSO/PSO Office	Non-Prisoner Area
CFE-SOF-04	Interview Room (Sector Office)	Non-Prisoner Area
CFE-SOF-05	Store Room (General)	Non-Prisoner Area
CFE-SOF-06	Male Staff Toilets	Non-Prisoner Area
CFE-SOF-07	Female Staff Toilets	Non-Prisoner Area
CFE-SOF-08	Staff Toilet (Accessible)	Non-Prisoner Area
CFE-SOF-09	Staff Tea Area (6 Persons)	Non-Prisoner Area
CFE-SOF-10	Vending Machines	Prisoner Area
CFE-SOF-11	Veranda (Sector Office)	Prisoner Area
CFE-SOF-12	Multi-Purpose Cell	Prisoner Area
CFE-SOF-13	Secure Exercise Area	Prisoner Area
CFE-SOF-14	Sector Response Store	Non-Prisoner Area
CFE-SOF-90	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
CFE-SOF-95	Hydraulic Plant/Equip	Non-Prisoner Area
CFE-SOF-96	Communications Plant/Equip	Non-Prisoner Area
CFE-SOF-97	Electrical Plant/Equip	Non-Prisoner Area
CFE-SOF-98	Mechanical Plant/Equip	Non-Prisoner Area
CFE-SOF-99	Corridors	Non-Prisoner Area
Community Centre (Female)		
CFE-FCC-01	Community Courtyard	Prisoner Area
CFE-FCC-02	Craft Room / Library	Prisoner Area
CFE-FCC-03	Education Room	Prisoner Area
CFE-FCC-04	Video Conference Room (Small)	Non-Prisoner Area
CFE-FCC-05	Teaching Kitchen	Prisoner Area
CFE-FCC-06	Hairdressing Vocational Training	Prisoner Area
CFE-FCC-07	Interview Room (Small)	Prisoner Area

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Eastern Goldfields Regional Prison Project



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Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
CFE-FCC-08	Consulting Room	Non-Prisoner Area
CFE-FCC-09	Craft Store	Prisoner Area
CFE-FCC-10	Program Room (General)	Prisoner Area
CFE-FCC-11	Prisoner Shop (Female)	Prisoner Area
CFE-FCC-12	Store Room (General)	Prisoner Area
CFE-FCC-13	Vending Machines	Prisoner Area
CFE-FCC-14	Meeting Space (Female)	Prisoner Area
CFE-FCC-15	Accessible Prisoner Toilet	Prisoner Area
CFE-FCC-16	Staff Toilet (Unisex)	Prisoner Area
CFE-FCC-17	Officer Post (Female Community)	Non-Prisoner Area
CFE-FCC-90	Cleaners Room (Prisoner)	Prisoner Area
CFE-FCC-95	Hydraulic Plant/Equip	Non-Prisoner Area
CFE-FCC-96	Communications Plant/Equip	Non-Prisoner Area
CFE-FCC-97	Electrical Plant/Equip	Non-Prisoner Area
CFE-FCC-98	Mechanical Plant/Equip	Non-Prisoner Area
CFE-FCC-99	Corridors	Prisoner Area
External Areas (Female)		
CFE-EXF-01	Market Garden	Prisoner Area
CFE-EXF-02	Multi-Purpose Court	Prisoner Area
CFE-EXF-03	Activities Area	Prisoner Area
CFE-EXF-04	Walking Track	Prisoner Area
Industries (Female)		
Industries (Female)		
INF-FIN-01	Entry Lobby	Prisoner Area
INF-FIN-02	Interview Room (Small)	Prisoner Area
INF-FIN-03	Workshop (Female)	Prisoner Area
INF-FIN-04	Food Packing	Prisoner Area
INF-FIN-05	Dry Store (Food Packing)	Prisoner Area
INF-FIN-06	Cool Room (Food Packing)	Prisoner Area
INF-FIN-07	Tool and Equipment Store	Prisoner Area
INF-FIN-08	Prisoner Toilets	Prisoner Area
INF-FIN-09	Industrial Waste Area	Prisoner Area
INF-FIN-90	Cleaners Room (Prisoner)	Prisoner Area
INF-FIN-95	Hydraulic Plant/Equip	Non-Prisoner Area
INF-FIN-96	Communications Plant/Equip	Non-Prisoner Area
INF-FIN-97	Electrical Plant/Equip	Non-Prisoner Area
INF-FIN-98	Mechanical Plant/Equip	Non-Prisoner Area
INF-FIN-99	Corridors	Prisoner Area
Gatehouse (Open)		

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Eastern Goldfields Regional Prison Project



Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
Sector Office (Open)		
GHO-OFM-01	Entry Foyer (Open)	Prisoner Area
GHO-OFM-02	Officer Post (Open)	Non-Prisoner Area
GHO-OFM-03	Store Room (General)	Non-Prisoner Area
GHO-OFM-04	Staff Toilet (Unisex)	Non-Prisoner Area
GHO-OFM-05	Staff Tea Area (6 Persons)	Non-Prisoner Area
GHO-OFM-06	Veranda (Sector Office)	Prisoner Area
GHO-OFM-07	Interview Room (Small)	Prisoner Area
GHO-OFM-08	Strip Search Room	Prisoner Area
GHO-OFM-09	Photo ID Alcove	Prisoner Area
GHO-OFM-10	Sector Response Store	Non-Prisoner Area
GHO-OFM-11	Visits Courtyard	Prisoner Area
GHO-OFM-00	Cleaners Room (Non-Prisoner)	Non-Prisoner Area
GHO-OFM-05	Hydraulic Plant/Equip	Non-Prisoner Area
GHO-OFM-06	Communications Plant/Equip	Non-Prisoner Area
GHO-OFM-07	Electrical Plant/Equip	Non-Prisoner Area
GHO-OFM-08	Mechanical Plant/Equip	Non-Prisoner Area
GHO-OFM-09	Corridors	Non-Prisoner Area
Open Security Accommodation		
10 Bed Cottage (Open)		
OPN-10CO-01	Veranda	Prisoner Area
OPN-10CO-02	Entry (Cottage)	Prisoner Area
OPN-10CO-03	Living Room (10 Bed)	Prisoner Area
OPN-10CO-04	Kitchen / Dining (Self Cater / 10 Bed)	Prisoner Area
OPN-10CO-05	Bedroom (1 Bed)	Prisoner Area
OPN-10CO-06	Bedroom (2 Beds)	Prisoner Area
OPN-10CO-07	Bathroom (Cottage/Male)	Prisoner Area
OPN-10CO-08	Laundry (Cottage)	Prisoner Area
OPN-10CO-05	Hydraulic Plant/Equip	Non-Prisoner Area
OPN-10CO-06	Communications Plant/Equip	Non-Prisoner Area
OPN-10CO-07	Electrical Plant/Equip	Non-Prisoner Area
OPN-10CO-08	Mechanical Plant/Equip	Non-Prisoner Area
OPN-10CO-09	Corridors	Prisoner Area
10 Bed Cottage (Open/Accessible)		
OPN-10COA-01	Veranda	Prisoner Area
OPN-10COA-02	Entry (Cottage)	Prisoner Area
OPN-10COA-03	Living Room (10 Bed)	Prisoner Area
OPN-10COA-04	Kitchen / Dining (Self Cater / 10 Bed)	Prisoner Area
OPN-10COA-05	Bedroom (1 Bed)	Prisoner Area

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Schedule of Prisoner Areas

Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
OPN-10COA-06	Bedroom (2 Beds)	Prisoner Area
OPN-10COA-07	Bedroom (Accessible)	Prisoner Area
OPN-10COA-08	Bathroom (Cottage/Male)	Prisoner Area
OPN-10COA-09	Laundry (Cottage)	Prisoner Area
OPN-10COA-95	Hydraulic Plant/Equip	Non-Prisoner Area
OPN-10COA-96	Communications Plant/Equip	Non-Prisoner Area
OPN-10COA-97	Electrical Plant/Equip	Non-Prisoner Area
OPN-10COA-98	Mechanical Plant/Equip	Non-Prisoner Area
OPN-10COA-99	Corridors	Prisoner Area
Common Services (Open)		
Community Centre (Open)		
CO-MCC-01	Community Courtyard	Prisoner Area
CO-MCC-02	Education Room	Prisoner Area
CO-MCC-03	Video Conference Room (Small)	Prisoner Area
CO-MCC-04	Gymnasium	Prisoner Area
CO-MCC-05	Accessible Prisoner Toilet	Prisoner Area
CO-MCC-06	Staff Toilet (Accessible)	Prisoner Area
CO-MCC-90	Cleaners Room (Prisoner)	Prisoner Area
CO-MCC-95	Hydraulic Plant/Equip	Non-Prisoner Area
CO-MCC-96	Communications Plant/Equip	Non-Prisoner Area
CO-MCC-97	Electrical Plant/Equip	Non-Prisoner Area
CO-MCC-98	Mechanical Plant/Equip	Non-Prisoner Area
CO-MCC-99	Corridors	Prisoner Area
External Areas (Open)		
CO-EXM-01	Multi-Purpose Court	Prisoner Area
CO-EXM-02	Walking Track	Prisoner Area
External Facilities		
Goods Store		
EXF-GDS-01	Stores Receiving	Prisoner Area
EXF-GDS-02	Storage Area	Prisoner Area
EXF-GDS-03	Repack Goods / Security Check	Prisoner Area
EXF-GDS-04	Stores Dispatch	Prisoner Area
EXF-GDS-05	Chemical Store	Prisoner Area
EXF-GDS-06	Food Services Dry Store	Prisoner Area
EXF-GDS-07	Food Services Freezer	Prisoner Area
EXF-GDS-08	Food Services Cool Room	Prisoner Area
EXF-GDS-09	Food Breakdown (Stores)	Prisoner Area
EXF-GDS-10	Secure Store	Non-Prisoner Area
EXF-GDS-11	Waste Sorting / Collection	Prisoner Area

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Eastern Goldfields Regional Prison Project



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Schedule of Prisoner Areas		
Cluster / Functional Area		
Unit Reference	Functional Unit	Area Type
<i>Note: 'TBD' - To Be Determined by Project Company in their Design</i>		
EXF-GDS-12	Archive Store (Large)	Non-Prisoner Area
EXF-GDS-13	Grounds Maintenance Store	Prisoner Area
EXF-GDS-14	FM Store Area	Non-Prisoner Area
EXF-GDS-15	Stores Office	Non-Prisoner Area
EXF-GDS-16	Staff Tea Area (6 Persons)	Non-Prisoner Area
EXF-GDS-17	Staff Toilet (Unisex)	Non-Prisoner Area
EXF-GDS-18	Prisoner Toilet (Accessible/Male)	Prisoner Area
EXF-GDS-90	Cleaners Room (Prisoner)	Prisoner Area
EXF-GDS-95	Hydraulic Plant/Equip	Non-Prisoner Area
EXF-GDS-96	Communications Plant/Equip	Non-Prisoner Area
EXF-GDS-97	Electrical Plant/Equip	Non-Prisoner Area
EXF-GDS-98	Mechanical Plant/Equip	Non-Prisoner Area
EXF-GDS-99	Corridors	Prisoner Area
Transport Compound		
EXF-TC-01	Secure Parking Compound	Prisoner Area
EXF-TC-02	Wash Down Area	Prisoner Area
Carparking		
EXF-CAR-01	Staff Carparking	Non-Prisoner Area
EXF-CAR-02	Visitor Carparking	Non-Prisoner Area

Annexure B - Cleaning Access Times

FUNCTIONAL AREA	CLEANING ACCESS TIMES (Estimate Only)	CLEANING ACCESS TIMES ON WEEKENDS/PUBLIC HOLIDAYS
New EGRP Perimeter		
Secure Perimeter	This area will require cleaning and can only be accessed with agreement of the Prison management.	Not Required
Gatehouse (Main)		
Prison Entry	9:30am to 6:30pm	9:30am to 6:30pm (excluding Christmas Day and Good Friday)
External Administration	9:30am to 6:30pm	9:30am to 6:30pm (Excluding Christmas Day and Good Friday)
Prisoner Visitor Processing	9:30am to 6:30pm excluding scheduled social visits days	9:30am to 6:30pm (Excluding Christmas Day and Good Friday)
Staff Amenities / Training	9:30am to 6:30pm	Not Required
Entry Processing	9:30am to 6:30pm excluding scheduled social visits days	9:30am to 6:30pm (Excluding Christmas Day and Good Friday)
Internal Control (Ground Floor and First Floor)	9:30am to 6:30pm	Not Required
Vehicle Sallyport	9:30am to 6:30pm	Not Required
Visits (Main)		
Visits Centre	7:00am to 9:00am and 4:00pm to 6:30pm excluding scheduled social visits days	7:00am to 9:00am and 4:00pm to 6:30pm - if weekend visits are scheduled
Operations		
Operational Support Centre	Daily Debrief Period	Not Required
Operational Management Centre	Daily Debrief Period	Not Required
Prisoner Reception		
Reception / Discharge	3:00pm to 6:30pm	Not Required

