

Strategic Alignment – Our Corporation

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EXECUTIVE SUMMARY

This report provides a summary view of the Capital Works Program delivery and financial performance as of 31 December 2023 including a snapshot of headline projects either complete or in progress, future procurement activities and upcoming community consultation and engagement activities.

RECOMMENDATION

THAT COUNCIL

1. Notes the Capital Works Program Update for December 2023 as contained within this report and Attachment A to Item 11.1 on the Agenda for the meeting of Council held on 30 January 2024.

IMPLICATIONS AND FINANCIALS

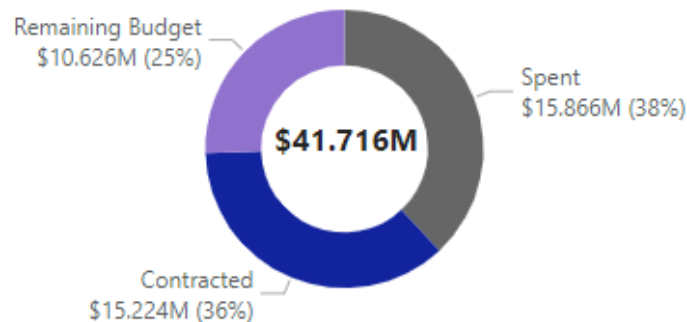
City of Adelaide 2024-2028 Strategic Plan	Strategic Alignment – Our Corporation Strategy, Value and Efficiency - Strategic and Capital Projects are delivered on time and on budget (target 75%)
Policy	Not applicable
Consultation	Consultation to various levels as required for the delivery of each project has or will be undertaken.
Resource	Projects delivered through a combination of Council resources, contract staff and external contractors and suppliers.
Risk / Legal / Legislative	Not as a result of this report
Opportunities	Not as a result of this report
23/24 Budget Allocation	This report tracks capital works performance against the 2023/24 Capital Works budget of \$110.280m
Proposed 24/25 Budget Allocation	Not as a result of this report
Life of Project, Service, Initiative or (Expectancy of) Asset	Life expectancy of assets varies by asset class.
23/24 Budget Reconsideration (if applicable)	Not as a result of this report
Ongoing Costs (eg maintenance cost)	Ongoing costs for the maintenance of new and/or renewed assets will be factored into future Asset Management and Maintenance Plans, Business Plans and Budgets.
Other Funding Sources	Projects reported on are primarily funded from Council's Capital Budget, however various State and Federal grant funding opportunities have been leveraged against a number of projects.

DISCUSSION

1. The total revised Capital Expenditure Budget for 2023/24 approved by Council at its meeting on 28 November 2023 is \$110.280m.
2. The Capital Works Program is itemised as follows.
 - 2.1. Major Projects are defined as complex projects identified through Council strategies and plans; the funding allocated within 2023/24 financial period total \$41.716m.
 - 2.2. New and Upgrade Projects are defined as installation of new infrastructure and upgrades to existing infrastructure, identified through Council strategies and plans, the funding allocated within 2023/24 financial period total \$14.411m.
 - 2.3. Renewal Projects are defined as renewals and maintenance works which are aligned to Asset Management Plans and current assets, the funding allocated within 2023/24 financial period total \$54.153m.
3. The monthly Capital Works Update will provide the status of these three capital programs as at the end of each calendar month.

Major Projects

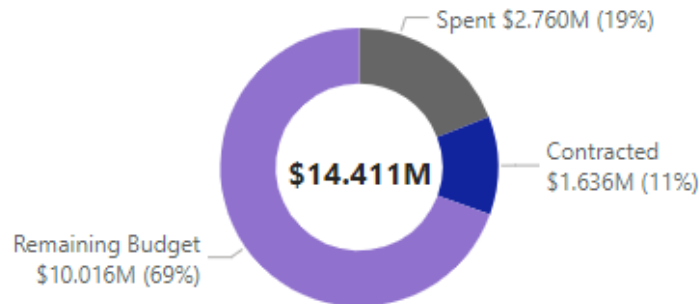
4. Major Projects as of 31 December 2023 reflects \$15.866m in spend and \$15.224m in contracted works.



