



Moreton Bay Regional Council

# Local Government Infrastructure Plan (LGIP) Interim Amendment No. 1 Public Parks Extrinsic Material

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## Extrinsic material and background reports

The Local Government Infrastructure Plan (LGIP) is supported by a suite of reports available on the Moreton Bay Regional Council (MBRC) website.

An extrinsic material report is provided for each of the following trunk infrastructure networks:

- Transport (roads)
- Transport (active)
- Stormwater (quality and quantity)
- Public parks
- Land for community facilities.

An extrinsic material report is provided for each of the following:

- Planning assumptions
- Schedule of Works model.

A background report is provided for each of the following:

- Active transport
- Parks catchment analysis
- Community facilities network
- Stormwater quantity
- Stormwater quality
- Land valuations

*Note: The first local government infrastructure plan for Moreton Bay Regional Council came into effect in 2017 and is referred to as LGIP 2017 in all extrinsic materials. The term LGIP refers to the Local Government Infrastructure Plan (LGIP) Interim Amendment No. 1.*

*Note: The LGIP will provide up-to-date and comprehensive network planning for the period from 2016 to 2036. To ensure a minimum 10 year and maximum 15 year PIA, the future trunk infrastructure will be from the period 2021-2036. The projects delivered in 2016-2021 have been treated as existing assets.*

*During the planning and preparation phase of the LGIP Interim Amendment No.1, a new version of the Minister's Guidelines and Rules (MGR) was introduced which influenced the alignment of the base date and the future trunk infrastructure. Any LGIP amendment undertaken post-release of the census data in mid-2022, will align the base date with future trunk infrastructure that has not been delivered. Council will undertake an LGIP review in 2022 and consider these matters further.*

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## Glossary

Type	Description
Amenity park	Small parks with an area less than 5000m <sup>2</sup> which defines a local recreation park.
Annual exceedance probability (AEP)	The probability that a given rainfall total accumulated over a given duration will be exceeded in any one year.
Conservation park	Council owned land that has the primary purpose of conserving biodiversity (flora, fauna and water quality).
Desired standards of service (DSS)	The policy standard for hierarchy, provision rate, area, dimensions, access, slope, flood immunity, embellishment inclusions, for the development of parks.
Embellishment	The elements included within a park in terms of furniture, pathways, structures, signage and landscaping which combine to create the park's amenity.
Linear park	A park within the urban setting that is substantially longer than it is wide, often associated with creeks and other watercourses and may also be used to facilitate access or pathways.
Place types	Planning classification of areas defined within the Moreton Bay Planning Scheme 2016's strategic framework.
Shaping SEQ	State government regional plan for South East Queensland.
Stormwater drainage reserve	Council owned land which has the primary purpose of conveying or treating stormwater.
Constrained land	Land severely restricted in terms of development by waterways or flooding, preservation of significant vegetation, environmental constraints, or terrain constraints (such as slope) or other impositions on the land

# 1. LGIP Introduction

## 1.1 Purpose

The Local Government Infrastructure Plan (LGIP) identifies Council's plans for trunk parks and community facilities infrastructure to serve future growth in an effective and financially sustainable manner. In May 2021 Council resolved to undertake an interim amendment to its LGIP to implement the most recent trunk infrastructure network planning for the Moreton Bay Region under the *Planning Act 2016* and Minister's Guidelines and Rules (MGR 2020).

This report provides the extrinsic material for the public park network. A separate extrinsic material report is supplied for land for community facilities.

## 1.2 Background

Moreton Bay is one of the fastest growing regions in Queensland with a population of 485,398 in 2021. Population assumptions project an increase by 2036 to 614,908, (permanent residents only<sup>1</sup>), with growth to occur across multiple communities in the region. This growth will place considerable pressure on the region's parks and community facilities networks to expand and adapt to changing community preferences and needs. Council must identify the requirements for future public parks to meet demand when managing this growth.

This review of trunk infrastructure for public parks relies on the overarching *Open Space Strategy 2012-2031* for the principles to provide these networks in the region. The community needs for public parks beyond the timeframe of these strategies (2031 to 2036) and the ultimate development of the current planning scheme were assessed on the same principles. While public parks and land for community facilities are considered one network within the LGIP, separate extrinsic reports are provided for the assessment of public parks and land for community facilities because of their distinct requirements.

## 1.3 Why is open space important?

Investing in parks and open space is a long-term investment in Moreton Bay's sustainable future. This investment will support a thriving region where people want to live, work and play. Great parks provide our communities with their unique identity and local citizens a sense of civic pride. Recent experience of the COVID-19 pandemic (2020) and working from home has emphasised to our community the importance of our parks for exercise, recreation and mental health<sup>2</sup>. This is especially pertinent in areas of higher density and dwelling types that lack backyard or other forms of private open space. Open space is an investment in our community's health, lifestyle and amenity.

Parks also have a direct economic benefit. Research<sup>3</sup> has shown that proximity to well-designed and managed parks and green spaces results in higher property values and has a positive influence on business performance, investor confidence, lifestyle, health, enhanced character and biodiversity.

Great parks make for a better quality of life. A network of well-designed and cared-for parks enhance the region's lifestyle options and character, creating an environment where people want to live, work and visit. Parks also provide the vital green infrastructure that enables us to:

- Work to mitigate and adapt to climate change (e.g. countering heat island effects)
- Maintain and enhance biodiversity.

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<sup>1</sup> Moreton Bay Regional Council (2020) Local Government Infrastructure Plan (LGIP) Interim Amendment No 1. Planning Assumptions. It is important to note that the planning for public parks uses permanent population figures only. Other trunk networks have different approaches.

<sup>2</sup> Timperio A., and Giles Corti B., (2020) Life and health reimagined paper 3 *Streets for people: lessons from a return to local living*. Melbourne, VicHealth.

<sup>3</sup> Ives C., Oke C., Cooke B., Gordon A., and Bekessy S. (2014) Planning for green open space in urbanizing landscapes. *Final report for the Australian Government Department of Environment*. Melbourne, RMIT.

Parks enhance our environment by providing for:

- Nature appreciation
- Attractive parks for amenity
- Leisure
- Relaxation
- Exercise
- Wide range sports.

When planning infrastructure, Council seeks to model industry best practice by incorporating ecologically sustainable siting principles, avoidance, mitigation and offset principles. Where infrastructure is proposed to be delivered within high value areas, alternative alignments may be considered for identified projects. These principles align with the Moreton Bay Regional Council (MBRC) Planning Scheme.

## 1.4 Park network

Council plans, delivers, and maintains a wide variety of trunk and non-trunk parks across the region. These parks support a variety of active and passive recreation opportunities as well as supporting environmental benefits for both the region's community and biodiversity.

Trunk public parks within the network are described by both the area they service that is regional, district or local, and the type of functions they deliver (i.e. recreation, civic or foreshore). The following park classifications form the public park trunk infrastructure:

- Recreation parks (including foreshore recreation parks) - regional, district or local
- Civic parks - regional, district or local
- Sports parks.

### 1.4.1 Recreation parks

Recreation parks offer many different experiences including areas to run, walk, kick a ball, play or exercise equipment, exercise your dog or have a picnic and socialise. They range in scale from local, district and regional recreation parks to the extensive foreshore areas within the region. Recreation parks will be trunk infrastructure if included in the definition in section 5 below, provided they meet the desired standard of service in section 7.

### 1.4.2 Civic parks

Civic parks are often referred to as plazas, town squares or public spaces. They provide important areas for people to relax, eat lunch, meet friends, connect with the broader community and attend events. They may also offer facilities such as playgrounds, shade and seating areas. They are designed to provide amenity in our centres and create destinations that attract people. Civic parks are generally considered to be trunk infrastructure, as outlined in section 5 below. Strategically, most activity centres should include civic parks or spaces although there is currently a shortfall in the network.

### 1.4.3 Sports parks

Sports parks offer our community the opportunity to participate in and play organised and informal sports. These parks may have a range of fields, courts and surfaces and are often some of the most well used parks in the region. They may include other facilities like club houses, change rooms, lighting and car parking. District and regional sports parks will be trunk infrastructure if included in the definition in section 5 below, provided they meet the desired standard of service in section 7.

### 1.4.4 Park network summary

The trunk park network is summarised below by purpose and the area serviced by the park.

Type of park	Purpose of park
Local recreation park	To provide recreation for the immediate local area residential neighbourhood within a walkable distance.
District recreation park	Higher level park offering a range of experiences to the district catchment.
Regional recreation park	Highest level recreation park offering a range of experiences and embellishments supporting the whole region.
District sports park	Large multi-sports complex serving the district.
Regional sports park	Large multi-sport complex serving entire region with high level of competition sports provided.
District civic park	Civic park within district activity centres.
Regional civic park	Regional level civic park in main activity centres.