FUNCTIONAL AREA	CLEANING ACCESS TIMES (Estimate Only)	CLEANING ACCESS TIMES ON WEEKENDS/PUBLIC HOLIDAYS
Health		
Health Centre Entry	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Health Centre Out-Patients	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Health Crisis Care	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Health Centre Services	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Health Centre Administration	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Education / Programs		
Education	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Programs	7:00am to 8:30am and 6:00pm to 6:30pm	Not Required
Cultural	7:00am to 10:00am	Not Required
Recreation		
Recreation Facility	During prisoner work hours	Not Required
External Recreation	During prisoner work hours	Not Required
Food / Laundry Services		
Laundry	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Central Kitchen	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Industries (Main)		
Industries Entry / Courtyard	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Common Industry Services	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Woodworking Industry	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Metalworking Industry	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Small Motors Industry	7:00am to 8:30am and 3:30pm to	Not Required

FUNCTIONAL AREA	CLEANING ACCESS TIMES (Estimate Only)	CLEANING ACCESS TIMES ON WEEKENDS/PUBLIC HOLIDAYS
	6:30pm	
Warehouse	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Grounds / Recycling / Cleaning	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Max Security Accommodation		
40 Bed Unit (Med)	During prisoner work hours with agreement from Facility Operator	Not Required
20 Bed Unit (Med)	During prisoner work hours with agreement from Facility Operator	Not Required
80 Bed Unit (Med)	During prisoner work hours with agreement from Facility Operator	Not Required
10 Bed Cottage (Med/Type 1)	During prisoner work hours with agreement from Facility Operator	Not Required
10 Bed Cottage (Med/Type 1 / Accessible)	During prisoner work hours with agreement from Facility Operator	Not Required
10 Bed (Med/Type 2)	During prisoner work hours with agreement from Facility Operator	Not Required
10 Bed Cottage (Med/Type 2/Accessible)	During prisoner work hours with agreement from Facility Operator	Not Required
Common Services (Medium)		
Sector Office (Med)	During prisoner work hours with agreement from Facility Operator	Not Required
Min Security Accommodation		
10 Bed Cottage (Min)	7:00am to 6:30pm with Agreement from Facility Operator	Not Required
10 Bed Cot (Min/Accessible)	7:00am to 6:30pm with Agreement from Facility Operator	Not Required
Common Services (Minimum)		
Sector Office (Min)	During prisoner work hours with agreement from Facility Operator	Not Required
External Areas (Min)	During prisoner work hours with agreement from Facility Operator	Not Required
Female Accommodation		

FUNCTIONAL AREA	CLEANING ACCESS TIMES (Estimate Only)	CLEANING ACCESS TIMES ON WEEKENDS/PUBLIC HOLIDAYS
10 Bed Max Female Cottage	During prisoner work hours with agreement from Facility Operator	Not Required
8 B Med Female Cottage	During prisoner work hours with agreement from Facility Operator	Not Required
10 B Med Fem Cottage (Accessible)	During prisoner work hours with agreement from Facility Operator	Not Required
8 Bed Minimum Female Cottage	During prisoner work hours with agreement from Facility Operator	Not Required
6 Bed Mother's/Children Cottage	During prisoner work hours with agreement from Facility Operator	Not Required
Common Services (Female)		
Sector Office (Female)	During prisoner work hours with agreement from Facility Operator	Not Required
Community Centre (Female)	During prisoner work hours with agreement from Facility Operator	Not Required
Industries (Female)		
Industries (Female)	7:00am to 8:30am and 3:30pm to 6:30pm	Not Required
Gatehouse (Open)		
Sector Office (Open)	During prisoner work hours with agreement from Facility Operator	7:00am to 8:30am and 3:30pm to 6:30pm
Open Security Accommodation		
10 Bed Cottage (Open)	During prisoner work hours with agreement from Facility Operator	Not Required
10 Bed Cottage (Open/Accessible)	During prisoner work hours with agreement from Facility Operator	Not Required
Common Services (Open)		
Community Centre (Open)	7:00am to 10:00am with agreement from Facility Operator	Not Required
External Facilities		
Goods Store	7:00am to 10:00am with agreement from Facility Operator	Not Required
Transport Compound	7:00am to 10:00am with	Not Required

FUNCTIONAL AREA	CLEANING ACCESS TIMES (Estimate Only)	CLEANING ACCESS TIMES ON WEEKENDS/PUBLIC HOLIDAYS
	agreement from Facility Operator	
Staff Car Park	Any time but not more than once weekly.	Not Required

Annexure C - Certificate

To: [insert]

Certificate

[insert Company's name] ABN [insert Company's ABN] (Project Co)

This Certificate is provided in connection with the Agreement dated **[insert execution date of the Agreement]** between Project Co and the State.

Capitalised terms used in this Certificate have the same meaning given to them in the Agreement.

2. Representations and warranties

Project Co represents and warrants that the representations and warranties set out in Clauses 41.1 and 41.2 of the Agreement are correct and true on the date of this Certificate.

Dated:

Signature of Director

Title:

Signature of Director

Title:

Annexure D - Maintenance and refurbishment requirements

Cluster	Area	FA qty	Unit	Access times
Common Services (Female)	External Areas (Female)	1	Market Garden	Not during prisoner work hours
Common Services (Female)	External Areas (Female)	1	Multi-Purpose Court	During prisoner working hours
Common Services (Female)	External Areas (Female)	1	Activities Area	As agreed with Prison management
Common Services (Female)	External Areas (Female)	1	Walking Track	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Community Courtyard	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Craft Room / Library	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Education Room	During non-schedules class hours
Common Services (Female)	Community Centre (Female)	1	Video Conference Room (Small)	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Teaching Kitchen	Not during schedules class hours
Common Services (Female)	Community Centre (Female)	1	Hairdressing Vocational Training	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Interview Room (Small)	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Consulting Room	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Craft Store	Not during scheduled class hours
Common Services (Female)	Community Centre (Female)	1	Program Room (General)	Not during scheduled program hours
Common Services (Female)	Community Centre (Female)	1	Prisoner Shop (Female)	Not during shop hours
Common Services (Female)	Community Centre (Female)	1	Store Room (General)	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Vending Machines	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Meeting Space (Female)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Common Services (Female)	Community Centre (Female)	1	Accessible Prisoner Toilet	Ensure nearby option is available
Common Services (Female)	Community Centre (Female)	1	Staff Toilet (Unisex)	Ensure nearby option is available
Common Services (Female)	Community Centre (Female)	1	Officer Post (Female Community)	As agreed with Prison management
Common Services (Female)	Community Centre (Female)	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Common Services (Female)	Community Centre (Female)	1	Hydraulic Plant/Equip	No restriction - see front page
Common Services (Female)	Community Centre (Female)	1	Communications Plant/Equip	No restriction - see front page
Common Services (Female)	Community Centre (Female)	1	Electrical Plant/Equip	No restriction - see front page
Common Services (Female)	Community Centre (Female)	1	Mechanical Plant/Equip	No restriction - see front page
Common Services (Female)	Community Centre (Female)	1	Corridors	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Officer Workstations (Female)	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	Unit Manager Office	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	WSO/PSO Office	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	Interview Room (Sector Office)	Ensure nearby option is available
Common Services (Female)	Sector Office (Female)	1	Store Room (General)	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	Male Staff Toilets	Use accessible toilet when out of commission
Common Services (Female)	Sector Office (Female)	1	Female Staff Toilets	Use accessible toilet when out of commission
Common Services (Female)	Sector Office (Female)	1	Staff Toilet (Accessible)	Ensure nearby option is available
Common Services (Female)	Sector Office (Female)	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	Vending Machines	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Common Services (Female)	Sector Office (Female)	1	Veranda (Sector Office)	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Multi-Purpose Cell	When not in use
Common Services (Female)	Sector Office (Female)	1	Secure Exercise Area	When not in use
Common Services (Female)	Sector Office (Female)	1	Sector Response Store	As agreed with Prison management
Common Services (Female)	Sector Office (Female)	1	Cleaners Room (Non-Prisoner)	No restriction
Common Services (Female)	Sector Office (Female)	1	Hydraulic Plant/Equip	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Communications Plant/Equip	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Electrical Plant/Equip	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Mechanical Plant/Equip	No restriction - see front page
Common Services (Female)	Sector Office (Female)	1	Corridors	No restriction - see front page
Common Services (Minimum)	External Areas (Min)	1	Multi-Purpose Court	During prisoner working hours
Common Services (Minimum)	External Areas (Min)	1	Activities Area	During prisoner working hours
Common Services (Minimum)	External Areas (Min)	1	Walking Track	During prisoner working hours
Common Services (Minimum)	Sector Office (Min)	1	Officer Workstations (Min)	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Interview Room (Sector Office)	Ensure nearby option is available
Common Services (Minimum)	Sector Office (Min)	1	Satellite Health	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Store Room (General)	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Staff Toilet (Unisex)	Ensure nearby option is available
Common Services (Minimum)	Sector Office (Min)	1	Staff Tea Area (6 Persons)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Common Services (Minimum)	Sector Office (Min)	1	Veranda (Sector Office)	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Vending Machines	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Sector Response Store	As agreed with Prison management
Common Services (Minimum)	Sector Office (Min)	1	Cleaners Room (Non-Prisoner)	No restriction
Common Services (Minimum)	Sector Office (Min)	1	Hydraulic Plant/Equip	No restriction - see front page
Common Services (Minimum)	Sector Office (Min)	1	Communications Plant/Equip	No restriction - see front page
Common Services (Minimum)	Sector Office (Min)	1	Electrical Plant/Equip	No restriction - see front page
Common Services (Minimum)	Sector Office (Min)	1	Mechanical Plant/Equip	No restriction - see front page
Common Services (Minimum)	Sector Office (Min)	1	Corridors	No restriction - see front page
Common Services (Medium)	External Areas (Med)	2	Multi-Purpose Court	During prisoner working hours
Common Services (Medium)	External Areas (Med)	2	Activities Area	During prisoner working hours
Common Services (Medium)	External Areas (Med)	2	Walking Track	During prisoner working hours
Common Services (Medium)	Sector Office (Med)	1	Officer Workstations (Med)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Unit Manager Office	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Interview Room (Sector Office)	Ensure nearby option is available
Common Services (Medium)	Sector Office (Med)	1	Video Conference Room (Small)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Satellite Health	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Store Room (General)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Staff Toilet (Unisex)	Ensure nearby option is available

Cluster	Area	FA qty	Unit	Access times
Common Services (Medium)	Sector Office (Med)	1	Vending Machines	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Staff Tea Area (Large)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Veranda (Sector Office)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Sector Response Store	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Multi-Purpose Cell	When not in use
Common Services (Medium)	Sector Office (Med)	1	Multi-Purpose Cell (Accessible)	When not in use
Common Services (Medium)	Sector Office (Med)	1	Secure Exercise Area	When not in use
Common Services (Medium)	Sector Office (Med)	1	Day Room (Small/Management)	When not in use
Common Services (Medium)	Sector Office (Med)	1	Shower Room	When not in use
Common Services (Medium)	Sector Office (Med)	1	Program Room (General)	When not in use
Common Services (Medium)	Sector Office (Med)	1	Sector Courtyard (Med)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Store Room (Small)	As agreed with Prison management
Common Services (Medium)	Sector Office (Med)	1	Prisoner Toilet (Accessible/Male)	Ensure nearby option is available
Common Services (Medium)	Sector Office (Med)	1	Cleaners Room (Non-Prisoner)	No restriction
Common Services (Medium)	Sector Office (Med)	1	Hydraulic Plant/Equip	No restriction - see front page
Common Services (Medium)	Sector Office (Med)	1	Communications Plant/Equip	No restriction - see front page
Common Services (Medium)	Sector Office (Med)	1	Electrical Plant/Equip	No restriction - see front page
Common Services (Medium)	Sector Office (Med)	1	Mechanical Plant/Equip	No restriction - see front page
Common Services (Medium)	Sector Office (Med)	1	Corridors	No restriction - see front page

