

Amended from
Australian Standard™
**General conditions of contract for
design and construct**

QCA Draft 8 September 2014

AREAS SHADED IN YELLOW INDICATE VARIABLES TO BE COMPLETED ON A PROJECT SPECIFIC BASIS, FOLLOWING THE EXPANSION PROCESS UNDERTAKEN IN RESPECT OF THOSE PARTICULAR PROJECT WORKS

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This Australian Standard was prepared by Committee OB/3, General Conditions of Contract. It was approved on behalf of the Council of Standards Australia on 7 September 1999 and published on 27 December 2000.

The following interests are represented on Committee OB/3:

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PREFACE

This Standard was prepared by the Joint Standards Australia/Standards New Zealand Committee OB/3, General Conditions of Contract.

This Standard incorporates Amendment No 1 (March 2005). The changes required by the Amendment are indicated in the text by a marginal bar and amendment number against the clause, note, table, figure or part thereof affected.

This Standard is the result of a consensus among Australian and New Zealand representatives on the Joint Committee to produce it as an Australian Standard.

AS 4902—2000 *General conditions of contract for design and construct*, is a part of the suite of conditions of contract based on AS 4000—1997 *General conditions of contract*.

This Standard covers the following types of project procurement methods:

- (a) design and construct;
- (b) design development and construct; and
- (c) design, novate and construct.

If the project procurement method chosen by the Principal is:

- (a) **design and construct**—the Principal would provide the Principal's project requirements, would not normally provide a detailed preliminary design and would not require novation;
- (b) **design development and construct**—the Principal would provide the Principal's project requirements, would always provide a preliminary design and accordingly would complete Annexure Part A Items 10 and 11;
- (c) **design, novate and construct**—the Principal would provide the Principal's project requirements, would always provide a preliminary design, would complete Annexure Part A Items 10 and 11 and would complete Annexure Part A Item 20 stating which subcontract (including consultant's agreement) or selected subcontract is to be novated to the Contractor.

Subclauses 8.6 and 29.2, prefixed by *, are optional, and may be omitted in the Contract, where necessary, without making consequential amendments but such omission should be clearly shown on the face of the document by striking out these subclauses or indicating clearly in clause 1 of Annexure Part E or elsewhere that they are *not to apply*. See paragraph (i) of clause 1 for the effect of stating deletions in Annexure Part E.

Warnings

- (1) **Users of this Australian Standard are warned that clause 15 (Damage to persons and property other than WUC) does not limit the liability of parties for special, indirect or consequential losses.**

This unlimited liability applies notwithstanding any limitations or exclusions permitted under insurance clauses 16A (Insurance of the Works), 16B (Professional indemnity insurance) and 17 (Public liability insurance).

Parties wishing to limit their liability should seek insurance and legal advice before entering a contract under this Standard.

- (2) **Principals should ensure that their specific requirements are fully and completely incorporated in the Principal's project requirements obtaining specialist advice if necessary. Where a Contractor provides a proposed design as part of its tender, the parties should consider whether that design should form part of the preliminary design.**

- (3) **The risk allocation, drafting, interpretation and construction of this Standard are interrelated. Users who alter the Standard do so at their own risk and should obtain specialist advice as to whether it is suitable for a particular project.**
- (4) **Contractors should ensure that they satisfy the requirements of payment for unfixed plant and materials.**
- (5) **Legislation has come into force in some jurisdictions dealing with security of payments. Parties intending to use this Standard should seek expert advice as to their rights and obligations under such legislation.**

DRAFT

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STANDARDS AUSTRALIA

Australian Standard

General conditions of contract for design and construct

1 Interpretation and construction of Contract

1.1 Definitions

In the *Contract*, except where the context otherwise requires:

Item	means an <i>Item</i> in Annexure Part A ;
Access Seeker	has the meaning given to that term in the <i>Extension Project Agreement</i> ;
Access Undertaking	has the meaning given to that term in the <i>Extension Project Agreement</i> ;
adjustment event	has the meaning given in clause 36A ;
advance payment	means the amount stated in Item 7B ;
advance deduction amount	means the amount stated in Item 7C ;
allocation principles	means the principles which detail how any adjustments to the <i>contract sum</i> should be allocated across the different <i>segments</i> , as contained in Annexure Part I ;
baseline program	means the <i>program</i> for performance of the <i>WUC</i> , which at the date of this <i>Contract</i> is the program contained in Annexure Part H , as updated from time to time in accordance with clause 32 ;
baseline site conditions	means the physical conditions on the <i>site</i> and its near surrounds identified in the <i>baseline site report</i> ;
baseline contamination	means <i>contamination</i> on or under the <i>site</i> and its near surrounds (if any) identified in the <i>baseline site report</i> ;
baseline site report	means the report (or reports) contained or referred to in Annexure Part G ;
business day	means any day other than a Saturday, Sunday, Public Holiday in Queensland or 27, 28, 29, 30 and 31 December;
certificate of practical completion	has the meaning in subclause 34.6 ;

compensable cause

means:

- (a) any act, default or omission of the *Principal* or its consultants, agents or other contractors (not being the *Independent Certifier* or a contractor employed by the *Contractor*); or
- (b) those listed in **Item 31**;

confidential informationof a *disclosing party* means:

- (a) the terms of this *Contract*; and
- (b) information disclosed (whether before or after the commencement of this *Contract*) by, or on behalf of, the *disclosing party* to the *recipient* which:
 - (i) is by its nature confidential or commercially sensitive;
 - (ii) is identified by the *disclosing party* as confidential or commercially sensitive;
 - (iii) the *recipient* knows or ought to know is confidential or commercially sensitive; or
 - (iv) relates to the business, operations or financial affairs of the *disclosing party* or a related body corporate of it,
 but does not include information which:
 - (v) is or becomes public knowledge other than by breach of the *Contract* or by a breach of confidentiality by the *recipient* or any third party to whom the *recipient* has disclosed the information;
 - (vi) is in the possession of the *recipient* or a related body corporate of it without restriction in relation to disclosure before the date of receipt; or
 - (vii) has been independently developed or acquired by the *recipient* or a related body corporate of it;

consequential lossmeans, subject to **paragraphs (e), (f) and (g)** below:

- (a) any special, indirect or consequential loss;
- (b) any economic loss in respect of any claim in tort;
- (c) any loss of profits, loss of production, loss of revenue, loss of use, loss of contract, loss of goodwill, loss of opportunity, loss of reputation or wasted overheads whatsoever; and

- (d) any loss arising out of any claim by a third party, but *consequential loss* does not include:
- (e) a loss (including a loss arising out of a claim by a third party) in respect of:
- (i) the cost of repairing, replacing or reinstating any real or personal property of any person (including the *Contractor* or the *Principal*) that has been lost, damaged or destroyed; or
 - (ii) personal injury to or death of any person;
- (f) in respect of any personal injury claim or claim for property damage by a third party, special loss or economic loss as those terms are used in the context of personal injury or property damage claims;
- (g) liquidated damages pursuant to **subclause 34.7**, compensation pursuant to subclause **39.12** or the break fee pursuant to subclause 40.2(d);
- (h) an obligation to rectify *defects* or costs of rectification of *defects*; or
- (i) **[Drafting Note: the definition of consequential loss should also exclude rights arising out of the other SUFA documents as clause 44.2 should not cut across rights under those documents].**

construction plant	means appliances and things used in the carrying out of <i>WUC</i> but not forming part of <i>the Works</i> ;
consultant	means any person engaged by the <i>Contractor</i> to perform consultancy services in connection with <i>WUC</i> ;
contamination	means the presence on, in, over or under land (including surface, subsurface and ground water) of a substance (including odours) or heat, sound, vibration or radiation at a concentration or intensity above the concentration or intensity at which the substance, heat, sound, vibration or radiation is normally or naturally present on, in, over or under that land (including surface, subsurface and ground water) in the same locality, being a presence that presents a risk of harm to human health or any other aspect of the environment;
Contract	means the contract comprising the documents listed in the <i>Formal Instrument of Agreement</i> as together forming the contract;
contract sum	means the lump sum payable by the <i>Principal</i> to the <i>Contractor</i> to complete <i>the Works</i> , as specified in clause 2 the <i>Formal Instrument of Agreement</i> , including <i>provisional sums</i> but excluding any <i>pre-funding payment</i> ;

Contractor	means the person bound to carry out and complete <i>WUC</i> ;
Contractor's design obligations	means all tasks necessary to design and specify <i>the Works</i> required by the <i>Contract</i> , including preparation of the design documents and, if the documents stated in Item 10 as describing the <i>Principal's project requirements</i> include a <i>preliminary design</i> , developing the <i>preliminary design</i> ;
date for practical completion	means the date provided in Item 7 , but if any <i>EOT</i> for <i>practical completion</i> is directed by the <i>Independent Certifier</i> or allowed in any expert determination or litigation, it means the date resulting therefrom;
date of practical completion	means: <ul style="list-style-type: none"> (a) the date evidenced in a <i>certificate of practical completion</i> as the date upon which <i>practical completion</i> was reached; or (b) where another date is determined in any expert determination or litigation as the date upon which <i>practical completion</i> was reached, that other date;
defect	means any: <ul style="list-style-type: none"> (a) defect, shrinkage, movement, error, omission, deficiency or other imperfection in <i>the Works</i> in respect of, or arising from, any cause including design, materials or workmanship; (b) aspect of <i>the Works</i> which is not in accordance with this <i>Contract</i>; or (c) physical damage to the <i>Works</i> resulting from any of the matters referred to in paragraphs (a) and (b) of this definition;
defects rectification period	has the meaning in clause 35 ;
defects register	has the meaning given in subclause 35.2(a) ;
design documents	means the drawings, specifications and other information, samples, models, patterns and the like required by the <i>Contract</i> and created (and including, where the context so requires, those to be created by the <i>Contractor</i>) for the construction of <i>the Works</i> ;
direction	includes agreement, approval, assessment, authorisation, certificate, decision, demand, determination, explanation, instruction, notice, order, permission, rejection, request or requirement;

disclosing party	has the meaning in subclause 8.5(a) ;
discretionary variation	has the meaning in subclause 36.1 ;
dispute	has the meaning in clause 42 ;
EOT (from 'extension of time')	has the meaning in subclause 34.3 ;
excepted risk	has the meaning in subclause 14.3 ;
extension land	has the meaning given to that term in the <i>Extension Project Agreement</i> ;
Extension Infrastructure Head-Lease	has the meaning given to that term in the <i>Extension Project Agreement</i> ;
Extension Project Agreement	has the meaning given to that term in the <i>Subscription and Unit Holders Deed</i> ;
Expansion Process	means the process for determining the scope, price and other matters relevant to <i>the Works</i> undertaken prior to the date of this <i>Contract</i> under and in accordance with the <i>Access Undertaking</i> ;
Financier's Engineer	[NOTE: subject to confirmation that financiers will be appointing a separate engineer]
final certificate	has the meaning in subclause 37.4 ;
final payment	has the meaning in clause 37 ;
final payment claim	means the final payment claim referred to in subclause 37.4 ;
force majeure event	means an accident, fire, explosion, epidemic, civil disturbance, riot, any act of God, act of war, terrorist incident, cyclone, flood, storm or earthquake, but only to the extent they are beyond the reasonable control of the <i>Contractor</i> and not caused by the <i>Contractor</i> or by any <i>subcontractor</i> or any agent or employee of any of them;
Formal Instrument of Agreement	means the formal instrument of agreement forming part of this <i>Contract</i> ;
Independent Certifier	means the person appointed to carry out the <i>Independent Certifier Services</i> on the terms of the <i>Independent Certifier Deed</i> in accordance with clause 20 ;
Independent Certifier Deed	means the document so entitled between the <i>Independent Certifier</i> , the <i>Principal</i> , the <i>Contractor</i> and the <i>QCA</i> , which is in the form (or substantially in the form) of the document

	contained in Annexure Part K ;
Independent Certifier Services	means the services required to be performed by the <i>Independent Certifier</i> under the <i>Independent Certifier Deed</i> and the administration of this <i>Contract</i> and the performance of duties which this <i>Contract</i> requires the <i>Independent Certifier</i> to perform;
insolvency event	means, in respect of either party: <ul style="list-style-type: none"> (i) a liquidator is appointed to the party and is not removed or withdrawn within 60 <i>business days</i>; or (ii) the party is deregistered under the <i>Corporations Act 2001 (Cth)</i>.
Insurance Schedule	means the schedule contained in Annexure Part F ;
intellectual property right	means any patent, registered design, trademark or name, copyright or other protected right;
joint claim	has the meaning given to that term in subclause 34.5B ;
landholder requirements	has the meaning given to that term in the <i>Rail Corridor Agreement</i> ;
latent condition	has the meaning in subclause 25.1 ;
legislative requirement	includes: <ul style="list-style-type: none"> (a) Acts, Ordinances, regulations, by-laws, orders, awards and proclamations of the jurisdiction where <i>WUC</i> or the particular part thereof is being carried out; (b) certificates, licences, consents, permits, approvals and requirements of organisations having jurisdiction in connection with the carrying out of <i>WUC</i>; and (c) fees and charges payable in connection with the foregoing;
payment claim	means a claim for payment made by the <i>Contractor</i> under clause 37 ;
peak exposure date	means the date on which the <i>termination exposure amount</i> is greater than on any other day during the term of this <i>Contract</i> , calculated in reference to the projected termination costs modelling contained in Annexure Part E ;
peak termination exposure	means the amount stated in Item 7D , being the <i>termination exposure amount</i> on the <i>peak exposure date</i> , calculated in reference to the projected termination costs modelling contained in Annexure Part E ;

practical completion

is the later of:

- (a) the *date for practical completion*; and
- (b) that stage in the carrying out and completion of *WUC* when:
 - (i) *the Works* are complete and in accordance with the requirements of this *Contract* (including the *Principal's project requirements*) except for minor *defects*:
 - (A) which do not prevent *the Works* from being reasonably capable of being used for their stated purpose;
 - (B) which the *Independent Certifier* determines the *Contractor* has reasonable grounds for not promptly rectifying; and
 - (C) the rectification of which will not prejudice the convenient use of *the Works*;
 - (ii) *those tests* which are required by the *Contract* to be carried out and passed before *the Works* reach *practical completion* have been carried out and passed;
 - (iii) *documents* and other information required under the *Contract* which, in the *Independent Certifier's* opinion, are essential for the use, operation and maintenance of *the Works* have been supplied; and
 - (iv) the *Contractor* in its *capacity* as “Rail Infrastructure Manager” has certified that *the Works* are ready to enter operational service;

pre-funding payment

means the amount payable by the *Principal* for feasibility and other work undertaken by the *Contractor* in respect of *the Works* prior to the date of this *Contract*, being the amount stated in **Item 7A**;

pre-termination work

has the meaning in **subclause 40B(a)**;

preliminary design

means the documents stated in **Item 11**;

prescribed notice

has the meaning in **subclause 41.1**;

pricing information	means any pricing or cost information in relation to: <ul style="list-style-type: none"> (a) the conduct of <i>WUC</i> other than <i>WUC</i> undertaken by <i>subcontractors</i> or suppliers of the <i>Contractor</i>; and (b) the conduct of <i>WUC</i> undertaken by <i>subcontractors</i> or suppliers of the <i>Contractor</i> if, and to the extent that, such information falls within the scope of a defined set of information which is agreed between the <i>Contractor</i> and the applicable <i>subcontractor</i> or supplier (at the time of entry into the applicable subcontract or supply agreement) as being variation pricing information;
Principal	means the <i>Principal</i> stated in Item 1 ;
Principal's approvals	means the certificates, licences, consents, permits and approvals specified in Item 9A which must be obtained by the <i>Principal</i> ;
Principal's Engineer	means the person appointed by the <i>Principal</i> (and notified to the <i>Contractor</i> and the <i>Independent Certifier</i>) to inspect the progress of the <i>WUC</i> on behalf of the <i>Principal</i> ;
Principal's project requirements	means the <i>Principal's</i> written requirements for <i>the Works</i> described in the documents stated in Item 10 which: <ul style="list-style-type: none"> (a) shall include the stated purpose for which <i>the Works</i> are intended; (b) may include the <i>Principal's</i> design, timing and cost objectives for <i>the Works</i>; and (c) where stated in Item 10, shall include a <i>preliminary design</i>;
program	has the meaning in clause 32 ;
progress certificate	has the meaning in subclause 37.1(d) ;
progress payment	has the meaning in subclause 37.1(h) ;
provisional sum	has the meaning in clause 3 and includes monetary sum, contingency sum and prime cost item;
public liability policy	has the meaning in clause 17 ;
QCA	means the Queensland Competition Authority;
QCA determination	means any binding determination made by the <i>QCA</i> in respect of scope, price and other matters relevant to <i>the Works</i> following a dispute resolution process conducted under and in accordance with the <i>Expansion Process</i> ;

qualifying cause of delay	means: <ul style="list-style-type: none"> (a) any act, default or omission of the <i>Independent Certifier</i>, the <i>Principal</i> or its consultants, agents or other contractors (not being employed by the <i>Contractor</i>) including a delay by the <i>Independent Certifier</i> in certifying the price of a <i>discretionary variation</i> under subclause 36.3(a)(i); (b) an <i>adjustment event</i>; or (c) any event or delay which this <i>Contract</i> provides gives rise to an entitlement for the <i>Contractor</i> to claim an <i>EOT</i>;
Rail Corridor Agreement	has the meaning given to that term in the <i>Extension Project Agreement</i> ;
Rail Infrastructure Manager	has the meaning given to that term in the <i>Transport (Rail Safety) Act 2010</i> (Qld);
recipient	has the meaning in subclause 8.5(a) ;
redundant extension infrastructure	has the meaning given in the [Extension Infrastructure Head-Lease] ;
Regulated Asset Base	has the meaning given in the <i>Access Undertaking</i> ;
required rating	has the meaning in subclause 5.2A(d) ;
segment	has the meaning given in the <i>Subscription and Unit Holders Deed</i> ;
security	has the meaning given to that term in subclause 5.1(a) ;
separable portion	means a portion of <i>the Works</i> identified as such in the Separable Portion Annexure ;
site	means the lands and other places to be made available and any other lands and places made available to the <i>Contractor</i> by the <i>Principal</i> for the purpose of the <i>Contract</i> ;
subcontractor	in clauses 3 and 8.7(d) includes a <i>consultant</i> ;
Subscription and Unit Holders Deed	means the document of that name entered into in respect of the funding of <i>the Works</i> , between the <i>Principal</i> , the <i>Contractor</i> and the preference subscribers specified therein;

substantial breach	means: (a) in respect of the <i>Contractor</i> , the breaches of this <i>Contract</i> listed in subclause 39.2 ; and (b) in respect of the <i>Principal</i> , the breaches of this <i>Contract</i> listed in subclause 39.7 ;
temporary works	means <i>work</i> used in carrying out and completing <i>WUC</i> , but not forming part of <i>the Works</i> ;
termination exposure amount	means the amount which would be payable to the <i>Contractor</i> if the <i>Contract</i> was terminated under subclause 36A.3(b), 33.5 or 40.1 ;
test	has the meaning in subclause 30.1 and includes examine and measure;
unexpected contamination	means any <i>contamination</i> at the <i>site</i> which is not <i>baseline contamination</i> ;
Unit Holder	has the meaning given to that term in the <i>Subscription and Unit Holders Deed</i> ;
WHS Act	means the <i>Work Health and Safety Act 2011</i> (Qld);
the Works	means the whole of the <i>work</i> to be carried out and completed in accordance with the <i>Contract</i> , including work that occurs as a result of <i>discretionary variations</i> or <i>adjustment events</i> provided for by the <i>Contract</i> , which by the <i>Contract</i> is to be handed over to the <i>Principal</i> ;
work	includes the provision of materials;
work site	means each part of the <i>site</i> or place <i>WUC</i> is to be performed and other obligations under the <i>Contract</i> fulfilled;
WUC (from 'work under the Contract')	means the <i>work</i> which the <i>Contractor</i> is or may be required to carry out and complete under the <i>Contract</i> and includes any <i>work</i> that occurs as a result of <i>discretionary variations</i> or <i>adjustment events</i> , remedial <i>work</i> , <i>construction plant</i> and <i>temporary works</i> ,

and like words have a corresponding meaning.

1.2 Interpretation

In the *Contract*.

- (a) references to days mean calendar days and references to a person include an individual, firm or a body, corporate or unincorporate;
- (b) time for doing any act or thing under the *Contract* shall, if it ends on a day that is not a *business day*, be deemed to end on the day next following which is a *business day*;
- (c) clause headings and subclause headings shall not form part of, nor be used in the interpretation of, the *Contract*;

- (d) words in the singular include the plural and words in the plural include the singular, according to the requirements of the context. Words importing a gender include every gender;
- (e) communications between the *Principal*, the *Independent Certifier* and the *Contractor* shall be in the English language;
- (f) measurements of physical quantities shall be in legal units of measurement of the jurisdiction in **Item 8**;
- (g) unless otherwise provided, prices are in the currency in **Item 9(a)** and payments shall be made in that currency at the place in **Item 9(b)**; and
- (h) the law governing the *Contract*, its interpretation and construction, and any agreement to arbitrate, is the law of the jurisdiction in **Item 8**.

1.3 **Contra proferentum**

In the interpretation of this *Contract* no rule of construction applies to the disadvantage of one party on the basis that the party put forward or drafted this *Contract* or any provision in it.

2 Nature of Contract

2.1 **Performance and payment**

The *Contractor* shall carry out and complete *WUC* in accordance with the *Contract* and *directions* authorised by the *Contract*.

The *Principal* shall pay the *Contractor* for work the *contract sum* adjusted by any additions or deductions made pursuant to the *Contract*.

2.2 **Contractor's warranties**

- (a) Subject to **subclause 2.2(b)** and without limiting the generality of **subclause 2.1**, the *Contractor* warrants to the *Principal* that the *Contractor*:
 - (i) at all times shall be suitably qualified and experienced, and shall exercise due skill, care and diligence in the carrying out and completion of *WUC*;
 - (ii) has examined any *preliminary design* included in the *Principal's project requirements* and that such *preliminary design* is suitable, appropriate and adequate for the purpose stated in the *Principal's project requirements*;
 - (iii) shall carry out and complete the *Contractor's design obligations* to accord with the *Principal's project requirements*; and
 - (iv) shall carry out and complete *WUC* in accordance with the *design documents* so that *the Works*, when completed, shall:
 - (A) be fit for their stated purpose; and
 - (B) comply with all the requirements of the *Contract*.
- (b) The *Contractor* provides no warranty to the *Principal* as to whether the railway, as augmented by *the Works*, will fulfil the incremental capacity requirements of the *Principal* or any capacity requirements stated in the *Principal's project requirements*.

2.3 Warranties unaffected

The warranties remain unaffected notwithstanding:

- (a) that design *work* (including the *preliminary design*) has been carried out by or on behalf of the *Principal* and included in the *Principal's project requirements*;
- (b) any receipt or review of, or comment or *direction* on, the *design documents* by the *Independent Certifier*, or
- (c) any *discretionary variation* or *adjustment event*.

3 Provisional sums

A *provisional sum* included in the *Contract* shall not itself be payable by the *Principal* but where pursuant to a *direction* the *work* or item to which the *provisional sum* relates is carried out or supplied by the *Contractor*, the *work* or item shall be priced by the *Independent Certifier*, and the difference shall be added to or deducted from the *contract sum*.

Where any part of such *work* or item is carried out or supplied by a *subcontractor*, the *Independent Certifier* shall allow the amount payable by the *Contractor* to the *subcontractor* for the *work* or item, disregarding:

- (a) any damages payable by the *Contractor* to the *subcontractor* or vice versa; and
- (b) any deduction of cash discount for prompt payment,

plus an amount for profit and attendance calculated by using the percentage thereon stated in **Item 13** or elsewhere in the *Contract*, or, if not so stated, as assessed by the *Independent Certifier*.

4 Separable portions

The interpretations of:

- (a) *date for practical completion*;
- (b) *date of practical completion*;
- (c) *practical completion*;
- (d) *certificate of practical completion*; and
- (e) *defects rectification period*,

and **clauses 5, 14, 17, 34, 35**, and **37.4** will apply separately to each *separable portion* and references therein to *WUC* and *the Works* will mean so much of those things as is comprised in the relevant *separable portion*.

[Drafting Note: the SUHD refers to Segments and each Segment's share of the Contract Sum. The definitions of the Separable Portions in the Annexures will need to be consistent with the Segments in the SUHD.]

5 Security

5.1 Provision

- (a) Within 10 *business days* of the date of this *Contract* the *Principal* shall provide the *Contractor* as *security* for the performance of its obligations under this *Contract* four bonds, each for an amount equal to 25% of the *peak termination exposure* ('*security*').
- (b) *Security* provided in accordance with **subclause 5.1(a)** must satisfy the requirements listed **subclause 5.1A**.

5.1A Requirements of security

Security must:

- (a) be in the form contained in **Annexure Part J** (or such other form as the *Contractor* may approve);
- (b) be in favour of the *Contractor*;
- (c) be unconditional; and
- (d) be at all times provided by an issuer bank that maintains the credit rating stated in **Item 14** (the '*required rating*').

5.2 Recourse

Security shall be subject to recourse by the *Contractor* if the *Contractor* remains unpaid after the time for payment by the *Principal* where at least 5 days have elapsed since the *Contractor* notified the *Principal* of its intention to have recourse.

5.3 Not used

5.4 Reduction and release

Subject to its rights to have recourse to the *security*, the *Contractor* must upon the written request of the *Principal* on or after the *peak exposure date* release the *security* as follows:

- (a) when the value (as assessed by the *Independent Certifier*) of the *termination exposure amount* is 75% of the *peak termination exposure*, release part of the *security* so that the amount of the *security* held by the *Contractor* is equal to 75% of the *peak termination exposure*;
- (b) when the value (as assessed by the *Independent Certifier*) of the *termination exposure amount* is 50% of the *peak termination exposure* release part of the *security* so that the amount of the *security* held by the *Contractor* is equal to 50% of the *peak termination exposure*;
- (c) when the value (as assessed by the *Independent Certifier*) of the *termination exposure amount* is 25% of the *peak termination exposure* release part of the *security* so that the amount of the *security* held by the *Contractor* is equal to 25% of the *peak termination exposure*; and
- (d) when the value (as assessed by the *Independent Certifier*) of the *termination exposure amount* is 0% of the *peak termination exposure* release any remaining *security*.

5.5 Trusts and interest

Any interest earned on the *security* will be retained by the *Contractor*. The *Contractor* shall not hold the *security* or the proceeds of the *security* on trust.

5.6 Not used

5.7 Quantum of Security

The parties acknowledge and expressly agree that this *Contract* is not subject to the condition that may otherwise be implied by section 67K(2) of the *Queensland Building and Construction Commission Act 1991* (Qld). Section 67K(2) implies a condition into building contracts that the total value of security and retention moneys held prior to *Practical Completion* is not to be more than 5% of the contract price, unless the contract expressly provides otherwise.

By initialling this **subclause 5.7** in the space provided below, the parties expressly agree that this *Contract* is not subject to the condition imposed by section 67K(2) and explained above.