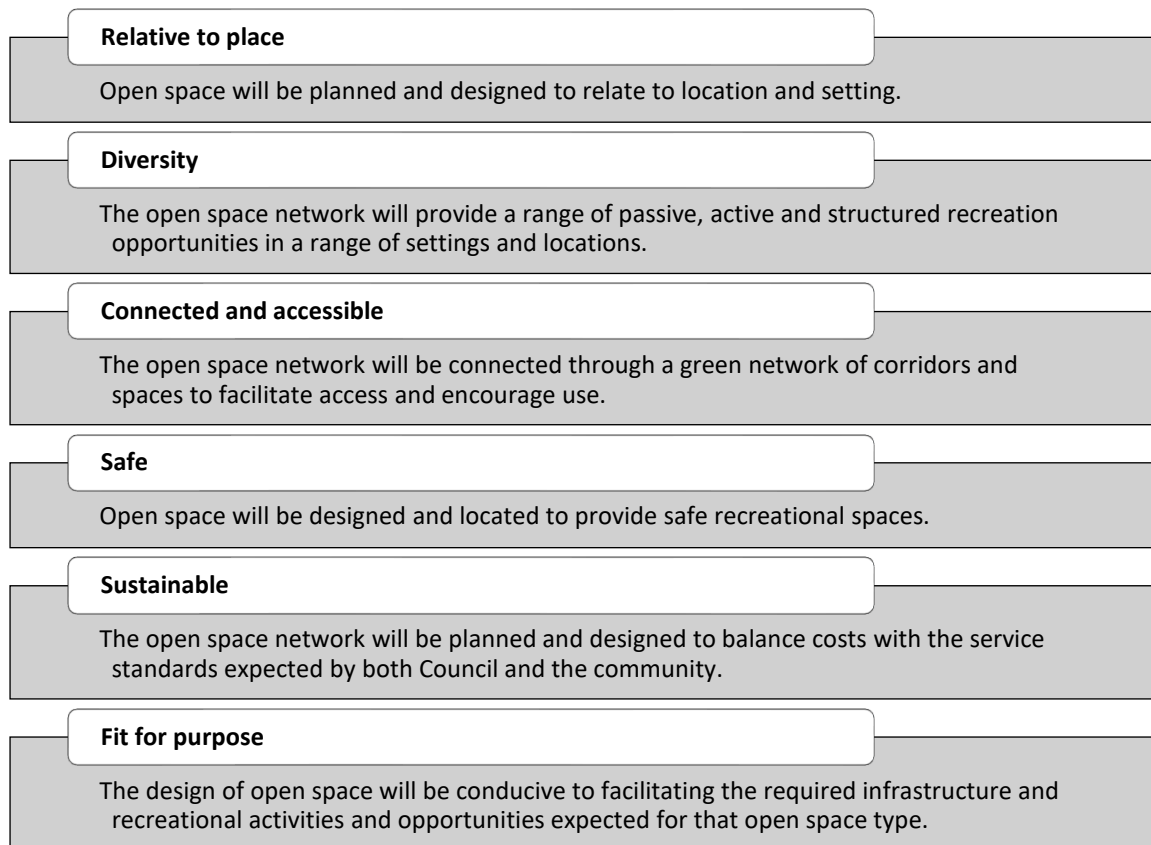
*Table 1: park type and purpose*



## 2 Background and planning approach

### 2.1 Planning principles for the public park network

The public park network planning used the fundamental principles set out in the *Open Space Strategy 2012-2031*. The review did not change these principles and they remain as the guide for the future public park network. These six principles include:



*Figure 1: Public park network planning fundamental principles*

Further information on the network principles for open space provision can be found in the *Open Space Strategy 2012-2031*.

In addition, the public park network has used the planning assumptions, converting them to network demand for each service catchment which underpins the network modelling. The Priority Infrastructure Area (PIA) accommodates 15 years of urban growth, and the network planning has prioritised the infrastructure required to service this growth, particularly with regards to the financial sustainability provisions of the *Planning Act (2016)*.

### 2.2 User needs for public parks

Council is responding to user needs by creating attractive parks and open spaces that people will want to use and enjoy. In such a large region, people's needs for open space vary depending on economic and social factors, cultural influence, physical fitness, sports and leisure preferences, and physical location. The public park network is shaped by the following four themes:

### Our park, our place

Residents take great pride in their neighbourhoods. It is important that parks complement the places we live and provide the activities which we expect. Council will plan spaces that relate to locations by understanding the needs of the people and the future vision of these places

### Connecting people to places

The region has a good network of open spaces. Council will create accessible parks and open spaces for members of the community. By doing this we can create healthy communities and increase access to open spaces and destinations.

### Multipurpose and adaptable places

People's needs for parks and open spaces change over time. Parks also need to make the best use of the space as the area undergoes growth.

### Diversity of places and activities

A diverse community has equally diverse expectations for parks and open space. There is an opportunity for Council to plan for a variety of sports, recreation activities and facilities across multiple locations.

*Figure 2: Four themes of public park network*

### 3 Public park network service catchments

The park network is defined by service catchments (local and district) which have been determined through reference to the following documents:

- Open Space Strategy 2012-2031<sup>4</sup>
- Urban Recreation Park Plan 2012-2031<sup>5</sup>
- Interim Sports Facilities Plan 2012-2031<sup>6</sup>.

In the review of the LGIP, the catchment boundaries were considered at both local and district levels. The LGIP district boundaries are consistent with the original boundaries used for LGIP 2017. Minor adjustments were made to the local boundaries; however, these are used only for network and gap analysis, and they fit within the district catchments shown below.

Catchment planning for the park network was undertaken using the district catchment boundaries based on the MBRC Planning Scheme's strategic framework planning areas. There were no changes made from the LGIP 2017 district catchment boundaries and the most recent review. These district catchment areas generally service distinct populations with higher order roads, waterways, environmental areas and the extent of the urban area providing logical boundaries for district level catchments. It is these district catchments that have been used for the LGIP.

The region is broken into five district catchments (refer to Figure 3):

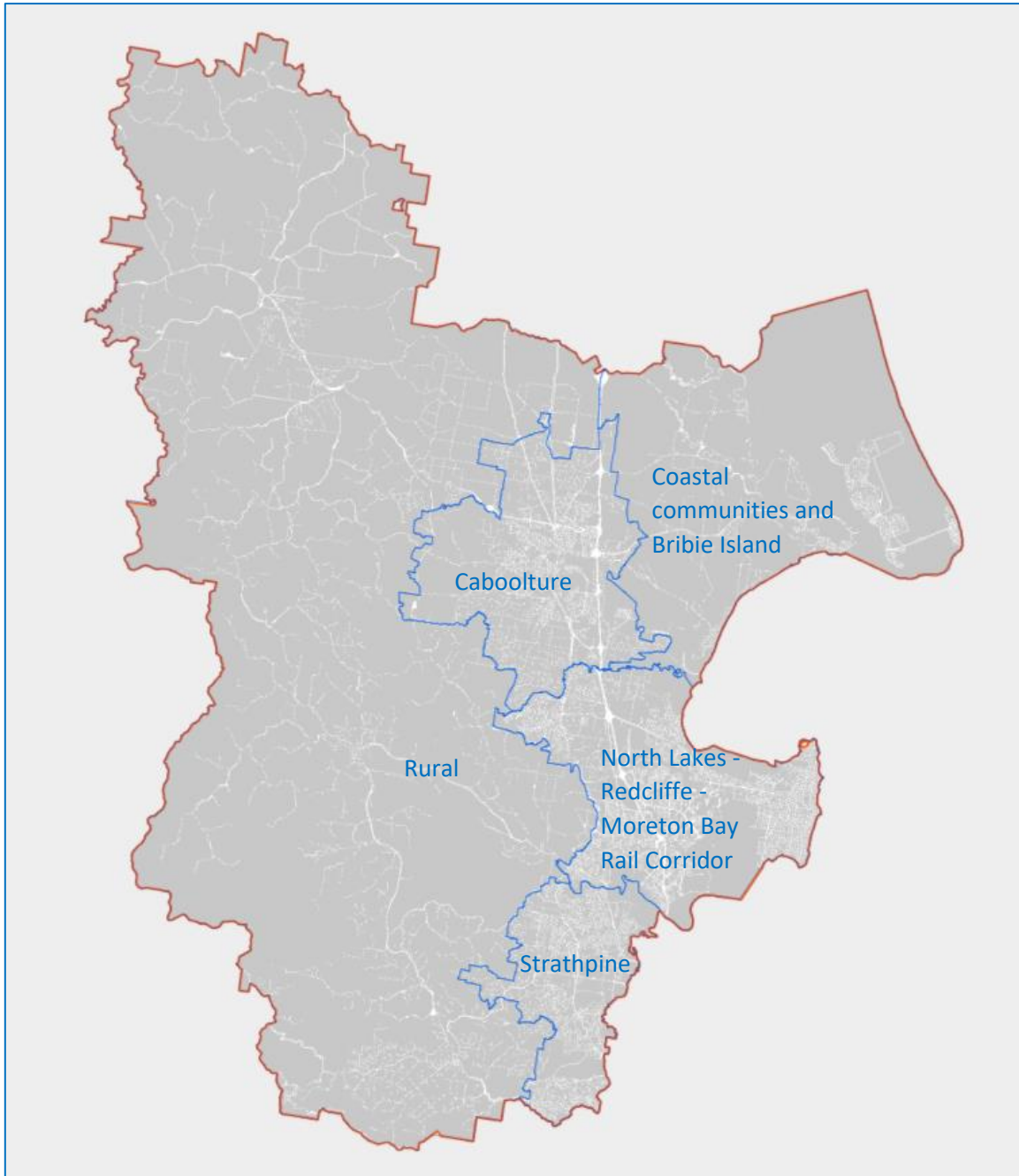
- Caboolture
- Coastal communities and Bribie Island
- North Lakes - Redcliffe - Moreton Bay rail corridor
- Rural
- Strathpine.

