

APPENDICES

APPENDIX A: Caloundra South community context – *characteristics, issues and opportunities*

Elements	Key characteristics and issues	Opportunities
Place		
<i>The site</i>	The Caloundra Downs development site is 2,310ha of greenfield land located south of the Caloundra township with a development yield of approximately 50,000 residents.	A greenfield site of this size, located on the Sunshine Coast with a significant development yield has the potential to influence and contribute to the repositioning of the economic, social, cultural and environmental foundations of the region, while helping to build a sustainable legacy for future generations.
<i>The broader natural ecosystem</i>	The site is in the immediate vicinity of (and discharges into) the RAMSAR protected Pumicestone Passage. The site is predominantly disused farming land, containing limited naturally vegetated areas.	- Ensure that the future development positively contributes to the environmental quality of the adjacent Pumicestone Passage. - Revegetate significant natural corridors through the site and link to the surrounding naturally vegetated areas - contributing to the overall sustainability of the broader ecological network.
<i>Celebrating diverse environments</i>	The Sunshine Coast is the sum of its diverse and contrasting environments with golden beaches, estuaries, and thriving urban development and green rural pastures, hinterland townships and natural bushland.	Incorporate opportunities for residents, workers and visitors to Caloundra South to experience a diverse range of uniquely Sunshine Coast environments across Caloundra South and connect to places and destinations beyond the site.
<i>Major Activity Centre</i>	The <i>SEQ Regional Plan 2009-2031</i> proposes the development of the Caloundra South Major Activity Centre within the Caloundra South site.	Create a vibrant urban destination with a diverse range of experiences and opportunities for people to live, work and play.
<i>Indigenous history and heritage</i>	The traditional owners of the Blackall Range region are the Gubbi-Gubbi people with the Undumbi People from the Gubbi-Gubbi language group making the coastal areas their traditional homeland. Within the old Caloundra City Council boundaries there were three separate peoples – the Undumbi, Gubbi-Gubbi and Dulingbara often referred to collectively by neighbouring clans, as Bungarnuba meaning 'saltwater people'.	Recognise and celebrate the traditional owners from the region in all aspects of project planning and delivery.
<i>Evolving urban form</i>	Historically the Sunshine Coast developed as a farming community with a collection of villages growing along the hinterland rail line, separated by farms and natural bushland.	Utilise the historic urban form on the Sunshine Coast to inform future planning Caloundra South - develop a collection of defined villages connected by public transport and separated by green space.
<i>An iconic landscape</i>	The Glass House Mountains are an imposing and culturally significant landmark within the broader landscape - visible from many areas of the site.	Celebrate and embrace the surrounding iconic landscape by providing physical and visual access.
<i>Accessibility - Road</i>	The site is approximately 100km (1hour drive) north of Brisbane adjacent to the Bruce Highway.	- Position Caloundra South as the southern gateway to the Sunshine Coast. - Provide efficient access to Bruce Highway. - Use the location of Caloundra South in relation to Brisbane to leverage economic and business development opportunities.
<i>Accessibility - Rail</i>	The existing North Coast rail line is located to the west of the site – including both passenger and freight lines. The proposed CAMCOS rail corridor and service running from the existing station at Beerwah to Maroochydore (identified in the <i>SEQ Regional Plan 2009-2031</i>) is planned to traverse the Caloundra South site with the potential to establish one or more high frequency public transit nodes within the development site.	Plan and deliver a Transit Oriented Development – including mixed use residential and employment areas designed to maximise the efficient use of land through high levels of access to public transport. A transit oriented development has a walking and cycle-friendly core with a rail or bus station, and is surrounded by relatively high-density development, employment or mixed uses.
<i>Accessibility - Air</i>	The Caloundra South site is located in close proximity to the Bruce Highway (west of the site) which provides easy access north to the Sunshine Coast (Maroochydore) Airport and south to the Brisbane International and Domestic Airports.	- Facilitate easy access to the Bruce Highway north and south. - Use the location of Caloundra South in relation to the airports to leverage economic and business development opportunities.