5. Examples of Major Projects within this category are:
 - 5.1. City of Adelaide North-South Bikeway
 - 5.2. Rymill Park / Murlawirrapurka (Park 14) Lake Upgrade
 - 5.3. Central Market Arcade Redevelopment
 - 5.4. Hindley Street Main Street Revitalisation
6. Major Project Summary:
 - 6.1. The City of Adelaide North-South Bikeways is approaching contract award with expectation of construction starting in March 2024. Works will commence at Albert Bridge working southward across 3 sections to Rundle Street.
 - 6.2. Rymill Park Lake build continues 'at pace' to meet a demanding schedule of upcoming events and stakeholder expectations. Bulk excavation is now complete with final trimming of the sub-base underway before the new base is installed. Preparations are underway for construction of 2 rain gardens to filter the water supply. Contaminated soil was found beneath Rymill Park Lake and has been removed for public safety. The budget associated with this will be reflected in the Q2 Budget reconsideration which will be presented to Council.
 - 6.3. Hindley Street detailed design has commenced with external consultants engaged. Stakeholder engagement commenced this month.
 - 6.4. Central Market Redevelopment contractor, Multiplex will commence basement excavation and piling in early 2024. As per all steps of construction, consultation with the Adelaide Central Market Authority about work programming will ensure that Central Market business continuity is maintained.

New and Upgrade

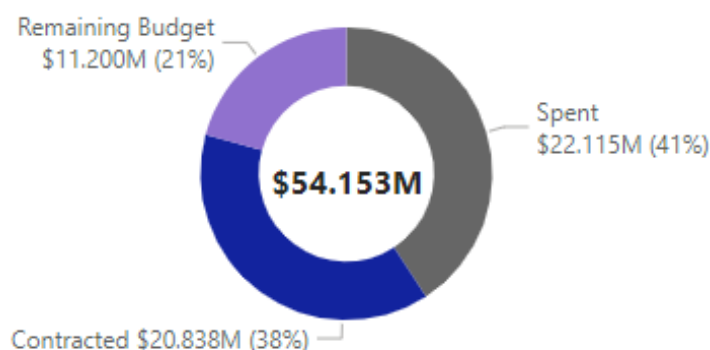
7. New and Upgrade Projects as of 31 December 2023 reflects \$2.760m in spend and \$1.636m in contracted works.



8. Examples of New and Upgrade Projects within this category are:
- 8.1. Pitt Street – Market to Riverbank
 - 8.2. Field Street Improvements
 - 8.3. Torrens retaining structure.
 - 8.4. Greener City Streets program
 - 8.5. Rymill Park Lake – Sustainable water supply.
9. New and Upgrade Summary:
- 9.1. The New and Upgrade program is delivered in conjunction with renewals and major projects.
 - 9.2. Five New and Upgrade projects have reached practical completion over the previous month including traffic signal safety upgrades, re-use and greening initiatives, and an earthen retaining structure.
 - 9.3. Pitt Street redevelopment is progressing to plan, on time and budget with civil works moving well along the west side out front of Care Park and Her Majesty's Theatre. Stakeholder engagement is ongoing, including weekly internal progress reports and regular contractor updates.
 - 9.4. The contract for Field Street upgrade has been awarded with works expected to commence early 2024. Community engagement has started and will continue throughout the project.
 - 9.5. The Torrens retaining structure adjacent the university footbridge is now completed, stabilising the riverbank and pathway. The structure provides a safe and enhanced amenity for both pedestrian and water users.

Renewal Projects

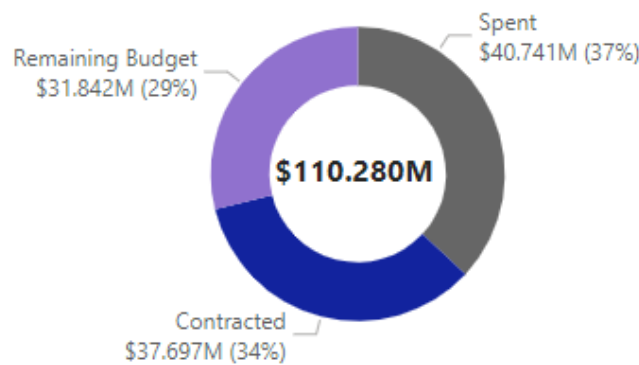
10. Renewal Projects as of 31 December 2023 reflects \$22.115m in spend and \$20.838m in contracted works.