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<sup>4</sup> Available on MBRC website: [Open space strategy 2012-2031 - Moreton Bay Regional Council](#)

<sup>5</sup> Available on MBRC website: <https://www.moretonbay.qld.gov.au/Services/Building-Development/Planning-Schemes/MBRC/Background-Studies>

<sup>6</sup> Available on MBRC website: [Interim sports facilities plan 2012-2031 - Moreton Bay Regional Council](#)



**Figure 3: District catchment boundaries**

## 4 Demand and demand conversion factors

### 4.1 Population assumptions

Planning Assumptions<sup>7</sup> were used to undertake the catchment planning reviews for public parks. These population assumptions draw on several sources, including existing and committed development planning documents such as *ShapingSEQ*, strategic planning projects and place types from the Planning Scheme strategic framework, growth forecasts such as the urban growth model and population forecasts from Queensland Government Statisticians Office (or OESR<sup>8</sup>), as well as land suitability and compatibility to accommodate growth.

The base year for the network planning is 2016, with a planning horizon of 20 years to 2036, aligning with the latest available ABS census data. Table 2 identifies existing and projected demand for public parks used for the development of the LGIP, based on district catchments.

Projection area	Development type	Pop 2016	Pop 2021	Pop 2026	Pop 2031	Pop 2036	Pop ultimate
<b>COASTAL COMMUNITIES AND BRIBIE ISLAND</b>	Multiple dwelling	6,364	7,294	9,097	9,617	9,965	10,918
	Single dwelling	29,168	31,358	33,343	34,370	34,857	35,821
	Total resident dwellings	35,532	38,652	42,440	43,987	44,821	46,739
<b>CABOOLTURE</b>	Multiple dwelling	8,772	12,426	15,409	20,081	25,760	56,274
	Single dwelling	69,488	78,873	88,392	99,279	104,874	183,846
	Total resident dwellings	78,260	91,299	103,801	119,360	130,634	240,119
<b>NORTH LAKES - REDCLIFFE - MBR CORRIDOR</b>	Multiple dwelling	33,589	43,867	56,577	69,838	86,003	139,991
	Single dwelling	162,043	177,142	185,824	195,287	198,209	209,518
	Total resident dwellings	195,632	221,009	242,401	265,124	284,212	349,508
<b>STRATHPINE</b>	Multiple dwelling	8,205	9,564	12,531	14,848	18,887	32,478
	Single dwelling	87,467	89,342	90,684	91,632	94,039	99,015
	Total resident dwellings	95,672	98,906	103,214	106,480	112,926	131,492
<b>RURAL</b>	Multiple dwelling	192	235	387	390	389	390
	Single dwelling	33,936	35,297	37,493	39,429	41,925	46,716
	Total resident dwellings	34,128	35,532	37,880	39,818	42,314	47,106
<b>MORETON BAY LGA</b>	Multiple dwelling	57,122	73,386	94,001	114,774	141,003	240,051
	Single dwelling	382,102	412,012	435,735	459,996	473,904	574,915
	Total resident dwellings	439,224	485,398	529,736	574,770	614,908	814,966

**Table 2: Existing and projected population (by LGIP time periods)**

Note: These residential population figures exclude temporary accommodation such as motel rooms, hospital beds, prison cells, marina berths, student dorm rooms and tourist accommodation.

<sup>7</sup> Moreton Bay Regional Council (2020) Local Government Infrastructure Plan (LGIP) Interim Amendment No 1. Planning Assumptions

<sup>8</sup> Office of Economic and Statistical Research



## 5 Definition of trunk (by hierarchy and typical embellishment)

The public park trunk infrastructure network is intended to service development consistent with the LGIP assumptions by providing the desired standard of service (DSS) in a coordinated, efficient and financially sustainable manner.

The public park trunk infrastructure network comprises development infrastructure which:

- (a) Includes only the following:
  - (i) Sports parks at the regional level and district level
  - (ii) Embellishments to sports parks mentioned above, including sports fields, shade structures, car parking
  - (iii) Recreation parks (including foreshore recreation parks) regional, district or local
  - (iv) Civic parks, regional and district
  - (v) Local recreation and foreshore parks, (serving more than 350 dwellings, meeting the DSS, and where not located within 800 metres of another local or higher order trunk park).
  - (vi) Embellishments to the parks listed above including pathways, park furniture, shade structures, and playgrounds.
- (b) Excludes the following:
  - (i) Infrastructure identified in Section 6.

## 6 Classification of non-trunk

The *Moreton Bay Open Space Strategy 2012 - 2031* also identifies open space classifications that are not included in the above trunk infrastructure definition. These open space areas are not considered park trunk infrastructure for the purposes of the LGIP as they are generally either required for a local purpose, and are not servicing a wider catchment, or their primary purpose is not open space.

Linear parks have not been included in the definition of open space trunk; while they can provide an open space and/or recreation function, their primary role is generally for stormwater conveyance and/or active transport. As such, they do not form part of the trunk public park infrastructure network but where appropriate, may form part of the stormwater or active transport networks.

Therefore, the public park trunk infrastructure network excludes the following:

- Amenity parks
- Linear parks
- Nature reserves
- Conservation parks
- Stormwater drainage reserves
- Local civic parks
- Local sports parks.

### 6.1 Other open spaces and non-trunk parks

Council also plans, delivers and manages several other types of open space in the region, such as linear linkage parks, bushland recreation parks, stormwater - constrained land and conservation areas.

These open space types are not considered part of the trunk park, however they may be included as part of the stormwater and active transport networks where appropriate (i.e. some linear linkage parks have been more appropriately included in the bushland, stormwater and active transport networks as they often serve multiple functions and are defined by their primary role such as water conveyance). These parks invariably provide a recreation function as well as their primary role.

## 7 Desired standard of service

The park network desired standard of service (DSS) was determined by referencing the following documents:

- *Urban Recreation Park Plan 2012 – 2031: Appendix B - Desired standards of service*
- *Interim Sports Facilities Plan 2012 – 2031: Appendix A - Desired standards of service.*

### 7.1 Overview of park desired standard of service approach

Council used a combination of network analysis and best practice for park planning to develop the DSS. Several resources informed the standards for the network, including benchmarking standards from other local governments, a review of open space in higher density areas, and best practice for park planning guidelines.

A desktop review of the existing park network was undertaken to understand the types, quantity and distribution of parks, their role, function and relationship to their locational context.

A combination of desktop analysis and collaboration with internal stakeholders led to recognition in the merit of balancing a standard approach and a needs-based approach to parks planning. The needs-based approach considers the demographic and physical characteristics of a geographic area to guide future development of parks and their inclusions, informed by the social composition of an area, the leisure and recreation preferences and the type and quantity of parks to serve those needs. This approach considers of a range of park types and existing provision across the region when reviewing future needs.

Council requires a DSS to fulfil its legislative requirements, for financial planning (relating to delivery and maintenance), infrastructure planning and to deliver quality parks through the planning and development framework.

