



Australian Government
Department of Finance

Department of Finance

Deed in relation to Property Services to the
Commonwealth of Australia

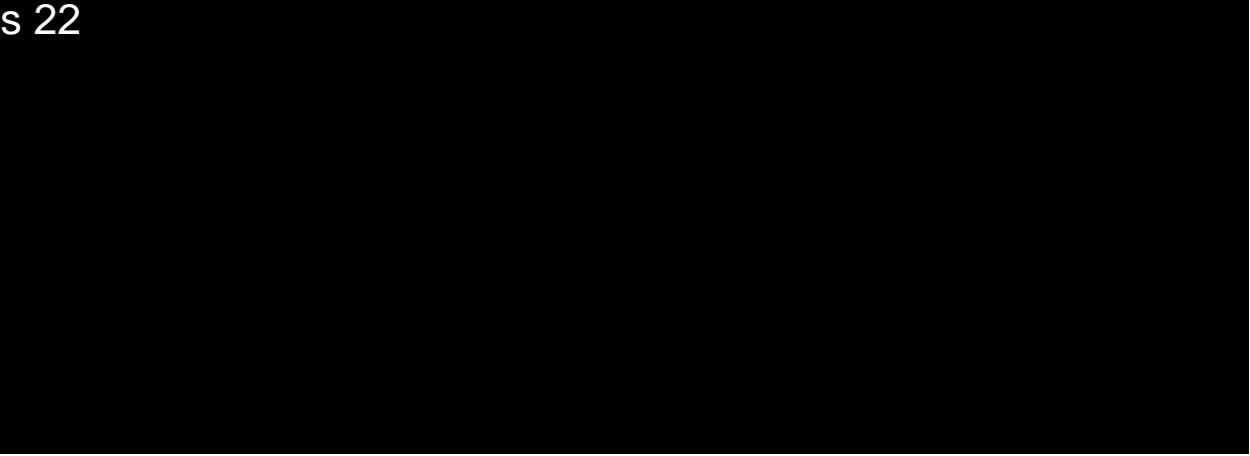
Commonwealth of Australia as represented by the
Department of Finance (**Finance**)

Jones Lang LaSalle (ACT) Pty Limited
ABN 69 008 585 260 (**Service Provider**)

**Landscape and
Indoor Plants
Services**

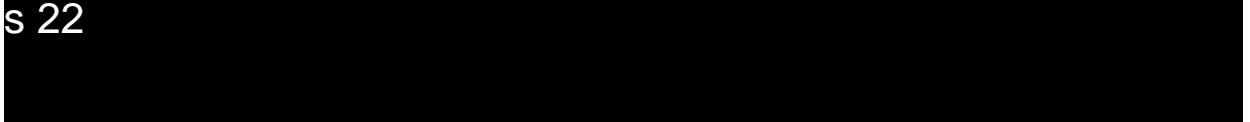
the Services described in clause 108 of Schedule 1 (Statement of Requirement).