Initialed for and on behalf of the Contractor:

Initialed for and on behalf of the Principal:.....

6 Evidence of Contract

The *Formal Instrument of Agreement* is evidence of the *Contract* once it has been executed by the parties.

7 Service of notices

A notice (and other documents) shall be deemed to have been given and received:

- (a) if addressed or delivered to the relevant address in the *Contract* or last communicated in writing to the person giving the notice; and
- (b) on the earliest date of:
 - (i) actual receipt;
 - (ii) confirmation of correct transmission of fax; or
 - (iii) 3 days after posting.

8 Contract documents

8.1 Discrepancies

When construing the documents which together form the *Contract* the following rules of construction apply:

- (a) in the event of any inconsistency between the documents which form the *Contract*, the order of precedence is provided in clause 5 of the *Formal Instrument of Agreement*, and
- (b) figured shall prevail over scaled dimensions in a discrepancy.

Otherwise, if either party discovers any inconsistency, ambiguity or discrepancy in any document in the documents which form the *Contract*, that party shall give the *Independent Certifier* written notice of it. The *Independent Certifier*, thereupon, and upon otherwise becoming aware, shall direct the *Contractor* as to the interpretation and construction to be followed.

If any *direction* under this subclause directs that any discrepancy, ambiguity or discrepancy be resolved other than in accordance with the order of precedence in clause 5 of the *Formal Instrument of Agreement* and this causes the *Contractor* to incur more or less cost than otherwise would have been incurred had the *direction* not been given, the *direction* shall be an *adjustment event* and the *Contractor* will be entitled to claim an adjustment to the *contract sum* in accordance with **clause 36A**.

Otherwise, the *Contractor* shall bear the cost of compliance with a *direction* under this subclause.

8.2 Principal-supplied documents

The *Principal* shall supply to the *Contractor* the documents and number of copies thereof, both stated in **Item 16**.

They shall:

- (a) remain the *Principal's* property and be returned to the *Principal* on written demand; and
- (b) not be used, copied nor reproduced for any purpose other than *WUC*.

8.3 Contractor-supplied documents

The *Contractor* shall supply to the *Independent Certifier* the documents and number of copies at the times or stages stated in **Item 17**.

Other documents and information required by the *Contract*, unless elsewhere stated in the *Contract*, shall be supplied not less than 14 days before the *work* described in the documents is commenced and shall be in a form satisfactory to the *Independent Certifier*.

If the *Contractor* submits a document to the *Independent Certifier*, then except where the *Contract* otherwise provides:

- (a) the *Independent Certifier* shall not be required to check that document for errors, omissions, inconsistencies, ambiguities, discrepancies or compliance with the *Contract*,
- (b) any *Independent Certifier's* acknowledgment or approval shall not prejudice the *Contractor's* obligations; and
- (c) if the *Contract* requires the *Contractor* to obtain the *Independent Certifier's direction* about that document, the *Independent Certifier* shall give, within the time stated in **Item 18**, the appropriate *direction*, including reasons if the document is not suitable.

Copies of documents supplied by the *Contractor* shall be the *Principal's* property but shall not be used nor copied otherwise than for the use, repair, maintenance or alteration of the *Works*.

8.4 Availability

The *Contractor* shall keep available to the *Independent Certifier* and the *Principal*:

- (a) on *site*, one complete set of documents affecting *WUC* and supplied by a party or the *Independent Certifier*; and
- (b) at the place of manufacture or assembly of any significant part of *WUC* off *site*, a set of the documents affecting that part.

8.5 Confidential information

- (a) A party ('*recipient*'):
 - (i) may use *confidential information* of the other party ('*disclosing party*') only for the purposes of the *Contract*; and
 - (ii) must keep confidential all *confidential information* of a *disclosing party* except for disclosures permitted under **subclause 8.5(b)**.
- (b) A *recipient* may disclose *confidential information* of a *disclosing party*:
 - (i) where disclosure is compelled by law;
 - (ii) where the *disclosing party* is seeking to have any *work* pre-approved by the *QCA*, to the *QCA*, or if disclosure is lawfully required by the *QCA*;
 - (iii) to the *Independent Certifier*, *Principal's Engineer* or an independent expert appointed in accordance with this *Contract*;
 - (iv) to those employees and agents of the *recipient* who need to know or use *confidential information* of the *disclosing party* as an incident to entry by the *recipient* into the *Contract* or performance of the *Contract* by the *recipient*;
 - (v) where disclosure is authorised in writing by the *disclosing party*; or
 - (vi) where the information is in the public domain other than through a breach of this **subclause 8.5**.
- (c) This **subclause 8.5** shall survive the termination of the *Contract*.

8.6 Media

Neither party shall disclose any information concerning the project for distribution through any communications media without the other party's prior written approval (which shall not be unreasonably withheld).

8.7 Variation pricing information

- (a) The parties agree that other than in accordance with **subclause 8.7(b)** nothing in the *Contract* requires the *Contractor* to disclose *pricing information* in relation to the *contract sum* to the *Principal*, the *Independent Certifier*, the *Principal's Engineer* nor *Financier's Engineer* and the *Contractor* will not be required to disclose any *pricing information* in relation to the *contract sum* to the *Principal*, the *Independent Certifier*, the *Principal's Engineer* nor *Financier's Engineer*.
- (b) At the written request of the *Principal* the *Contractor* will disclose *pricing information* to the *Principal* if such disclosure is necessary for the *Principal* to assess or agree any

adjustment to the *contract sum* or a *discretionary variation* in accordance with **clause 36**.

- (c) At the written request of the *Independent Certifier* the *Contractor* will disclose *pricing information* to the *Independent Certifier* provided that such disclosure is necessary for the *Independent Certifier* to carry out the *Independent Certifier Services*.
- (d) The parties agree that the *Independent Certifier* may share *pricing information* with the *Principal's Engineer* and *Financier's Engineer* if required by that person to properly carry out its duties, provided that the *Principal* will procure that the *Principal's Engineer* and *Financier's Engineer* will be subject to the same confidentiality obligations as set out in clause **8.5**. To the extent required for *Financier's Engineer* to fulfil its duties, it may disclose such the *pricing information* to the *Access Seekers* and *Unit Holders*, subject to *Principal* procuring that the *Access Seekers* and *Unit Holders* are subject to the confidentiality obligations set out in clause **8.5**.

9 Assignment and subcontracting

9.1 Assignment

Neither party shall, without the other's prior written approval (including terms) assign the *Contract* or any payment or any other right, benefit or interest thereunder other than in accordance with the terms of the Extension Project Agreement.

9.2 Principal granting security

The *Contractor* consents to the *Principal* granting security over its rights under this *Contract* in accordance with the *Principal's* obligations under the [Extension Project Agreement].

[NOTE: clause subject to finalisation of security arrangements under the suite of SUFA documents]

9.3 Not used

9.4 Not used

9.5 Contractor's responsibility

Except where the *Contract* otherwise provides, the *Contractor* shall be liable to the *Principal* for the acts, defaults and omissions of *subcontractors* and employees and agents of *subcontractors* as if they were those of the *Contractor*.

10 Intellectual property rights

10.1 Warranties and indemnities

- (a) The *Principal* warrants that other than any design, materials, documents and methods of working warranted by the *Contractor* under **subclause 10.1(b)**, the *Principal's project requirements* shall not infringe any *intellectual property right*.

- (b) The *Contractor* warrants that any design, materials, documents and methods of working provided by the *Contractor* (including anything comprising the *Contractor's Proposal*), shall not infringe any *intellectual property right*.
- (c) Each party shall indemnify the other against such respective infringements.

10.2 Not used

11 Legislative requirements

11.1 Compliance

The *Contractor* shall satisfy all *legislative requirements* except those in **Item 22(a)** which are to be satisfied by or on behalf of the *Principal*.

The *Contractor*, upon finding that a *legislative requirement* is at variance with the *Contract* or the *Principal's project requirements*, shall as soon as reasonably practicable give the *Independent Certifier* and the *Principal* written notice thereof.

11.2 Changes

If any change in a *legislative requirement*:

- (a) necessitates a change:
 - (i) to the *Principal's project requirements*;
 - (ii) to *the Works*;
 - (iii) to so much of *WUC* as is identified in **Item 22(b)**;
 - (iv) being the provision of services by a municipal, public or other statutory authority in connection with *WUC*; or
 - (v) in a fee or charge or payment of a new fee or charge;
- (b) comes into effect after the date of this *Contract*; and
- (c) causes the *Contractor* to incur more or less cost than otherwise would have been incurred,

that change will be treated as an *adjustment event* and the *Contractor* will be entitled to an adjustment to the *contract sum* in accordance with **clause 36A**.

11.3 Approvals

- (a) The *Principal* must obtain *Principal's Approvals*.
- (b) The *Contractor* shall obtain and maintain, at the *Contractor's* cost and expense, all approvals (other than *Principal's Approvals*) necessary for the lawful design and construction of *the Works* and carrying out the *WUC*.

11.4 Workplace Health and Safety

- (a) For the purpose of this **subclause 11.4** the words "*Principal Contractor*", "*serious bodily injury*", "*work-related illness*" and "*work injury*" have the meanings assigned to them by the *WHS Act*.

- (b) On and from the date of this *Contract*, and from time to time during the term of the *Contract*, for each *work site*:
 - (i) the *Principal* shall appoint the *Contractor* (or a nominee of the *Contractor* identified by the *Contractor*) to be the *Principal Contractor* pursuant to the *WHS Act*; and
 - (ii) the *Contractor* (or its nominee) shall be deemed to have accepted the appointment; and
 - (iii) the *Contractor* (or its nominee) shall in respect of the *work* to be executed under the *Contract* be responsible for the performance of the functions of *Principal Contractor* at the relevant *work site* within the meaning of the *WHS Act* and regulations thereto.
- (c) If any person other than the *Contractor* or its nominee is appointed by the *Principal* as *Principal Contractor* for any *work site*:
 - (i) the *Principal* must consult with the *Contractor* prior to such appointment; and
 - (ii) the *Principal* must procure that the person so appointed carries out its functions as *Principal Contractor* in a manner which is not inconsistent with the *Contractor's* role as *Rail Infrastructure Manager*.
- (d) An appointment of the *Contractor* (or its nominee) as *Principal Contractor* under the *WHS Act* shall continue during the currency of this *Contract* until the *date of practical completion* unless sooner suspended or revoked by the *Principal* giving notice in writing to the *Contractor* of its suspension or revocation, or by the *Principal* terminating this *Contract* pursuant to any provision of this *Contract* or according to law.
- (e) The *Contractor* shall notify the *Independent Certifier* and the *Principal* of every *work-related illness, work injury* or *serious bodily injury* which occurs on the *site* as soon as possible after such occurrence.

11.5 Rail safety

The *Principal* acknowledges and agrees:

- (a) the *Contractor* is the *Rail Infrastructure Manager* in respect of the railway, including the *Works*; and
- (b) it will (and ensure its employees, agents and other contractor's will) in respect of the performance of the *WUC* and the safe operation of the *site* comply with all directions on safety matters given by the *Contractor* to ensure compliance with its obligations as *Rail Infrastructure Manager*.

12 Protection of people and property

Insofar as compliance with the *Contract* permits, the *Contractor* shall:

- (a) take measures necessary to protect people and property;
- (b) avoid unnecessary interference with the passage of people and vehicles; and
- (c) prevent nuisance and unreasonable noise and disturbance.

If the *Contractor* damages property, the *Contractor* shall as soon as reasonably practicable rectify the damage and pay any compensation which the law requires the *Contractor* to pay.

13 Not used

14 Care of the work and reinstatement of damage

14.1 Care of WUC

Except as provided in **subclause 14.3**, the *Contractor* shall be responsible for care of:

- (a) the whole of *WUC* from and including the date of commencement of *WUC* to 4.00 pm on the *date of practical completion*, at which time responsibility for the care of *the Works* (except to the extent provided in **paragraph (b)**) shall pass to the *Principal*; and
- (b) outstanding *work* and items to be removed from the *site* by the *Contractor* after 4.00 pm on the *date of practical completion* until completion of outstanding *work* or compliance with **clauses 29, 30** and **35**.

Without limiting the generality of **paragraph (a)**, the *Contractor* shall be responsible for the care of unfixed items accounted for in a *progress certificate* and the care and preservation of things entrusted to the *Contractor* by the *Principal* or brought onto the *site* by *subcontractors* for carrying out *WUC*.

14.2 Reinstatement

If loss or damage, other than that caused by an *excepted risk*, occurs to *WUC* during the period of the *Contractor's* care, the *Contractor* shall at its cost, rectify such loss or damage.

In the event of loss or damage being caused by any of the *excepted risks* (whether or not in combination with other risks), the *Contractor* shall to the extent directed by the *Principal*, rectify the loss or damage and any such *work* will be an *adjustment event* and will entitle the *Contractor* to an adjustment to the *contract sum* in accordance with **clause 36A**. If loss or damage is caused by a combination of *excepted risks* and other risks, the *Independent Certifier* in pricing the adjustment to the *contract sum* shall assess the proportional responsibility of the parties.

14.3 Excepted risks

The *excepted risks* causing loss or damage, for which the *Principal* is liable, are:

- (a) any negligent act or omission of the *Principal* or its consultants, agents, employees or other contractors (not being employed by the *Contractor*);
- (b) any risk specifically excepted elsewhere in the *Contract*;
- (c) terrorism, war, invasion, acts of foreign enemies, hostilities (whether war be declared or not), civil war, rebellion, revolution, insurrection or military or usurped power, martial law or confiscation by order of any Government or public authority;
- (d) ionising radiations or contamination by radioactivity from any nuclear fuel or from any nuclear waste from the combustion of nuclear fuel not caused by the *Contractor* or its *subcontractors* or either's employees or agents;

- (e) use or occupation of any part of *WUC* by the *Principal* or its consultants, agents or other contractors (not being employed by the *Contractor*); and
- (f) defects in such part of the design of *WUC*, including the *preliminary design* provided by the *Principal*, as is not warranted under **clause 2**.