Cluster	Area	FA qty	Unit	Access times
Common Services (Open)	External Areas (Open)	1	Multi-Purpose Court	During prisoner working hours
Common Services (Open)	External Areas (Open)	1	Walking Track	During prisoner working hours
Common Services (Open)	Community Centre (Open)	1	Community Courtyard	As agreed with Prison management
Common Services (Open)	Community Centre (Open)	1	Education Room	Not during scheduled class hours
Common Services (Open)	Community Centre (Open)	1	Video Conference Room (Small)	As agreed with Prison management
Common Services (Open)	Community Centre (Open)	1	Gymnasium	Not during prisoner recreation hours
Common Services (Open)	Community Centre (Open)	1	Accessible Prisoner Toilet	Ensure nearby option is available
Common Services (Open)	Community Centre (Open)	1	Staff Toilet (Accessible)	Ensure nearby option is available
Common Services (Open)	Community Centre (Open)	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Common Services (Open)	Community Centre (Open)	1	Hydraulic Plant/Equip	No restriction - see front page
Common Services (Open)	Community Centre (Open)	1	Communications Plant/Equip	No restriction - see front page
Common Services (Open)	Community Centre (Open)	1	Electrical Plant/Equip	No restriction - see front page
Common Services (Open)	Community Centre (Open)	1	Mechanical Plant/Equip	No restriction - see front page
Common Services (Open)	Community Centre (Open)	1	Corridors	No restriction - see front page
Education / Programs	Cultural	1	Multi-Faith Chapel	As agreed with Prison management
Education / Programs	Cultural	1	Courtyard	As agreed with Prison management
Education / Programs	Cultural	1	Aboriginal Meeting Place / Garden	As agreed with Prison management
Education / Programs	Cultural	1	Prisoner Support Office	As agreed with Prison management
Education / Programs	Education	1	Self Paced Learning Room	Not during scheduled class hours
Education / Programs	Education	1	Classroom	Not during scheduled class hours
Education / Programs	Education	1	Computer Training Room	Not during scheduled class hours
Education / Programs	Education	1	Art Room	Not during scheduled class hours
Education / Programs	Education	1	Art Store	Not during scheduled class hours
Education / Programs	Education	1	Outdoor Art Area	Not during scheduled class hours
Education / Programs	Education	1	Library	Not during scheduled class hours
Education / Programs	Education	1	Male Prisoner Toilets	Not during scheduled class hours
Education / Programs	Education	1	Female Prisoner Toilets	Not during scheduled class hours
Education / Programs	Education	1	Accessible Prisoner Toilet	Ensure nearby option is available

Cluster	Area	FA qty	Unit	Access times
Education / Programs	Education	1	Prisoner Lunch Room (16 Prisoners)	Not during scheduled class hours
Education / Programs	Education	1	Education Courtyard	Not during scheduled class hours
Education / Programs	Education	1	Education Managers Office	As agreed with Prison management
Education / Programs	Education	1	General Office (Education)	As agreed with Prison management
Education / Programs	Education	1	Officer Post (Education / Programs)	As agreed with Prison management
Education / Programs	Education	1	Male Staff Toilets	Use accessible toilet when out of commission
Education / Programs	Education	1	Female Staff Toilets	Use accessible toilet when out of commission
Education / Programs	Education	1	Staff Toilet (Accessible)	Ensure nearby option is available
Education / Programs	Education	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Education / Programs	Education	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Education / Programs	Education	1	Hydraulic Plant/Equip	No restriction - see front page
Education / Programs	Education	1	Communications Plant/Equip	No restriction - see front page
Education / Programs	Education	1	Electrical Plant/Equip	No restriction - see front page
Education / Programs	Education	1	Mechanical Plant/Equip	No restriction - see front page
Education / Programs	Education	1	Corridors	No restriction - see front page
Education / Programs	Programs	1	Program Room (General)	Not during scheduled session hours
Education / Programs	Programs	1	Interview / Supervision Room	As agreed with Prison management
Education / Programs	Programs	1	Programs Courtyard	As agreed with Prison management
Education / Programs	Programs	1	Administration Office (Programs)	As agreed with Prison management
Education / Programs	Programs	1	Programs Supervisor Office	As agreed with Prison management
External Facilities	Carparking	1	Staff Carparking	As agreed with Prison management
External Facilities	Carparking	1	Visitor Carparking	As agreed with Prison management
External Facilities	Goods Store	1	Stores Receiving	As agreed with Prison management
External Facilities	Goods Store	1	Storage Area	As agreed with Prison management
External Facilities	Goods Store	1	Repack Goods / Security Check	As agreed with Prison management
External Facilities	Goods Store	1	Stores Dispatch	As agreed with Prison management
External Facilities	Goods Store	1	Chemical Store	As agreed with Prison management
External	Goods Store	1	Food Services Dry	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
Facilities			Store	management
External Facilities	Goods Store	1	Food Services Freezer	As agreed with Prison management
External Facilities	Goods Store	1	Food Services Cool Room	As agreed with Prison management
External Facilities	Goods Store	1	Food Breakdown (Stores)	As agreed with Prison management
External Facilities	Goods Store	1	Secure Store	As agreed with Prison management
External Facilities	Goods Store	1	Waste Sorting / Collection	As agreed with Prison management
External Facilities	Goods Store	1	Archive Store (Large)	As agreed with Prison management
External Facilities	Goods Store	1	Grounds Maintenance Store	As agreed with Prison management
External Facilities	Goods Store	1	FM Store Area	No restriction
External Facilities	Goods Store	1	Stores Office	As agreed with Prison management
External Facilities	Goods Store	1	Staff Tea Area (6 Persons)	As agreed with Prison management
External Facilities	Goods Store	1	Staff Toilet (Unisex)	Ensure nearby option is available
External Facilities	Goods Store	1	Prisoner Toilet (Accessible/Male)	Ensure nearby option is available
External Facilities	Goods Store	1	Cleaners Room (Prisoner)	Ensure nearby option is available
External Facilities	Goods Store	1	Hydraulic Plant/Equip	No restriction - see front page
External Facilities	Goods Store	1	Communications Plant/Equip	No restriction - see front page
External Facilities	Goods Store	1	Electrical Plant/Equip	No restriction - see front page
External Facilities	Goods Store	1	Mechanical Plant/Equip	No restriction - see front page
External Facilities	Goods Store	1	Corridors	No restriction - see front page
External Facilities	Transport Compound	1	Secure Parking Compound	As agreed with Prison management
External Facilities	Transport Compound	1	Wash Down Area	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Veranda	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Entry (Cottage)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Living Room (10 Bed)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Kitchen / Dining (Self Cater / 10 Bed)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Cell (Single/No Shwr)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Cell (Double/No Shwr)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Cell (Accessible/No Shwr)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Bathroom (Cottage/Female)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Laundry (Cottage)	As agreed with Prison management
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Hydraulic Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Communications Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Electrical Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Mechanical Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Medium Female Cottage (Accessible)	1	Corridors	No restriction - see front page
Female Accommodation	10 Bed Maximum Female Cottage	1	Veranda	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Entry (Cottage)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Living Room (10 Bed)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Cell (Single)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Cell (Double)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Cell (Accessible)	As agreed with Prison management
Female Accommodation	10 Bed Maximum Female Cottage	1	Hydraulic Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Maximum Female Cottage	1	Communications Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Maximum Female Cottage	1	Electrical Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Maximum Female Cottage	1	Mechanical Plant/Equip	No restriction - see front page
Female Accommodation	10 Bed Maximum Female Cottage	1	Corridors	No restriction - see front page
Female Accommodation	6 Bed Mothers / Children Cottage	1	Veranda	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Entry (Cottage)	As agreed with Prison management
Female	6 Bed Mothers /	1	Living Room (M&C)	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
Accommodation	Children Cottage			management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Kitchen / Dining (M&C)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Bedroom (M&C)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Bedroom (M&C/Accessible)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Bathroom (M&C)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Laundry (Cottage)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Program Room (M&C)	Not during scheduled session hours
Female Accommodation	6 Bed Mothers / Children Cottage	1	Store (M&C)	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Secure Childrens Playground	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Secure Sleepout	As agreed with Prison management
Female Accommodation	6 Bed Mothers / Children Cottage	1	Hydraulic Plant/Equip	No restriction - see front page
Female Accommodation	6 Bed Mothers / Children Cottage	1	Communications Plant/Equip	No restriction - see front page
Female Accommodation	6 Bed Mothers / Children Cottage	1	Electrical Plant/Equip	No restriction - see front page
Female Accommodation	6 Bed Mothers / Children Cottage	1	Mechanical Plant/Equip	No restriction - see front page
Female Accommodation	6 Bed Mothers / Children Cottage	1	Corridors	No restriction - see front page
Female Accommodation	8 Bed Medium Female Cottage	1	Veranda	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Entry (Cottage)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Living Room (8 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Kitchen / Dining (Self Cater / 8 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Bedroom (1 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Bedroom (2 Beds)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Secure Sleepout	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Bathroom (Cottage/Female)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Laundry (Cottage)	As agreed with Prison management
Female Accommodation	8 Bed Medium Female Cottage	1	Hydraulic Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Medium Female Cottage	1	Communications Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Medium Female Cottage	1	Electrical Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Medium Female Cottage	1	Mechanical Plant/Equip	No restriction - see front page
Female	8 Bed Medium	1	Corridors	No restriction - see front

Cluster	Area	FA qty	Unit	Access times
Accommodation	Female Cottage			page
Female Accommodation	8 Bed Minimum Female Cottage	2	Veranda	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Entry (Cottage)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Living Room (8 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Kitchen / Dining (Self Cater / 8 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Bedroom (1 Bed)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Bedroom (2 Beds)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Bedroom (Accessible)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Secure Sleepout	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Bathroom (Cottage/Female)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Laundry (Cottage)	As agreed with Prison management
Female Accommodation	8 Bed Minimum Female Cottage	2	Hydraulic Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Minimum Female Cottage	2	Communications Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Minimum Female Cottage	2	Electrical Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Minimum Female Cottage	2	Mechanical Plant/Equip	No restriction - see front page
Female Accommodation	8 Bed Minimum Female Cottage	2	Corridors	No restriction - see front page
Food / Laundry Services	Central Kitchen	1	Entry Lobby	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Kitchen Supervisors Office	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Freezer (Incoming)	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Cool Rooms	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Dry Store (Large)	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Food Preparation	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Cooking Area	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Bakery	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Plating Area	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Blast Chiller	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Chilled Food Store	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Retherm Area	As agreed with Prison management
Food / Laundry	Central Kitchen	1	Washing Area	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
Services			(Kitchen)	management
Food / Laundry Services	Central Kitchen	1	Equipment Store (Kitchen)	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Garbage Area	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Prisoner Lunch Room (16 Prisoners)	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Search Room	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Secure Outdoor Area	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Prisoner Toilets	Ensure nearby option is available
Food / Laundry Services	Central Kitchen	1	Prisoner Change / Locker Room	Not during prisoner work hours
Food / Laundry Services	Central Kitchen	1	Staff Tea Area / Lockers	As agreed with Prison management
Food / Laundry Services	Central Kitchen	1	Staff Toilet (Unisex)	Ensure nearby option is available
Food / Laundry Services	Central Kitchen	1	Covered Unloading Area	Not during prisoner work hours
Food / Laundry Services	Central Kitchen	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Food / Laundry Services	Central Kitchen	1	Hydraulic Plant/Equip	No restriction - see front page
Food / Laundry Services	Central Kitchen	1	Communications Plant/Equip	No restriction - see front page
Food / Laundry Services	Central Kitchen	1	Electrical Plant/Equip	No restriction - see front page
Food / Laundry Services	Central Kitchen	1	Mechanical Plant/Equip	No restriction - see front page
Food / Laundry Services	Central Kitchen	1	Corridors	No restriction - see front page
Food / Laundry Services	Laundry	1	Vehicle Yard	As agreed with Prison management
Food / Laundry Services	Laundry	1	Incoming Sorting	As agreed with Prison management
Food / Laundry Services	Laundry	1	New Stock Store (Laundry)	As agreed with Prison management
Food / Laundry Services	Laundry	1	Dirty Linen Store (Laundry)	As agreed with Prison management
Food / Laundry Services	Laundry	1	Washing Area	As agreed with Prison management
Food / Laundry Services	Laundry	1	Drying Area	As agreed with Prison management
Food / Laundry Services	Laundry	1	Ironing Area	As agreed with Prison management
Food / Laundry Services	Laundry	1	Clean Linen Store (Laundry)	As agreed with Prison management
Food / Laundry Services	Laundry	1	Sorting Area (Laundry)	As agreed with Prison management
Food / Laundry Services	Laundry	1	Chemical Store	As agreed with Prison management
Food / Laundry Services	Laundry	1	Laundry Supervisors Office	As agreed with Prison management
Food / Laundry Services	Laundry	1	Kitchenette (Staff)	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
Services				management
Food / Laundry Services	Laundry	1	Staff Toilet (Unisex)	Ensure nearby option is available
Food / Laundry Services	Laundry	1	Prisoner Lunch Room (12 Prisoners)	Not during prisoner work hours
Food / Laundry Services	Laundry	1	Accessible Prisoner Toilet	Ensure nearby option is available
Food / Laundry Services	Laundry	1	Secure Outdoor Area	As agreed with Prison management
Food / Laundry Services	Laundry	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Food / Laundry Services	Laundry	1	Hydraulic Plant/Equip	No restriction - see front page
Food / Laundry Services	Laundry	1	Communications Plant/Equip	No restriction - see front page
Food / Laundry Services	Laundry	1	Electrical Plant/Equip	No restriction - see front page
Food / Laundry Services	Laundry	1	Mechanical Plant/Equip	No restriction - see front page
Food / Laundry Services	Laundry	1	Corridors	No restriction - see front page
Gatehouse (Main)	External Administration	1	Entry Lobby / Reception	As agreed with Prison management
Gatehouse (Main)	External Administration	1	Conference Room / Secondary ICR	As agreed with Prison management
Gatehouse (Main)	External Administration	1	General Office (HR)	As agreed with Prison management
Gatehouse (Main)	External Administration	1	General Office (Finance)	As agreed with Prison management
Gatehouse (Main)	External Administration	1	HR Manager	As agreed with Prison management
Gatehouse (Main)	External Administration	1	Business Manager	As agreed with Prison management
Gatehouse (Main)	External Administration	1	Archives Store	As agreed with Prison management
Gatehouse (Main)	External Administration	1	Utility Room	No restriction
Gatehouse (Main)	External Administration	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Gatehouse (Main)	External Administration	1	External Courtyard (Staff)	As agreed with Prison management
Gatehouse (Main)	External Administration	1	Male Staff Toilets	Use accessible toilet when out of commission
Gatehouse (Main)	External Administration	1	Female Staff Toilets	Use accessible toilet when out of commission
Gatehouse (Main)	External Administration	1	Staff Toilet (Accessible)	Ensure nearby option is available
Gatehouse (Main)	External Administration	1	Cleaners Room (Non-Prisoner)	No restriction
Gatehouse (Main)	External Administration	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	External Administration	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	External Administration	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	External Administration	1	Mechanical	No restriction - see front