s 22



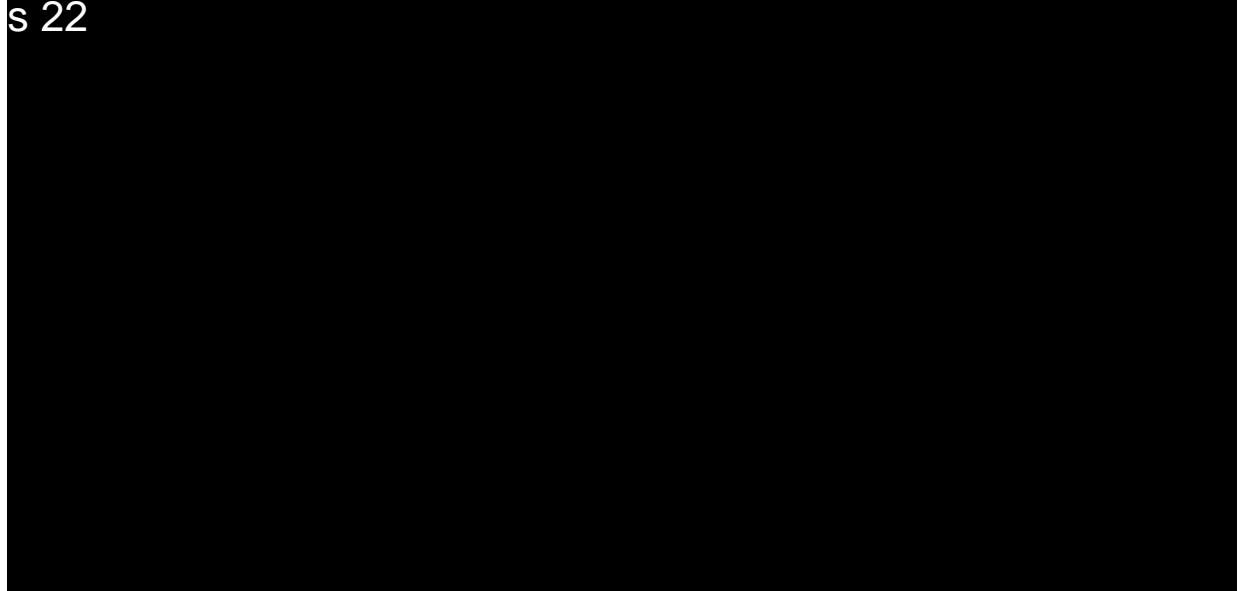
62 Heritage and Environmental Services

s 22



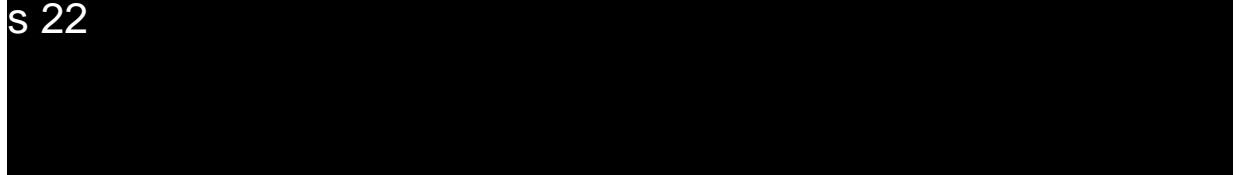
62.2 The Service Provider may be required to undertake the following tasks:

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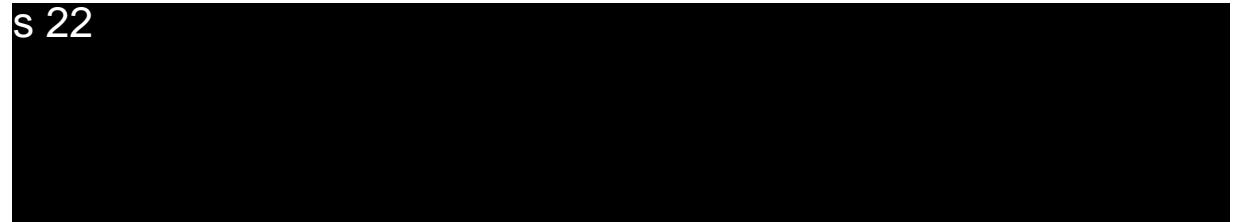
(g) preparation of heritage strategies, heritage management plans, and heritage registers which may be required to specifically incorporate:

s 22



v. garden condition assessments, maintenance plans and guidance for contractor works;

s 22



(k) architectural design specifications for adaptive reuse, which may need to include:

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- ii. landscape architecture; and

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- (m) materials conservation and restoration advice which may include:
 - i. structural engineering;
 - ii. arboriculture; and
 - iii. horticulture;

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General Environmental Services