Further information regarding the public park desired standard of service can be found in Council's *Urban Recreation Park Plan 2012-2031* and the *Interim Sports Facilities Plan 2012-2031*.

### 7.2 Setting desired standard of service

The park network DSS, for the purposes of the LGIP, are:

#### a) Park type, accessibility and place types

Provide an accessible network of public parks that meets the needs of residents and visitors in accordance with the park type, accessibility standards and place type (shown in Table 3).

Park type	Place type														Accessibility standard
	AC	UN	NGN	SN	RR	RT	CC	R	MFW	KER	CR	EEA	SA		
Local recreation (including foreshore)														400m	
														800m	
														No standard	
District recreation (including foreshore)														2.5km	
														3.5km	
														No standard	
Regional recreation (including foreshore)														10km	
District sport														3km	
														5km	
														No standard	
Regional sport														15km	
District civic														Within district centre	
														No standard	
Regional civic														Within major centre	
														No standard	

**Table 3: Accessibility standards by place type and park type**

*\*Methodology for accessibility uses a radius measure while considering barriers and blockages of access. Barriers and blockages include, but are not limited to, railway lines, rivers, major highways and arterial roads. Allowance can be made for crossings and bridges that facilitate access, but this should consider the true walkable distance.*

**Key for place types**

AC: Activity centre

UN: Urban neighbourhood

NGN: Next generation neighbourhood

SN: Suburban neighbourhood

RR: Rural residential

RT: Rural township

CC: Coastal communities

R: Rural

MFW: Mountain ranges, forests and waterways

KER: Key extractive resource areas

CR: Coast and riverlands

EEA: Enterprise and employment areas

SA: Special areas

b) Park size and provision rate requirements

The provision targets identify the expected quantum of land required to meet community demands for open space and community facilities, based on rate of population, and are related to the place types (shown in Table 4).

Land for open space and community facilities has:

- a. a minimum land area as identified in Table 4
- b. a configuration, slope, and acceptable level of flood immunity in accordance with the standards identified in Table 4 as well as Council's adopted standards identified in the planning scheme.

Park type	Place type														Provision target ha per 1000	Minimum land area
	AC	UN	NGN	SN	RR	RT	CC	R	MFW	KER	CR	EEA	SA			
Local recreation (including foreshore)														1 per 1000	0.5ha	
														0.5 per 1000		
														As required		
District recreation (including foreshore)														0.6 per 1000	4ha	
Regional recreation (including foreshore)														0.5 per 1000	10ha	
District sport														0.8 per 1000	20ha (Acceptable level of constrained land 20%)	
Regional sport														0.4 per 1000	40ha (Acceptable level of constrained land 30%)	
District civic														1 per district centre	1,000m2	
Regional civic														1 per major centre	6,000m2	

Table 4: Rate of land provision for open space

c) Design requirements

The design requirement targets in Table 5 are intended to be indicative for length and width responding to the environment and street pattern layout, as many parks provide several functions to the community and service varying areas. However, the minimum land area of the park is to be maintained.



Park type	Width to depth ratio	Min. width at any point	Min. road frontage	Road type	Min. no. of access points	Flood immunity Annual exceedance probability (AEP)
Local recreation	1:2	20m	40%	Collector or lower	2	100% of land above 2% AEP
District recreation	3:4	30m	30%	Collector or higher	2	80% of land and all internal roads and car parking above 2% AEP
Regional recreation	3:4	30m	30%	Arterial or higher	3	50% of land and all formal recreation areas, internal roads and vehicle parking above 2% AEP
District sport	Square or otherwise compact shape		Accessible by public transport, bikeways and major roads	All playing fields have adequate access		All buildings above 1% AEP. Formal recreation areas, internal roads, hard courts and vehicle parking above 2% AEP. All playing fields above 5% AEP
Regional sport						
District civic	Site specific		30%	Site specific	1	100% of land above 1% AEP
Regional civic						

**Table 5: Design requirements**

*Foreshore parks are not included in these design requirements because of specific site criteria and the shape of these parks is directly related to the foreshore and available land.*

d) Embellishments

Embellish public parks to complement the type and purpose of the park as identified in Table 6.

<b>Public parks and their embellishments should be designed to ensure they can accommodate and appreciate a range of the following functions:</b> <ul style="list-style-type: none"> <li>Nature appreciation areas</li> <li>Active recreation areas</li> <li>Passive recreation nodes</li> <li>Outdoor recreation opportunities</li> </ul>	<ul style="list-style-type: none"> <li>Youth spaces</li> <li>Social gathering spaces</li> <li>Activation and event space</li> <li>Water quality solutions compatible with recreation uses</li> </ul>							
Facilities or embellishments included by park type	LR+	LR	DR	RR	DS	RS	DC	RC
Landscaping (ie trees, turf, gardens and bollards)	•	•	•	•	•	•	•	•
Utility installations (water, sewer, electricity and telecommunications)	•	•	•	•	•	•	•	•
Drinking fountains (and taps)	•	•	•	•	•	•	•	•
Seating opportunities (ie seats, amphitheatre, informal seating elements like rocks, blocks or steps)	•	•	•	•	•	•	•	•
Pathways for cycling and walking	•	•	•	•	•	•	•	•
Open multi-use or kick-about space (minimum 20m x 40m)	•	•	•	•	•	•		
Hard surface, (multi-use) activity space (minimum size 15m x 14m) (eg basketball hoops, handball, personal training/exercise)	•	•	•	•				
Play areas including a range of multi-play elements ( <i>sized according to park hierarchy S=small, L= large</i> )	S	S	L	L	S	S	S	S
Fitness nodes	•	O	•	•				

<b>Public parks and their embellishments should be designed to ensure they can accommodate and appreciate a range of the following functions:</b> <ul style="list-style-type: none"> <li>• Nature appreciation areas</li> <li>• Active recreation areas</li> <li>• Passive recreation nodes</li> <li>• Outdoor recreation opportunities</li> </ul>	<ul style="list-style-type: none"> <li>• Youth spaces</li> <li>• Social gathering spaces</li> <li>• Activation and event space</li> <li>• Water quality solutions compatible with recreation uses</li> </ul>							
Facilities or embellishments included by park type	LR+	LR	DR	RR	DS	RS	DC	RC
BMX / skate/ scooter opportunities			•	•				
Picnic areas (tables and seating)	•	•	•	•	•	•	P	P
Shelters or pavilions	•		•	•	•	•	•	•
Park name signage	•	•	•	•	•	•	•	•
Barbeque	•		•	•	•	•	•	•
Event / performance space (i.e. stage, amphitheatre)			•	•			•	•
Gateway statement			•	•			•	•
Outdoor recreation elements (i.e. proprietary climbing equipment)			•	•				
Dog off leash areas	P		P	P				
Paddle and recreational boating facilities facilities (e.g. launch point for canoes, fishing cleaning tables) foreshore parks	P	P	P	P				
Public amenities (toilets)			•	•	•	•		•
Private vehicle movement and internal parking			•	•	•	•		
Formal sports fields/courts/surface (lighting and irrigation)					•	•		
Changing facilities (sports)					•	•		

**Table 6: Typical embellishments**

(P - preferred subject to meeting locational requirements)

**Key for park types**

LR+ - Local recreation applicable only to NGN, UN, AC place types

LR - Local recreation including foreshore

DR - District recreation including foreshore

RR - Regional recreation including foreshore

DC - District civic

RC - Regional civic

DS - District sports

RS - Regional sports

## 8 Network planning and modelling methodology

### 8.1 Network modelling

Network modelling was based on the original work of the following documents:

- *Urban Recreation Park Plan 2012 – 2031: Appendix C - Catchment profiles*
- *Interim Sports Facilities Plan 2012 – 2031: Appendix B - Catchment profiles.*

Updated network modelling for the trunk park network was undertaken in 2020 (*Public Parks Catchment Analysis 2020* available on request).

#### 8.1.1 Step 1: Map and classify all existing open space in the region

A geographic information system (GIS) layer containing all existing open space in the region was established using existing asset databases. Each existing park classification was reviewed by assessing the characteristics of that park against the definitions included in the *Open Space Strategy 2012-2031*.