Cluster	Area	FA qty	Unit	Access times
(Main)	Administration		Plant/Equip	page
Gatehouse (Main)	External Administration	1	Corridors	No restriction - see front page
Gatehouse (Main)	Entry Processing	1	Processing Lobby	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Firearm Store	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Officer Post (Entry)	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Security Screening	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Visits Search	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Visits Hold	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Secure Entry Lock	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Visitor Verification and Exit	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Covered Area (Entry)	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Covered Area (Exit)	As agreed with Prison management
Gatehouse (Main)	Entry Processing	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	Entry Processing	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	Entry Processing	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Entry Processing	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Entry Processing	1	Corridors	No restriction - see front page
Gatehouse (Main)	Project Co FM Administration	1	Project Co FM Office	No restriction
Gatehouse (Main)	Internal Control First Floor	1	Master Control Room	As agreed with Prison management
Gatehouse (Main)	Internal Control First Floor	1	Secure Lock	As agreed with Prison management
Gatehouse (Main)	Internal Control First Floor	1	Security Equipment Room	As agreed with Prison management
Gatehouse (Main)	Internal Control First Floor	1	PABX / COMMS	As agreed with Prison management
Gatehouse (Main)	Internal Control First Floor	1	Toilet (MCR)	As agreed with Prison management
Gatehouse (Main)	Internal Control First Floor	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control First Floor	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control First Floor	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control First Floor	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control First Floor	1	Corridors	No restriction - see front page
Gatehouse	Internal Control	1	Secure Lobby	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
(Main)	Ground Floor			management
Gatehouse (Main)	Internal Control Ground Floor	1	Key Manager / Sallyport Control	As agreed with Prison management
Gatehouse (Main)	Internal Control Ground Floor	1	Kitchenette (Staff)	As agreed with Prison management
Gatehouse (Main)	Internal Control Ground Floor	1	Staff Breakout (10 person)	As agreed with Prison management
Gatehouse (Main)	Internal Control Ground Floor	1	Male Staff Toilets	Use accessible toilet when out of commission
Gatehouse (Main)	Internal Control Ground Floor	1	Female Staff Toilets	Use accessible toilet when out of commission
Gatehouse (Main)	Internal Control Ground Floor	1	Staff Toilet (Accessible)	Ensure nearby option is available
Gatehouse (Main)	Internal Control Ground Floor	1	Secure Entry	As agreed with Prison management
Gatehouse (Main)	Internal Control Ground Floor	1	Locksmith Workshop	As agreed with Prison management
Gatehouse (Main)	Internal Control Ground Floor	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control Ground Floor	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control Ground Floor	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control Ground Floor	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Internal Control Ground Floor	1	Corridors	No restriction - see front page
Gatehouse (Main)	Prison Entry	1	Entry Courtyard	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Male Lockers and Change	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Male Toilets	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Male Showers	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Female Lockers and Change	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Female Toilets	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Female Showers	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Staff Common Room	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Staff Training Office	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Kitchenette (Staff)	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	External Courtyard (Staff)	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Entry Lobby (Staff)	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Store Room (Staff Training)	As agreed with Prison management
Gatehouse (Main)	Staff Amenities / Training	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse	Staff Amenities /	1	Communications	No restriction - see front

Cluster	Area	FA qty	Unit	Access times
(Main)	Training		Plant/Equip	page
Gatehouse (Main)	Staff Amenities / Training	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Staff Amenities / Training	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Staff Amenities / Training	1	Corridors	No restriction - see front page
Gatehouse (Main)	Utilities	1	Main Switch Room	No restriction - see front page
Gatehouse (Main)	Utilities	1	Generator	No restriction - see front page
Gatehouse (Main)	Utilities	1	Transformers	No restriction - see front page
Gatehouse (Main)	Utilities	1	UPS	No restriction - see front page
Gatehouse (Main)	Visitor Processing	1	Waiting Room & Lockers	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Reception	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Minor Property Collection	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Interview Room (Large)	Ensure nearby option is available
Gatehouse (Main)	Visitor Processing	1	Male Visitor Toilets	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Female Visitor Toilets	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Accessible Toilet / Baby Change	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	External Courtyard (Visitors)	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Children's Play Area (Internal)	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Photo ID Alcove	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Airlock	Not during social visits hours
Gatehouse (Main)	Visitor Processing	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	Visitor Processing	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	Visitor Processing	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Visitor Processing	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Main)	Visitor Processing	1	Corridors	No restriction - see front page
Gatehouse (Main)	Vehicle Sallyport	1	Sallyport	As agreed with Prison management
Gatehouse (Main)	Vehicle Sallyport	1	Emergency Response Store	As agreed with Prison management
Gatehouse (Main)	Vehicle Sallyport	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Main)	Vehicle Sallyport	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Main)	Vehicle Sallyport	1	Electrical	No restriction - see front

Cluster	Area	FA qty	Unit	Access times
(Main)			Plant/Equip	page
Gatehouse (Main)	Vehicle Sallyport	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Open)	Sector Office (Open)	1	Entry Foyer (Open)	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Officer Post (Open)	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Store Room (General)	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Staff Toilet (Unisex)	Ensure nearby option is available
Gatehouse (Open)	Sector Office (Open)	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Veranda (Sector Office)	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Interview Room (Small)	Ensure nearby option is available
Gatehouse (Open)	Sector Office (Open)	1	Strip Search Room	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Photo ID Alcove	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Sector Response Store	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Visits Courtyard	As agreed with Prison management
Gatehouse (Open)	Sector Office (Open)	1	Cleaners Room (Non-Prisoner)	No restriction
Gatehouse (Open)	Sector Office (Open)	1	Hydraulic Plant/Equip	No restriction - see front page
Gatehouse (Open)	Sector Office (Open)	1	Communications Plant/Equip	No restriction - see front page
Gatehouse (Open)	Sector Office (Open)	1	Electrical Plant/Equip	No restriction - see front page
Gatehouse (Open)	Sector Office (Open)	1	Mechanical Plant/Equip	No restriction - see front page
Gatehouse (Open)	Sector Office (Open)	1	Corridors	No restriction - see front page
Health	Crisis Care	1	1 Bed Crisis Care Cell	When not in use
Health	Crisis Care	1	2 Bed Crisis Care Cell	When not in use
Health	Crisis Care	1	Day Room (Crisis Care)	When not in use
Health	Crisis Care	1	1 Bed Safe Cell	When not in use
Health	Crisis Care	1	Officer Workstation (Crisis Care)	As agreed with Prison management
Health	Crisis Care	1	Shower Room	When cells not in use
Health	Crisis Care	1	Kitchenette (Crisis Care)	When cells not in use
Health	Crisis Care	1	Interview Room (Crisis Care)	Ensure nearby option is available
Health	Crisis Care	1	Secure Outdoor Area (Crisis Care)	When cells not in use
Health	Crisis Care	1	Corridors	When cells not in use
Health	Health Centre	1	Administration Office	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
	Administration		(Health)	management
Health	Health Centre Administration	1	Nurse Manager Office	As agreed with Prison management
Health	Health Centre Administration	1	Active Medical Records Store	As agreed with Prison management
Health	Health Centre Administration	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Health	Health Centre Administration	1	Staff Toilet (Accessible)	Ensure nearby option is available
Health	Health Centre Administration	1	Utility Room	As agreed with Prison management
Health	Health Centre Administration	1	Corridors	As agreed with Prison management
Health	Health Centre Entry	1	Foyer / Male Prisoner Waiting	As agreed with Prison management
Health	Health Centre Entry	1	Health Reception	As agreed with Prison management
Health	Health Centre Entry	1	Female Prisoner Waiting	As agreed with Prison management
Health	Health Centre Entry	1	Officer Post (Health)	As agreed with Prison management
Health	Health Centre Entry	1	Medication Administration Room	As agreed with Prison management
Health	Health Centre Entry	1	Medication Dosing	As agreed with Prison management
Health	Health Centre Entry	1	Medication Holding	As agreed with Prison management
Health	Health Centre Entry	1	Health Education Room	As agreed with Prison management
Health	Health Centre Entry	1	Ambulance Bay	As agreed with Prison management
Health	Health Centre Entry	1	Hydraulic Plant/Equip	No restriction - see front page
Health	Health Centre Entry	1	Communications Plant/Equip	No restriction - see front page
Health	Health Centre Entry	1	Electrical Plant/Equip	No restriction - see front page
Health	Health Centre Entry	1	Mechanical Plant/Equip	No restriction - see front page
Health	Health Centre Entry	1	Corridors	No restriction - see front page
Health	Health Centre Out-Patients	1	Consulting Room	As agreed with Prison management
Health	Health Centre Out-Patients	1	Treatment Room	As agreed with Prison management
Health	Health Centre Out-Patients	1	Oral Health Suite	As agreed with Prison management
Health	Health Centre Out-Patients	1	Prisoner Toilet (Accessible/Male)	As agreed with Prison management
Health	Health Centre Out-Patients	1	Prisoner Toilet (Accessible/Female)	As agreed with Prison management
Health	Health Centre Out-Patients	1	Corridors	As agreed with Prison management
Health	Health Centre Services	1	Sterile Stock Store	As agreed with Prison management
Health	Health Centre	1	Clean Utility	As agreed with Prison

Cluster	Area	FA qty	Unit	Access times
	Services			management
Health	Health Centre Services	1	Dirty Utility	As agreed with Prison management
Health	Health Centre Services	1	Clean Linen Store	As agreed with Prison management
Health	Health Centre Services	1	Dirty Linen Store	As agreed with Prison management
Health	Health Centre Services	1	Disposal Room	As agreed with Prison management
Health	Health Centre Services	1	Equipment Clean-up	As agreed with Prison management
Health	Health Centre Services	1	Equipment Store	As agreed with Prison management
Health	Health Centre Services	1	Clean Delivery Bay	As agreed with Prison management
Health	Health Centre Services	1	Dirty Delivery Bay	As agreed with Prison management
Health	Health Centre Services	1	Cleaners Room (Non-Prisoner)	No restriction
Health	Health Centre Services	1	Hydraulic Plant/Equip	No restriction - see front page
Health	Health Centre Services	1	Communications Plant/Equip	No restriction - see front page
Health	Health Centre Services	1	Electrical Plant/Equip	No restriction - see front page
Health	Health Centre Services	1	Mechanical Plant/Equip	No restriction - see front page
Health	Health Centre Services	1	Corridors	No restriction - see front page
Industries (Female)	Industries (Female)	1	Entry Lobby	As agreed with Prison management
Industries (Female)	Industries (Female)	1	Interview Room (Small)	Ensure nearby option is available
Industries (Female)	Industries (Female)	1	Workshop (Female)	not during pri
Industries (Female)	Industries (Female)	1	Food Packing	Not during prisoner work hours
Industries (Female)	Industries (Female)	1	Dry Store (Food Packing)	Not during prisoner work hours
Industries (Female)	Industries (Female)	1	Cool Room (Food Packing)	Not during prisoner work hours
Industries (Female)	Industries (Female)	1	Tool and Equipment Store	Not during prisoner work hours
Industries (Female)	Industries (Female)	1	Prisoner Toilets	Ensure nearby option is available - as agreed with Prison management
Industries (Female)	Industries (Female)	1	Industrial Waste Area	Not during prisoner work hours
Industries (Female)	Industries (Female)	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Industries (Female)	Industries (Female)	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Female)	Industries (Female)	1	Communications Plant/Equip	No restriction - see front page
Industries (Female)	Industries (Female)	1	Electrical Plant/Equip	No restriction - see front page