Elements	Key characteristics and issues	Opportunities
Place		
<i>Accessibility – pedestrian and cyclist</i>	The dominant means of transportation on the Sunshine Coast is currently the private motor vehicle	- Provide a high quality, accessible public transport network within Caloundra South which is also connected into the broader Sunshine Coast and SEQ network. - Provide a safe and connected bicycle and pedestrian network which provides access to all areas of Caloundra South and the surrounding community - Position Caloundra South as a public transport reliant community (a point of difference for the Sunshine Coast)
<i>Long-distance pathway</i>	The Coastal Pathway – jointly used by cyclists and pedestrians extends approximately 20km along the Sunshine Coast from Golden Breach in the south to Point Cartwright, Buddina in the north.	Extend the coastal pathway through the Caloundra Down site
<i>Open Space</i>	The Council's <i>Sunshine Coast Growth Management Position Paper</i> states that: <i>...major Greenfield areas of Caloundra South and Palmview, development will not commence prior to the approval and substantial implementation of a plan identifying the locations and management intents for a specified quantity of land that provides for the protection, buffering and reconnection of ecologically important areas and the ecological rehabilitation of related areas. Such plans will address land both within and outside the Urban Footprint to ensure, meaningful ecological and open space outcomes are achieved.</i>	Develop a network of open spaces across Caloundra South that provides a range of open space opportunities and contributes to the health and wellbeing of the community and the long term sustainability of the natural ecosystem.
<i>Crime and Safety</i>	Minimising crime and providing a safe environment are important to ensuring the health and wellbeing of the future community at Caloundra South	Embrace Crime Prevention Through Environmental Design (CPTED) principle in all aspects of development at Caloundra South.
<i>Affordable Housing</i>	The cost of housing on the Sunshine Coast has continued to increase.	Provide a range of housing types at different price-points which encourage the development of a diverse and vibrant community at Caloundra South

Elements	Key characteristics and issues	Opportunities
Governance and leadership		
<i>Commonwealth Government</i>	The Australian Labour Party have implemented significant initiatives and policies across many portfolios including Indigenous reconciliation, climate change, education and training and telecommunications.	Embrace the Commonwealth Government's agendas to position Australia to meet the challenges of the 21st century – including key national challenges arising from climate change and Australia's ageing population
<i>QLD State Government</i>	The QLD State Government recognises that SEQ will continue to experience massive population and economic growth in the future. The Government's <i>South East Queensland Regional Plan 2009-2031</i> aims to address the associated challenges including housing affordability, transport congestion, the need for economic diversification, the ageing population and climate change while protecting the region's great lifestyle	Work in partnership with the State Government to deliver a development at Caloundra South that proactively addresses the challenges facing SEQ.
<i>Sunshine Coast Regional Council</i>	The Sunshine Coast Regional Council was created through the amalgamation of Caloundra City and Maroochy and Noosa Shires.	- Work proactively with Sunshine Coast Regional Council to inform future planning and deliver a development which contributes to the unique character of the Sunshine Coast while helping to position the region to ensure its long term sustainability. - Emphasise the opportunity to work in partnership with Council to deliver significant infrastructure through development.
<i>The broader community</i>	The Sunshine Coast community are passionate about their environment and ensuring the long term sustainability of the region for future generations.	Proactively engage with the Sunshine Coast to build relationships, understand local issues of concern, identify opportunities and collectively work together to resolve points of difference and develop a shared future for the

Elements	Key characteristics and issues	Opportunities
Governance and leadership		
	There is a dominant perception amongst residents on the Sunshine Coast that growth and environmental sustainability are not compatible	region. Identify opportunities to accommodate future population growth while preserving the unique character and the natural environment of the Sunshine Coast.
People		
<i>A growing population</i>	In 2006 the resident population on the Sunshine Coast was approximately 295,000 – by 2031 the predicted population will be 508,177	Support the development of a vibrant and diverse community by encouraging interaction and participation and providing access to a range of facilities and services which respond to the appetites and drivers of the emerging community at Caloundra South.
<i>An aging population</i>	In 2006 the median age in Noosa (44), Maroochydore (40) and Caloundra City (42) was noticeably higher than Brisbane City (35). The median age across the Sunshine Coast region increased between 1996 and 2006 and is expected to continue to rise.	- Provide access to facilities and services which enable residents to age in place and opportunities for cross-generational interaction and participation. - Encourage diversification of the population including age, education background, socio cultural characteristics
<i>Young workers leaving the region</i>	There is a noticeably lower proportion of the population aged between 20 and 34 years living on the Sunshine Coast compared with other age cohorts and compared with this age group in Brisbane and the Gold Coast. Many young people leave the Sunshine Coast after completing school.	- Understand the appetites, drivers and aspiration of young people and what attracts them to live, work and play in a certain place. - Provide a diversity of housing options at different price-points to attract and retain young people. - Support the development of training and education opportunities which align with existing, emerging and target industries. - Encourage the development of a vibrant and diverse economic base across the Sunshine Coast region which provides employment opportunities and career progression and development for all age cohorts. - Encourage the development of a diverse range of lifestyle choices and opportunities which appeal to the appetites of different age cohorts (including young adults).
<i>Low median income</i>	A lower median individual and household income	Encourage the development of a vibrant and diverse economic base across the Sunshine Coast region which provides employment opportunities and career progression and development – particularly focus on the development of a vibrant knowledge economy
<i>High housing rents</i>	Median rents comparable with Brisbane	Provide a diversity of housing options at different price-points to encourage the development of a vibrant and diverse community
<i>Planning for and delivering infrastructure</i>	The Council's <i>Sunshine Coast Growth Management Position Paper</i> states that: <i>Infrastructure, including social infrastructure leads growth and is provided in a coordinated and effective manner without creating a financial burden for existing ratepayers.</i>	- Plan and deliver appropriate infrastructure that will meet the needs and appetites of the emerging community at Caloundra South in a timely manner. - Work in partnership with relevant government agencies and private providers to plan and deliver social, community, civic and human infrastructure and services that respond to the needs and aspirations of the existing and emerging community
<i>The emerging community</i>	Understand the target audience for Caloundra South and their appetites and drivers, including: - where they want to live and the types of residences they desire - what types of jobs they want; and - the types of activities and lifestyle drivers they want to participate in when not at work	- Develop a Destination Plan which aims to inform the development of a successful place to live, work and play at Caloundra South, addressing: - The people – <i>their appetites, aspirations</i> - The place – <i>urban form, natural environments, public art, accessibility, infrastructure provision</i> - The programming – <i>what do people want to do?</i> - Governance and leadership – <i>who will responsible?, who will be involved?</i>

