

From: [Stephen Muldoon](#)
To: [Morteza Fini](#)
Cc: [FMG Forensic](#)
Subject: EST27411 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070
Attachments: [image002.jpg](#)
[image003.jpg](#)
[image004.jpg](#)
[image005.png](#)
[image001.png](#)
[image007.jpg](#)

Good afternoon Morteza,

I hope you are keeping well

Following on from your request for the design and documentation of the stabilised batter for the ROW behind 42 James Street in Northcote, please refer below for a breakdown of our fees and the inclusions and exclusions:

- Geotechnical Investigation
 - Supplementary Geotechnical Investigation to facilitate the design of the permanent batter including Auger drilling, field testing, laboratory testing, service locating and preparation of report
- Structural Design
 - Design and documentation of the permanent batter solution, dependent on the recommendations provided in the supplementary Geotechnical Report
 - Certification of the Structural Design
- Civil Design
 - Documentation of surface and sub-surface drainage requirements
 - The civil design assumes that the surface water captured by the new permanent batter can be discharged into the lower level of the ROW and this will then be captured by the existing surface/underground drainage in th lower level ROW.
 - It is assumed the Agi drains/sub-surface drainage will connect into existing underground drainage in the area.
 - No surveying of existing stormwater drainage infrastructure is included in this fee proposal. If required then this will be completed / organised at an additional cost.
 - If new surface drainage provisions, including stormwater pump pits are required in the ROW area, outside of the area of the stabilised batter, the design of this will be additional to the fee listed below.

The fees to provide the above services will be \$14,500 (+GST).

FMG notes that any services not mentioned above are not included in the above fee, including, but not limited to surveying of inground stormwater services, any construction services, design and documentation of any other retention system outside of a stabilised batter, design checks on existing stormwater drainage system, design checks on any of the existing retaining walls located on or adjacent to the subject ROW.

Separate fees for any additional works can be provided, however, I have provided below a table outlining hourly rates for any additional services not include in this Fee Proposal.



At present, the Geotechnical Engineers have advised that they will attend site within 2 to 3 weeks of receiving approval and issue the final report 1 to 2 weeks after this time. The final Structural and Civil design and documentation cannot be completed until the Geotechnical investigation is completed, however it is expected that these could be completed within 3 weeks of receiving the final Geotechnical Report.

Based on the above timeframes, it will not be possible to complete the design and documentation within the current financial year.

If you wish to engage FMG's services please advise by return email and provide a PO through for the amount listed above.

If you wish to discuss any of the above, please feel free to give me a call.

Thanks,

--

Stephen Muldoon

Senior Forensic Engineer



From: Stephen Muldoon

Sent: Monday, 30 May 2022 2:16 PM

To: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

Hi Morteza,

I am still waiting on confirmation from the Geotechnical Engineer on their availability and fees.

I will follow them up again this afternoon.

I will provide an update when I hear more.

Thanks,

--

Stephen Muldoon

Senior Forensic Engineer



From: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Sent: Monday, 30 May 2022 2:12 PM

To: Stephen Muldoon Out of Scope [@fmgeengineering.com.au](mailto:outofscope@fmgeengineering.com.au)>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

Hi Stephen,

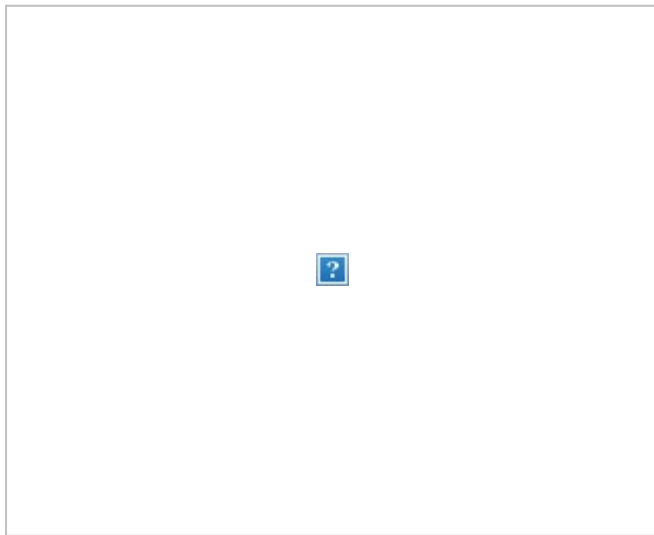
Do we have an update on this?