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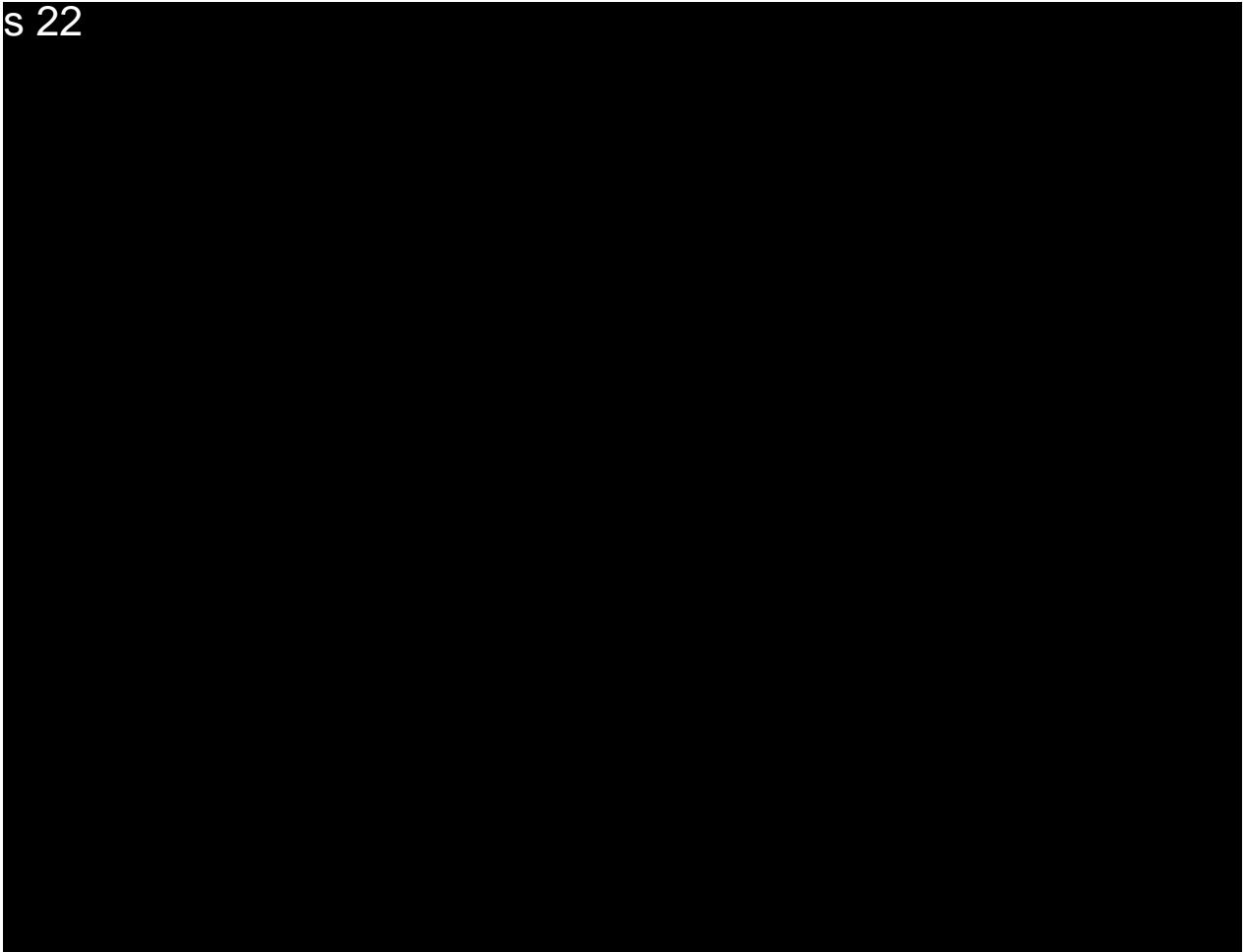
62.4 The Service Provider may be required to undertake the following tasks:

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- (g) landscape master planning, which may include:
 - i. civil engineering;
 - ii. landscape architecture;
 - iii. arboriculture; and
 - iv. horticulture;

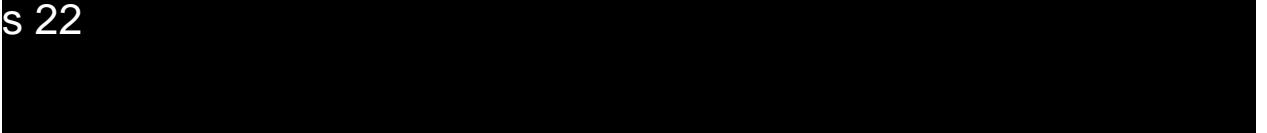
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67 Land Management Services

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67.3 The Service Provider must deliver Land Management Services including:

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- (d) weed management;
- (e) pest fauna management;
- (f) vegetation management;