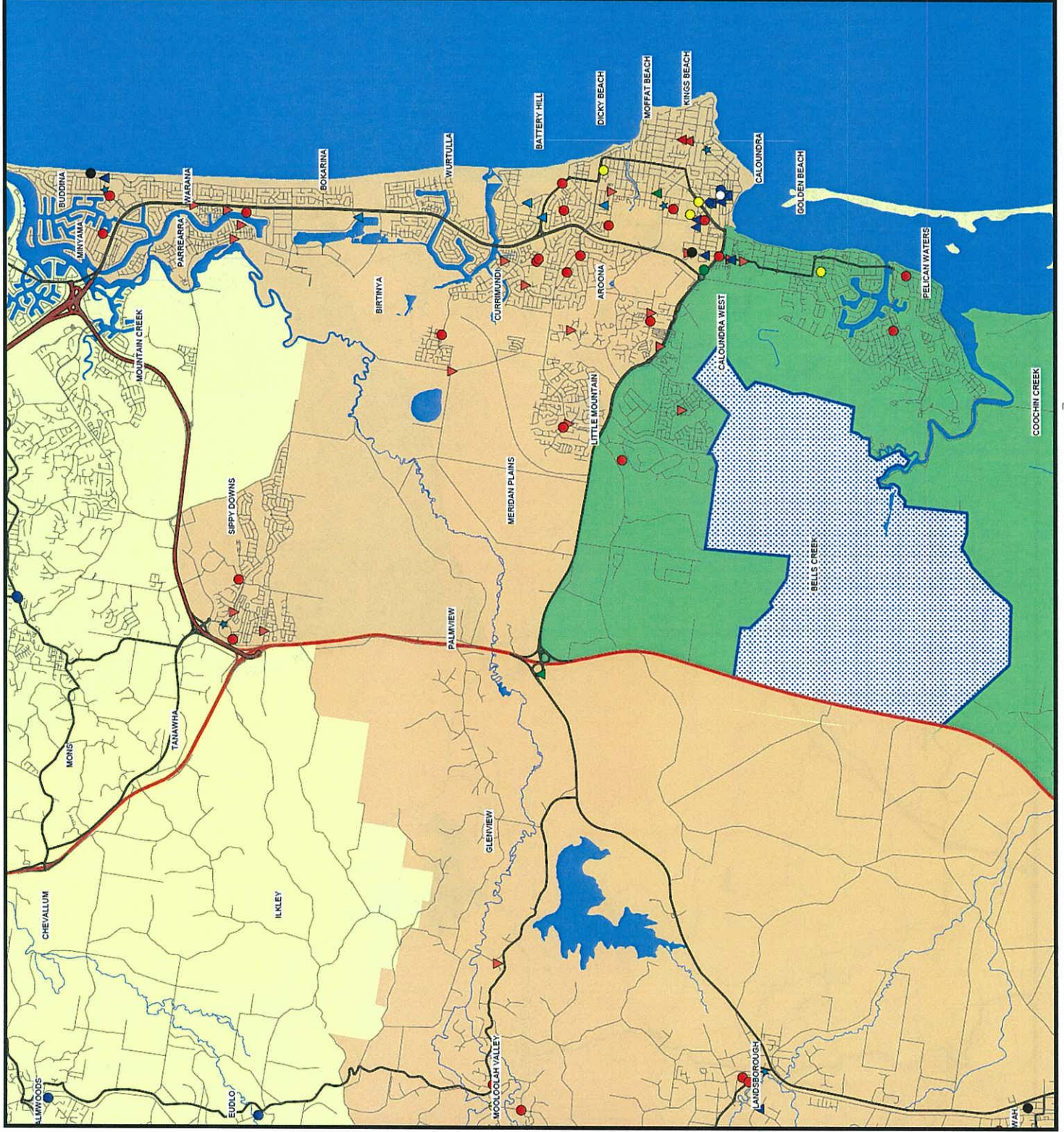
Elements	Key Characteristics and issues	Opportunities
Economy		
<i>Diversify the economic base</i>	Minimal diversification in the economic structure of the Sunshine Coast – construction, retail trade, health care and social assistance, and accommodation and food service continue to be the dominant industries of employment.	▪ Create a business environment at an intensity which is able to sustain a wider and richer mix of facilities and services ▪ Deliver a land use mix incorporating a significant proportion of homes, to ensure vitality outside of work hours. ▪ Foster the diversification of the economic base of the region through partnering and working closely with relevant Local, State and Federal Government agencies and organisations
<i>Encourage a knowledge economy</i>	Encourage the development of more knowledge economy industries and jobs and relevant support businesses.	▪ In partnership with relevant government agencies and organisations understand the key drivers of knowledge economy industries and workers and identify and implement strategies and actions to attract and retain knowledge economy industries and workers to Caloundra South and the broader region.
<i>Commuting to work</i>	Many Sunshine Coast residents commute to Brisbane for work	▪ Encourage economic development (more jobs locally) and diversification of the economic base of the region (a greater range of jobs locally)
<i>Partnering versus competing</i>	The Council's <i>Sunshine Coast Growth Management Position Paper</i> states that: <i>New activity centres established in the Caloundra South and Palmview Greenfield Areas will be in accordance with the centres hierarchy and consist of a scale, intensity and mix of land uses sufficient to support these new communities and be complementary to, rather than compete with, other centres</i>	▪ Understand the broader economic framework of the region, the economic characteristics of other centres and the specific characteristics of the target communities and ensure that the centres developed at Caloundra South add value and work in partnership with other centres - part of an overall coordinated network.
<i>Partner to deliver outcomes</i>	The Council's <i>Sunshine Coast Growth Management Position Paper</i> recommends to: <i>Identify opportunities to encourage enterprise in existing and emerging industry sectors such as agriculture, horticulture and animal husbandry, tourism and events, creative knowledge based industries, outdoor sports and recreation, leisure, health and wellbeing, carbon trading and production of energy from renewable sources that are acceptable to the local community.</i>	▪ Partner with relevant Government agencies and business organisations to develop and implement strategies to encourage enterprise in existing and emerging industry sectors.