[NOTE: list of Excepted Risks to be confirmed by Aurizon following consultation with its insurance advisors]

15 Damage to persons and property other than *WUC*

15.1 Indemnity by Contractor

Insofar as this **subclause 15.1** applies to property, it applies to property other than *WUC*.

The *Contractor* shall indemnify the *Principal* against:

- (a) loss of or damage to the *Principal's* property; and
- (b) claims in respect of personal injury or death or loss of, or damage to, any other property,

arising out of or as a consequence of the carrying out of *WUC*, but the indemnity shall be reduced proportionally to the extent that the act or omission of the *Principal* or its consultants, agents or other contractors (not being employed by the *Contractor*) may have contributed to the injury, death, loss or damage.

This **subclause 15.1** shall not apply to:

- (a) the extent that the *Contractor's* liability is limited by another provision of the *Contract*;
- (b) exclude any other right of the *Principal* to be indemnified by the *Contractor*;
- (c) things for the care of which the *Contractor* is responsible under **subclause 14.1**; and
- (d) claims in respect of the *Principal's* right to have *WUC* carried out under an approval or permit obtained or to be obtained by the *Principal*.

15.2 Indemnity by Principal

The *Principal* shall indemnify the *Contractor* in respect of claims referred to in **subclause 15.1(d)**.

16A Insurance of the Works

Before commencing *WUC*, the *Contractor* shall insure all the things referred to in **subclause 14.1** against loss or damage resulting from any cause until the *Contractor* ceases to be responsible for their care.

Without limiting the generality of the obligation to insure, such insurance shall cover the *Contractor's* liability under **subclause 14.2** and things in storage off *site* and in transit to the *site* but may exclude:

- (a) the cost of making good fair wear and tear or gradual deterioration, but shall not exclude the loss or damage resulting therefrom;

- (b) the cost of making good faulty design, workmanship and materials, but shall not exclude the loss or damage resulting therefrom;
- (c) *consequential loss* of any kind, but shall not exclude loss of or damage to *the Works*;
- (d) damages for delay in completing or for the failure to complete *the Works*;
- (e) loss or damage resulting from ionising radiations or contamination by radioactivity from any nuclear fuel or from any nuclear waste from the combustion of nuclear fuel resulting from any cause; and
- (f) loss or damage resulting from the *excepted risks* referred to in **subclause 14.3**.

The insurance cover shall be for the amount specified in **Item 23**.

Insurance shall be in the joint names of the parties, shall cover the parties, *consultants* and *subcontractors* whenever engaged in *WUC* for their respective rights, interests and liabilities and, except where the *Contract* otherwise provides, shall be with an insurer and in terms both approved in writing by the *Principal* (which approvals shall not be unreasonably withheld). The parties agree that the insurance arrangements described in the *Insurance Schedule* are approved by the *Principal*.

The insurance shall be maintained until the *Contractor* ceases to be responsible under **subclause 14.1** for the care of anything.

16B Professional indemnity insurance

Before commencing *WUC*, the *Contractor* shall effect and maintain professional indemnity insurance with levels of cover not less than stated in **Item 24(a)**.

The insurance shall be maintained until the *final certificate* is issued and thereafter for the period as stated in **Item 24(b)**.

The *Contractor* shall ensure that every *consultant*, if within a category stated in **Item 24(c)**, shall effect and maintain professional indemnity insurance with levels of cover not less than stated in **Item 24(c)** applicable to that category.

Each such *consultant's* professional indemnity insurance shall be maintained until the *final certificate* is issued and thereafter for the period as stated in **Item 24(d)**.

17 Public liability insurance

Before commencing *WUC*, the *Contractor* shall effect and maintain for the duration of the *Contract*, a *public liability policy*.

The policy shall:

- (a) be in the joint names of the parties;
- (b) cover the:
 - (i) respective rights and interests; and
 - (ii) liabilities to third parties,

of the parties, the *Independent Certifier*, *consultants* and *subcontractors* from time to time, whenever engaged in *WUC*;

- (c) cover the parties' respective liability to each other for loss or damage to property (other than property required to be insured by **clause 16A**) and the death of or injury to any person (other than liability which the law requires to be covered under a workers compensation insurance policy);
- (d) be endorsed to cover the use of any *construction plant* not covered under a comprehensive or third party motor vehicle insurance policy;
- (e) provide insurance cover for an amount in respect of any one occurrence of not less than the sum in **Item 25**; and
- (f) be with an insurer and otherwise in terms both approved in writing by the *Principal* (which approvals shall not be unreasonably withheld). The parties agree that the insurance arrangements described in the *Insurance Schedule* are approved by the *Principal*.

18 Insurance of employees

Before commencing *WUC*, the *Contractor* shall insure against statutory and common law liability for death of or injury to persons employed by the *Contractor*. The insurance cover shall be maintained until completion of all *WUC*.

Where permitted by law, the insurance policy or policies shall be extended to provide indemnity for the *Principal's* statutory liability to the *Contractor's* employees.

The *Contractor* shall ensure that all *consultants* and *subcontractors* have similarly insured their employees.

19 Inspection and provisions of insurance policies

19.1 Proof of insurance

Before the *Contractor* commences *WUC* and whenever reasonably requested by the *Principal*, the *Contractor* shall provide to the *Principal* certificates of currency in respect of insurance required to be effected and maintained by the *Contractor* under this *Contract*.

Insurance shall not limit liabilities or obligations under other provisions of the *Contract*.

19.2 Not used

19.3 Notices from or to insurer

The *Contractor* shall ensure that each insurance policy contains provisions which:

- (a) requires the insurer to inform both parties, whenever the insurer gives a party or a *consultant* or a *subcontractor* a notice in connection with the policy;
- (b) provides that a notice of claim given to the insurer by either party, the *Independent Certifier*, a *consultant* or a *subcontractor* shall be accepted by the insurer as a notice of claim given by both parties, the *Independent Certifier*, the *consultant* and the *subcontractor*; and

- (c) requires the insurer, whenever the *Contractor* fails to maintain the policy, promptly to give written notice thereof to both parties and prior to cancellation of the policy.

19.4 Notices of potential claims

The *Contractor* shall, as soon as practicable, inform the *Principal* in writing of any occurrence that may give rise to a claim under an insurance policy required by **clause 16A or 17** and shall keep the *Principal* informed of subsequent developments concerning the claim. The *Contractor* shall ensure that *consultants* and *subcontractors* in respect of their operations similarly inform the parties.

19.5 Settlement of claims

Upon settlement of a claim under the insurance required by **clause 16A**:

- (a) to the extent that reinstatement has been the subject of a payment or allowance by the *Principal* to the *Contractor*, if the *Contractor* has not completed such reinstatement, insurance moneys received shall, if requested by either party, be paid into an agreed bank account in the joint names of the parties. As the *Contractor* reinstates the loss or damage, the *Independent Certifier* shall certify against the joint account for the cost of reinstatement; and
- (b) to the extent that reinstatement has not been the subject of a payment or allowance by the *Principal* to the *Contractor*, the *Contractor* shall be entitled immediately to receive from insurance moneys received, the amount of such moneys so paid in relation to any loss suffered by the *Contractor*.

19.6 Cross liability

Any insurance required to be effected in joint names in accordance with the *Contract* shall include a cross liability clause in which the insurer agrees to waive all rights of subrogation or action against any of the persons constituting the insured and for the purpose of which the insurer accepts the term 'insured' as applying to each of the persons constituting the insured as if a separate policy of insurance had been issued to each of them (subject always to the overall sum insured not being increased thereby).

20 Independent Certifier

- (a) Unless appointed prior to the date of this *Contract*, the *Independent Certifier* will, as soon as possible after the date of this *Contract*, be appointed (jointly) by the parties and the *QCA* under the *Independent Certifier Deed* to carry out the *Independent Certifier Services*.
- (b) The *Contractor* and the *Principal* agree that the form of *Independent Certifier Deed* at **Annexure Part K** is agreed as between the *Contractor* and the *Principal* and that the *Contractor* and the *Principal* must act reasonably in consenting or refusing consent to any proposed changes to the form of *Independent Certifier Deed* at **Annexure Part K** sought by a party, the *QCA* or the proposed *Independent Certifier*.
- (c) The *Principal* and the *Contractor* acknowledge and agree that the *Independent Certifier* must act fairly, reasonably, honestly, independently and in accordance with the timeframes and requirements set out in this *Contract* in carrying out the functions

required of the *Independent Certifier* under this *Contract*, including the terms and scope of services set out in the *Independent Certifier Deed*.

- (d) The costs of the *Independent Certifier* will be borne by the *Principal*. For the avoidance of doubt, such costs have not been allowed for in the *contract sum*.
- (e) If the *Independent Certifier Deed* is terminated for any reason, the *Independent Certifier* retires, resigns or goes on extended leave or the *Independent Certifier* is unable to continue in that role for any reason, the *Principal* and the *Contractor* will appoint another person on substantially the same terms as the terms of the *Independent Certifier Deed* and the *Principal* and the *Contractor* will enter into an *Independent Certifier Deed* with that replacement or new *Independent Certifier*.
- (f) If the replacement *Independent Certifier* has not been appointed within 20 *business days* of the date on which a replacement is proposed by a party, the parties will accept the appointment of the person nominated by the QCA and that person will be appointed *Independent Certifier* in accordance with this **clause 20**.

21 Not used

22 Representatives

- (a) Each of the *Principal* and the *Contractor*:
 - (i) will ensure a person is appointed as its representative under this *Contract*;
 - (ii) may (subject to **subclause 22(a)(iii)** and **subclause 22(d)**) at any time replace any person appointed as its representative, in which event that party will appoint another person as its representative; and
 - (iii) must give 5 *business days* prior written notice of a replacement under **subclause 22(a)(ii)** to the other party and the *Independent Certifier*.
- (b) Each of the *Principal* and the *Contractor* appoint the persons named in **Item 25A** as their representatives at the date of this *Contract*.
- (c) A representative appointed by a party under this **clause 22**:
 - (i) will be authorised to act on behalf of that party in enforcing its rights and discharging its obligations under this *Contract*; and
 - (ii) matters within that representative's knowledge shall be deemed to be within the knowledge of the party which appointed it.
- (d) If a party makes a reasonable objection to the appointment of the representative of the other party, the *Principal* or *Contractor* (as applicable) shall terminate the appointment and appoint another representative.

23 Not used

24 Site

24.1 Access and possession

Subject to **subclause 36A.3**, the *Contractor* has and agrees to maintain sufficient possession of the *site* to enable the *Contractor* to carry out and complete the *WUC* on the *site*.

24.2 Access for Principal and others

The *Principal* and the *Principal's* employees, consultants and agents (including the *Principal's Engineer*) may at any time after reasonable written notice to the *Contractor* have access to any part of the *site* for the purpose of inspecting the progress of the *WUC* in accordance with the *landholder requirements* under the *Rail Corridor Agreement*.

The *Contractor* shall at all reasonable times give the *Independent Certifier* access to *WUC*.

The *Principal* shall ensure that none of the persons referred to in this **subclause 24.2** impedes the *Contractor*.

24.3 Minerals, fossils and relics

Valuable minerals, fossils, articles or objects of antiquity or of anthropological or archaeological interest, treasure trove, coins and articles of value found on the *site* shall as between the parties be and remain the property of the *Principal*. Immediately upon the discovery of these things the *Contractor* shall:

- (a) take precautions to prevent their loss, removal or damage; and
- (b) give the *Independent Certifier* written notice of the discovery.

Encountering such objects shall be an *adjustment event* and any costs so incurred by the *Contractor* under this **subclause 24.3** shall entitle the *Contractor* to an adjustment to the *contract sum* in accordance with **clause 36A**.

25 Latent conditions

25.1 Scope

Latent conditions are physical conditions on the *site* and its near surrounds, including artificial things but excluding weather conditions, which differ materially from the *baseline site conditions*.

25.2 Notification

The *Contractor*, upon becoming aware of a *latent condition* while carrying out *WUC*, shall promptly, and where possible before the *latent condition* is disturbed, give the *Independent Certifier* written notice of the general nature thereof.

If required by the *Independent Certifier* promptly after receiving that notice, the *Contractor* shall, as soon as practicable, give the *Independent Certifier* a written statement of:

- (a) the *latent condition* encountered and the respects in which it differs materially from the *baseline site conditions*;
- (b) the additional *work*, resources, time and cost which the *Contractor* estimates to be necessary to deal with the *latent condition*; and
- (c) other details reasonably required by the *Independent Certifier*.

The parties agree that if the *Contractor* provides a notice under **subclause 36A.2** in respect of a *latent condition* it will be taken to have satisfied the requirement to make a written statement under this **subclause 25.2**.

25.3 Adjustment Event

Encountering a *latent condition* shall be an *adjustment event* and shall entitle the *Contractor* to an adjustment to the *contract sum* in accordance with **clause 36A**.

25.4 Baseline conditions

The *Contractor* confirms that all work necessary to overcome all *baseline site conditions* so that *the Works* are completed in accordance with the *Contract* has been allowed for in the *contract sum*.