#### 8.1.2 Step 2: Assess existing provision of open space

A four-stage process was established to assess the existing provision and quality of open space within the region:

- **Demographic analysis** – a brief demographic analysis was used to identify the dominant features of the age profile which helps inform the appropriate embellishment to parks.
- **Accessibility analysis** – of open space opportunities was undertaken in each catchment to identify potential shortfalls in the distribution of open space across the region. The analysis identified residential parcels that exceeded the accessibility thresholds in each catchment.
- **Function analysis** – looked at the roles and functions within each catchment's open space network, having regard to the existing embellishment levels and constraints for further development. The analysis matched the available facilities to the age profiles and identified shortfalls in the existing network.
- **A desired rate of provision** - the existing open space network was assessed against the desired rates of provision in the DSS for each park type. Population assumptions were used for a broad assessment of the current capacity or shortfall in the network.

#### 8.1.3 Step 3: Assess future open space requirements

A four-stage process was established to assess future open space requirements:

- **Review the strategic land use direction** – this involved a review of the anticipated residential and employment growth unique to each catchment and consideration of how the relevant place types for each catchment influenced the open space outcomes.
- **Population assumptions** –2036 projections were used to identify the extent of growth and its spread across the catchment.
- **A desired rate of provision** - the future open space network was assessed against the desired rates of provision contained in the DSS for each park type. This provided a broad assessment of the future capacity or shortfall in the network.
- **Solutions** – a series of solution sets for each catchment recommended the additional park area required to meet the DSS. Where possible, opportunities to upgrade existing open space areas or parks to meet future demand requirements were identified to reduce additional land acquisition requirements. Some areas upgraded those areas of linear park and stormwater corridors which function as local or district recreation parks.

#### 8.1.4 Step 4: Costing

The financial sustainability of the proposed solutions was determined by costing future parks. (See Section 9 for details on costing calculations).

#### 8.1.5 Step 5: Prioritisation

Prioritisation of new urban recreation parks and upgrades was based on the region's population growth assumptions.

#### 8.1.6 Amendments to catchment analysis

Since the development of the Open Space Strategy<sup>9</sup>, Urban Recreation Park Plan and Interim Sports Facilities Plan, many changes to the list of recommendations have been made and incorporated into the LGIP schedule of works in section 9.6. The changes to recommendations were identified in the development phase of the LGIP, and include:

- Completed projects
- Projects no longer required due to local area changes or alternative nearby projects meeting demand
- Projects not required within the LGIP timeframe (to 2036)
- Projects still in the investigation phase - these future investigations have been excluded from the LGIP schedule of works as further analysis is required to determine the projects' future needs
- Prioritisation of projects within the PIA.

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<sup>9</sup> Moreton Bay Regional Council Open Space Strategy 2012 - 2031

## 9 Network costing and valuation methodology

The following steps were undertaken to determine the costs associated with the provision of the public park network.

### 9.1 Land valuation methodology

All existing open space land was attached to a hierarchy and valued using suburb-based land valuations provided by external valuation consultants JLL (see Land Valuation Background Report available on MBRC website). Suburb-based land valuation was based on zones and the two value categories:

- Unconstrained land - land above 1% AEP (Q100)
- Constrained land below 1% AEP (Q100).

### 9.2 Unit rates - land

A report valuing land across the region for the purpose of LGIP was prepared by land valuation consultants JLL in 2020. The report detailing methodology and rates is included as a separate background report. It details land values by place type and suburb for 2016 and 2018 to devise a rate per square metre. This rate is then applied to land requirements for new public parks itemised in the LGIP schedule of works.

### 9.3 Existing embellishment

Existing public park embellishments were identified from Council's GIS, translated into specific assets on Council's Financial Asset Register, and costed by applying standard unit rates supplied by Council's operational staff who estimated the approximate cost of installing and supplying the items.

Where no unit rate was available, assets were valued using the replacement cost value entered in the asset register. If no asset data was captured in the register, an average of all active assets for the specific type of asset was used.

Some assets were considered non-financial and excluded from valuation as per Council's standard asset valuation guidelines, including:

- All park assets below \$5,000 (including park furniture and fences)
- All land improvement assets below \$5,000 (including retaining walls)
- Pathways less than 10m length (excluding kerb ramps)
- Concrete slabs
- Edging
- Arbours
- Landscaping including trees, turf
- Banner and flag poles
- Signs
- Softfall
- Water hydrants
- Taps.

Where no valuation was possible assets were considered non-financial (eg most artwork).

### 9.4 Costing existing infrastructure

Table 8 provides the costing of existing infrastructure for public parks in each of the catchments. These are broken down into land and infrastructure, known as embellishments for each park type.



Catchment	Land	Infrastructure
Caboolture	\$ 23,077,468	\$ 35,177,395
Coastal/Bribie Island	\$ 17,064,358	\$ 35,085,939
North Lakes/Redcliffe/MBRL corridor	\$ 84,031,883	\$ 146,515,913
Rural	\$ 7,723,772	\$ 13,454,644
Strathpine	\$ 87,482,379	\$ 59,062,917

*Table 7: Public parks (includes recreational, sports and civic parks) - existing trunk infrastructure value*

### 9.5 Future embellishments

Estimated embellishment costs for new recreation and civic parks and upgrades to existing recreation and civic parks were determined by establishing unit rates for individual infrastructure items. These unit rates were drawn from the following sources:

- Landscape Queensland Costing Guide - 7th edition
- Rawlinson's Construction Cost Guide 2019 - 37th edition
- LocalBuy preferred suppliers cost estimates
- Council's Engineering, Construction and Maintenance Division cost estimates based on previous contracts.

A detailed breakdown of typical embellishment costs for each park type is shown in Table 8 below. The level of embellishment for each recreation park type, and therefore associated cost, was determined by using the desired standard of service to indicate appropriate embellishment requirements. For new recreation parks, the cost was based on the provision of all embellishments and typically works required to deliver the park to the community. For recommended upgrades to existing parks, a site-based review of each park was undertaken to determine which embellishments were required to meet desired standards, with costs included only for the provision of these additional infrastructure items.

Park type	Costings year	Embellishment costing (2020/21)
Local recreation	2019	\$238,368
Local recreation in higher density areas (LR+): <ul style="list-style-type: none"> <li>• Activity centres</li> <li>• Next generation precincts</li> <li>• Urban precincts</li> </ul>	2019	\$217,468
District recreation	2019	\$1,639,884
Regional recreation	2019	\$4,678,425
Civic - district	2019	\$509,464
Civic - regional urban	2019	\$2,810,243
District sports	2019	\$21,806,933
Regional sports	2019	\$5,455,006

*Table 8: Public parks - trunk embellishment costings*

LR+ - Local recreation applicable only to NGN, UN, AC place types

Future sports facility costings were generally based on existing master plans, budgeted costings where available or estimated costs based on existing facilities of a similar scale and design. Where no existing master plan cost or similar facility estimate was available, an estimated cost per hectare was applied for regional and district scale facilities based on similar master planned facilities, matching the facility development with the defined trunk infrastructure elements to determine LGIP costings.

The timing of delivery for several sports facility projects have also been amended to incorporate staging of the facility development as identified in the revised sports facility planning (LGIP identification numbers have an additional staging number in these instances).

The establishment costs outlined below do not include an allowance for project owner's costs and contingency. These costs have been added through the schedule of works model.

Embellishment costs are current as at 2020/2021. Escalation has not been considered at the initial costing stage, as this is dealt with in the schedule of works model.

## 10 Schedule of works

The schedule of works (SOW) in table 9 identifies the future trunk infrastructure for each infrastructure network based on the LGIP criteria and time. It includes the information based on the excel model of works and costs (separately available).

Plans for trunk infrastructure (PFTI) have been prepared for each network in the LGIP and are located on the MBRC website. The information shown on these plans includes:

- existing trunk infrastructure
- the relevant network service catchment
- each of the projects shown in the SOW with the unique identifier
- a legend indicating the type of infrastructure item at the specified location.

The following details are identified for each network item:

- the LGIP identification code (matches PFTI reference)
- the LGIP phase identification code
- estimated timing.