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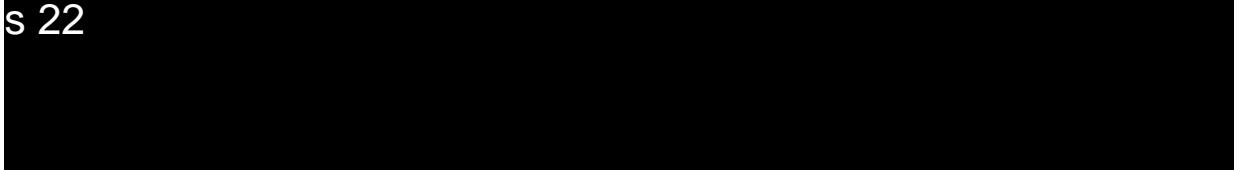


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67.4 In delivering Land Management Services, the Service Provider must comply with all Commonwealth and State legislative, Environmental and heritage requirements, which includes, but not limited to:

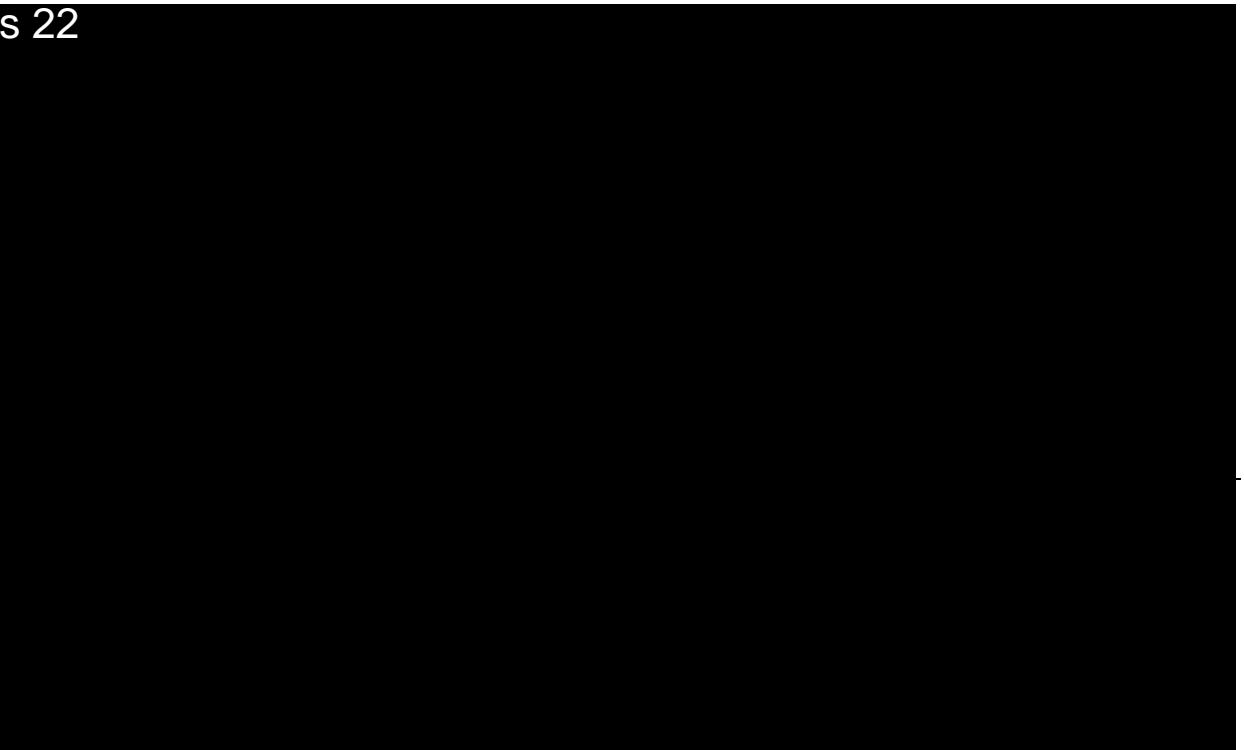
s 22



(d) conservation requirements for Commonwealth and State-listed threatened species and endangered ecological communities such as:

- i. natural temperate grasslands;
- ii. protected or endangered requirements;
- iii. box – gum woodland requirements;
- iv. eastern suburbs Banksia scrub requirements;
- v. Cumberland plain woodland requirements; and
- vi. vegetation management requirements including:
 - (A) management of weeds of national significance (e.g., Chilean Needle Grass and Serrated Tussock); and
 - (B) bushfire hazard reduction; and

s 22



108 Landscape and Indoor Plants Services

- 108.1 The Service Provider must procure and/or manage the Landscape and Indoor Plants Services to meet expected standards, including but not limited to:
 - (a) planned maintenance of indoor plants and outdoor locations including (but not limited to) landscaping and sprinklers; and
 - (b) responsive landscape and indoor plants.
- 108.2 The execution of all recurrent and routine maintenance and establishment of the defined areas shall be carried out to keep all sectors in a healthy and vigorous condition.
- 108.3 Develop a strategic approach to managing the Landscape and Indoor Plants Management Services across the portfolio of Properties to ensure a high standard of performance across all properties that provides VFM to the Entity.
- 108.4 In conjunction with the Entity representative, coordinate with the Landscape and Indoor Plants Services Downstream Contractors a program to assess the compliance of the Landscape and Indoor Plants Services and, where required, take appropriate action to ensure that the Services at all times meet the requirements of the schedule and the expected standards.

Table 5.2 Facilities Management Services Fee (Work Package 5)

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Land Management Services Coordinator

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Table 13.1 - Land Management Services Fee

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Cost Drivers

Our proposed resourcing model to manage the aspects of Land Management Services that includes (and is limited to):

- undertaking the planning, and management of the land assets
- developing and managing the land holdings property inspection program
- representing the Entity's (as agreed) with occupants, neighbours, and regulatory bodies
- procurement and management of items 67.3(d) - (n) inclusive in the SoR.

For the avoidance of doubt, implementing the land holdings property inspection program, managing aspects of agreements for the use of sites (transaction management, lease administration, etc.), delivery of services under items 67.3(d) - (n) inclusive in the SoR for example as part of the PDCMS, will be passed through to Entities at cost.

All other elements associated with Land Management Services including the requirement for consultancy services such as contamination and hazardous materials, conservation management, etc. will be passed through to Entities at cost.

Table 13.2 - Land Management Services Fee - Unique Property Types

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Cost Drivers

Our proposed resourcing model to manage the aspects of Land Management Services that includes (and is limited to):

- undertaking the planning, and management of the land assets
- developing and managing the land holdings property inspection program
- representing the Entity's (as agreed) with occupants, neighbours, and regulatory bodies
- procurement and management of items 67.3(d) - (n) inclusive in the SoR.

For the avoidance of doubt, implementing the land holdings property inspection program, managing aspects of agreements for the use of sites (transaction management, lease administration, etc.), delivery of services under items 67.3(d) - (n) inclusive in the SoR for example as part of the PDCMS, will be passed through to Entities at cost.

All other elements associated with Land Management Services including the requirement for consultancy services such as contamination and hazardous materials, conservation management, etc. will be passed through to Entities at cost.

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Table 1: Level 1 POE Categories

Level 1 POE Category	Included in POE Baseline
s 22	
Facilities Management Services	
s 22	
Gardening/Landscaping	Yes
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Item	Name of Key Supplier & Contact Details	Services provided by Key Supplier & details of services & principal location	Estimated value of services (ex GST)
s 22			
16	Name: GLG GREENLIFE GROUP	ABS Australian and New Zealand Standard Industrial Classification 7313 Gardening Services Australia wide	s 47
s 22			

Item	Name of Key Supplier & Contact Details	Services provided by Key Supplier & details of services & principal location	Estimated value of services (ex GST)
s 22			
26	Name: LANYON MANAGEMENT SERVICES	ABS Australian and New Zealand Standard Industrial Classification 7313 Gardening Services Australia wide	s 47
s 22			

F5. Additional Facilities Management Services - Ongoing

3 Land Management Services

Please refer to clause 67.

- 3.1 Land Management Services are to be delivered to FOE as a core ongoing service.
- 3.2 In addition to those set out in clause 67.4, Land Management Services must also be delivered in accordance with the Department of Finance Heritage Strategy.
- 3.3 Fees in respect of Land Management Services provided to FOE are included in the Management Fee payable by FOE in accordance with Table 8 of Schedule 2 (Fees).