25A Contamination

- (a) The *Contractor* shall:
 - (i) not undertake any activity that causes, or might cause, *contamination* unless it is impossible to prevent the *contamination* and such *contamination* is an inevitable consequence of performing the *WUC*, in which case the *Contractor* must comply with all *legislative requirements* and the requirements of the *Contract* in relation to the *contamination* and take all reasonable steps to minimise the *contamination*; and
 - (ii) comply, and ensure its employees, *subcontractors* and suppliers comply, with all *legislative requirements* in relation to *contamination*.
- (b) Should any *contamination* on, under or emanating from the *site*:
 - (i) be disturbed or exacerbated by the carrying out of the *WUC*; or
 - (ii) otherwise arise out of or in connection with the course of the *WUC*,
 the *Contractor* shall:
 - (iii) give the *Independent Certifier* written notice providing details of the nature of the *contamination*;
 - (iv) dispose of, or otherwise deal with, such *contamination* in accordance with any *legislative requirements*; and
 - (v) remediate the *site* and any other affected areas in accordance with any applicable *legislative requirements*.

- (c) The *Contractor* confirms all work necessary to overcome and remove or remediate *baseline contamination*, as required by this **subclause 25A**, has been allowed for in the *contract sum*.
- (d) The parties agree that:
 - (i) the *Principal* takes the risk of any *contamination* which is *unexpected contamination*, other than *unexpected contamination* which is caused by the negligence or breach of this *Contract* by the *Contractor*; and
 - (ii) removing or remediating *unexpected contamination* (or otherwise incurring increased costs as a result of encountering *unexpected contamination*), other than *unexpected contamination* which is caused by the negligence or breach of this *Contract* by the *Contractor*, will be an *adjustment event* and the *Contractor* will be entitled to claim an adjustment to the *contract sum* in accordance with **clause 36A**.

26 Not used

27 Cleaning up

The *Contractor* shall keep the *site* and *WUC* clean and tidy and regularly remove rubbish and surplus material.

Within 14 days after the *date of practical completion*, the *Contractor* shall remove *temporary works* and *construction plant*. The *Principal* may extend the time to enable the *Contractor* to perform remaining obligations.

If the *Contractor* fails to comply with the preceding obligations in this clause, the *Principal* may direct the *Contractor* to rectify the non-compliance and the time for rectification.

28 Materials, labour and construction plant

Except where the *Contract* otherwise provides, the *Contractor* shall supply everything necessary for the proper performance of the *Contractor's* obligations and discharge of the *Contractor's* liabilities.

In respect of any materials, machinery or equipment to be supplied by the *Contractor* in connection with the *Contract*, the *Independent Certifier* may direct the *Contractor* to:

- (a) supply particulars of the mode and place of manufacture, the source of supply, the performance capacities and other related information; and
- (b) arrange reasonable inspection at such place or sources by the *Independent Certifier*, the *Principal* and persons authorised by the *Principal*.

29 Quality

29.1 Quality of material and work

Unless otherwise provided, the *Contractor* shall use suitable new materials and proper and tradesmanlike workmanship.

29.2 Quality assurance

If the *Contract* elsewhere requires further quality assurance, the *Contractor* shall:

- (a) plan, establish and maintain a conforming quality system; and
- (b) ensure that the *Independent Certifier* has access to the quality system of the *Contractor*, *consultants* and *subcontractors* so as to enable monitoring and quality auditing.

Any such quality system shall be used only as an aid to achieving compliance with the *Contract* and to document such compliance. Such system shall not discharge the *Contractor's* other obligations under the *Contract*.

29.3 Defective work

If the *Independent Certifier* becomes aware of *work* done (including material provided) by the *Contractor* which does not comply with the *Contract*, the *Independent Certifier* shall as soon as practicable give the *Contractor* written details thereof. If the subject *work* has not been rectified, the *Independent Certifier* may direct the *Contractor* to do any one or more of the following at the *Contractor's* cost (including times for commencement and completion):

- (a) remove the material from the *site*;
- (b) demolish the *work*;
- (c) redesign, reconstruct, replace or correct the *work*; and
- (d) not deliver it to the *site*.

29.4 Acceptance of defective work

Instead of a *direction* pursuant to **subclause 29.3**, the *Principal* may direct the *Contractor* that the *Principal* elects to accept the subject *work*, and such direction will be an *adjustment event* and the *Independent Certifier* may adjust the *contract sum* accordingly.

29.5 Timing

The *Independent Certifier* or the *Principal*, as applicable, may give a *direction* pursuant to this clause at any time before the expiry of the last *defects rectification period*.

30 Examination and testing

30.1 Tests

At any time before the expiry of the last *defects rectification period*, the *Independent Certifier* or the *Principal* may (acting reasonably) direct that any *WUC* be tested. The *Contractor* shall give such assistance and samples and make accessible such parts of *WUC* as may be directed by the *Independent Certifier* or the *Principal*, as applicable.

30.2 Covering up

The *Independent Certifier* may direct that any part of *WUC* shall not be covered up or made inaccessible without the *Independent Certifier's* prior written *direction*.

30.3 Who conducts

Tests shall be conducted as provided elsewhere in the *Contract* or by the *Independent Certifier* or a person (which may include the *Contractor*) nominated by the *Independent Certifier*.

30.4 Notice

The *Independent Certifier* or the *Contractor* (whichever is to conduct the *test*) shall give reasonable written notice to the other of the date, time and place of the *test*. If the other does not attend, the *test* may nevertheless proceed.

30.5 Delay

Without prejudice to any other right, if the *Contractor* or the *Independent Certifier* delays in conducting a *test*, the other, after giving reasonable written notice of intention to do so, may conduct the *test*.

30.6 Completion and results

On completion of the *tests*, the *Contractor* shall make good *WUC* so that it fully complies with the *Contract*.

Results of *tests* shall be promptly made available by each party to the other and to the *Independent Certifier*.

30.7 Costs

Costs in connection with testing pursuant to this clause shall be borne by the *Principal* except where the *Contract* otherwise provides or the *test* is consequent upon, or reveals a failure of the *Contractor* to comply with the *Contract* (including this clause).

31 Working hours

If the working hours and working days on the *site* are not stated elsewhere in the *Contract*, they shall be as notified by the *Contractor* to the *Independent Certifier* before commencement of *work* on *site*.

32 Programming

The *Contractor* has prepared the *baseline program* and the *baseline program* is the program for the *WUC* at the date of this *Contract*.

The *Contractor* will update the *baseline program* to take into account any *EOTs* approved by the *Independent Certifier* in accordance with this *Contract*.

The *Independent Certifier* may have regard to the *baseline program* when assessing claims for *EOTs* under the *Contract*.

33 Suspension

33.1 Independent Certifier's suspension

The *Independent Certifier* may direct the *Contractor* to suspend the carrying out of the whole or any part of *WUC* for such time as the *Independent Certifier* thinks fit, if the *Independent Certifier* is of the opinion that it is necessary:

- (a) as a result of a material breach of this *Contract* by the *Contractor* (or a *consultant*, a *subcontractor* or the employees or agents of any of the *Contractor*); or
- (b) to comply with a court order.

33.1A Principal's suspension

Without limiting **subclause 33.1**, where the *Principal* has a right under and in accordance with **clause 7.5(a)(iii)** of the *Subscription and Unit Holders Deed* to suspend the *Contractor's* performance of this *Contract*, the *Principal* may direct the *Contractor* to suspend the carrying out of the whole or any part of the *WUC*.

33.2 Contractor's suspension

Without prejudice to its rights under **subclause 39.9**, the *Contractor* may suspend the carrying out of the whole or any part of the *WUC* if:

- (a) the *Principal* fails to make any payment to the *Contractor* which is due under the *Contract*; or
- (b) the *Principal* fails to provide *security* required to be provided by it in accordance with this *Contract*,

provided that the *Contractor* has given 10 *business days* prior notice to the *Principal* and the *Independent Certifier* that it intends to suspend its performance in accordance with this **subclause 33.2**, and the *Principal* has failed to remedy the relevant breach of this *Contract* in that period.

33.3 Recommencement

- (a) Where the *WUC* has been suspended in accordance with **subclause 33.1**, as soon as the *Independent Certifier* becomes aware that the reason for any suspension no longer exists, the *Independent Certifier* shall direct the *Contractor* to recommence suspended *WUC* as soon as reasonably practicable.
- (b) Subject to **subclause 33.5**, where the *WUC* has been suspended in accordance with **subclause 33.1A**, the *Principal* may direct the *Contractor* to recommence the *WUC* at any time on giving reasonable notice to the *Contractor* and *Independent Certifier*.
- (c) Where the *WUC* has been suspended in accordance with **subclause 33.2**, the *Contractor* will recommence *WUC* suspended when the *Principal* has remedied the breach which gave rise to the *Contractor's* rights to suspend under **subclause 33.2**.

33.4 Cost

The *Principal* shall bear the cost of suspension pursuant to **subclause 33.1(b)** (save where the relevant court order is the result of an act, omission, breach or default by the *Contractor*), **subclause 33.1A**, **subclause 33.2** or **subclause 36A.3(a)(i)** and the *Contractor* will be entitled to claim:

- (a) an *EOT* in accordance with **subclause 34.5** ; and
- (b) an *adjustment event* in accordance with **clause 36A**,
as a result of such suspension.

33.5 Termination by Contractor

- (a) If the *Principal* has suspended performance of whole or part of the *WUC* under **subclause 33.1A**, and the suspension continues for a period of 180 *business days*, the *Contractor* may elect, by written notice to the *Principal*, to terminate this *Contract* on the date specified in such notice, subject to the provisions of **clause 40B**.
- (b) Where the *Contractor* terminates this *Contract* under this **subclause 33.5**, it will be entitled to compensation from the *Principal* in accordance with **subclause 40.2**.

34 Time and progress

34.1 Progress

The *Contractor* shall ensure that *WUC* reaches *practical completion* by the *date for practical completion*.

34.2 Notice of delay

A party becoming aware of anything which will probably cause delay to *WUC* shall promptly give the *Independent Certifier* and the other party written notice of that cause and the estimated delay.

34.3 Claim

The *Contractor* shall be entitled to such extension of time for carrying out *WUC* (including reaching *practical completion*) as the *Independent Certifier* assesses ('*EOT*'), if:

- (a) the *Contractor* is or will be delayed in reaching *practical completion* by a *qualifying cause of delay*, and
- (b) the *Contractor* gives the *Independent Certifier*, within 28 days of when the *Contractor* should reasonably have become aware of that causation occurring, a written claim for an *EOT* evidencing the facts of causation and of the delay to *WUC* (including extent).

If further delay results from a *qualifying cause of delay* evidenced in a claim under **paragraph (b)** of this **subclause**, the *Contractor* shall claim an *EOT* for such delay by as soon as reasonably practicable giving the *Independent Certifier* a written claim evidencing the facts of that delay.

34.4 Assessment

When both non-qualifying and *qualifying causes of delay* overlap, the *Independent Certifier* shall apportion the resulting delay to *WUC* according to the respective causes' contribution.

In assessing each *EOT* the *Independent Certifier* shall disregard questions of whether:

- (a) *WUC* can nevertheless reach *practical completion* without an *EOT*; or
- (b) the *Contractor* can accelerate,

but shall have regard to what prevention and mitigation of the delay has not been effected by the *Contractor*.

34.5 Extension of time

Within 28 days after receiving the *Contractor's* claim for an *EOT*, the *Independent Certifier* shall give to the *Contractor* and the *Principal* a written *direction* evidencing the *EOT* so assessed. If the *Independent Certifier* does not do so, there shall be a deemed assessment and *direction* for an *EOT* as claimed.

Notwithstanding that the *Contractor* is not entitled to or has not claimed an *EOT*, the *Principal* may at any time and from time to time before issuing the *final certificate* direct an *EOT*.

34.5A Determination of disputes

If either party is not satisfied with the *Independent Certifier's* written *direction* under **subclause 34.5** it may refer the matter for resolution under **subclause 42.3**.

34.5B Joint claims and assessment

- (a) Any claim for an *EOT* made by the *Contractor* under **subclause 34.3** may, at the *Contractor's* election, be made jointly with a claim for an adjustment to the *contract sum* under **clause 36A**, (a '*joint claim*') provided that each claim relates to the same subject matter.
- (b) Where the *Contractor* makes a *joint claim* the *Independent Certifier* will assess each claim comprising the *joint claim* together and any determination made by the *Independent Certifier* concerning a *joint claim* must determine the matters arising in respect of all other claims comprising that *joint claim*.
- (c) The parties agree that:
 - (i) any *dispute* between the parties which concerns a claim under a *joint claim* will, at the election of either party, include any matters in dispute in respect of the other claims comprising the *joint claim*; and
 - (ii) if a party makes an election under **subclause 34.5B(c)(i)**, matters in dispute in respect of each claim comprising a *joint claim* will be treated as a single *dispute* for the purposes of **clause 42**.

34.6 Practical completion

The *Contractor* shall give the *Independent Certifier* at least 14 days written notice of the date upon which the *Contractor* anticipates that *practical completion* will be reached.

When the *Contractor* is of the opinion that *practical completion* has been reached, the *Contractor* shall in writing request the *Independent Certifier* to issue a *certificate of practical completion*. Within 14 days after receiving the request, the *Independent Certifier* shall give the *Contractor* and the *Principal* either a *certificate of practical completion* evidencing the *date of practical completion* or written reasons for not doing so.

If the *Independent Certifier* is of the opinion that *practical completion* has been reached, the *Independent Certifier* may issue a *certificate of practical completion* even though no request has been made.