### Purpose key

A	Access
D	Dimensions
E	Embellishments
F	Functionality
L	Linkage
P	Provision rate
U	Urban activation

Table 9: Schedule of works public park network

LGIP ID	Map ref	Park name	Park type	Solution	Suburb	Land acquisition required (ha)	Identified lots	Delivery timeframe	Baseline cost (works)	Baseline cost (land)	Establishment cost (works)	Establishment cost (land)	Purpose key
OS-01	LGIP-61 PC	Barry Bolton Park	District recreation	Upgrade embellishments	Margate			2031-2036	\$1,639,884	\$0	\$2,282,246	\$0	E
OS-02	LGIP-71 PC	Alan Cash Park	District sports	Upgrade embellishments	Samford Village			2026-2031	\$250,000	\$0	\$347,928	\$0	E
OS-03	LGIP-23 PC	Wamuran District Sport	District sports	Upgrade embellishments	Wamuran			2026-2031	\$4,640,000	\$0	\$6,457,544	\$0	E
OS-04	LGIP-32 PC	Caboolture Sports Centre	District sports	Upgrade embellishments	Caboolture			2021-2026	\$5,040,000	\$0	\$6,556,779	\$0	E
OS-05	LGIP-32 PC	Brodies Park (North)	District recreation	Upgrade embellishments	Morayfield			2026-2031	\$1,639,884	\$0	\$2,282,246	\$0	E
OS-07	LGIP-58 PC	Bob Brock Park, Marsden Road, Dakabin	District sports	Upgrade embellishments	Dakabin			2026-2031	\$1,100,000	\$0	\$1,530,883	\$0	E
OS-08	LGIP-59 PC	North Lakes District Sport	District sports	Upgrade embellishments	North Lakes			2031-2036	\$1,639,884	\$0	\$2,381,474	\$0	E
OS-09	LGIP-51 PC	Dayboro District Civic	District civic	Embellishments only	Dayboro			2021-2026	\$677,544	\$0	\$881,449	\$0	U,E
OS-10	LGIP-65 PC	Bray Park District Recreation	District recreation	Embellishments only	Bray Park			2021-2026	\$1,675,000	\$0	\$2,179,088	\$0	E
OS-12	LGIP-20 PC	Toorbul Community and Sports Centre	District sports	Upgrade embellishments	Toorbul			2021-2026	\$78,600	\$0	\$102,255	\$0	E
OS-14	LGIP-29 PC	Bellara District Foreshore	District recreation	Upgrade embellishments	Bellara			2021-2026	\$660,000	\$0	\$858,626	\$0	E
OS-15	LGIP-29 PC	Solander Esplanade Park	District recreation	Upgrade embellishments	Banksia Beach			2021-2026	\$550,000	\$0	\$715,522	\$0	E
OS-16	LGIP-49 PC	Deception Bay Community Centre	District recreation	Upgrade embellishments	Deception Bay			2031-2036	\$629,056	\$0	\$913,528	\$0	E
OS-17	LGIP-56 PC	Nathan Road - Rothwell	District sports	Embellishments only	Rothwell			2021-2026	\$10,200,000	\$0	\$13,269,671	\$0	E
OS-19	LGIP-73 PC	James Drysdale Reserve Sporting Complex	District sports	Upgrade embellishments	Ferny Hills			2026-2031	\$570,000	\$0	\$793,276	\$0	E
OS-22	LGIP-32 PC	Caboolture South District Park (Waterside Esplanade)	District recreation	New land and embellishments	Caboolture	4	Lot 800 SP307782; Lot 900 SP282274	2026-2031	\$1,639,884	\$41,800	\$2,282,246	\$44,141	A,P,E
OS-23	LGIP-32 PC	Caboolture Civic District	District civic	New land and embellishments	Caboolture	0.1	Lot 5 RP210162 (56 King Street) ; Lot 1 RP159486 (52 King Street)	2021-2026	\$677,544	\$2,750,000	\$881,449	\$2,800,406	L,U,E
OS-25	LGIP-61 PC	Margate District Civic	District civic	New land and embellishments	Margate	0.1	Indicative	2021-2026	\$677,544	\$350,000	\$881,449	\$369,601	A,U,E
OS-26	LGIP-32 PC	Caboolture South District Sport (Buchanan Road)	District sports	New land and embellishments	Morayfield	10.7	Lot 14 RP851918 (indicative)	2031-2036	\$2,425,868	\$9,095,000	\$3,522,897	\$9,604,337	E
OS-27	LGIP-45 PC	Dayboro District Sport	District sports	Embellishments only	Dayboro			2026-2031	\$2,425,868	\$0	\$3,376,110	\$0	E
OS-29	LGIP-37 PC	Woorim Foreshore - Edward Shrag Memorial Park	Regional recreation	Upgrade embellishments	Woorim			2026-2031	\$275,000	\$0	\$382,721	\$0	E
OS-31	LGIP-57 PC	Endeavour Park	Regional recreation	Upgrade embellishments	Scarborough			2031-2036	\$4,678,425	\$0	\$6,794,108	\$0	E
OS-33	LGIP-44 PC	Beachmere Sportsground	District sports	Upgrade embellishments	Beachmere			2021-2026	\$270,000	\$0	\$351,256	\$0	E
OS-35	LGIP-54 PC	Dakabin District Recreation	District recreation	New land and embellishments	Dakabin	4	Lot 2 SP311821; Lot 9 SP200453; Lot6 RP206720	2026-2031	\$1,639,884	\$3,395,000	\$2,282,246	\$3,585,126	A,P, E
OS-37	LGIP-69 PC	Pine Rivers Park	Regional recreation	Upgrade embellishments	Strathpine			2031-2036	\$1,263,834	\$0	\$1,835,366	\$0	E
OS-38	LGIP-54 PC	Cooper Road Kurwongbah	Regional sports	New land and embellishments	Kurwongbah	35.4	Lot 1 RP11289	2031-2036	\$5,455,006	\$1,345,200	\$7,921,876	\$1,420,534	A,P, E

LGIP ID	Map ref	Park name	Park type	Solution	Suburb	Land acquisition required (ha)	Identified lots	Delivery timeframe	Baseline cost (works)	Baseline cost (land)	Establishment cost (works)	Establishment cost (land)	Purpose key
OS-41	LGIP-71 PC	Samford Parklands - District Sports	District sports	Upgrade embellishments	Samford Village			2031-2036	\$3,675,000	\$0	\$5,336,913	\$0	E
OS-42	LGIP-71 PC	Samford Parklands	Regional recreation	Upgrade embellishments	Samford Village			2021-2026	\$4,678,425	\$0	\$6,086,388	\$0	E
OS-43 - 1	LGIP-25 PC	Goshawk Court District Recreation Park - Phase 1	District recreation	New land	Caboolture	4	4ha within area defined by Lots 11, 12,13,14,15,16, & 17 RP217727; Lot 8 SP246079; Lot 7 SP238603; Lot 10 SP238611; Lot 9 SP242598.	2021-2026	\$0	\$3,200,000	\$0	\$3,379,206	A,P
OS-43 - 2	LGIP-25 PC	Goshawk Court District Recreation Park - Phase 2	District recreation	Embellishments only	Caboolture			2026-2031	\$1,639,884	\$0	\$2,282,246	\$0	E
OS-44 - 1	LGIP-69 PC	South Pine Sporting Complex - Phase 1	Regional sports	Upgrade embellishments	Eaton Hills			2021-2026	\$1,121,678	\$0	\$1,459,245	\$0	E
OS-44 - 2	LGIP-69 PC	South Pine Sporting Complex - Phase 2	Regional sports	Upgrade embellishments	Eaton Hills			2021-2026	\$4,206,294	\$0	\$5,472,170	\$0	E
OS-44 - 3	LGIP-69 PC	South Pine Sporting Complex - Phase 3	Regional sports	Upgrade embellishments	Eaton Hills			2026-2031	\$4,206,294	\$0	\$5,853,949	\$0	E
OS-44 - 4	LGIP-69 PC	South Pine Sporting Complex - Phase 4	Regional sports	Upgrade embellishments	Eaton Hills			2031-2036	\$2,804,196	\$0	\$4,072,313	\$0	E
OS-48	LGIP-48 PC	CREEC	Regional recreation	Upgrade embellishments	Burpengary			2021-2026	\$1,200,000	\$0	\$1,561,138	\$0	E
OS-49	LGIP-59 PC	Reserve (Anzac Ave) - Kallangur	District civic	Embellishments only	Kallangur			2021-2026	\$677,544	\$0	\$881,449	\$0	A,U,E
OS-51	LGIP-57 PC	Redcliffe Showgrounds	District sports	Upgrade embellishments	Redcliffe			2026-2031	\$986,000	\$0	\$1,372,228	\$0	E
OS-54	LGIP-65 PC	Rob Akers Reserve	District sports	Upgrade embellishments	Lawnton			2021-2026	\$1,276,000	\$0	\$1,660,010	\$0	E
OS-55	LGIP-57 PC	Redcliffe Civic Regional	Regional civic	Embellishments only	Redcliffe			2026-2031	\$3,066,243	\$0	\$4,267,327	\$0	A,U,E
OS-57	LGIP-69 PC	Strathpine Civic Regional	Regional civic	Embellishments only	Strathpine			2026-2031	\$3,066,243	\$0	\$4,267,327	\$0	A,U,E
OS-59	LGIP-32 PC	94 Lower King Street, Caboolture	Regional recreation	Embellishments only	Caboolture			2031-2036	\$4,678,425	\$0	\$6,794,108	\$0	A,P
OS-60	LGIP-36 PC	Brennan Park	District civic	Embellishments only	Bongaree			2021-2026	\$677,544	\$0	\$881,449	\$0	A,U,E
OS-61	LGIP-42 PC	Burpengary District Civic	District civic	Embellishments only	Burpengary	0.1		2031-2036	\$677,544	\$280,000	\$983,943	\$295,681	A,U,E
OS-62	LGIP-64 PC	Warner District Civic	District civic	Embellishments only	Warner			2026-2031	\$677,544	\$0	\$942,946	\$0	A,U,E
OS-63	LGIP-69 PC	Albany Creek District Civic	District civic	New land and embellishments	Albany Creek	0.1	Indicative	2021-2026	\$677,544	\$400,000	\$881,449	\$422,401	A,U,E
OS-64	LGIP-36 PC	Bribie Island Sports Complex	District sports	Upgrade embellishments	Woorim			2021-2026	\$805,000	\$0	\$1,047,263	\$0	E
OS-67 - 2	LGIP-60 PC	Elizabeth Road Park, Griffin - Phase 2	District sports	Embellishments only	Griffin			2021-2026	\$2,200,000	\$0	\$2,862,086	\$0	E
OS-68	LGIP-57 PC	Pearson Park	District recreation	Upgrade embellishments	Redcliffe			2021-2026	\$405,000	\$0	\$526,884	\$0	E
OS-70	LGIP-35 PC	Godwin Beach Esplanade	Local recreation	Upgrade embellishments	Godwin Beach			2026-2031	\$26,000	\$0	\$36,185	\$0	E
OS-71	LGIP-56 PC	Boama Park	Local recreation	Upgrade embellishments	Deception Bay			2026-2031	\$280,000	\$0	\$389,679	\$0	E
OS-72	LGIP-73 PC	Skate Park (Lemke Park)	Local recreation	Upgrade embellishments	Albany Creek			2021-2026	\$238,368	\$0	\$310,104	\$0	E
OS-74	LGIP-69 PC	Brendale Local Park	Local recreation	New land and embellishments	Brendale	0.2	Lot 43 RP806627	2026-2031	\$238,368	\$640,000	\$331,739	\$675,841	A,P
OS-75	LGIP-65 PC	Lawnton Local Recreation	Local recreation	Embellishments only	Lawnton			2021-2026	\$238,368	\$0	\$310,104	\$0	E