APPENDIX B: Mapping the existing community infrastructure

CALOUNDRA SOUTH

COMMUNITY INFRASTRUCTURE BY SUB-CATEGORY

- ◆ Civic centre
- Community Hall
- ▲ Community Meeting Place
- ▲ Seniors centre
- ▲ District Community Centre
- ★ Local Community Centre
- Migrant Resource Centre
- Youth centre/ service
- PCYC
- RSL
- ▲ Family Day Care
- ▲ Long Day Child Care Centre
- ▲ Retirement village
- Local Newspapers
- Crematorium
- ▲ Burial grounds

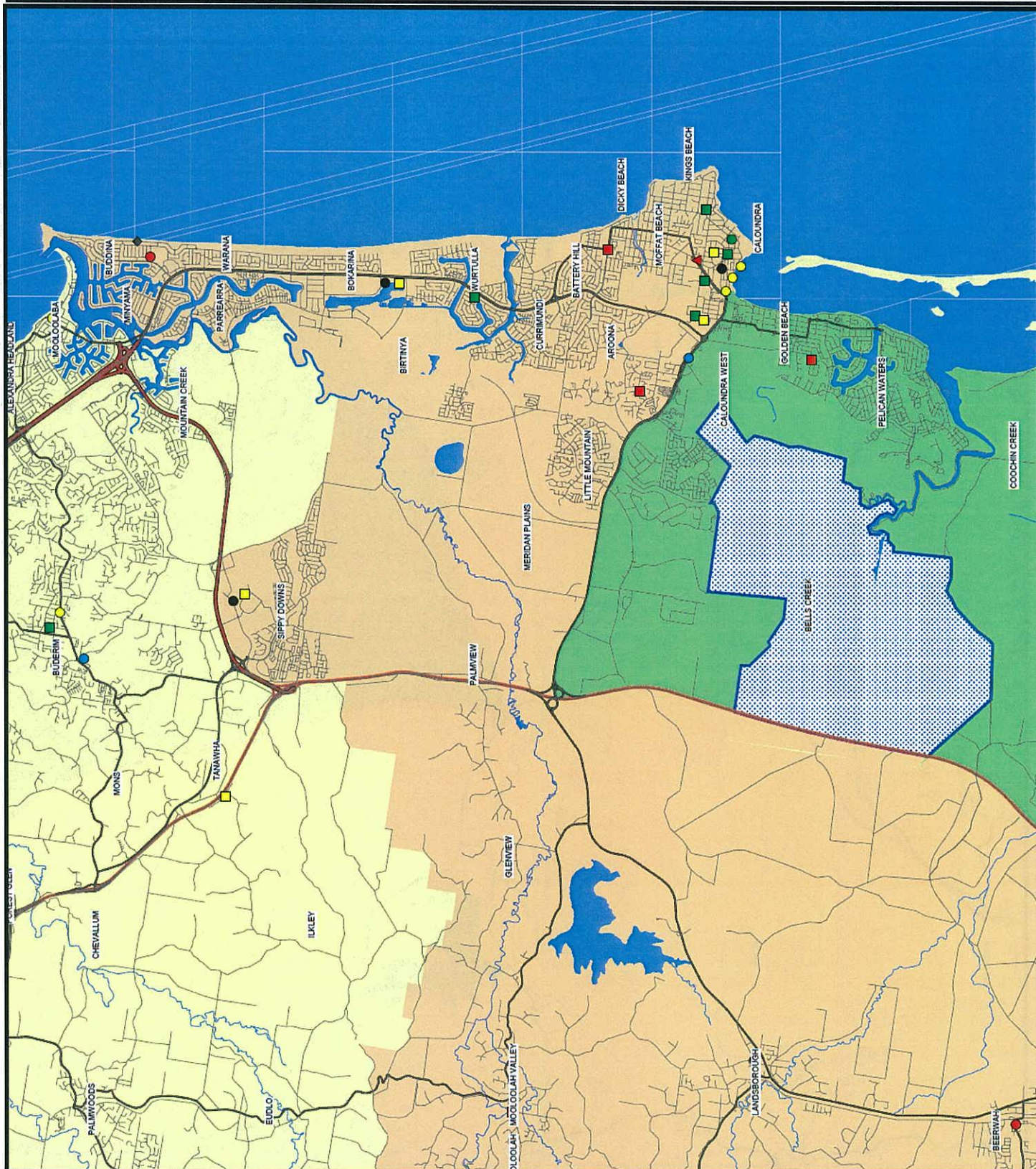


CALOUNDRA SOUTH

CULTURAL INFRASTRUCTURE BY SUB-CATEGORY

Theme_Cultural by Sub_category

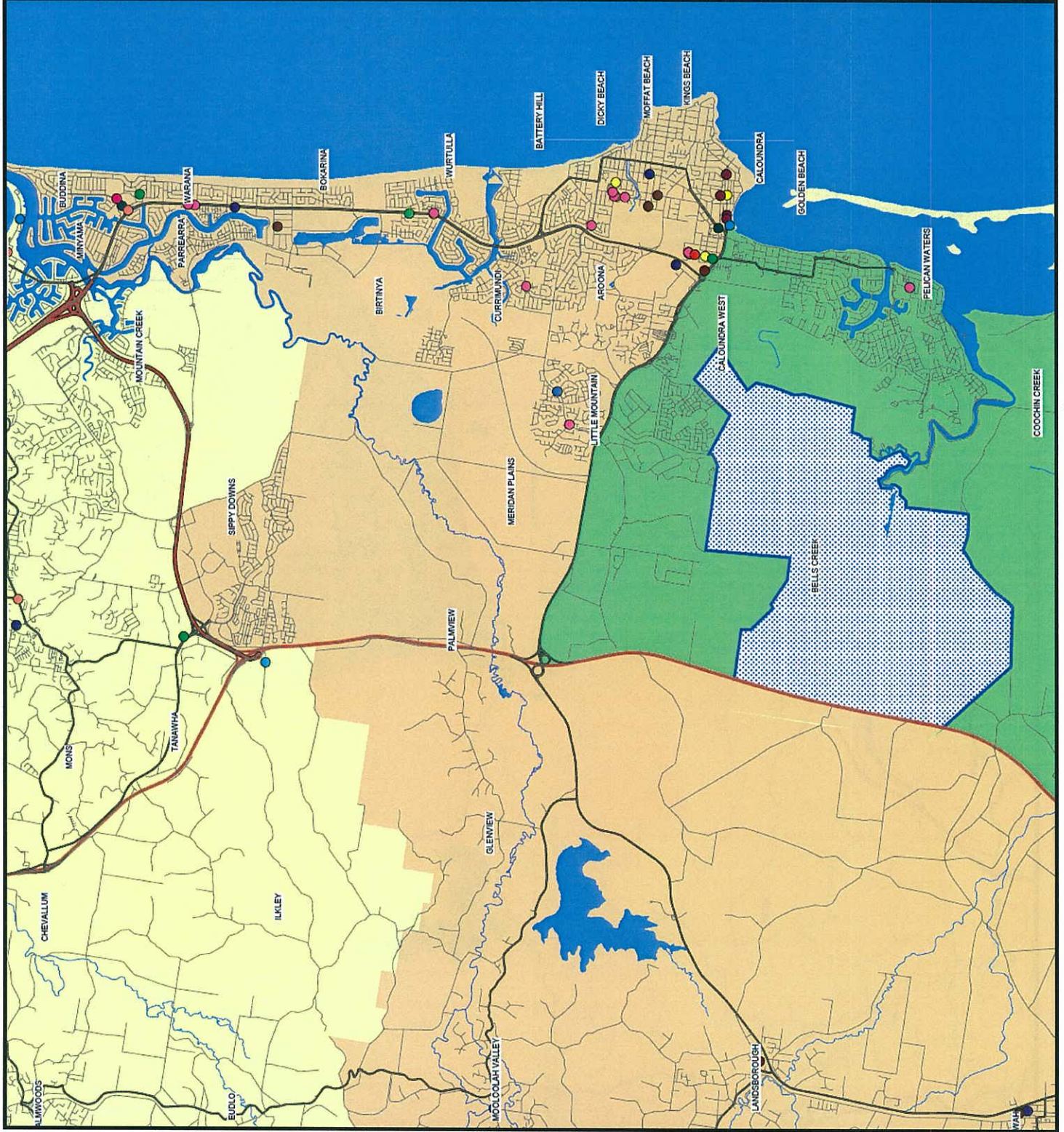
- Branch library
- District library
- Mobile library
- Cinema
- Live Performance venue
- Museum
- Private Exhibition/ Convention Centre
- Public Exhibition/ Convention Centre
- Public art gallery
- Radio station