34.7 Liquidated damages

- (a) If *WUC* does not reach *practical completion* by the *date for practical completion*, the *Independent Certifier* shall certify, as due and payable to the *Principal*, liquidated damages in **Item 29(a)** for every day after the *date for practical completion* to and including the earliest of the *date of practical completion* or termination of the *Contract*.
- (b) For the avoidance of doubt, liquidated damages for delay (at the rate identified in **Item 29(a)**) will accrue and be payable separately and cumulatively for each *separable portion*.
- (c) If an *EOT* is directed after the *Contractor* has paid or the *Principal* has set off liquidated damages, the *Principal* shall forthwith repay to the *Contractor* such of those liquidated damages as represent the days the subject of the *EOT*.
- (d) The *Contractor's* maximum aggregate liability to the *Principal* for liquidated damages payable under this **subclause 34.7** is limited to the amount stated in **Item 29(b)**.
- (e) The amount of liquidated damages payable under this **subclause 34.7** shall be the *Principal's* sole remedy for *the Works* not reaching *practical completion* by the *date for practical completion*.

34.8 Not used

34.9 Delay damages

For every day the subject of an *EOT* for a *compensable cause* and for which the *Contractor* gives the *Independent Certifier* a claim for delay damages pursuant to **subclause 41.1**, damages certified by the *Independent Certifier* under **subclause 41.3** shall be due and payable to the *Contractor*.

35 Defects liability

35.1 Defect rectification

The *defects rectification period* stated in **Item 32** shall commence on the *date of practical completion* at 4.00 pm.

The *Contractor* shall carry out rectification at times and in a manner causing as little inconvenience to the occupants or users of *the Works* as is reasonably possible.

As soon as possible after the *date of practical completion*, the *Contractor* shall rectify all *defects* existing at the *date of practical completion*.

During the *defects rectification period*, the *Independent Certifier* may give the *Contractor* a *direction* to rectify a *defect* which:

- (a) shall identify the *defect* and the date for completion of its rectification; and
- (b) may state a date for commencement of the rectification and whether there shall be a separate *defects rectification period* therefor (not exceeding that in **Item 32**, commencing at 4.00 pm on the date the rectification is completed and governed by this clause).

The *Contractor* shall also rectify all *defects* which are (or ought to have been if the *Contractor* was aware of it) identified in the *defects register* as soon as possible after becoming aware of the *defect*.

35.2 Defects register

- (a) The *Contractor* must prepare and maintain a written register ('*defects register*') which records:
- (i) each defect which the *Contractor* becomes aware prior to expiry of the *defects rectification period* (including as a result of a notification from the *Principal* or *Independent Certifier* that a *defect* exists); and
 - (ii) for each *defect* referred to in **subclause 35.2(a)(i)**:
 - (A) the date on which the *Contractor* became aware of the *defect*;
 - (B) reasonable details of all steps taken by the *Contractor* to procure the rectification of the *defect* in accordance with the *Contractor's* obligation under **subclause 35.1**; and
 - (C) if applicable, the date on which the *defect* was rectified.
- (b) Within 15 *business days* after the end of:
- (A) each month during the *defects rectification period*; and
 - (B) the *defects rectification period*,

the *Contractor* must give to the *Principal* and the *Independent Certifier* a copy of the *defects register* (current as at the end of the relevant month or at the end of the *defects rectification period*, as applicable).

36 Discretionary Variations

36.1 Proposing discretionary variations

- (a) The *Contractor* shall not vary *WUC* other than as directed under this **clause 36** or in accordance with **clause 36A**.
- (b) At any time prior to the *date of practical completion* a party may by notice to the other party and the *Independent Certifier* propose to vary *WUC* by any one or more of the following:
- (i) increase, decrease or omit any part;
 - (ii) change the character or quality;
 - (iii) change the levels, lines, positions or dimensions;
 - (iv) carry out additional *work*; or
 - (v) demolish or remove material or *work* no longer required by the *Principal*,
- (a '*discretionary variation*').

36.2 Notice

- (a) Within 10 *business days* of the *Principal* providing a notice under **subclause 36.1(b)**, the *Contractor* shall notify the *Principal* and the *Independent Certifier* whether it agrees in principle (subject to the provisions of this **clause 36**) to proceed with the proposed *discretionary variation* and if so, whether the proposed *discretionary variation* can be effected. If the *Contractor* does not provide such notice, it shall be deemed that the *Contractor* does not agree with the proposed *discretionary variation*.
- (b) If the *Contractor* has stated in its notice under **subclause 36.2(a)** that it will proceed with the *discretionary variation*, within 20 *business days* of that notice the *Contractor* will provide to the *Principal* and the *Independent Certifier* an estimate of the:
 - (i) effect on the *program* (including the *date for practical completion*) of the proposed *discretionary variation*; and
 - (ii) cost (including all warranties and time-related costs, if any) of the proposed *discretionary variation*.
- (c) If the *Contractor* proposes the *discretionary variation* under **subclause 36.1(b)**, it will include with its notice under that subclause that same information it is to provide to the *Principal* under **subclause 36.2(b)**.
- (d) Within *business days* of the *Contractor's* estimate under **subclause 36.2(b)** or **36.2(c)**, the *Principal* and the *Contractor* will meet to discuss whether to proceed with the *discretionary variation* and if the parties do agree to proceed, then the matter shall be referred to the *Independent Certifier* for certification in accordance with **subclause 36.3**.

36.3 Certification of agreement to proceed

- (a) Notwithstanding that the *Principal* and the *Contractor* have reached agreement to proceed with a *discretionary variation* under **subclause 36.2(d)**, neither party will be obliged to proceed with that *discretionary variation* until:
 - (i) the agreement of the parties has been referred to the *Independent Certifier* for certification and the *Independent Certifier* has certified that the adjustment to the *contract sum* agreed by the parties is reasonable in the circumstances, having regard to the principles stated in **subclause 36.4**; and
 - (ii) each of the *Principal* and the *Contractor* have stated in writing that it accepts the *Independent Certifier's* certification under **subclause 36.3(a)(i)**.
- (b) The *Independent Certifier* will make its certification under **subclause 36.3(a)(i)** within *business days* of the submission of the parties' agreement under **subclause 36.2(d)**.
- (c) The *Independent Certifier's* certification under **subclause 36.3(a)(i)** will (if accepted by the parties) be effective to:
 - (i) vary the *Principal's project requirements* to take into account the *discretionary variation*;
 - (ii) vary the *date for practical completion* in accordance with that agreement; and
 - (iii) adjust the *contract sum* in accordance with the *Independent Certifier's* certification.

- (d) If the parties do not accept the *Independent Certifier's* certification under **subclause 36.3(a)(i)**, they may still agree to proceed with the *discretionary variation* and the *contract sum* will be adjusted by an amount as agreed between them and the *Principal's project requirements* and the *date for practical completion* will be varied accordingly.

36.4 Pricing

The *Independent Certifier* shall price an adjustment to the *contract sum* due to a *discretionary variation* or an *adjustment event* with regard to what is reasonable in the circumstances, taking into account the following (in order of precedence):

- (a) prior agreement of the parties, if the *Independent Certifier* considers it reasonable in the circumstances given the nature of the work required by the *discretionary variation* or *adjustment event*; and
- (b) reasonable rates or prices, which shall include a reasonable amount for profit and overheads,

and any deductions shall include a reasonable amount for profit but not overheads.

36A Adjustment Events

36A.1 Adjustment events

Each of the following is an *adjustment event*:

- (a) any breach of this *Contract* by the *Principal*, its agents, employees, contractors, subcontractors or consultants (other than the *Contractor* or the *Independent Certifier*) (except where the breach is due to the *Contractor's* failure to comply with its obligations under this *Contract* or some other wrongful act or omission of the *Contractor* or its agents, employees, contractors, *subcontractors* or *consultants*);
- (b) any delay (except to the extent contributed to by the *Contractor*) in providing the *Contractor* with access to port or other coal supply chain land or infrastructure, where the provision of such is required to be completed in order for the *Contractor* to commence or carry out the *WUC*;
- (c) industrial action other than industrial action which is specific to the *site* or which is limited to the *Contractor's* employees;
- (d) inclement weather which affects part or all of the *site* or delays or disrupts the *WUC*;
- (e) delay or disruption to the *WUC* which occurs as a result of either the *Principal* or *Contractor* complying with an injunction or other court order in relation to the *site* or the *WUC* (other than where caused by the default or negligence of the *Contractor*);
- (f) any delay by the *Principal* in providing access to the *site* for the *Contractor* to commence or carry out the *WUC* (if so required by the *Contract*);
- (g) a *latent condition* that is an *adjustment event* pursuant to clause 25.3;
- (h) an *unexpected contamination* that is an *adjustment event* pursuant to **clause 25A(c)(ii)**;
- (i) a *force majeure event* that is an *adjustment event* pursuant to **subclause 40A(a)**;

- (j) a change in *legislative requirements* that is an *adjustment event* pursuant to **subclause 11.2**;
- (k) a suspension that is an *adjustment event* pursuant to **subclause 33.4(b)**; and
- (l) any other matter expressly identified in this *Contract* as an *adjustment event* which gives the *Contractor* an entitlement to an adjustment to the *contract sum*.

36A.2 Notification of an adjustment event

- (a) If an *adjustment event* occurs the *Contractor* will promptly notify the *Principal* and the *Independent Certifier* of such occurrence and, as soon as practicable, use all reasonable endeavours to mitigate the adverse consequences of the *adjustment event*.
- (b) Within 28 days of providing a notification under **subclause 36A.2(a)**, if the *Contractor* intends to claim an *adjustment event* it must provide the *Principal* and the *Independent Certifier* with notice of that fact including details of the effect of the *adjustment event* on *the Works* and *WUC*, including:
 - (i) any change required to the *WUC* to overcome the effects of the *adjustment event*;
 - (ii) any omission or addition to *the Works* which may be required as a result of the *adjustment event*;
 - (iii) any modification required to the *Principal's project requirements* which may be required as a result of the *adjustment event*; and
 - (iv) any adjustment to the *contract sum* required as a result of the above.
- (c) A notice under **subclause 36A.2(b)(i)** may be submitted as part of a *joint claim*.

36A.3 Work outside of extension land

- (a) If the *Contractor* notifies the *Principal* and the *Independent Certifier* that as a result of an *adjustment event*, *WUC* needs to be carried out, or any of *the Works* situated, outside of the *extension land*:
 - (i) the relevant part of the *WUC* will be immediately suspended;
 - (ii) the parties will take steps under the *Rail Corridor Agreement* with the aim of procuring that the relevant land be included as part of the *extension land*; and
 - (iii) notwithstanding the terms of **subclause 36A.2(b)** or **36A.4(a)**, the *Contractor* shall not be required to submit a notice under **subclause 36A.2(b)** (and the information required under that notice) and no further steps are required under this **clause 36A** until the relevant determination under the *Rail Corridor Agreement* has been given.
- (b) If the *WUC* is suspended under **subclause 36A.3(a)(i)** for a period 180 days, then subject to **clause 40B**, the *Principal* may by written notice to the *Contractor* terminate the *Contract*.
- (c) If the *Contract* is terminated pursuant to **subclause 36A.3(b)**, the *Contractor* will be entitled to compensation from the *Principal* as if the *Contract* had been terminated for convenience in accordance with **subclause 40.1**.

36A.4 Independent Certifier's determination

- (a) Within 28 days of submission of a notice under **subclause 36A.2(b)** the *Independent Certifier* must issue a *direction* to the *Contractor* on its assessment of the *adjustment event* including:
- (i) any change required to the *WUC*;
 - (ii) any omission or addition to *the Works*;
 - (iii) any modification required to the *Principal's project requirements*; and
 - (iv) in accordance with **subclause 36A.4(b)**, any adjustment to the *contract sum*, which is required as a result of the occurrence of the *adjustment event*.
- (b) In making an assessment regarding an adjustment to the *contract sum* required as a result of an *adjustment event*, the *Independent Certifier* will have regard to the pricing principles set out at **subclause 36.4**.

36A.5 Determination of disputes

If either party is not satisfied with any part or all of the *Independent Certifier's* written *direction* under **subclause 36A.4**, it may refer the matter for resolution under **subclause 42.3**.

36A.6 Proceed at own risk

Prior to:

- (a) receiving a *direction* from the *Independent Certifier* under **subclause 36A.4(a)**; and
- (b) where there has been a referral of a *dispute* regarding an *adjustment event* for resolution under **subclause 42.3**, the expert making its determination,

the *Contractor* may proceed with any modification to the *WUC*, which in its opinion is required to overcome the effects of an *adjustment event*, at its own risk.

36B Segment allocation

- (a) Within 20 *business days* following any adjustment to the *contract sum* in accordance with **clause 36 or 36A**, the *Contractor* will provide the *Principal* a breakdown of the manner in which that adjustment was allocated across the *segments*.
- (b) The *Contractor* shall prepare the breakdown referred to in **subclause 36B(a)** in accordance with the *allocation principles*.
- (c) As soon as reasonably practicable following *practical completion* the *Contractor* will provide the *Principal* with a final statement detailing all of the cost breakdowns given to the *Principal* under **subclause 36B(a)**.

37 Payment

37.1A Advance Payment

Within 10 *business days* of the date of this *Contract* the *Principal* will pay the *advance payment* to the *Contractor*.