LGIP ID	Map ref	Park name	Park type	Solution	Suburb	Land acquisition required (ha)	Identified lots	Delivery timeframe	Baseline cost (works)	Baseline cost (land)	Establishment cost (works)	Establishment cost (land)	Purpose key
OS-77	LGIP-55 PC	Dakabin Local Recreation	Local recreation	New land and embellishments	Dakabin	0.5	Lot 2 RP79620	2026-2031					A,P
OS-78	LGIP-54 PC	Dakabin Local Recreation	Local recreation	New land and embellishments	Dakabin	0.5	Lot 1 SP311821; Lot 2 SP311821	2026-2031	\$238,368	\$298,750	\$331,739	\$315,481	A,P
OS-79	LGIP-55 PC	Dakabin Local Recreation	Local recreation	New land and embellishments	Dakabin	0.5	Lot 1 RP80640	2026-2031	\$238,368	\$550,000	\$331,739	\$580,801	A,P
OS-82	LGIP-65 PC	Normanby Way	Local recreation	Upgrade embellishments	Strathpine			2021-2026	\$238,368	\$550,000	\$331,739	\$580,801	E
OS-85	LGIP-59 PC	Griffin Local Recreation	Local recreation	New land and embellishments	Griffin	0.5	Lot 2 SP297421	2026-2031	\$155,000	\$0	\$201,647	\$0	A,P,E
OS-87	LGIP-60 PC	Griffin Local Recreation	Local recreation	New land and embellishments	Griffin	0.5		2026-2031	\$238,368	\$600,000	\$331,739	\$633,601	A,P,E
OS-88	LGIP-66 PC	Griffin Local Recreation	Local recreation	New land and embellishments	Griffin	0.5	5000m2 within the area defined by Lot 1002 SP249713; Lot 1 RP95728	2026-2031	\$238,368	\$325,000	\$331,739	\$343,201	A,P,E
OS-92	LGIP-60 PC	Griffin Local Recreation	Local recreation	New land and embellishments	Griffin	0.5	Lot 6 SP275488	2031-2036	\$238,368	\$600,000	\$331,739	\$633,601	A,P,E
OS-94	LGIP-65 PC	Gould Street Park - Lawnton Local Recreation	Local recreation	New land and embellishments	Lawnton	0.5	Lot 37 SP103035	2026-2031	\$30,000	\$650,000	\$41,751	\$686,401	A,P,E
OS-98	LGIP-59 PC	Mango Hill Local Recreation	Local recreation	New land and embellishments	Mango Hill	0.5	Lot 2 SP 120968	2021-2026	\$238,368	\$850,000	\$310,104	\$897,602	A,P,E
OS-99	LGIP-59 PC	Mango Hill Local Recreation	Local recreation	New land and embellishments	Mango Hill	0.5	Lot 13 SP 272460; (Lot 12 SP272459)	2021-2026	\$238,368	\$850,000	\$310,104	\$897,602	A,P,E
OS-100	LGIP-30 PC	Woorim Foreshore	Local recreation	Upgrade embellishments	Woorim			2026-2031	\$200,000	\$0	\$278,342	\$0	A,P,E
OS-104	LGIP-36 PC	Ernest Sendall Park, Bongaree	Local recreation	Upgrade embellishments	Bongaree			2026-2031	\$22,000	\$0	\$30,618	\$0	E
OS-106	LGIP-19 PC	Donnybrook Foreshore	Local recreation	Upgrade embellishments	Donnybrook			2021-2026	\$880,000	\$0	\$1,144,834	\$0	E
OS-108	LGIP-19 PC	Donnybrook Local Recreation	Local recreation	New land and embellishments	Donnybrook	0.5	Lot 505 D3121	2026-2031	\$238,368	\$125,000	\$331,739	\$132,000	A,P, E
OS-109	LGIP-20 PC	Toorbul Esplanade (Foreshore) (North)	Local recreation	Upgrade embellishments	Toorbul			2026-2031	\$25,000	\$0	\$34,793	\$0	E
OS-110	LGIP-28 PC	Toorbul Esplanade (Foreshore) (South)	Local recreation	Upgrade embellishments	Toorbul			2026-2031	\$250,000	\$0	\$347,928	\$0	E
OS-112	LGIP-36 PC	Bestmann Road East Park	Local recreation	Upgrade embellishments	Sandstone Point			2026-2031	\$15,000	\$0	\$20,876	\$0	E
OS-113	LGIP-49 PC	Deception Bay Local Recreation	Local recreation	New land and embellishments	Deception Bay	0.3	Lot 2 RP185718	2031-2036	\$238,368	\$300,000	\$346,162	\$316,801	A,F, E
OS-114	LGIP-49 PC	Deception Bay Local Recreation	Local recreation	Upgrade embellishments	Deception Bay			2026-2031	\$238,368	\$0	\$331,739	\$0	E
OS-115	LGIP-55 PC	Bonton Avenue Park	Local recreation	Upgrade embellishments	Deception Bay			2026-2031	\$238,368	\$0	\$331,739	\$0	E
OS-116	LGIP-55 PC	Parsons Boulevard Park	Local recreation	Upgrade embellishments	Deception Bay			2026-2031	\$238,368	\$0	\$331,739	\$0	E
OS-117	LGIP-49 PC	Antigua Crescent Park	Local recreation	Upgrade embellishments	Deception Bay			2026-2031	\$15,000	\$0	\$20,876	\$0	E
OS-118	LGIP-68 PC	Saraband Drive Reserve (North)	Local recreation	Upgrade embellishments	Eaton Hills			2031-2036	\$215,000	\$0	\$312,228	\$0	E
OS-119	LGIP-76 PC	Everton Hills Local Recreation	Local recreation	New land and embellishments	Everton Hills	0.5	Lot 78 SL11116 (85 Timms Road)	2026-2031	\$238,368	\$1,150,000	\$331,739	\$1,214,402	A,P,E
OS-121	LGIP-59 PC	Kallangur (Humphries Park)	Local recreation	New land and embellishments	Kallangur	0.2	Lot 2 RP862272	2026-2031	\$200,000	\$240,000	\$278,342	\$253,440	A,P,E