Cluster	Area	FA qty	Unit	Access times
Industries (Female)	Industries (Female)	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Female)	Industries (Female)	1	Corridors	No restriction - see front page
Industries (Main)	Grounds / Recycling / Cleaning	1	Grounds Maintenance Workshop	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Chemical Store / Decanting	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Grounds Maintenance Store	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Waste Sorting Area	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Bin Wash / Store	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Waste Processing	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Prisoner Lunch Room (16 Prisoners)	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Accessible Prisoner Toilet	Ensure nearby option is available
Industries (Main)	Grounds / Recycling / Cleaning	1	Secure Outdoor Area	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Prisoner Change / Locker Room	Not during prisoner work hours
Industries (Main)	Grounds / Recycling / Cleaning	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Industries (Main)	Grounds / Recycling / Cleaning	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Main)	Grounds / Recycling / Cleaning	1	Communications Plant/Equip	No restriction - see front page
Industries (Main)	Grounds / Recycling / Cleaning	1	Electrical Plant/Equip	No restriction - see front page
Industries (Main)	Grounds / Recycling / Cleaning	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Main)	Grounds / Recycling / Cleaning	1	Corridors	No restriction - see front page
Industries (Main)	Common Industry Services	1	Entry Lobby	Not during prisoner work hours
Industries (Main)	Common Industry Services	1	Industry Supervisors Office	Not during prisoner work hours
Industries (Main)	Common Industry Services	1	Staff Tea Area / Lockers	As agreed with Prison management
Industries (Main)	Common Industry Services	1	Staff Toilet (Unisex)	Ensure nearby option is available
Industries (Main)	Common Industry Services	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Industries (Main)	Common Industry Services	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Main)	Common Industry Services	1	Communications Plant/Equip	No restriction - see front page
Industries (Main)	Common Industry Services	1	Electrical Plant/Equip	No restriction - see front page
Industries (Main)	Common Industry Services	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Main)	Common Industry	1	Corridors	No restriction - see front

Cluster	Area	FA qty	Unit	Access times
	Services			page
Industries (Main)	Industries Entry / Courtyard	1	Industries Entry	Not during prisoner work hours
Industries (Main)	Industries Entry / Courtyard	1	Officer Post (Industries)	Not during prisoner work hours
Industries (Main)	Industries Entry / Courtyard	1	Courtyard (Industries)	Not during prisoner work hours
Industries (Main)	Industries Entry / Courtyard	1	Vocational Training Room	As agreed with Prison management
Industries (Main)	Industries Entry / Courtyard	1	Interview Room (Small)	Ensure nearby option is available
Industries (Main)	Industries Entry / Courtyard	1	Search Room	As agreed with Prison management
Industries (Main)	Industries Entry / Courtyard	1	Prisoner Lunch Room (25 Prisoners)	Not during prisoner work hours
Industries (Main)	Industries Entry / Courtyard	1	Prisoner Toilets	Not during prisoner work hours
Industries (Main)	Metalworking Industry	1	Metalwork Workshop	Not during prisoner work hours
Industries (Main)	Metalworking Industry	1	Tool and Equipment Store	Not during prisoner work hours
Industries (Main)	Metalworking Industry	1	Industrial Waste Area	Not during prisoner work hours
Industries (Main)	Metalworking Industry	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Main)	Metalworking Industry	1	Communications Plant/Equip	No restriction - see front page
Industries (Main)	Metalworking Industry	1	Electrical Plant/Equip	No restriction - see front page
Industries (Main)	Metalworking Industry	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Main)	Metalworking Industry	1	Corridors	No restriction - see front page
Industries (Main)	Small Motors Industry	1	Small Motors Workshop	Not during prisoner work hours
Industries (Main)	Small Motors Industry	1	Tool and Equipment Store	Not during prisoner work hours
Industries (Main)	Small Motors Industry	1	Industrial Waste Area	Not during prisoner work hours
Industries (Main)	Small Motors Industry	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Main)	Small Motors Industry	1	Communications Plant/Equip	No restriction - see front page
Industries (Main)	Small Motors Industry	1	Electrical Plant/Equip	No restriction - see front page
Industries (Main)	Small Motors Industry	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Main)	Small Motors Industry	1	Corridors	No restriction - see front page
Industries (Main)	Woodworking Industry	1	Entry Lobby	Not during prisoner work hours
Industries (Main)	Woodworking Industry	1	Woodwork Workshop	Not during prisoner work hours
Industries (Main)	Woodworking Industry	1	Industry Supervisors Office	Not during prisoner work hours
Industries (Main)	Woodworking	1	Tool and Equipment	Not during prisoner work

Cluster	Area	FA qty	Unit	Access times
	Industry		Store	hours
Industries (Main)	Woodworking Industry	1	Industrial Waste Area	Not during prisoner work hours
Industries (Main)	Woodworking Industry	1	Staff Tea Area / Lockers	As agreed with Prison management
Industries (Main)	Woodworking Industry	1	Staff Toilet (Unisex)	Ensure nearby option is available
Industries (Main)	Woodworking Industry	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Industries (Main)	Woodworking Industry	1	Hydraulic Plant/Equip	No restriction - see front page
Industries (Main)	Woodworking Industry	1	Communications Plant/Equip	No restriction - see front page
Industries (Main)	Woodworking Industry	1	Electrical Plant/Equip	No restriction - see front page
Industries (Main)	Woodworking Industry	1	Mechanical Plant/Equip	No restriction - see front page
Industries (Main)	Woodworking Industry	1	Corridors	No restriction - see front page
Industries (Main)	Warehouse	1	Warehouse	Not during prisoner work hours
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Veranda	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Entry (Cottage)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Living Room (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Cell (Single/No Shwr)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Cell (Double/No Shwr)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Bathroom (Cottage/Male)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1)	2	Corridors	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Veranda	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Entry (Cottage)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Living Room (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Kitchenette / Dining (10 Bed)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
	1/Accessible)			
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Cell (Single/No Shwr)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Cell (Double/No Shwr)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Cell (Accessible/No Shwr)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Bathroom (Cottage/Male)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 1/Accessible)	1	Corridors	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Veranda	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Entry (Cottage)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Living Room (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Bedroom (1 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Bedroom (2 Beds)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Secure Sleepout	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Bathroom (Cottage/Male)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	2	Corridors	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2)	1	Veranda	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
	2/Accessible)			
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Entry (Cottage)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Living Room (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Bedroom (1 Bed)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Bedroom (2 Beds)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Bedroom (Accessible)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Secure Sleepout	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Bathroom (Cottage/Male)	As agreed with Prison management
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	10 Bed Cottage (Med/Type 2/Accessible)	1	Corridors	No restriction - see front page
Medium Security Accommodation	20 Bed Unit (Med)	1	Cell (Single)	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Cell (Double Bunk)	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Cell (Accessible)	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Day Room (20 Bed Unit)	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Dining Area (Med)	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Kitchen / Servery	As agreed with Prison management
Medium Security Accommodation	20 Bed Unit (Med)	1	Program Room (20 Bed Unit)	Not during scheduled session hours
Medium Security Accommodation	20 Bed Unit (Med)	1	Cleaners Room (Prisoner)	Ensure nearby option is available

Cluster	Area	FA qty	Unit	Access times
Medium Security Accommodation	40 Bed Unit (Med)	1	Officer Post (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Day Room (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Interview Room (Small)	Ensure nearby option is available
Medium Security Accommodation	40 Bed Unit (Med)	1	Dining Area (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Kitchen / Servery	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Accessible Day Toilet	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Prisoner Store Room (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Cell (Double Bunk)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Cell (Single)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Cell (Accessible)	Ensure option is available
Medium Security Accommodation	40 Bed Unit (Med)	1	Staff Office (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Staff Store Room (Med)	As agreed with Prison management
Medium Security Accommodation	40 Bed Unit (Med)	1	Staff Toilet (Unisex)	Ensure nearby option is available
Medium Security Accommodation	40 Bed Unit (Med)	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Medium Security Accommodation	40 Bed Unit (Med)	1	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	40 Bed Unit (Med)	1	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	40 Bed Unit (Med)	1	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	40 Bed Unit (Med)	1	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	40 Bed Unit (Med)	1	Corridors	No restriction - see front page
Medium Security Accommodation	80 Bed Unit (Med)	1	Officer Post (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Day Room (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Interview Room (Small)	Ensure nearby option is available
Medium Security Accommodation	80 Bed Unit (Med)	1	Dining Area (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Kitchen / Servery	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Accessible Day Toilet	Ensure option is available
Medium Security Accommodation	80 Bed Unit (Med)	1	Prisoner Store Room (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Cell (Double Bunk)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Cell (Accessible)	Ensure option is available

Cluster	Area	FA qty	Unit	Access times
Medium Security Accommodation	80 Bed Unit (Med)	1	Staff Office (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Staff Store Room (Med)	As agreed with Prison management
Medium Security Accommodation	80 Bed Unit (Med)	1	Staff Toilet (Unisex)	Ensure nearby option is available
Medium Security Accommodation	80 Bed Unit (Med)	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Medium Security Accommodation	80 Bed Unit (Med)	1	Hydraulic Plant/Equip	No restriction - see front page
Medium Security Accommodation	80 Bed Unit (Med)	1	Communications Plant/Equip	No restriction - see front page
Medium Security Accommodation	80 Bed Unit (Med)	1	Electrical Plant/Equip	No restriction - see front page
Medium Security Accommodation	80 Bed Unit (Med)	1	Mechanical Plant/Equip	No restriction - see front page
Medium Security Accommodation	80 Bed Unit (Med)	1	Corridors	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Veranda	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Entry (Cottage)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Living Room (10 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Bedroom (1 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Bedroom (2 Beds)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Bathroom (Cottage/Male)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Secure Sleepout	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Hydraulic Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Communications Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Electrical Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Mechanical Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min)	4	Corridors	No restriction - see front page