37.1 Progress claims

- (a) The *Contractor* shall claim payment progressively in accordance with this **clause 37**.
- (b) On the last *business day* of each month, the *Contractor* may make a *payment claim* by submitting a claim for payment to the *Principal* setting out the *Contractor's* calculation of the progress payment payable on account of the *WUC* carried out to the date of the *payment claim*.
- (c) A *payment claim* must be given in writing to the *Independent Certifier* and the *Principal* and must:
 - (i) include details of the moneys then due to the *Contractor* pursuant to provisions of the *Contract*;
 - (ii) include the total amount previously certified under this **clause 37**;
 - (iii) include the amount of the *contract sum* being claimed by the *Contractor*;
 - (iv) provide details of any *discretionary variations* or *adjustment events* which have occurred since the previous *payment claim* made by the *Contractor*, including any necessary adjustment to the *contract sum*;
 - (v) include such other information as the *Independent Certifier* may reasonably require.
- (d) The *Independent Certifier* shall within 10 *business days* after the *Contractor* submits the *payment claim*:
 - (i) if it agrees with the *payment claim*, adopt its assessment; or
 - (ii) if it disagrees with the *payment claim*, prepare its own assessment, and issue to the *Contractor* a progress certificate ('*progress certificate*') for that amount.
- (e) In making its assessment under **subclause 37.1(d)** the *Independent Certifier* will measure the progress of *WUC* against each item of *work* described in the lump sum breakdown contained at **Annexure Part C**.
- (f) The parties agree that:
 - (i) the first *payment claim* submitted during the term of this *Contract* will include the amount payable to the *Contractor* for the *pre-funding payment*, and the *Independent Certifier* will not be entitled to disagree with the existence or quantum of this part of the *payment claim*; and
 - (ii) the *Independent Certifier* will include in a *progress certificate* a deduction equal to the *advance deduction amount* until such time as the aggregate of all *advance deduction amounts* equals the *advance payment*.
- (g) The *progress certificate* (or where the *payment claim* is final, *final certificate*) shall:
 - (i) state the *payment claim* to which it relates;
 - (ii) state the amount of the payment the *Principal* is required to make;
 - (iii) identify any *advance deduction amount* in accordance with **subclause 37.1(f)(ii)**; and

- (iv) if the payment the *Independent Certifier* considers is due is less than the amount claimed in the *payment claim*, state why it is less and the reasons for withholding payment.
- (h) The *Principal* shall within 15 *business days* after the *Contractor* submits a *payment claim* pay the *Contractor* the amount stated in the *progress certificate* ('*progress payment*').

37.2 Certificates

Neither a *progress certificate* nor a *progress payment* shall be evidence that the subject *WUC* has been carried out satisfactorily. Payment other than *final payment* shall be payment on account only.

37.3 Not used

37.4 Final payment claim and certificate

Within 28 days after the expiry of the last *defects rectification period*, the *Contractor* shall give the *Independent Certifier* a written *final payment claim* endorsed 'Final Payment Claim' being a progress claim together with all other claims whatsoever in connection with the subject matter of the *Contract*.

Within 42 days after the expiry of the last *defects rectification period*, the *Independent Certifier* shall issue to both the *Contractor* and the *Principal* a *final certificate* evidencing the moneys finally due and payable between the *Contractor* and the *Principal* on any account whatsoever in connection with the subject matter of the *Contract*.

Those moneys certified as due and payable shall be paid by the *Principal* or the *Contractor*, as the case may be, within 7 days after the debtor receives the *final certificate*.

The *final certificate* shall be conclusive evidence of accord and satisfaction, and in discharge of each party's obligations in connection with the subject matter of the *Contract* except for:

- (a) fraud or dishonesty relating to *WUC* or any part thereof or to any matter dealt with in the *final certificate*;
- (b) any *defect* or omission in *the Works* or any part thereof which was not apparent at the end of the last *defects rectification period*, or which would not have been disclosed upon reasonable inspection at the time of the issue of the *final certificate*;
- (c) any accidental or erroneous inclusion or exclusion of any *work* or figures in any computation or an arithmetical error in any computation; and
- (d) unresolved issues the subject of any notice of *dispute* pursuant to **clause 42**, served before the 7th day after the issue of the *final certificate*.

37.5 Interest

Interest in **Item 35** shall be due and payable after the date of default in payment.

37.6 Other moneys due

The *Principal* may elect that moneys due and owing otherwise than in connection with the subject matter of the *Contract* also be due to the *Principal* pursuant to the *Contract*.

38 Payment of workers, consultants and subcontractors

38.1 Workers, consultants and subcontractors

The *Contractor* shall give in respect of a progress claim, documentary evidence of the payment of moneys due and payable to:

- (a) workers of the *Contractor* and of the *subcontractors*;
- (b) *consultants*; and
- (c) *subcontractors*,

in respect of *WUC* the subject of that claim.

If the *Contractor* is unable to give such documentary evidence, the *Contractor* shall give other documentary evidence of the moneys so due and payable to workers, *consultants* and *subcontractors*.

Documentary evidence, except where the *Contract* otherwise provides, shall be to the *Independent Certifier's* satisfaction.

38.2 Withholding payment

Subject to the next paragraph, the *Principal* may withhold moneys certified due and payable in respect of the progress claim until the *Contractor* complies with **subclause 38.1**.

The *Principal* shall not withhold payment of such moneys in excess of the moneys evidenced pursuant to **subclause 38.1** as due and payable to workers, *consultants* and *subcontractors*.

38.3 Direct payment

Before *final payment*, the *Principal*, if not aware of a relevant relation-back day (as defined in the Corporations Law) may pay unpaid moneys the subject of **subclause 38.1** directly to a worker, *consultant* or *subcontractor* where:

- (a) permitted by law;
- (b) given a court order in favour of the worker, *consultant* or *subcontractor*, or
- (c) requested in writing by the *Contractor*.

Such payment and a payment made to a worker, *consultant* or *subcontractor* in compliance with a *legislative requirement* shall be deemed to be part-satisfaction of the *Principal's* obligation to pay pursuant to **subclause 37.1** or **37.4**, as the case may be.

39 Default or insolvency

39.1 Preservation of other rights

If a party breaches (including repudiates) the *Contract*, nothing in this clause shall prejudice the right of the other party to recover damages or exercise any other right or remedy.

39.2 Contractor's default

If the *Contractor* commits a *substantial breach* of the *Contract*, the *Principal* may, by hand or by registered post, give the *Contractor* a written notice to show cause.

Substantial breaches by the *Contractor* are:

- (a) failing to:
 - (i) not used;
 - (ii) comply with the *Contractor's defect* rectification obligations pursuant to **subclause 35**;
 - (iii) provide evidence of insurance;
 - (iv) comply with a *direction* of the *Independent Certifier* pursuant to **subclause 29.3** or **subclause 35**; or
 - (v) use the materials or standards of *work* required by the *Contract*;
- (b) wrongful suspension of *work*;
- (c) refusing to proceed with the *WUC* in accordance with the requirements of the *Contractor* or abandoning the *WUC*;
- (d) not used; and
- (e) in respect of **clause 38**, knowingly providing documentary evidence containing an untrue statement.

39.3 Principal's notice to show cause

A notice under **subclause 39.2** shall state:

- (a) that it is a notice under **clause 39** of these General Conditions;
- (b) the alleged *substantial breach*;
- (c) that the *Contractor* is required to show cause in writing why the *Principal* should not exercise a right referred to in **subclause 39.4**;
- (d) the date and time by which the *Contractor* must show cause (which shall not be less than 10 *business days* after the notice is received by the *Contractor*); and
- (e) the place at which cause must be shown.

39.4 Principal's rights

If the *Contractor* fails to show reasonable cause by the stated date and time, the *Principal* may by written notice to the *Contractor*:

- (a) suspend payment; or
- (b) terminate the *Contract*.

If the *Principal* terminates the *Contract* pursuant to this clause, or under common law as a result of a repudiation by the *Contractor*, the *Principal* may have any *WUC* or the *Works* completed by other contractors. To the extent the costs of completion exceeds the amount that the *Principal* was obliged to pay the *Contractor* for that work, such costs are a debt due from the *Contractor* to the *Principal*. For the purposes of the *Principal* having the *WUC* and the *Works* completed by other contractors, the *Contractor* must do all that is necessary to enable the *Principal* and its other contractors:

- (a) to have sufficient access to the *site*; and

- (b) meet all safety *legislative requirements*.

This provision survives termination of the *Contract*.

39.5 Not used

39.6 Not used

39.7 Principal's default

If the *Principal* commits a *substantial breach* of the *Contract*, the *Contractor* may, by hand or by registered post, give the *Principal* a written notice to show cause.

Substantial breaches by the *Principal* are failing to:

- (a) provide *security*, or
- (b) make a payment due and payable pursuant to the *Contract*.

39.8 Contractor's notice to show cause

A notice given under **subclause 39.7** shall state:

- (a) that it is a notice under **clause 39** of these General Conditions;
- (b) the alleged *substantial breach*;
- (c) that the *Principal* is required to show cause in writing why the *Contractor* should not exercise a right referred to in **subclause 39.9**;
- (d) the date and time by which the *Principal* must show cause (which shall not be less than 10 *business days* after the notice is received by the *Principal*); and
- (e) the place at which cause must be shown.

39.9 Contractor's rights

If the *Principal* fails to show reasonable cause by the stated date and time, the *Contractor* may, by written notice to the *Principal*, suspend the whole or any part of *WUC*.

The *Contractor* shall remove the suspension if the *Principal* remedies the breach.

Without prejudice to its rights under **subclause 33.5** and subject to **clause 40B** the *Contractor* may, by written notice to the *Principal*, terminate the *Contract*, if within 30 days of the date of its show cause notice under **subclause 39.8** the *Principal* fails:

- (a) to remedy the breach; or
- (b) if the breach is not capable of remedy, to make other arrangements to the reasonable satisfaction of the *Contractor*.

Following a suspension of *WUC* in accordance with this **subclause 39.9** the *Contractor* will be entitled to claim:

- (c) an *EOT* in accordance with **subclause 34.5**; and
- (d) an adjustment to the *contract sum* in accordance with **clause 36A**,

in respect of any delay or increased costs incurred by it as a result of the *WUC* being suspended.

39.10 Termination

Subject to **subclause 39.12**, if the *Contract* is terminated pursuant to **subclause 39.4(b)** or **39.9**, subject to **clause 40B** the parties' remedies, rights and liabilities shall be the same as they would have been under the law governing the *Contract* had the defaulting party repudiated the *Contract* and the other party elected to treat the *Contract* as at an end and recover damages.

39.11 Insolvency

If an *insolvency event* occurs in respect of either party, then:

- (a) where the *insolvency event* has occurred in respect of the *Contractor*, the *Principal* may, without giving a notice to show cause, exercise the right under **subclause 39.4(b)**; or
 - (b) where the *insolvency event* has occurred in respect of the *Principal*, the *Contractor* may, without giving a notice to show cause, exercise the right under **subclause 39.9**.
- then,

The rights and remedies given by this subclause are additional to any other rights and remedies. They may be exercised notwithstanding that there has been no breach of contract.

39.12 Compensation to Principal

If the *Contract* is terminated by the *Principal* in accordance with **subclause 39.4(b)** or under common law as a result of a repudiation by the *Contractor*, then the *Contractor* shall pay the *Principal* the lesser of:

- (a) an amount equal to [tbc]% of the *contract sum*; and
- (b) an amount equal to [tbc]% of the amount which is the difference between the *contract sum* which has been paid to the *Contractor* as at the date of termination and the amount of the *contract sum* which the *Principal* is entitled to have included in the *Regulated Asset Base*.

40 Termination for convenience

40.1 Termination by Principal

Subject to **clause 40B**, where the *Principal* has a right or obligation under and in accordance with [clause 7.5(a)(iv)] or [clause 10.2(a)] of the *Subscription and Unit Holders Deed* to terminate this *Contract*, it may by 40 *business days* written notice to the *Contractor* terminate this *Contract*.

40.2 Compensation

If this *Contract* is terminated pursuant to **subclause 36A.3(b)**, **33.5** or **40.1** then the *Principal* shall be liable to pay the *Contractor* the total of:

- (a) for *work* executed prior to the date of termination and for which the *Contractor* has not been paid, the amount which would have been payable for that *work* if the *Contract* had not been terminated;
- (b) actual costs incurred by the *Contractor* prior to the date of termination, including (but not limited to) the cost of materials reasonably ordered by the *Contractor* for *WUC*, which the *Contractor* is liable to accept;
- (c) the costs of the *Contractor* in demobilising from the *WUC* and the *site*, including (but not limited to) demobilisation of personnel and the cost of removal of *construction plant* (which for the avoidance of doubt include break costs and/or early termination fees payable to *subcontractors* and *consultants*); and
- (d) the break fee specified in **Item 36A** (save where the termination was pursuant to **subclause 36A.3(b)**) and the relevant *adjustment event* did not arise out of a breach or default by the *Principal*).

40A Force Majeure

- (a) If a *force majeure event* causes delay or disruption to the *WUC* or otherwise affects the performance of the *Contract*, the *Contractor* will be entitled to claim:
 - (i) an *EOT* in accordance with **subclause 34.5**; and
 - (ii) an *adjustment event* in accordance with **clause 36A**,
 in respect of the effects of the *force majeure event* to the extent such effects could not have been avoided or mitigated by the *Contractor* taking reasonable steps.
- (b) Subject to **clause 40B**, if a delay caused by a *force majeure event* continues for more than 180 days, the *Principal* party may terminate this *Contract* by giving written notice to the *Contractor*.

40B Pre-termination work

- (a) If the *Principal* or the *Contractor* (as applicable) provides to the other party a termination notice under **subclauses 33.5(a), 36A.3(b)** (but only where the relevant *adjustment event* arose out of a breach or default by the *Principal*), **39.9** or **40.1**, **[NOTE: cross reference to obligation to remove redundant extension infrastructure to be inserted here]** to:
 - (i) remove *redundant extension infrastructure*; and
 - (ii) restore the *site* to the condition it was in prior to the commencement of the *WUC*, (the '*pre-termination work*').
- (b) The *Principal* agrees that it is responsible to pay the *Contractor* under this *Contract* for all *pre-termination work* that the *Contractor* is entitled to undertake under **subclause 40B(a)**.
- (c) If the *Contractor* exercises its entitlement to undertake *pre-termination work* under **subclause 40B(a)**, this *Contract* will remain on foot only to the extent necessary to facilitate the performance of the *pre-termination work* until the later of:

- (i) the date on which the *Contractor* notifies the *Principal* that the *pre-termination work* is complete; and
 - (ii) the date on which this *Contract* would have terminated but for the operation of this **clause 40B**,
- after which date the *Contract* is terminated.
- (d) If the *Contractor* does not exercise its entitlement to undertake *pre-termination work* under **subclause 40B(a)**, this *Contract* will terminate the date on which the *Contract* would have terminated in the absence of this **clause 40B**.