LGIP ID	Map ref	Park name	Park type	Solution	Suburb	Land acquisition required (ha)	Identified lots	Delivery timeframe	Baseline cost (works)	Baseline cost (land)	Establishment cost (works)	Establishment cost (land)	Purpose key
OS-123	LGIP-25 PC	Pumicestone Road Park	Local recreation	Upgrade embellishments	Caboolture			2026-2031	\$100,000	\$0	\$139,171	\$0	E
OS-124	LGIP-25 PC	Elof Road Park (East)	Local recreation	Upgrade embellishments	Caboolture			2026-2031	\$225,000	\$0	\$313,135	\$0	E
OS-125	LGIP-25 PC	Schofield Circuit Park	Local recreation	Upgrade embellishments	Caboolture			2026-2031	\$238,368	\$0	\$331,739	\$0	E
OS-128	LGIP-31 PC	Upper Caboolture Local Recreation	Local recreation	New land and embellishments	Upper Caboolture	0.5	Lot 2 SP303137	2026-2031	\$238,368	\$325,000	\$331,739	\$343,201	A,P,E
OS-130	LGIP-42 PC	Crowe Road Park	Local recreation	Upgrade embellishments	Morayfield			2026-2031	\$265,000	\$0	\$368,804	\$0	E
OS-132	LGIP-31 PC	Morayfield Local Recreation	Local recreation	New land and embellishments	Morayfield	0.5	Lot702 Sp316741	2021-2026	\$238,368	\$425,000	\$310,104	\$448,801	A,P,E
OS-133	LGIP-32 PC	Morayfield Local Recreation	Local recreation	New land and embellishments	Morayfield	0.5	Lot 1 SP 240690	2021-2026	\$238,368	\$425,000	\$310,104	\$448,801	A,P,E
OS-134	LGIP-24 PC	Caboolture Local Recreation	Local recreation	New land and embellishments	Caboolture	0.5	Lot 999 SP309073	2021-2026	\$238,368	\$400,000	\$310,104	\$422,401	A,P,E
OS-135	LGIP-24 PC	Caboolture Local Recreation	Local recreation	New land and embellishments	Caboolture	0.5	Lot 999 SP309073	2021-2026	\$238,368	\$400,000	\$310,104	\$422,401	A,P,E
OS-136	LGIP-24 PC	Caboolture Local Recreation	Local recreation	New land and embellishments	Caboolture	0.5	Lot 999 SP309073	2021-2026	\$238,368	\$400,000	\$310,104	\$422,401	A,P,E
OS-138	LGIP-32 PC	Morayfield Local Recreation	Local recreation	New land and embellishments	Morayfield	0.5	Lot 8 RP87981 OR Lot 16 RP87981	2026-2031	\$405,000	\$425,000	\$563,643	\$448,801	A,P,E
OS-139	LGIP-51 PC	Dayboro Local Recreation	Local recreation	New land and embellishments	Dayboro	0.5	Lot 101 SP 291253	2026-2031	\$238,368	\$30,000	\$331,739	\$31,680	A,P,E
OS-142	LGIP-07 PC	Woodford Local Recreation Park	Local recreation	New land and embellishments	Woodford	0.5	5000m2 within the area defined by Lots 1 & 2 RP905601	2031-2036	\$238,368	\$243,000	\$346,162	\$256,608	A,P,E
OS-144	LGIP-69 PC	John Leitch Memorial Park	Local recreation	Upgrade embellishments	Albany Creek			2021-2026	\$238,368	\$0	\$310,104	\$0	E
OS-145	LGIP-49 PC	Greenshank Crescent Park	Local recreation	Upgrade embellishments	Deception Bay			2021-2026	\$15,000	\$0	\$19,514	\$0	E
OS-146	LGIP-49 PC	Deception Bay Local Recreation	Local recreation	New land and embellishments	Deception Bay	0.5	Lot7 RP810957	2021-2026	\$238,368	\$500,000	\$310,104	\$528,001	A,P,E
OS-149	LGIP-31 PC	Bernice Street Park	Local recreation	Upgrade embellishments	Caboolture			2026-2031	\$215,000	\$0	\$299,218	\$0	E
OS-152	LGIP-61 PC	Lahore Park	Local recreation	Upgrade embellishments	Margate			2021-2026	\$101,000	\$0	\$131,396	\$0	E
OS-153	LGIP-59 PC	Cecily Street Park - Kallangur Local Recreation (proximity Murrumba Downs Station)	Local recreation	Embellishments only	Kallangur			2021-2026	\$425,146	\$0	\$553,093	\$0	E
OS-2211	LGIP-65 PC	Lawnton Pocket Road Sports Park	District sports	New land	Lawnton	16	Lots 1, 2 & 3 RP91720;	2031-2036	\$238,368	\$800,000	\$346,162	\$844,802	A,P,E
OS-2214	LGIP-32 PC	Wilson Street Park	Local recreation	New land and embellishments	Caboolture	0.2	Lots 113, 114 & 115 RP138635;	2026-2031	\$238,368	\$160,000	\$331,739	\$168,960	A,P,E
OS-2216	LGIP-59 PC	100 Goodfellows Road, Kallangur	Local recreation	New land	Kallangur	0.12	Lots 12 & 13 RP85620;	2031-2036	\$238,368	\$104,400	\$346,162	\$110,247	A, D
OS-2217	LGIP-59 PC	Goodfellows Road	Local recreation	New land and embellishments	Kallangur	0.5	5000m2 within area defined by Lot 3 RP113738; Lot 2 RP97412; Lot 1 RP97412; Lot3 RP98704; Lot2 RP98704	2031-2036	\$156,142	\$600,000	\$226,753	\$633,601	A,P, E
OS-2218	LGIP-54 PC	Hughes Road West	Local recreation	New land and embellishments	Dakabin	0.5	Lot 9 SP200453	2031-2036	\$156,142	\$550,000	\$226,753	\$580,801	A,P,E
OS-2219	LGIP-55 PC	1 Lighthorse Court and 5 Kinsella Road	Local recreation	New land and embellishments	Mango Hill	0.5	Lot 17 SP221112	2026-2031	\$156,142	\$850,000	\$217,305	\$897,602	A,P,E

LGIP ID	Map ref	Park name	Park type	Solution	Suburb	Land acquisition required (ha)	Identified lots	Delivery timeframe	Baseline cost (works)	Baseline cost (land)	Establishment cost (works)	Establishment cost (land)	Purpose key
OS-2220	LGIP-59 PC	1835 ANZAC Ave	Local recreation	New land and embellishments	Mango Hill	0.25	Lot 15 SP 275078	2031-2036	\$156,142	\$425,000	\$226,753	\$448,801	A,P,E
OS-2222	LGIP-58 PC	Marsden Road	Local recreation	New land and embellishments	Kallangur	0.5	5000m2 situated within the area defined by Lots 11, 12, 13, 14, 15 and 16 RP93647.	2026-2031	\$238,368	\$600,000	\$331,739	\$633,601	A,P,E
OS-2223	LGIP-44 PC	Rogers Street Park Beachmere	Local recreation	Embellishments only	Beachmere	0.5		2026-2031	\$156,142	\$0	\$217,305	\$0	E
OS-2224	LGIP-76 PC	Francis Road, Arana Hills	District recreation	New land	Arana Hills	4	Lot 2 SP136806; Lot 3 RP13593	2031-2036	\$1,639,884	\$6,840,000	\$2,381,474	\$7,223,053	A,P,E
OS-2225	LGIP-31 PC	Dobson Road Upper Caboolture	District recreation	Embellishments only	Upper Caboolture			2026-2031	\$1,639,884	\$0	\$2,282,246	\$0	A,P,E
OS-2226	LGIP-32 PC	River Drive Park - local recreation	Local recreation	New land and embellishments	Upper Caboolture	0.5	Lot 22 SP281309; Lot 91 RP826466; Lot 92 RP826466	2031-2036	\$238,368	\$125,000	\$346,162	\$132,000	A,P,E
OS-2228	LGIP-23 PC	Campbell's Pocket Park	District recreation	Embellishments only	Wamuran			2021-2026	\$1,639,884	\$0	\$2,133,404	\$0	A,P,E
OS-2229	LGIP-32 PC	Morayfield Local Recreation	Local recreation	New land and embellishments	Morayfield	0.5	Lot 2 SP224736	2026-2031	\$238,368	\$425,000	\$331,739	\$448,801	A,P,E
TOTAL									\$113,928,478	\$44,238,150	\$156,454,555	\$46,611,971	