Cluster	Area	FA qty	Unit	Access times
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Veranda	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Entry (Cottage)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Living Room (10 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Kitchenette / Dining (10 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Bedroom (1 Bed)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Bedroom (2 Beds)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Bedroom (Accessible)	Ensure option is available
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Bathroom (Cottage/Male)	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Secure Sleepout	As agreed with Prison management
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Hydraulic Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Communications Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Electrical Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Mechanical Plant/Equip	No restriction - see front page
Minimum Security Accommodation	10 Bed Cottage (Min/Accessible)	2	Corridors	No restriction - see front page
New EGRP Perimeter	Secure Perimeter	1	External Perimeter Road	As agreed with Prison management
New EGRP Perimeter	Secure Perimeter	1	External Perimeter Fence	As agreed with Prison management
New EGRP Perimeter	Secure Perimeter	1	Sterile Zone	As agreed with Prison management
New EGRP Perimeter	Secure Perimeter	1	Internal Perimeter Fence	As agreed with Prison management
New EGRP Perimeter	Secure Perimeter	1	Internal Perimeter Road	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Veranda	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Entry (Cottage)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Open Security Accommodation	10 Bed Cottage (Open)	3	Living Room (10 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Kitchen / Dining (Self Cater / 10 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Bedroom (1 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Bedroom (2 Beds)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Bathroom (Cottage/Male)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Laundry (Cottage)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open)	3	Hydraulic Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open)	3	Communications Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open)	3	Electrical Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open)	3	Mechanical Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open)	3	Corridors	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Veranda	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Entry (Cottage)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Living Room (10 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Kitchen / Dining (Self Cater / 10 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Bedroom (1 Bed)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Bedroom (2 Beds)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Bedroom (Accessible)	Ensure option is available
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Bathroom (Cottage/Male)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Laundry (Cottage)	As agreed with Prison management
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Hydraulic Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Communications Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Electrical Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Mechanical Plant/Equip	No restriction - see front page
Open Security Accommodation	10 Bed Cottage (Open/Accessible)	1	Corridors	No restriction - see front page
Operations	Operational Management Centre	1	Lobby (OMC)	As agreed with Prison management
Operations	Operational Management Centre	1	Superintendent Office	As agreed with Prison management
Operations	Operational Management Centre	1	ASOS Office	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Operations	Operational Management Centre	1	Security Manager Office	As agreed with Prison management
Operations	Operational Management Centre	1	Senior Officer Security Office	As agreed with Prison management
Operations	Operational Management Centre	1	ASPO Office	As agreed with Prison management
Operations	Operational Management Centre	1	Executive Assistant	As agreed with Prison management
Operations	Operational Management Centre	1	Security Office / Collators	As agreed with Prison management
Operations	Operational Management Centre	1	Conference Room / Primary ICR	As agreed with Prison management
Operations	Operational Management Centre	1	Utility Room	As agreed with Prison management
Operations	Operational Management Centre	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Operations	Operational Management Centre	1	External Courtyard (Staff)	As agreed with Prison management
Operations	Operational Management Centre	1	Male Staff Toilets	Use accessible toilet when out of commission
Operations	Operational Management Centre	1	Female Staff Toilets	Use accessible toilet when out of commission
Operations	Operational Management Centre	1	Staff Toilet (Accessible)	Ensure option is available
Operations	Operational Management Centre	1	Hydraulic Plant/Equip	No restriction - see front page
Operations	Operational Management Centre	1	Communications Plant/Equip	No restriction - see front page
Operations	Operational Management Centre	1	Electrical Plant/Equip	No restriction - see front page
Operations	Operational Management Centre	1	Mechanical Plant/Equip	No restriction - see front page
Operations	Operational Management Centre	1	Corridors	No restriction - see front page
Operations	Operational Support Centre	1	Lobby (OSC)	As agreed with Prison management
Operations	Operational Support Centre	1	Officer Post (OSC)	As agreed with Prison management
Operations	Operational Support Centre	1	Principal Officer	As agreed with Prison management
Operations	Operational Support Centre	1	Secure Equipment Store	As agreed with Prison management
Operations	Operational Support Centre	1	Strip Search Room	As agreed with Prison management
Operations	Operational Support Centre	1	Holding Room (OSC)	As agreed with Prison management
Operations	Operational Support Centre	1	Urinalysis Collection Room	As agreed with Prison management
Operations	Operational Support Centre	1	Urinalysis Store	As agreed with Prison management
Operations	Operational Support Centre	1	Interview Room (Small)	Ensure nearby option is available
Operations	Operational Support Centre	1	CMC Office	As agreed with Prison management
Operations	Operational Support Centre	1	Writers Office	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Operations	Operational Support Centre	1	Transitional Services Office	As agreed with Prison management
Operations	Operational Support Centre	1	Community Corrections Office	As agreed with Prison management
Operations	Operational Support Centre	1	General Office (OSC)	As agreed with Prison management
Operations	Operational Support Centre	1	Utility Room	As agreed with Prison management
Operations	Operational Support Centre	1	Staff Dining Area	As agreed with Prison management
Operations	Operational Support Centre	1	Outdoor Eating Area	As agreed with Prison management
Operations	Operational Support Centre	1	Male Staff Toilets	Use accessible toilet when out of commission
Operations	Operational Support Centre	1	Female Staff Toilets	Use accessible toilet when out of commission
Operations	Operational Support Centre	1	Staff Toilet (Accessible)	Ensure nearby option is available
Operations	Operational Support Centre	1	Cleaners Room (Non-Prisoner)	No restriction
Operations	Operational Support Centre	1	Hydraulic Plant/Equip	No restriction - see front page
Operations	Operational Support Centre	1	Communications Plant/Equip	No restriction - see front page
Operations	Operational Support Centre	1	Electrical Plant/Equip	No restriction - see front page
Operations	Operational Support Centre	1	Mechanical Plant/Equip	No restriction - see front page
Operations	Operational Support Centre	1	Corridors	No restriction - see front page
Prisoner Reception	Reception / Discharge	1	Secure Unloading / Loading	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Lobby / ID Area	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Male Holding Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Holding Cell	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Female Holding Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Male Search / Shower Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Female Search / Shower Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Prisoner Processing	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Officer Workstation (Reception)	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Prisoner Reception	Reception / Discharge	1	Photo ID Alcove	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Property Receipt / Issue	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Property Store	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Valuables Store	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	New Stock Store / Clothing	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Interview / Assessment Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Movements Office	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Records Store	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Male Prisoner Toilets	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Female Prisoner Toilets	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Accessible Prisoner Toilet	Ensure nearby option is available
Prisoner Reception	Reception / Discharge	1	Clean Holding Room	Not during prisoner movement hours (0700 - 0930) (1530 - 1700)
Prisoner Reception	Reception / Discharge	1	Staff Tea Area (6 Persons)	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Staff Toilet (Unisex)	Ensure nearby option is available
Prisoner Reception	Reception / Discharge	1	Senior Officer (Reception)	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Laundry Area	As agreed with Prison management
Prisoner Reception	Reception / Discharge	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Prisoner Reception	Reception / Discharge	1	Hydraulic Plant/Equip	No restriction - see front page
Prisoner Reception	Reception / Discharge	1	Communications Plant/Equip	No restriction - see front page
Prisoner Reception	Reception / Discharge	1	Electrical Plant/Equip	No restriction - see front page
Prisoner Reception	Reception / Discharge	1	Mechanical Plant/Equip	No restriction - see front page
Prisoner Reception	Reception / Discharge	1	Corridors	No restriction - see front page
Recreation	External Recreation	1	Playing Field	As agreed with Prison management
Recreation	External Recreation	1	Multi-Purpose Court	During prisoner working hours
Recreation	External Recreation	1	Shaded Area	As agreed with Prison management

Cluster	Area	FA qty	Unit	Access times
Recreation	External Recreation	1	Exercise Track	During prisoner working hours
Recreation	Recreation Facility	1	Multi Purpose Court	During prisoner working hours
Recreation	Recreation Facility	1	Store Room (Recreation)	As agreed with Prison management
Recreation	Recreation Facility	1	Music Store	As agreed with Prison management
Recreation	Recreation Facility	1	Staff Office (Recreation)	As agreed with Prison management
Recreation	Recreation Facility	1	Staff Tea Area / Lockers	As agreed with Prison management
Recreation	Recreation Facility	1	Staff Toilet (Unisex)	Ensure nearby option is available
Recreation	Recreation Facility	1	Male Prisoner Toilets	Use accessible toilet when out of commission
Recreation	Recreation Facility	1	Female Prisoner Toilets	Use accessible toilet when out of commission
Recreation	Recreation Facility	1	Accessible Prisoner Toilet	Ensure nearby option is available
Recreation	Recreation Facility	1	Prisoner Shop (Main)	As agreed with Prison management
Recreation	Recreation Facility	1	Shop Store	As agreed with Prison management
Recreation	Recreation Facility	1	Barber	As agreed with Prison management
Recreation	Recreation Facility	1	Vending Machines	As agreed with Prison management
Recreation	Recreation Facility	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Recreation	Recreation Facility	1	Hydraulic Plant/Equip	No restriction - see front page
Recreation	Recreation Facility	1	Communications Plant/Equip	No restriction - see front page
Recreation	Recreation Facility	1	Electrical Plant/Equip	No restriction - see front page
Recreation	Recreation Facility	1	Mechanical Plant/Equip	No restriction - see front page
Recreation	Recreation Facility	1	Corridors	No restriction - see front page
Visits (Main)	Visits Centre	1	Visitor Foyer	Not during social visits hours
Visits (Main)	Visits Centre	1	Male Visitor Toilets	Not during social visits hours
Visits (Main)	Visits Centre	1	Female Visitor Toilets	Not during social visits hours
Visits (Main)	Visits Centre	1	Accessible Toilet / Baby Change	Not during social visits hours
Visits (Main)	Visits Centre	1	Officer Post (Visits)	Not during social visits hours
Visits (Main)	Visits Centre	1	Contact Visits	Not during social visits hours
Visits (Main)	Visits Centre	1	Visits Courtyard	Not during social visits hours
Visits (Main)	Visits Centre	1	Childrens Play Area (External)	Not during social visits hours

Cluster	Area	FA qty	Unit	Access times
Visits (Main)	Visits Centre	1	Childrens Visit Area (Internal)	Not during social visits hours
Visits (Main)	Visits Centre	1	Non-Contact Visits	Not during social visits hours
Visits (Main)	Visits Centre	1	Video Court Hearing Room	As agreed with Prison management
Visits (Main)	Visits Centre	1	Officer Workstation (Video/Court)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Video Conference Room (Small)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Video Conference Room (Large)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Professional Visits (Small)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Male Prisoner Waiting	As agreed with Prison management
Visits (Main)	Visits Centre	1	Male Prisoner Search / Lockers (Entry)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Male Prisoner Search / Lockers (Exit)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Female Prisoner Waiting	As agreed with Prison management
Visits (Main)	Visits Centre	1	Female Prisoner Search / Lockers (Entry)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Female Prisoner Search / Lockers (Exit)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Prisoner Toilet (Accessible/Male)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Prisoner Toilet (Accessible/Female)	As agreed with Prison management
Visits (Main)	Visits Centre	1	Visits Clothing Store	As agreed with Prison management
Visits (Main)	Visits Centre	1	Cleaners Room (Prisoner)	Ensure nearby option is available
Visits (Main)	Visits Centre	1	Hydraulic Plant/Equip	No restriction - see front page
Visits (Main)	Visits Centre	1	Communications Plant/Equip	No restriction - see front page
Visits (Main)	Visits Centre	1	Electrical Plant/Equip	No restriction - see front page
Visits (Main)	Visits Centre	1	Mechanical Plant/Equip	No restriction - see front page
Visits (Main)	Visits Centre	1	Corridors	No restriction - see front page

Annexure E - Glossary

- (a) Unless the context otherwise requires, or where defined in paragraph (b) below, capitalised terms in the Services Specifications:
- (i) have the meaning given to them in Clause 1.1 of the Agreement;
 - (ii) referring particular Functional Areas or Functional Units in the Services Specifications not otherwise defined in paragraph (b) below have the meaning given to them in the Room Data Sheets; and
 - (iii) a reference to any plan or document includes all, schedules, appendices and attachments to such plans or documents.

- (b) In the Services Specifications:

Aboriginal Meeting Places has the meaning given to that term in the Agreement.

ACB means air circuit breaker.

Access Times means:

- (a) for the purposes of the Cleaning Services, the Cleaning Access Times; and
- (b) for all other purposes, 08:00 hours until 18:30 hours.

Accommodation Sector means each of the:

- (a) Male Medium Security Sector;
- (b) Male Minimum Security Sector;
- (c) Male Open Security Sector; and
- (d) Female Sector.

Accommodation Unit means each of the:

- (a) 80 Bed Unit (Med);
- (b) 40 Bed Unit (Med);
- (c) 20 Bed Unit (Med); or
- (d) a Cottage.

Agreement means the document entitled "Eastern Goldfields Regional Prison Redevelopment Project - Project Agreement between the State and Project Co.

Alarm means each event as reported at the SMS head end and displayed on the control room alarm screen.

Annual Operating Documents means the documents described in Part F, Section 1.4(a) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Annual Reports means the report to be prepared by Project Co described in Part F, Section 11 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Annual Works Plan means the plan to be prepared by Project Co described in Part F, Section 9 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Anti-Vehicle Ramming System means the system described in Section 14.18 of the Technical Specifications.

Architectural Specification has the meaning given to it in Section 1 of the Introduction to the Output Specifications.

Asset Register means the register to be prepared by Project Co in accordance with Part B Section 4.6 of Schedule 13 to the Agreement (Services Specification) as updated or amended in accordance with the Agreement.

Availability Failure has the meaning given to that term in the Agreement.

Barber has the meaning given to that term in Section 4.4.8 of the Functional Brief.

Base Case Lifecycle Services Plan means the plan attached as part of Attachment 4 (Bid Operating Plans, Reports and Manuals) to this Agreement which plan sets out the lifecycle costings, as reflected in the Financial Model, for the items included in the Operating Phase Lifecycle Maintenance Plan, as updated from time to time in accordance with Clause 49.2 of this Agreement.

Bedroom means the living space for Prisoners which typically accommodates 1 or 2 Prisoners and contains sleeping facilities and is otherwise described by any of the following Functional Units:

- (a) Bedroom (1 Bed);
- (b) Bedroom (2 Beds);
- (c) Bedroom (Accessible);
- (d) Bedroom (M&C); or
- (e) Bedroom (M&C/Accessible).

Best Operating Practices has the meaning given to that term in the Agreement.

BMS means the building management system incorporated in the Facility.

Boundaries means all boundaries including fences, walls and gates, and including the general boundary of the Site.

Building Management IT Hardware and Software means the services required to be provided in accordance with Part B Section 4.6 of Schedule 13 to the Agreement (Services Specification).

Building Maintenance Services has the meaning given to that term in Part B Section 4.1 of Schedule 13 to the Agreement (Services Specification).

Buildings means all buildings including external features, fire exits, stair wells, walls, skirtings, ceilings, windows, doors, hard floors, soft floors, ducts, grills and vents.

Business Day has the meaning given to that term in the Agreement.

Cell means the secure living space for Prisoners which typically accommodates 1 or 2 Prisoners and contains sleeping facilities and ablutions and is otherwise described by any of the following Functional Units:

- (a) Cell (Accessible);
- (b) Cell (Accessible/No Shwr)
- (c) Cell (Double Bunk);
- (d) Cell (Double);
- (e) Cell (Double/No Shwr);
- (f) Cell (Single);
- (g) Cell (Single/No Shwr);
- (h) 1 Bed Crisis Care Cell;
- (i) 1 Bed Safe Cell;
- (j) 2 Bed Crisis Care Cell;
- (k) Multi-Purpose Cell;
- (l) Multi-Purpose Cell (Accessible).