CALOUNDRA SOUTH

HUMAN SERVICES INFRASTRUCTURE BY SUB-CATEGORY

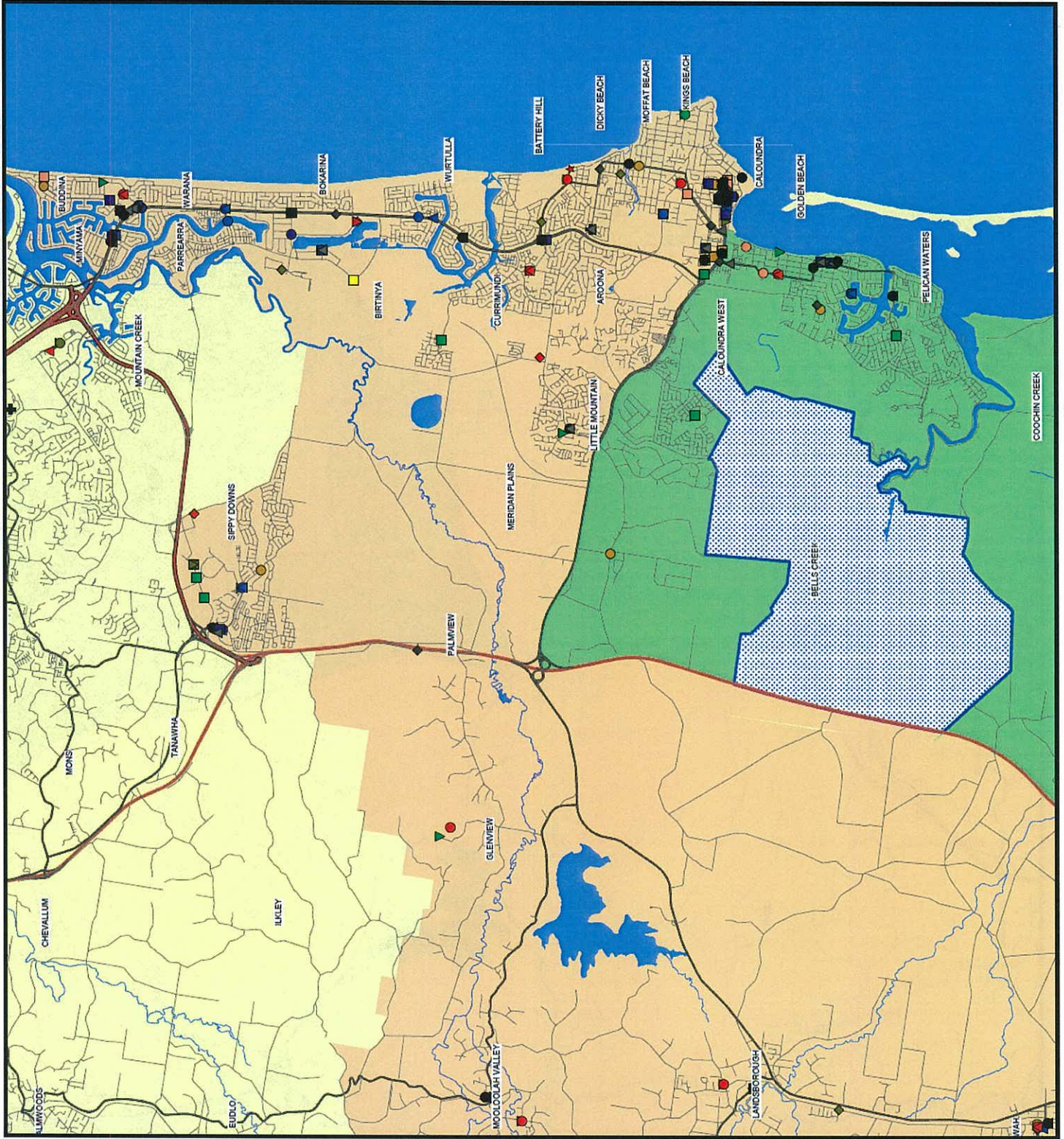
- Aged Care Administration
- Ambulance Station
- Blue Nurses
- Centrelink
- Chamber of Commerce
- Coastguard Station
- Court House
- Customer Service Centre
- Fire Station
- Local, State or Federal Government Office
- Meals on wheels
- Medicare
- Police Beat
- Police Station
- Residential
- Residential Aged Care
- Respite or Aged Care and Respite
- Rural Fire Station
- SES