41 Notification of claims

41.1 Communication of claims

The *prescribed notice* is a written notice of the general basis and quantum of the claim.

As soon as practicable after a party becomes aware of any claim in connection with the subject matter of the *Contract*, that party shall give to the other party and to the *Independent Certifier* the *prescribed notice* or a notice of *dispute* under **subclause 42.2**.

This subclause and **subclause 41.3** shall not apply to any claim, including a claim for payment (except for claims which would, other than for this subclause, have been included in the *final payment claim*), the communication of which is required by another provision of the *Contract*.

41.2 Liability for failure to communicate

The failure of a party to comply with the provisions of **subclause 41.1** or to communicate a claim in accordance with the relevant provision of the *Contract* shall, inter alia, entitle the other party to damages for breach of the *Contract* but shall neither bar nor invalidate the claim.

41.3 Independent Certifier's decision

If within 28 days of giving the *prescribed notice* the party giving it does not notify the other party and the *Independent Certifier* of particulars of the claim, the *prescribed notice* shall be deemed to be the claim.

Within 56 days of receipt of the *prescribed notice* the *Independent Certifier* shall assess the claim and notify the parties in writing of the decision. Unless a party within a further 28 days of such notification gives a notice of *dispute* under **subclause 42.2** which includes such decision, the *Independent Certifier* shall certify the amount of that assessment to be moneys then due and payable.

42 Dispute resolution

42.1 Procedure for resolving Disputes

Any dispute between the *Principal* and the *Contractor* arising out of or in connection with this *Contract* or the *WUC* (including questions concerning this *Contract's* existence, meaning or validity) ('*dispute*') must be resolved in accordance with the procedures set out in this **clause 42**.

42.2 Negotiation

- (a) If a *dispute* (other than a *dispute* referred under subclause **34.5A** or **36A.5**) arises then a party may give notice to the other party requesting that the *dispute* be referred for resolution by negotiation between the representatives of the parties, being:
- (i) in the case of the *Contractor*, its chief executive officer (or his or her delegate); and
 - (ii) in the case of the *Principal*, a senior representative who has authority to resolve the *dispute*,
- (the '*senior executives*').
- (b) A notice under **subclause 42.2(a)** must:
- (i) state that it is a notice under **subclause 42.2(a)**; and
 - (ii) include or be accompanied by reasonable particulars of the matters the subject of the *dispute*.
- (c) If a *dispute* is referred for resolution by negotiation under **subclause 42.2(a)**, then the *senior executives* must meet and use reasonable endeavours acting in good faith to resolve the *dispute*. The joint decision (if any) of the *senior executives* will be reduced to writing and will be contractually binding on the parties.
- (d) If the *dispute* remains unresolved (in whole or in part) 15 *business days* after the date on which the notice referred to in **42.2(a)** was served, then:
- (i) either party may refer the matter to litigation; or
 - (ii) the *senior executives* may jointly resolve to refer the matter to expert determination under **subclause 42.3**.

42.3 Expert determination

If a *dispute* has been referred to expert determination pursuant to **subclause 34.5A, 36A.5** or **42.2(d)(ii)**, then **subclauses 42.4** to **42.8** (inclusive) shall apply.

42.4 Selection of expert

- (a) Within 5 *business days* after the date of a referral under **subclause 34.5A, 36A.5** or **42.2(d)(ii)**, the parties must exchange written lists of 3 persons whom, if appointed, would satisfy the requirements of **subclause 42.4(c)**, from whom the expert is to be chosen in order of preference.
- (b) (Appointment of expert):
- (i) Any person that appears on both lists under **subclause 42.4(a)** will be appointed as the expert to determine a *dispute* and if more than one person appears on both lists the person given the highest order of priority by the party that gave the notice under **subclause 34.5A** or **36A.5** will be appointed (or if the notice was given under **subclause 42.2(d)(ii)** the parties will agree the person, and if no agreement is reached within 5 *business days* of the exchange of lists either party may refer the matter to litigation).
 - (ii) If no person appears on both lists, the parties must procure the [President of Institute of Engineers] to nominate a person to act as the expert. Any person

nominated by the [President of the Institute of Engineers] will be appointed.

[NOTE: nominating body to be confirmed]

- (c) It is the intention of the parties that the expert appointed to determine a *dispute* will be a person with appropriate skills having regard to the nature of the matters in *dispute*.
- (d) Any agreement for expert determination under this *Contract* will not constitute an arbitration agreement for the purposes of the *Commercial Arbitration Act 2013* (Qld).
- (e) The *Principal* and the *Contractor* must enter into an agreement with the expert on the terms of the form of agreement contained in **Annexure Part L** or such other reasonable terms as the expert may require.

42.5 Rules of expert determination

The expert determination process will be administered, and the expert will be required to act in accordance with the terms of the agreement in **Annexure Part L**.

42.6 Expert finding

- (a) The determination of the expert must be in writing and will be final and binding on the parties.
- (b) Upon submission by any party, the expert may amend the determination to correct:
 - (i) a clerical mistake;
 - (ii) an error from an accidental slip or omission;
 - (iii) a material miscalculation of figures or a material mistake in the description of any person, thing or manner; or
 - (iv) a defect in form.

42.7 Costs

The *Principal* and the *Contractor* must bear their own costs in connection with the expert determination proceedings and must pay an equal portion of the cost of the expert.

42.8 Place of expert determination

The place of any expert determination will be Brisbane.

42.9 Continue to perform

Notwithstanding the existence of a *dispute*, each party must continue to perform its obligations under this *Contract*.

42.10 Summary or urgent relief

Nothing will prejudice the right of a party to institute proceedings to seek urgent injunctive, interlocutory or declaratory relief.

43 Waiver of conditions

Except as provided at law or in equity or elsewhere in the *Contract*, none of the terms of the *Contract* shall be varied, waived, discharged or released, except with the prior written consent of the parties.

44 Liability

44.1 Liability cap

(a) Subject to **subclause 44.1(b)**, the *Contractor's* maximum aggregate liability to the *Principal*:

- (i) under this *Contract*,
- (ii) in tort (including negligence);
- (iii) under any statute; and
- (iv) otherwise at law,

and irrespective of how it arises, is limited to the amount specified in **Item 37**.

(b) The limitation of liability in this **clause 44** does not apply:

- (i) to the extent that the liability of the *Contractor* to the *Principal* is an insured liability in accordance with the terms of a policy of insurance required to be effected and maintained under this *Contract*, in respect of an amount equal to any amount recovered by the *Contractor* under any such policy of insurance (or which would have been received but for the *Contractor's* breach of this *Contract* or a failure to comply with any relevant insurance policy or any deductible to which such an amount is subject; or
- (ii) to any loss:
 - (A) arising from fraud or criminal of the *Contractor*, or
 - (B) that cannot be excluded by law.

44.2 Exclusion of consequential loss

(a) Despite any other clause in this *Contract*, to the fullest extent permitted by law neither the *Contractor* nor the *Principal* will be liable to the other for, nor will any indemnity by either party under this *Contract* extend to, any *consequential loss* suffered or claimed by a party, arising out of:

- (i) any breach of this *Contract* by the *Contractor* or the *Principal*;
- (ii) any act or omission (including any negligent act or omission) of the *Contractor* or the *Principal* arising out of or in any way in connection with the performance or non-performance of this *Contract*; or
- (iii) the termination of this *Contract* (whether as a result of breach, repudiation or otherwise) by the *Contractor* or the *Principal*.

(b) This **subclause 44.2** survives termination of this *Contract*.

Annexure – Part A

Annexure to the Australian Standard General Conditions of Contract for Design and Construct

This **annexure** shall be completed and issued as part of the tender documents and, subject to any amendments to be incorporated into the *Contract*, is to be attached to the General Conditions of Contract and shall be read as part of the *Contract*.

Item		
1	Principal (clause 1)	ACN ABN
2	Principal's address	Phone Fax
3	Contractor (clause 1)	ACN ABN
4	Contractor's address	Phone Fax
5	Independent Certifier (clause 1)	ACN ABN
6	Independent Certifier's address	Phone Fax
7	Date for practical completion (clause 1)	As stated in the Separable Portions Annexure.
7A	Amount of pre-funding payment (clause 1)	[\$to be inserted]
7B	Amount of advance payment	[5%] of the contract sum.
7C	Amount of advance deduction amount	means an amount equal to [5%] of the Contractor's payment claim certified for payment under subclause 37.1; [NOTE: percentage amount listed here should be equal to the percentage listed in Item 7B]
7D	Peak termination exposure amount	[\$to be inserted]

8	Governing law (subclause 1.2(h))	the law of the State of Queensland If nothing stated, that of the jurisdiction where the <i>site</i> is located
9	(a) Currency (subclause 1.2(g))	Australian dollars If nothing stated, that of the jurisdiction where the site is located
	(b) Place for payments (subclause 1.2(g))	If nothing stated, the <i>Principal's</i> address
9A	The <i>Principal's</i> Approvals (clause 1)	[to be inserted]
10	The <i>Principal's</i> project requirements are described in the following documents (clause 1)	<ol style="list-style-type: none"> 1 <i>Preliminary design</i> (if included in <i>Item</i> 11) 2 The scope of work contained in Annexure Part C. 3 4 5
11	<i>Preliminary design</i> (clause 1)	<p>(a) A <i>preliminary design</i></p> <ul style="list-style-type: none"> * is included * is not included <p>in the <i>Principal's</i> project requirements.</p> <p>If neither deleted, a <i>preliminary design</i> is not included</p> <p>(b) The <i>preliminary design</i> documents are:</p> <ol style="list-style-type: none"> 1 [to be inserted] 2 3 4 5
12	Not used	
13	<i>Provisional sum</i> , percentage for profit and attendance (clause 3)	[to be inserted] %

14	Credit rating of issuer of <i>security</i> (subclause 5.2A)	[to be inserted]
15	Not used	
16	Not used	
17	Documents, numbers of copies, and the times or stages at which they are to be supplied by the <i>Contractor</i> (subclause 8.3)	
	Document	No. of copies Time/stage
	1	[to be inserted]
	2	
	3	
	4	
	5	
18	Time for <i>Independent Certifier's direction</i> about documents (subclause 8.3)	days If nothing stated, 14 days
19	Not used	
20	Not used	
21	Not used	
22	<i>Legislative requirements</i>	
	(a) Those excepted (subclause 11.1)	[to be inserted]
	(b) Identified <i>WUC</i> (subclause 11.2(a)(iii))	[to be inserted]
23	Insurance of <i>the Works</i> (clause 16A)	Refer to <i>Insurance Schedule</i> .
24	Professional indemnity insurance (clause 16B)	
	(a) Levels of cover of <i>Contractor's</i> professional indemnity insurance shall be not less than	Refer to <i>Insurance Schedule</i> .

(b) Period for which *Contractor's* professional indemnity insurance shall be maintained after issue of the *final certificate* If nothing stated, 6 years

(c) Categories of <i>consultants</i> and levels of cover of <i>consultants'</i> professional indemnity insurance	Category [to be inserted]	Levels of cover \$ \$ \$ \$ If nothing stated, \$1 000 000
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(d) Period for which each *consultant's* professional indemnity insurance shall be maintained after issue of the *final certificate* If nothing stated, 6 years

25 Public liability insurance (clause 17) Refer to *Insurance Schedule*.

Amount per occurrence shall be not less than \$

25A *Principal's representative* (subclause 22(b))
Contractor's representative (subclause 22(b))

26 Not used

27 The information, materials, documents or instructions and the times by, or periods within which they are to be given to the <i>Contractor</i> (clause 32)	Documents or instructions 1 [to be inserted] 2 3 4 5	Times/Periods
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28 Not used

29(a)	Liquidated damages, rate (subclause 34.7)	Refer to Separable Portions Annexure
29(b)	Liquidated damages, maximum payable (subclause 34.7)	[to be inserted] % of the <i>contract sum</i>
30	Not used	
31	Other <i>compensable causes</i> (paragraph (b) of clause 1 and subclause 34.9)	[to be inserted]
32	<i>Defects rectification period</i> (clause 35)	13 months
33	Not used	
34	Not used	
35	Interest rate on overdue payments (subclause 37.5)	% per annum If nothing stated, 18% per annum
36	Not used	
36A	Break fee (subclause 40.2(d))	[to be inserted]
37	Liability cap (subclause 44.1(a))	[to be inserted]

Separable Portions Annexure

Separable portion

(clause 1)

Description of *Separable Portion*

(clause 1)

Date for Practical Completion

(clause 1)

Liquidated damages, rate
(clause 34.7)

No. 1

[to be inserted]

[to be inserted]

[to be inserted]

Separable portion

(clause 1)

Description of *Separable Portion*

(clause 1)

Date for Practical Completion

(clause 1)

Liquidated damages, rate
(clause 34.7)

No. 2

[to be inserted]

[to be inserted]

[to be inserted]

Separable portion

(clause 1)

Description of *Separable Portion*

(clause 1)

Date for Practical Completion

(clause 1)

Liquidated damages, rate
(clause 34.7)

No. 3

[to be inserted]

[to be inserted]

[to be inserted]

AS 4902-2000

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