

Workforce Accommodation: Mission Critical for Fraser Coast Projects

Every project manager knows the importance of locking in supply chains, contracts, and materials well in advance. Yet when it comes to workforce accommodation, one of the most fundamental drivers of safety, retention, and productivity, decisions are still too often left until the last minute.

On the Fraser Coast, where housing shortages already limit industries from tourism to healthcare, this delay is more than an inconvenience. It is a project-level risk. As one stakeholder observed, "Accommodation is always an afterthought, but savvy project managers know it's mission critical."

THE RISK OF LEAVING IT LATE

When accommodation is not secured early, projects are forced into costly, inefficient workarounds:

- Competing with tourism for motel rooms, driving prices higher.
- Scattering crews across towns from Gympie to Hervey Bay, adding fatigue, allowances, and safety risk.



- Breaking continuity when short-term leases expire mid-project.

Your workforce ends up tired, your logistics team stretched, and your budget exposed. And in a region where even economic development officers and health professionals have resorted to caravans due to housing shortages, betting a project's success on spare capacity is reckless.

CERTAINTY OF SUPPLY = CERTAINTY OF DELIVERY

Base Quadrant exists to take that risk off the table. With scalable, purpose-built accommodation already in place at Susan River Village, contractors can lock in certainty of supply - weeks or months ahead of mobilisation.

Instead of scrambling to house 100-200 workers in multiple towns, project leaders can book beds in one secure,

fully managed facility, supported by professional operations and services. That certainty transforms workforce planning:

- Crews are closer to site, cutting travel allowances and fatigue risk.
- Schedules can be built with confidence, not guesswork.
- Contractors avoid the inflated “last-minute premium” of motels during tourism peaks.

As one contractor put it, “Without locked beds, you’re spreading workers across three towns. That’s not logistics — that’s chaos.”

THE HUMAN EQUATION: WHY QUALITY MATTERS

Accommodation is more than a cost line, it is a retention strategy. Safe Work Australia consistently identifies fatigue and mental health as leading productivity risks in construction and resource projects. Workers housed in modern ensuite rooms, with access to healthy meals and social spaces, are healthier, happier, and more productive.

FIFO research shows the link is measurable: workers facing poor housing conditions record almost 4% higher productivity loss annually, equating to more than \$20 million in lost productivity per 1,000 workers. In the Fraser Coast context, where skilled labour is already scarce, no project can afford that churn.



A REGIONAL ASSET WITH FINITE CAPACITY

The Fraser Coast is entering a period of sustained project activity, from transport bypasses to renewable energy and hospital redevelopments. Every project will need workforce accommodation. But capacity is finite. Base Quadrant’s Susan River Village currently holds 330 beds, approved to expand beyond 400. Once those are secured, late movers will be left to cobble together inferior options at far higher cost.

This is where urgency matters. Base Quadrant is not a motel operator — it is a strategic regional asset. Securing accommodation here is as essential as booking cranes or locking in trades.

THE BOTTOM LINE

For Fraser Coast projects, workforce accommodation is not an afterthought. It is mission critical.

- Secure it early, and you gain certainty, cost control, and a workforce set up to succeed.
- Leave it late, and you inherit fatigue, stress, and cost overruns that can sink delivery.

Base Quadrant was built to solve this problem for the region. The question for project leaders is simple: will you lock in certainty now, or risk the scramble later?

For further information on guaranteed workforce accommodation or to discuss project-specific requirements, stakeholders are encouraged to engage early to avoid last-minute risk and guarantee certainty of supply.

To arrange your visit, please contact Laif Jones 0417 296 373, to coordinate a time that works for you.