CALOUNDRA SOUTH

SOCIAL INFRASTRUCTURE BY SUB-CATEGORY

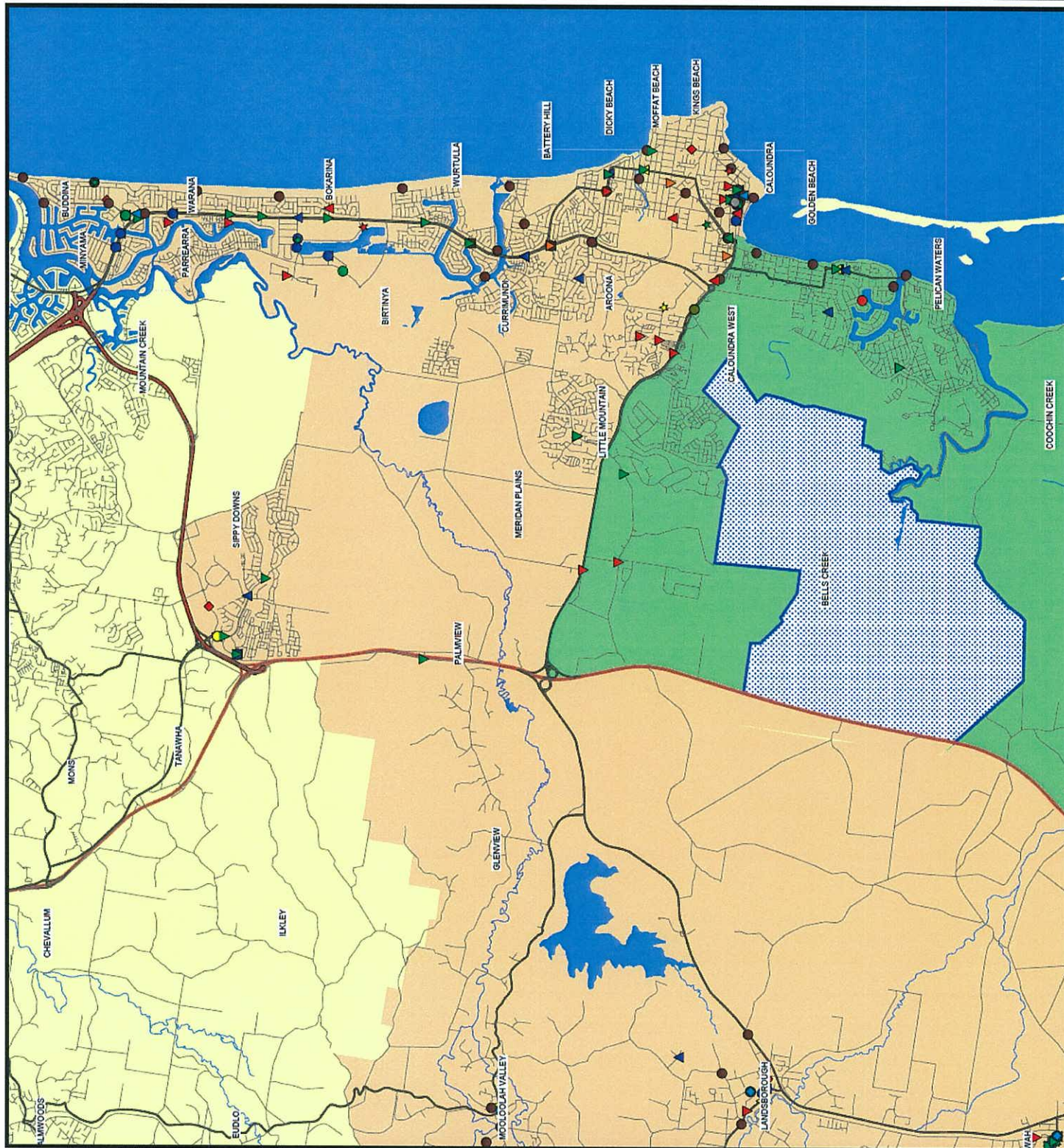
- State School (P-7)
- ◆ State combined primary / secondary school (P-12)
- ★ State High School (Y8-12)
- ★ State Special School
- ▲ State Special Education Unit (Primary)
- ▲ State Special Education Unit (Secondary)
- ▲ Catholic or Independent Primary School (P-7)
- ▲ Catholic or Independent school: combined primary/
- ▲ Vacation and OSHC
- ▲ TAFE
- ▲ University
- ▲ U3A Sunshine Coast
- ▲ Private tertiary institution
- ◆ Adult & Community Education
- ◆ Other education
- Training Agency
- Public Hospital
- Private Hospital
- Mental Health Service
- Maternal & Child Health
- Community Health Service
- Medical Centre
- Doctor
- Pharmacy
- Dental Surgery
- Dentist
- Denture Services
- Chiropractic
- Chiropractor
- Physiotherapist
- Physiotherapy Clinic
- Psychologist
- ★ Youth Service