Regards,

Morteza Fini

Project Manager | Capital & Major Projects

T Out of Scope



From: Stephen Muldoon Out of Scope [@fmgeengineering.com.au](mailto:outofscope@fmgeengineering.com.au)>

Sent: Thursday, 26 May, 2022 2:03 PM

To: Morteza Fini <[@fmgeengineering.com.au](mailto:outofscope@fmgeengineering.com.au)>

Cc: FMG Forensic <[@fmgeengineering.com.au](mailto:outofscope@fmgeengineering.com.au)>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

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Hi Morteza,

Thanks for the email below.

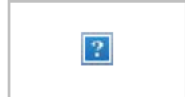
I have contacted the Geotechnical Engineer to obtain a fee proposal and timeframe for their works. I have also requested the same form our Structural/Civil design team. Once I have these I will provide you with the fee and associated timeframes for the works.

Thanks,

--

Stephen Muldoon

Senior Forensic Engineer



From: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Sent: Thursday, 26 May 2022 1:36 PM

To: Stephen Muldoon **Out of Scope** <[@fmgengineering.com.au](mailto:outofscope@fmgengineering.com.au)>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

Hi Stephen,

Thanks for your response and confirming the required details.

Could you please provide us with a fee for the detailed design plus cost estimate and engaging AS James to complete a further site attendance to finalise their report?

We also need to see the work program, including each task's estimated start and finish dates.

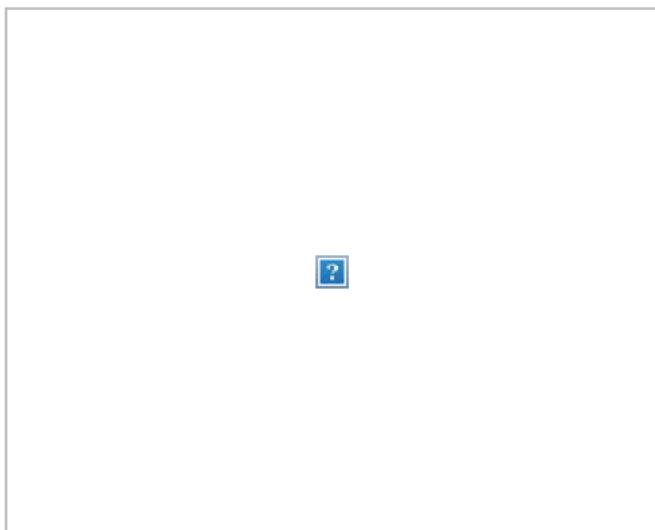
We would like to start the design and complete the process ASAP.

Regards,

Morteza Fini

Project Manager | Capital & Major Projects

T **Out of Scope**





From: Stephen Muldoon Out of Scope <[@fmgengineering.com.au](mailto:stephen.muldoon@fmgengineering.com.au)>

Sent: Thursday, 26 May, 2022 11:18 AM

To: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Cc: FMG Forensic <forensic@fmgengineering.com.au>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

EXTERNAL EMAIL: This message originated from outside the Council. Please use caution when opening attachments, following links and do not enter your Council credentials when prompted unless you recognise the sender and know the content is safe.

Good morning Morteza,

Sorry about the delay in getting back to you on this.

I have discussed the below with our Structures Manager and note the following:

- Once a shotcrete layer is placed over the final permanent batter there will be no issues with erosion of the surface or 'shifting' of the soil.
- With regards to seepage and drainage, surface and sub-surface drainage will be required to be incorporated into the design and construction. This will be achieved by the installation of surface and sub-surface drainage provisions (i.e. Agi drains, drainage pits and pipes etc), long with ensuring the levels of the installed batter discharge water away for the adjacent properties.

The above would all be captured in the final detailed design FMG can provide a fee for this if required.

I note that a Geotechnical Report was previously conducted for the site, however it was only a 'Preliminary' Report (see attached).

AS James will be required to reattend site to complete further testing so a final report can be issued prior to the final design being completed by the structural Team.

Please review the above and advise if you wish FMG to provide a fee for the detailed design along with engaging AS James to complete a further site attendance to finalise their report.

We note that a timeframe for this cannot be provided at this stage, however from previous discussions with AS James I expect that it will be difficult to have them attend site prior to the end of next month, given their current workload.

If you would like to discuss the above, feel free to give me a call.