11. Examples of Renewal Projects within this category:
 - 11.1. Adelaide Town Hall Conservation Works
 - 11.2. Jeffcott St South Renewal Project
 - 11.3. Roads Renewals
 - 11.4. Footpath and lighting Renewals.
12. Renewal Project Summary:
 - 12.1. A total of 14 Renewal projects achieved practical completion over the previous month including footpath and road resurfacing, lighting renewals and bridge handrail upgrades.
 - 12.2. Practical completion was also reached on public art projects including the Sun Dial – Pennington Gardens, Three Rivers fountain lighting and Days in the Diocese Park 21.
 - 12.3. Footpath and Kerb and Water table renewal on Franklin Street (North) and the GPO Marriott Hotel Development was completed with minimal traffic disruption in a high-profile location.
 - 12.4. Jeffcott Street South renewal works have been finalised, including historic bluestone kerbing upgrades, road resurface, water table and minor drainage works. These works have enhanced amenity significantly while reducing the flood ‘ponding’ risk in this location.
 - 12.5. The roads program continues to deliver, with close to 80% of road resurfacing outcomes achieved by the end of 2023. This has included delivery on its sustainability targets utilising recycled asphalt.

Capital Works Program

13. There are 406 projects within the approved 2023/24 financial year.
14. Within the 2023/24 Capital Works Program there are currently 115 projects within the Initiate, Concept and Design phase.
15. The total value of projects within the Initiate, Concept and Design Phase is \$7.603m.
16. There are 291 projects in the Delivery Phase with a total value of \$102.677m. Of these projects, 79 have reached practical completion.
17. The total expenditure against the Capital Works Program to the end of December 2023 is \$40.741m spent with a further \$37.697m contracted, totalling \$78.438m in the first six months.

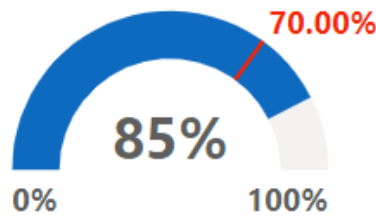


Summary of commitments and expenditure by asset class for December-2023.

Capital Works	No. of Projects	Approved Budget	Commitments	Expenditure	Remaining Budget
Asset Renewals	313	\$54.153M	\$20.838M	\$22.115M	\$11.200M
Corporate Overhead		\$5.500M	\$0.000M	\$2.986M	\$2.514M
Major Projects	10	\$6.110M	\$3.876M	\$1.173M	\$1.062M
New/Upgrade Projects	22	\$1.397M	\$0.067M	\$0.090M	\$1.240M
Bridges	4	\$0.360M	\$0.005M	\$0.119M	\$0.236M
Buildings	40	\$9.667M	\$6.017M	\$2.428M	\$1.221M
ICT Renewals	7	\$1.793M	\$0.604M	\$1.111M	\$0.078M
Light'g & Electrical	24	\$2.203M	\$0.501M	\$0.468M	\$1.234M
Park Lands Assets	17	\$1.060M	\$0.829M	\$1.632M	(\$1.401M)
Plant and Fleet	5	\$3.215M	\$2.119M	\$1.159M	(\$0.063M)
Traffic Signal	12	\$2.143M	\$1.550M	\$0.848M	(\$0.255M)
Transport	118	\$14.844M	\$3.933M	\$8.227M	\$2.684M
Urban Elements	46	\$4.013M	\$0.564M	\$0.688M	\$2.762M
Water Infrastructure	8	\$1.850M	\$0.774M	\$1.186M	(\$0.110M)
Major Projects	26	\$41.716M	\$15.224M	\$15.866M	\$10.626M
New/Upgrade Projects	97	\$14.411M	\$1.636M	\$2.760M	\$10.016M
Total	406	\$110.280M	\$37.697M	\$40.741M	\$31.842M