Central Kitchen means the Central Kitchen as described in the Room Data Sheets.

Cleaning Access Times means those times set out in Annexure A of Schedule 13 to the Agreement (Services Specification).

Cleaning Services has the meaning given to that term in the Agreement.

Cleaning Work Method Statement means the document described in Part F, Section 7.9 of Schedule 13 to the Agreement (Services Specifications).

Clinical Waste means any waste which consists wholly or partly of:

- (a) human tissue;
- (b) blood or other body fluids;
- (c) excretions;
- (d) drugs or other pharmaceutical products;
- (e) swabs or dressings; or
- (f) syringes, needles or other sharp instruments,

which, unless rendered safe, may prove hazardous to any person coming into contact with it, and:

- (g) any other waste arising from medical, nursing, dental, pharmaceutical or similar practice, investigation, treatment, care; or
- (h) the collection of blood for transfusion, being waste which may cause infection to any person coming into contact with it.

Cluster means a grouping of Functional Areas as described in Section 5.2.3 of the Functional Brief.

Common Industry Services means the Functional Area described in Section 5.4.10 of the Functional Brief.

Common Services (Female) means the Cluster described in Section 5.4.16 of the Functional Brief.

Common Services (Medium) means the Cluster described in Section 5.4.12 of the Functional Brief.

Common Services (Minimum) means the Cluster described in Section 5.4.14 of the Functional Brief.

Common Services (Open) means the Cluster described in Section 5.4.20 of the Functional Brief.

Community Centre (Female) means the female community centre described in Section 5.4.16 of the Functional Brief.

Community Centre (Open) means the open community centre described in Section 5.4.20 of the Functional Brief.

Completion Criteria has the meaning given to that term in the Agreement.

Completion Plans means the Technical Completion Plan, the Commercial Acceptance Plan and the Stage 2 Completion Plan or, as the context requires any of these.

Completion Reports means the Technical Completion Report, the Commercial Acceptance Report and the Stage 2 Completion Report or where the context requires, any of these.

Confidential Waste means waste designated as confidential by the Facility Operator.

Connection Point means the point at which the Project Co FF&E connects to the fixed building fabric or Engineering Services.

Contract Administrator has the meaning given to that term in the Agreement.

Cottage means any of the following Functional Areas:

- (a) 10 Bed Cottage (Med/Type 1);
- (b) 10 Bed Cottage (Med/Type 1/Accessible);
- (c) 10 Bed Cottage (Med/Type 2);
- (d) 10 Bed Cottage (Med/Type 2/Accessible);
- (e) 10 Bed Cottage (Min);
- (f) 10 Bed Cottage (Min/Accessible);
- (g) 10 Bed Maximum Female Cottage;
- (h) 8 Bed Medium Female Cottage;
- (i) 10 Bed Medium Female Cottage (Accessible);
- (j) 8 Bed Minimum Female Cottage;

- (k) 6 Bed Mothers / Children Cottage;
- (l) 10 Bed Cottage (Open); and
- (m) 10 Bed Cottage (Open/Accessible).

Daily Performance Report means the report described in Part F, Section 2 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Date for Stage 1 Technical Completion has the meaning given to that term in the Agreement.

DCS has the meaning given to that term in the Agreement.

DCS Policy has the meaning given to that term in the Agreement.

Decorative Finishes means all decorative finishes including paintwork, fabric and special finishes applied to walls, ceilings, woodwork, metalwork, pipework and other visible elements.

Design Requirements has the meaning given to that term in the Agreement.

Domestic Waste means waste that is generated from normal domestic household, office or administrative based duties, which includes but is not limited to kitchen waste, newspapers, office waste, cardboard and other packaging, paper towels, toner cartridges and other office consumables, glass, plastic containers, aerosols, cigarette butts, plastic bags and other wrappings, and garden waste.

Doors and Door Furniture means all doors and door furniture including locks and hold open devices.

Education/Programs Cluster means the Cluster described in Section 5.4.7 of the Functional Brief.

Electrical Power and Other Cabled Systems means all electrical power and other cabled systems including IT, intercom, lightning protection, communications, safety systems and alarm systems.

Emergency Management Plan means the plan described in Part F, Section 7.4 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Engineering Services means all electrical, communication, mechanical, hydraulic, fire, security, civil, structural, and vertical transportation services and otherwise required to be provided by Project Co for the operation of the Facility and as described in the Technical Specification.

Environmental Management System means the system described in Part C, Section 7 of Schedule 13 to the Agreement (Services Specifications).

EPA means the Western Australian Environmental Protection Authority.

Estate Services has the meaning given to that term in the Agreement.

External Administration means the Functional Area described in Section 5.4.2 of the Functional Brief.

External Area (Female) means the Functional Area described in 5.4.16 of the Functional Brief.

External Areas means those areas external to buildings within the Boundary of the Site and other areas as defined by:

- (a) External Area (Min);
- (b) External Area (Med);
- (c) External Area (Female); and
- (d) External Areas (Open).

External Areas (Med) means the area described in Section 5.4.12 of the Functional Brief.

External Areas (Min) means the area described in Section 5.4.14 of the Functional Brief.

External Building Fabric means all external building fabric including external walls, roof, slabs, fire escapes, walkway, safety barriers, balconies, eaves, rendering and secure perimeter /fencing.

External Facilities means the Cluster described in Section 5.4.21 of the Functional Brief.

External Maintenance Services the Services to be provided as described in Part B, Section 4.2 of Schedule 13 to the Agreement (Services Specification).

External Perimeter Fence has the meaning given to it in the Room Data Sheets.

External Recreation means the area described in Section 5.4.8 of the Functional Brief.

Facilities Management Services the Services to be provided as described in Part C of Schedule 13 to the Agreement (Services Specification).

Facility has the meaning given to that term in the Agreement.

Facility Functions has the meaning given to that term in the Agreement.

Facility Operator has the meaning given to that term in the Agreement.

Facility Staff has the meaning given to that term in the Agreement.

Facility Staff Induction and Training Program means the program described in Part F, Section 7.2 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Facility User has the meaning given to that term in the Agreement.

False Alarm means an alarm which cannot be attributed to any known event or stimuli within the Sterile Zone or on the Perimeter Fence (i.e. unexplained events) or caused by equipment or system malfunction as identified by a suitably trained maintenance technician following investigation of a reported fault.

Fault has the meaning given to it in Schedule 14 to the Agreement (Payment Schedule).

Female Accommodation means the Cluster described in Section 5.4.15 of the Functional Brief.

Female Sector means the Sector as described in Section 5.3.8 of the Functional Brief.

FF&E has the meaning given to that term in the Agreement.

FF&E Maintenance Services means the services required to be provided in accordance with Part B Section 4.3 of Schedule 13 to the Agreement (Services Specification).

FF&E Modification has the meaning given to it in the Agreement.

FFP Warranty has the meaning given to that term in the Agreement.

Fire Fighting FF&E means all FF&E for the purposes of fire fighting including sprinklers, fire/smoke detectors, hydrants, hose reels, extinguishers smoke spill and pressurisation systems.

FM Help Desk means the contact point to be established by Project Co pursuant to Schedule 13 to the Agreement (Services Specifications) which will provide the FM Help Desk Services.

FM Help Desk Services has the meaning given to that term in the Agreement.

FM Help Desk User means any person who uses the FM Help Desk including for the purposes of obtaining information or reporting Faults or Incidents.

Food/Laundry Services Cluster means the Cluster described in Section 5.4.9 of the Functional Brief.

Forensic Health Clean means specialist cleaning procedure for managing spills of blood and bodily fluids/substances.

Functional Area means an area of the Facility specified as such in Annexure D (Functional Descriptions) of Schedule 14 to the Agreement (Payment) comprising two or more Functional Units.

Functional Unit means a room or group of rooms or space within a Functional Area which is specified as such in Annexure D (Functional Descriptions) of Schedule 14 to the Agreement (Payment Schedule).

Gatehouse means the Gatehouse (Main) unless specifically identified as the Gatehouse (Open).

Gatehouse (Main) means the Cluster identified as the Gatehouse (Main) described in Section 5.4.2 of the Functional Brief and the Room Data Sheets and located in the Perimeter Sector.

Gatehouse (Open) means the gatehouse described in Section 5.4.18 of the Functional Brief and the Room Data Sheets and located in the Open Security Sector.

General Environment means general tidiness and odour control.

Good Industry Practice has the meaning given to that term in the Agreement.

Goods Store means the Functional Area as described in 5.4.21(b) of the Functional Brief.

Government Agency has the meaning given to that term in the Agreement.

Grounds / Recycling / Cleaning means the Functional Area described in Section 5.4.10 of the Functional Brief.

Group 1 FF&E has the meaning given to that term in the Agreement.

Group 2 FF&E has the meaning given to that term in the Agreement.

Group 3 FF&E has the meaning given to that term in the Agreement.

Group 4 FF&E has the meaning given to that term in the Agreement.

Hard Landscaping means pavements, external paving and external FF&E as described in Section 9.4 of Architectural Specification.

Hazardous Waste means 'prescribed waste' as defined by the Environment Protection (Controlled Waste) Regulations 2004. This includes cytotoxic and cytostatic medications.

Health Centre means the Health Cluster and comprises the following Functional Areas:

- (a) Health Centre Entry;
- (b) Health Centre Out-Patients;
- (c) Health Centre Services;
- (d) Health Centre Administration; and
- (e) Crisis Care.

Health Centre Administration means the Functional Area described in Section 5.4.6 of the Functional Brief.

Health Centre Entry means the Functional Area described in Section 5.4.6 of the Functional Brief.

Health Centre Out-Patients means the Functional Area described in Section 5.4.6 of the Functional Brief.

Health Centre Services means the Functional Area described in Section 5.4.6 of the Functional Brief.

Health Cluster means the Cluster described in Section 5.4.6 of the Functional Brief.

Heating, Air Conditioning and Mechanical Ventilation Systems means all heating, air conditioning and mechanical ventilation systems including fume cupboards, heating hot water system including boilers and pumps, piping and valves, air conditioning systems including fans, cooling and heating coils, filters, dampers, ductwork and grilles, VAV boxes and automatic controls, chilled water system including chillers, pumps, piping and valves, etc, supply and exhaust ventilation systems including fans, ductwork, dampers and grilles, etc. and BMS.

Hot and Cold Water Systems means all hot and cold water systems, or any part of a hot or cold water system, including cold water supplies, rainwater recycling, domestic cold water systems, domestic hot water systems, filtration and treatment systems.

Hot Work means cutting, welding, soldering and brazing operations for construction, demolition, maintenance or repair activities that involve the use of portable gas or arc welding equipment.

HV Distribution System means all HV distribution systems, or any part of a HV distribution system, including distribution equipment, protective devices, isolators, distribution units and OCBs, ACBs and ELCBs.

ICT means Information Communication Technology to be provided by Project Co under this Agreement excluding any ICT to be undertaken by the State as part of the State Works.

Industries Entry / Courtyard Functional Area has the meaning given to that term in Section 5.4.10 of the Functional Brief.

Industries (Female) Cluster means the Cluster described in Section 5.4.17 of the Functional Brief.

Industries Functional Areas means each of the following Functional Areas:

- (a) Industries Entry / Courtyard;

- (b) Common Industry Services;
- (c) Small Motors Industry;
- (d) Metalworking Industry;
- (e) Woodworking Industry;
- (f) Warehouse; and
- (g) Grounds / Recycling / Cleaning.

Industries (Main) Cluster means the Cluster described in Section 5.4.10 of the Functional Brief.

Internal Building Fabric means all of the internal building fabric including internal walls, partitions and ceilings.

Internal Control (Ground Floor and First Floor) means the Functional Area described in Section 5.4.2 of the Functional Brief.

Internal Perimeter Fence has the meaning given to it in the Room Data Sheets.

Internal Perimeter Road means the internal perimeter road located in the Main Perimeter as described in the Room Data Sheets.

Law has the meaning given to that term in the Agreement.

Lifecycle Services means services in accordance with the Operating Phase Lifecycle Maintenance Plan in Attachment 4 (Bid Operating Plans, Reports and Manuals).

Lifecycle Services Response Schedule means Appendix 8 (Lifecycle Services Response Schedule) to the Operating Phase Lifecycle Maintenance Plan

Lift means a lift operating in the Facility, including the car, all rigging and other related machinery, the lift well and all external operating equipment.

Locksmith Room means the Locksmith Workshop as described in the Room Data Sheets.

LV Distribution System means all LV distribution systems, and any part of a LV distribution system, including distribution equipment, protective devices and fuse switches, isolators, distribution boards, fuses, MCBs, ACB, ELCBs and RCDs, exposed distribution cables and check meters.