Thanks,

--

Stephen Muldoon

Senior Forensic Engineer



From: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Sent: Tuesday, 24 May 2022 12:19 PM

To: Stephen Muldoon **Out of Scope** <[@fmgenineering.com.au](mailto:outofscope@fmgenineering.com.au)>

Subject: RE: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

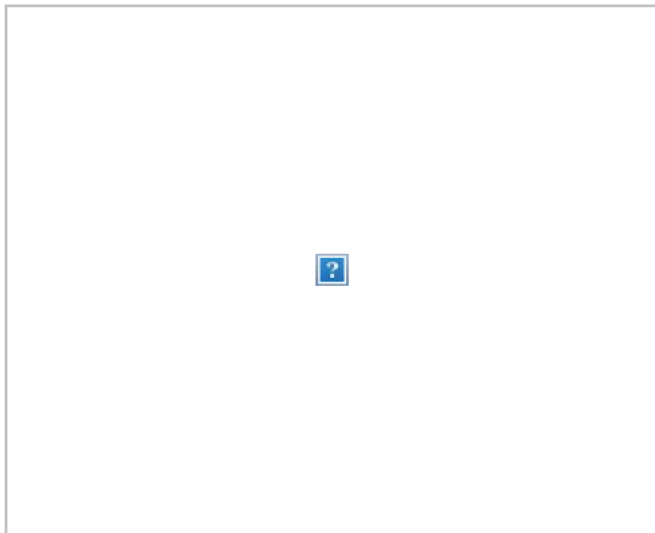
Hi Stephen,

As discussed earlier on the phone: could you please confirm that the shotcrete option will prevent any further problems with the following issues:

1. Erosion
2. Shifting
3. Seepage and drainage

Regards,

Morteza Fini
Project Manager | Capital & Major Projects
T **Out of Scope**



From: Stephen Muldoon **Out of Scope** <[@fmgenineering.com.au](mailto:outofscope@fmgenineering.com.au)>

Sent: Wednesday, 18 May, 2022 5:32 PM

To: Morteza Fini <Morteza.Fini@darebin.vic.gov.au>

Cc: FMG Forensic <forensic@fmgenineering.com.au>

Subject: EST27253 - Letter regarding different retention options at the ROW behind 42 James Street, Northcote, VIC 3070

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Good evening Morteza,

I hope you are keeping well.

Following on from our meeting yesterday, please see below for some comments summarising our conversation, followed by our Fee for a letter outlining the different retention options for the current ROW, including FMG's recommendation for the most preferred option.

Regarding our conversation yesterday, I note the following:

- We discussed the potential of installing a Gabion wall in-lieu of a standard post and sleeper retaining wall.
Whilst this is a possible option, FMG note that we don't have the in-house capability to undertake the design and documentation and you would be best to approach a roads/bridge Engineer for the required design and documentation.
We also notes that whilst a Gabion wall is an option, FMG notes that there is still a risk of undermining the footings to the building at 42 James street during the installation as we expect that a large amount of existing soil would be required to be removed to install he cage for the Gabion basket.
- We discussed different alignments of retaining walls and you proposed a localised retaining wall from the end of the existing crib wall to the existing fence line of the properties to the south side of the ROW.
FMG note that this will still not address the unstable batter as the area behind the wall cannot be filled as the retention height is currently set by the timber sleeper retaining wall to the adjoining properties to the south of the ROW.
- A straight retaining wall can be constructed from the end of the existing Crib wall do the existing concrete retaining wall to the South of 4 James Street. This is similar to Options 2 and 3 previously provided by FMG and will encounter similar issues (i.e. access requirements, difficulties in getting materials and equipment to the works area etc.).

Following the discussions on the above, you requested FMG to provide a Letter outlining the most preferred option to address the unstable batter to the ROW and also to provide a high level cost estimate for these works.

FMG will be required to engage Quantity Survey to carry out the cost estimate works as this is not a service that FMG provide directly.

I have obtained a quote from the Quantity Surveyor that we usually use.

The Fee for FMG to provide the above mentioned letter (including engaging the Quantity Surveyor will be) - **\$3,200 (+GST)**.

FMG notes that this will include the following:

- Provision of the different options available to address the unstable batter to the ROW (i.e. different retention options, stabilising the batter etc.)
- Further discussions on the Gabion retention system
- Provision of a recommendation for the preferred option to address the unstable batter
- Provision of a cost estimate for the above recommendation

Following this letter and if required, FMG can then provide a fee proposal for the required design and documentation of the preferred option if required.

If you wish to proceed on the above basis, please confirm via return email and provide a PO as required.

If we receive approval this week, I will aim to have the letter issued to you by the end of the month.

Thanks,

--

Stephen Muldoon

BEng (Struct)

Senior Forensic Engineer



Engineering your success

Adelaide | Melbourne | Sydney

P 03 9815 7600

D Out of

M Out of

Scope Ave Hawthorn VIC 3122

Out of Scope @fmgengineering.com.au

fmgengineering.com.au

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