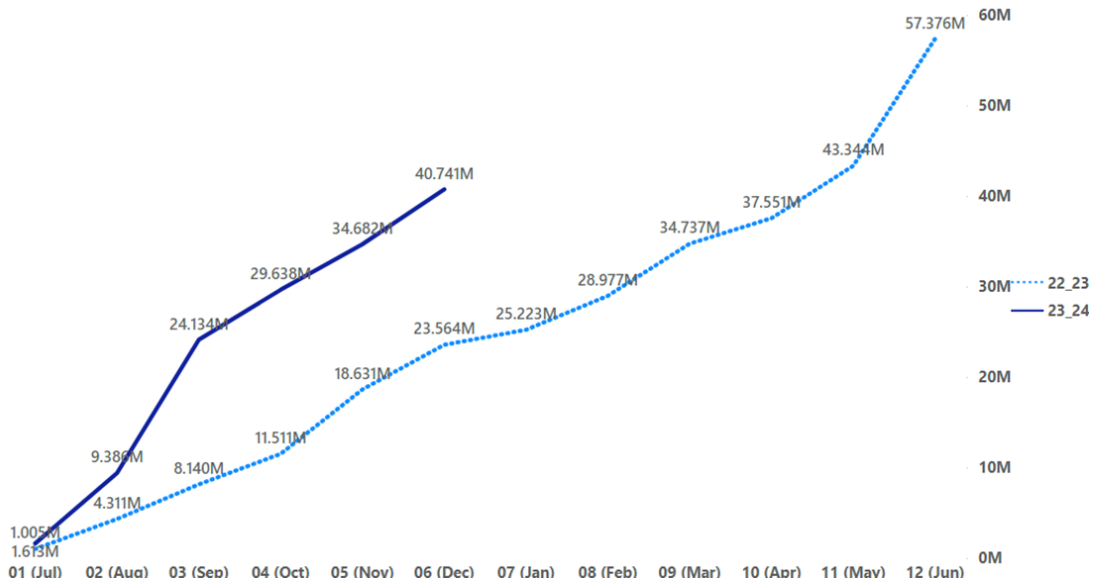
1. Transport is made up of Roads, Pathways and Kerb and Water Table
 2. Plant and Fleet includes Commercial Plant and Fleet
 3. Total Project Count: Mixed-Funded projects are only counted once in the total Project Count i.e. they are counted in the sub-totals but not in the Grand Total.

- 18. Examples of those works completed or in progress are reflected in Attachment A - Capital Works Project Update.
- 19. Works in Progress (WIP) is the capitalisation of projects within 10 weeks following Practical Completion. WIP currently sits at 85%. WIP KPI - 70%.



Capital Works Year on Year Spend Profile -

- 20. The spend profile for December 2023 reflects a capital spend of \$40.741m year to date, compared to \$23.564m in December 2022.



Future Procurement Activities

21. The following procurement activities are currently being undertaken or will commence shortly:
 - 21.1. City of Adelaide North-South Bikeway (Award of Contract)
 - 21.2. Hutt Street Entry Statement
 - 21.3. Field Street (Award of Contract)
 - 21.4. Hindley Street Revitalisation
 - 21.5. Melbourne Street improvements
 - 21.6. Gouger Street Revitalisation

Future Community Consultation and Engagement Activities

22. The following are some of the community consultation activities and engagements that are ongoing or planned:
 - 22.1. City of Adelaide North-South Bikeway (Frome Road stakeholders)
 - 22.2. Hindley Street Revitalisation – local traders
 - 22.3. Field Street – planned letter drops, information sessions
 - 22.4. Charles Street – engagement with traders
 - 22.5. Gouger Street Revitalisation – commercial and traders
23. The information provided reflects the first half of the 2023/24 financial year. For further details on the 2023/34 Capital Program, the Council Member Corporate Dashboard has a dedicated Capital Works section ([Link 1](#)).
24. Should Council Members wish to understand the progress of a specific project/s outside of those highlighted, the Director, City Services and Associate Director, Infrastructure can be contacted to discuss.

DATA AND SUPPORTING INFORMATION

Link 1 – Council Member Corporate Dashboard

ATTACHMENTS

Attachment A – Capital Works Projects in Focus – December 2023

- END OF REPORT -