

Capital Works

August Update

Infrastructure & Public Works Committee

This report provides an overview of Capital Projects either complete or progressing for the month of August 2023.



Rymill Park Lake: Major Project



Contract will be awarded early September 2023 comprising two separable portions across the base-lake works and ancillary structures.

Contractor has established the site, including set-up of perimeter fencing and establishment of a laydown area for materials and worker accommodation.

Community notification has included information signage now installed around the Park Land, 'YourSay' feedback, social media information and layout flyers.

Construction is anticipated between September 2023 until April 2024, coordinated carefully around major events including Harvest-Rock, Gluttony, Adelaide 500 and 3-Day Event.

Jeffcott Street: Renewal Project



High profile renewal of bluestone kerb and water table infrastructure project, with minor ancillary works between Wellington Square and Montefiore Hill.

Scope includes road resurfacing, line marking, and heritage kerb 'bluestone' works, while navigating major tree roots and underground services.

Works are on time and budget.

Close resident interface with street works. Contractor has established solid community relationships and engages regularly.

Pitt Street: Major Project



Final stage of the Market to Riverbank project joint venture between Government of South Australia and City of Adelaide.

Preferred tenderer is selected. Contract award to be presented to Council September 2023.

On-site commencement expected October 2023. With construction anticipated for 6-8 months.

Close community engagement with impacted stakeholders to be undertaken throughout works.

River Torrens Earth Retaining structure: New and Upgrade Project



The project is new and upgrade work and will deliver a structure (piled retention system) to stabilise and prevent further slumping of the riverbank and pathway near the University foot Bridge.

This work is approaching completion with challenges being constructing works around the embankment and over water.

Works are on track awaiting some minor ancillary and stonemasonry works.

Roads – resurfacing: Renewal Project



Combined projects have a budget of approximately \$6.260m.

As of 31 August, the following projects have been completed.

- Linnington Place
- Red Lane
- Cavan Lane
- Ling Place West
- First and Second Streets
- Morphett Street between South Terrace and Whitmore Square
- East Terrace, Shannon Place
- Eliza Street
- Clarendon Street

In addition, the following have been resealed.

War Memorial Drive between Montefiore Road and the Adelaide Oval raised pedestrian crossing.

Asphalt crews have also completed roads of Considine, Evans and Hocking just east of Whitmore Square, as well as the car park behind the Tynte Street Post Office.

North-South Bikeways: Major Project



North-South bikeways is in the final stages of design (@95%) awaiting endorsement from the Department of Infrastructure and Transport.

This project will deliver the remaining three stages under the Deed – Rundle to North Terrace, North Terrace to Victoria Street, and Victoria Street to Albert Street Bridge.

Works are forecast to be undertaken from January to June 2024 and will be scheduled to avoid busy event timeframes.

There remain design challenges with the last section Victoria Street to Albert Street Bridge this will be carefully considered and presented to the Department of Infrastructure and Transport for consideration.

Central Market Redevelopment (One Market): Major Project



Main demolition and construction work commenced late May 2023. To enable the works, changes within the site and surrounding area have been undertaken.

Modifications to the circulation of UPark Central Market have been made to separate it from the Arcade site being demolished. The car park continues to operate and support Market trade along with surrounding Andrew Street and Grote Street UPark.

The building contractor is fully established on site for the demolition phase with the installation of hoardings on both Grote and Gouger Streets. Further hoardings have been fully installed along the full length of the ground floor of the Eastern Roadway of the Markets as well as within the car park.

Material removed (where practical) is being recycled by ResourceCo, a South Australian business leading the country in resource recovery.

Progress is on schedule and the following milestones on track to be met.

- June to September 2023: Main works demolition is now 95% complete.
- October 2023 to February 2024: Piling and basement excavation.

Installation of refreshed site hoarding for the Market Square project has commenced and includes project branding and images, partner branding, and directional signage to the Central Market.

The developer has announced the signing of SH Hotels and Resorts as the hotel operator at Market Square. This will be Treehouse Hotels' first destination in Australia.