Male Medium Security Sector means the Sector described in Section 5.3.6 of the Functional Brief.

Male Minimum Security Sector means the Sector described in Section 5.3.7 of the Functional Brief.

Male Open Security Sector means the Sector described in Section 5.3.10 of the Functional Brief.

Maintenance Plan means the plan described in Part F, Section 10(h) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Make Safe has the meaning given to it in Schedule 14 to the Agreement (Payment Schedule).

Make Safe Time has the meaning given to it in Schedule 14 to the Agreement (Payment Schedule).

Master Control Room or **MCR** means the central secure area assigned to the monitoring and control of the Security Systems and operations and as described in the Room Data Sheets.

MCB means mini circuit breaker.

Medical Centre means the "Health Cluster" as described in the Functional Brief and the Room Data Sheets.

Medical Gases means oxygen, medical breathing air and medical suction (including suction systems).

Medium Security Accommodation means the Cluster described in Section 5.4.11 of the Functional Brief.

Metalworking Industry means the Functional Area described in Section 5.4.10 of the Functional Brief.

Minimum Security Accommodation means the Cluster described in Section 5.4.13 of the Functional Brief.

Minor Works has the meaning given to it in the Agreement.

Modification has the meaning given to the term in the Agreement.

Month has the meaning given to that term in the Agreement.

Monthly Cleaning Services Report means the report described in Part F, Section 4(q) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly FM Help Desk Services Report means the report described in Part F, Section 4(d) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Operating Documents means the documents described in Part F, Section 1.2(a) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Performance Report means the report described in Part F, Section 4 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Pest Control Services Report means the report described in Part F, Section 4(s) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Security Systems Maintenance Services Report means the report described in Part F, Section 4(p) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Utilities Management Services Report means the report described in Part F, Section 4(t) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Waste Management Services Report means the report described in Part F, Section 4(r) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Monthly Works Plan means the plan described in Part F, Section 3 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

National Construction Code or NCC means the National Construction Code of Australia.

Network Time Protocol means a protocol and software implementation for synchronizing the clocks of computer based systems over packet-switched, variable-latency data networks.

Non-Prisoner Areas means the Functional Units and External Areas described as Non-Prisoner Areas in Annexure A of Schedule 13 to the Agreement (Services Specification).

Nuisance Alarm means an Alarm that can be verified as a 'true' alarm condition and attributed to a known event or stimuli e.g., birds, vermin, debris floating in the wind, environmental conditions etc (i.e., an event explained or supported by suitable evidence such as video footage and weather conditions).

OCB means oil circuit breaker.

Offensive Waste means items used to dispose of urine, faeces and other bodily secretions or excretions including bed pan liners, incontinence pads, sanitary towels/pads, urine containers, stoma bags and disposable nappies.

Officer Post (Health) means the Functional Unit described in Section 5.3.2 of the Functional Brief.

Officer Post (OSC) means the Functional Unit described in Section 5.3.2 of the Functional Brief.

Officer Workstation (Reception) means the Functional Unit described in Section 5.3.2 of the Functional Brief.

Open Security Accommodation means the Cluster described in Section 5.4.19 of the Functional Brief.

Open Security Sector means the Male Open Security Sector described in Section 5.3.7 of the Functional Brief.

Operating Phase has the meaning given to that term in the Agreement.

Operating Phase Site has the meaning given to that term in the Agreement.

Operating Year has the meaning given to that term in the Agreement.

Operational Management Centre means the Functional Area described in Section 5.4.4(d).

Operational Support Centre means the Functional Area of that name in the Operations Cluster and described in the Room Data Sheets.

Operating Phase Lifecycle Maintenance Plan means the plan described in Part F, Section 8 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Operations Cluster means the Cluster described in Section 5.4.4 of the Functional Brief.

Other Special Cleaning Areas refers to the Health Cluster, Satellite Health Functional Units and consulting room Functional Units in the Schedule of Accommodation and areas in which Unscheduled Cleaning Services Part C, Section 2.3(b)(ii)(A) & (B) occur.

Output Specifications has the meaning given to that term in the Agreement.

Permit to Work means a permit to work required to be granted by the Facility Operator in respect of the Works under the Prisons Act.

Personal Cleaning Consumables means toilet paper, paper hand towel and soap (blocks and liquid), plastic bin liners and antiseptic hand wash.

Pest has the meaning given to it in Part C, Section 4.2(d) of Schedule 13 to the Agreement (Services Specifications).

Pest Control Plan means the report described in Part F, Section 7.8 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Pest Control Services has the meaning given to that term in the Agreement.

Plant has the meaning given to that term in the Agreement.

Policy and Procedures Manual means the manual described in Part F, Section 7 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Prisoner has the meaning given to that term in the Agreement.

Prisoner Areas means the Functional Units described as Prisoner Areas in Annexure A of Schedule 13 to the Agreement (Services Specification).

Prisoner Reception means the Cluster described in Section 5.4.5 of the Functional Brief.

Prisoner Shop has the meaning given to that term in Section 5.4.8 of the Functional Brief.

Prisoner Soft Landscaping Services means the soft landscaping services to be performed by Prisoners in the Prisoner Soft Landscaping Areas following the Operational Commencement Date.

Prisoner Visitor Processing means the Functional Area described in Section 5.4.2 of the Functional Brief.

Prisoner Use Cleaning Equipment means any cleaning equipment included in the Design Requirements for use by Prisoners to clean the Prisoner Areas of the Facility.

Prisoner Use Cleaning Equipment Consumables means all cleaning consumables required for the proper operation of the Prisoner Use Cleaning Equipment.

Project has the meaning given to that term in the Agreement.

Project Co has the meaning given to that term in the Agreement.

Project Co Associate has the meaning given to that term in the Agreement.

Project Co FF&E has the meaning given to that term in the Agreement.

Project Co FM Administration means the Functional Area described in Section 5.4.2 of the Functional Brief.

Quality Assurance Plan means the plan described in Part F, Section 7.5 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Quality Standards has the meaning given to that term in the Agreement.

Quarterly Date has the meaning given to that term in the Agreement.

Quarterly Operating Documents means the documents described in Part F, Section 1.3(a) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Quarterly Performance Report means the report described in Part F, Section 6 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Quarterly Pest Control Report means the report described in Part F, Section 6(d) of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

RCD means residual current device.

Recreation Cluster means the Cluster described in Section 5.4.8 of the Functional Brief.

Rectification has the meaning given to it in Schedule 14 to the Agreement (Payment).

Recyclable Waste means Domestic Waste (excluding Confidential Waste) which, in the Facility Operator's opinion, is recyclable.

Recycling Facility means the Grounds / Recycling / Cleaning Functional Area as described on the Room Data Sheets.

RFP has the meaning given to it in the Project Agreement.

Room Data Sheet means the functional descriptions, architectural and technical requirements for the Facility as described in Part A - Appendix A of the Output Specifications.

Sallyport means the area identified as the Vehicle Sallyport in the Functional Brief and Room Data Sheets and in general terms is a controlled vehicle entry port into the Facility that has a holding area for vehicles with the gates inter-locked to prevent both being opened at the same time.

Satellite Health has the meaning given to that term in the Room Data Sheets, in the following Functional Areas:

- (a) Sector Office (Min); and
- (b) Sector Office (Med).

Scheduled means recurring work undertaken against a schedule contained in a document reviewed in accordance with the Review Procedures under the terms of the Agreement, including Schedule 13 to the Agreement (Services Specification), or as otherwise agreed with the Facility Operator and/or Contract Administrator in accordance with Schedule 13 to the Agreement (Services Specification).

Scheduled Daily Cleaning Services Schedules means the document described in Part F, Section 7.10(a) of Schedule 13 to the Agreement (Services Specifications).

Scheduled Periodic Cleaning Services Schedules means the document described in Part F, Section 7.10(b) of Schedule 13 to the Agreement (Services Specifications).

SDU means sanitary disposal unit.

Sector means a grouping of Clusters and/or Functional Areas as described in Section 5.2.2 of the Functional Brief.

Sector Office means the following Functional Areas:

- (a) Sector Office (Female);
- (b) Sector Office (Med); and
- (c) Sector Office (Min).

Sector Office (Female) means the Functional Area described in Section 5.3.8.1 of the Functional Brief.

Sector Office (Med) means the Functional Area described in Section 5.4.12 of the Functional Brief.

Sector Office (Min) means the Functional Area described in Section 5.4.14 of the Functional Brief.

Secure Perimeter means the Functional Area described as the Secure Perimeter in the Room Data Sheets.

Security Equipment Room has the meaning given to that term in the Room Data Sheets.

Security Keys means all keys for the Facility required to be controlled and managed by the State for the safe and secure operation of the Facility.

Security Office means the Security Office / Collators Functional Unit as described in the Room Data Sheets.

Security Systems means all electronic security systems incorporated into the Facility that interfaces with the security operations (main control graphical user interface) in accordance with the Design Requirements and described in Section 14 of the Technical Specifications.

Security System Maintenance Services means the services described in Part B Section 4.4 of Schedule 13 to the Agreement (Services Specification).

Services has the meaning given to that term in the Agreement.

Service Failure has the meaning given to that term in the Agreement.

Services Provider means any Subcontractor engaged, in accordance with the terms of this Agreement, to perform the Services, or any part of the Services, including the FM Subcontractor.

Service Standards has the meaning given to it in the Project Agreement.

Services Training and Induction Program means the program described in Part F, Section 7.3 of Schedule 13 to the Agreement (Services Specifications) as updated or amended in accordance with the Agreement.

Sewerage and Other Drainage Systems means all drainage systems, and any part of a drainage system, including trade waste system and sewer system, all sanitary ware, stormwater system (including swales), sewer mining and department sewer line.

Site has the meaning given to that term in the Agreement.

Site Circulation Routes / Hard Landscaping means the Site Circulation Routes / Hard Landscaping as described in the Room Data Sheets, the Functional Brief and the Architectural Specifications.

Small Motors Industry means the Functional Area described in Section 5.4.10 of the Functional Brief.

SMS means Security Management System.

Spaces means an area and the items in that area classified as "Space" in Annexure B of Schedule 14 to the Agreement (Payment Schedule).

Stage 1 Technical Completion has the meaning given to that term in the Agreement.

Staff Office (Recreation) has the meaning given to that term in Section 4.4.8 of the functional Brief.

State has the meaning given to that term in the Agreement.

State Representative has the meaning given to that term in the Agreement.

Statutory Testing means to the Service Standards stipulated in Part B, Section 4.7 of Schedule 13 to the Agreement (Service Specifications).

Sterile Zone means the area inclusive of the Secure Perimeter, the space between the External Perimeter Fence and Internal Perimeter Fence.

Subcontract has the meaning given to that term in the Agreement.

Temporary Repair has the meaning given to it in Schedule 14 to the Agreement (Payment).

Transport Compound means the Functional Area described in Section 5.4.21 of the Functional Brief.

Unscheduled means Services required to be performed by Project Co which are not scheduled in accordance with Schedule 13 to the Agreement (Services Specification).

UPS means uninterrupted power supply.

Utilities Contingency Plan means the plan of that name which must be prepared in accordance with Part C, Section 5.4(a)(iii) of Schedule 13 to the Agreement (Services Specification).

Utilities Management Services has the meaning given to that term in the Agreement.

Utility has the meaning given to that term in the Agreement.

Utility Interruption has the meaning given to that term in the Agreement.

Utility Services Conservation Policy means the document described in Section 7.7 of Part F of Schedule 13 to the Agreement (Services Specifications).

VAV Boxes means variable air volume boxes.

Vehicle Sallyport means the Functional Area described in 5.4.2 of the Functional Brief.

Visits (Main) means the Cluster described in Section 5.4.3 of the Functional Brief.

Warehouse has the meaning given to that term in Section 5.4.10(b) of the Functional Brief.

Waste means all rubbish, litter, debris or waste including Confidential Waste, Domestic Waste, Offensive Waste, Recyclable Waste, Clinical Waste, kitchen waste, laundry waste, radioactive waste, Hazardous Waste, building waste and engineering waste.

Waste Disposal means the removal of all Waste from the Site.

Waste Disposal Schedule means the document prepared in accordance with Part C Section 3.4(c) of Schedule 13 to the Agreement (Services Specification).

Waste Management Schedule has the meaning given to that term in Schedule 13 to the Agreement (Services Specifications).

Waste Management Services has the meaning given to that term in the Agreement.

Waste Management Procurement Strategy means the document prepared in accordance with Part C Section 3.4(b) of Schedule 13 to the Agreement (Services Specification).

Woodworking Industry means the Functional Area described in Section 5.4.10 of the Functional Brief.

Work Method Statements means the document described in Section 5 of Part F of Schedule 13 to the Agreement (Services Specifications).

Works has the meaning given to that term in the Agreement.