Outcomes:

Outcomes – index:

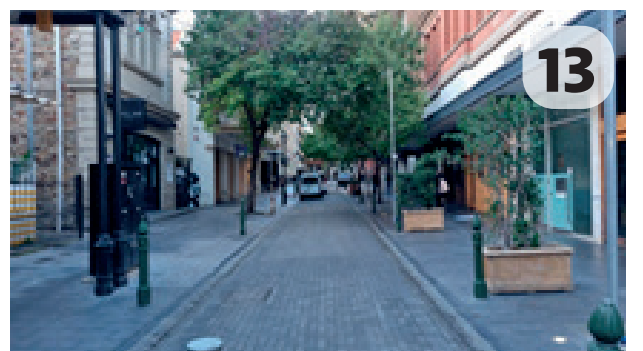
No	Project	Cat.	Budget (\$)
1.	Compliant handrailing to Weir 3 Footbridges, River Torrens	N&U	122,487
2.	Place of Reflection	N&U	344,647
3.	Jeffcott Street South – stoneworks	AR	2,616,037
4.	Morphett Street – footpath section	AR	3,078,156
5.	New shared use path – Rundle Park	MP	657,277
6.	Chinese Gateways restoration	AR	15,000
7.	Moonta Street – Zebra Crossing	MP	405,000
8.	Depot – Petrol & Bowser replacement	N&U	103,000
9.	Peel Street resurfacing	AR	190,000
10.	Public Artwork – Ebenezer/Vardon	AR	45,000
11.	Veale Gardens: reticulated creek	AR	463,254
12.	NAGL: Kitchen reinstatement/renewal	AR	444,328
13.	Leigh Street Footpath: rehabilitation	AR	347,527

Category (Cat):

MP – Major Project

N&U – New and Upgrade

AR – Asset Renewal



Construction Signage:

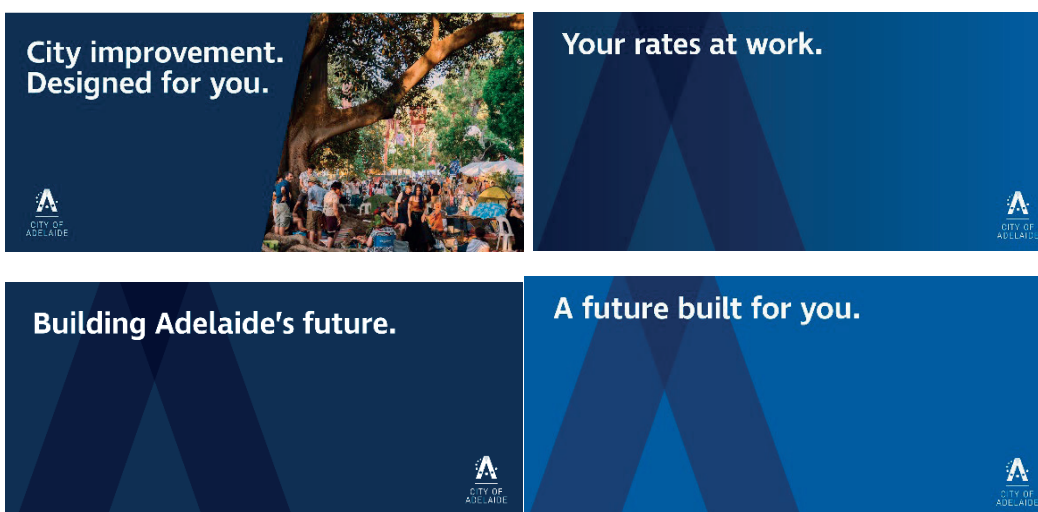
As part of the ongoing capital works program and the scale of the current program, we have and will be initiating signage on key projects that reflects the nature of the project, funding partners (if applicable) and informing the community that these works are being delivered by the City of Adelaide.

Please see below examples of signage provided and proposed.

Installed:



Sample:



Public Realm Condition Audits

We will be undertaking a series of public realm condition audits (quarterly) to be presented to Council for consideration. The purpose being to develop a program to implement the findings prior to the end of June 2024. It is recommended that these audits consist of Council Members, invited key stakeholders, and supported by the Administration.

This will assist in providing insights and valuable feedback towards forming the design outcomes for a series of Mainstreet's future capital allocations and maintenance activities to those not within the proposed Mainstreet allocation.

The following streets/precincts are recommended for review.

- October 2023 – undertake Hindley Street Public Realm Condition Audits (will assist in assisting the development of the Mainstreet design and focus on those items that can be addressed quickly in terms of quick wins).
- November 2023 – provide details of the previous audits and the actions undertaken at the following locations, Hindley, Gouger, King William and Hutt streets.
- January 2024 – undertake Rundle Street Public Realm Condition Audits and surrounding area – focus on maintenance and presentation activities prior to the event season in the East End.
- March 2024 – undertake Gouger Street Public Realm Condition Audits (will assist in assisting the development of the Mainstreet design and focus on those items that can be addressed quickly in terms of quick wins).