CALOUNDRA SOUTH

CIVIC INFRASTRUCTURE BY SUB-CATEGORY

- ★ Anglican Church
- ▲ Baptist Church
- ▲ Catholic Church
- ▲ Other Christian Church
- ▲ Presbyterian Church
- ▲ Uniting Church
- Regional Shopping Centre
- District Shopping Centre
- Neighbourhood Shopping Centre
- ★ Market
- ATM
- Bank
- Post/SHOP
- Local Post Office
- Business Centre
- ★ Bus Interchange
- ▲ Bus/Rail Interchange
- Railway station
- Taxi Rank
- ▲ Domestic Airport
- ▲ General Aviation Airport
- ▲ HACC transport
- Public toilets



APPENDIX C: Recommended provision of regional scale community infrastructure to 2031

Regional scale infrastructure items	Scale	State Govt. provision rate	Recommended number of regional scale facilities - 2006 population - 276,265 persons	Recommended number of regional scale facilities - 2031 population - 508,177persons	Recommended number of regional scale facilities in the primary, secondary and tertiary catchments	Current provision of regional scale facilities in the primary, secondary and tertiary catchments	Comments
Community							
Civic centre	Regional	1:30,000-120,000	2-9	3-11	4-17	3	The Caloundra Civic Cultural Centre, Cooloom Civic Centre and Nambour Civic Centre function as regional scale facilities servicing the existing community. The current rate of provision is at the lower end of the State Government's recommended provision rate. With the addition of the Caloundra South community (50,000 persons) there will be increased demand for additional Civic Centre infrastructure. Similarly by the year 2031 the Sunshine Coast community will require additional civic centre facilities.
Cultural							
Art gallery	Regional	1:30,000-150,000	2-9	2-11	3-17	6	These facilities are located to the north, east and west of Caloundra South within both the secondary and broader tertiary (regional) catchment. There are mid-sized art galleries located across the Sunshine Coast. There is an opportunity to deliver a significant destination art gallery which is recognised beyond the region as a place which showcases artwork from across the region and can accommodate interstate and international travelling exhibitions. While the current provision of art galleries is within the State Government's provision guidelines through to 2031 there is an opportunity to provide a major regional art gallery which is recognised locally and beyond the boundaries of the Sunshine Coast as a significant destination.
Exhibition convention centre	Regional	1:50,000-200,000	1-6	2-7	3-10	9	There are nine public multi-purpose facilities across the Sunshine Coast which provide public exhibition and convention centre venues. While the current provision of facilities aligns with the State Government's provision guidelines through to 2031, there is demand for a major Exhibition and Convention Centre of a scale that is able to accommodate large scale national and international events. A major regional Exhibition and Convention Centre is planned for delivery by the Council in Maroochydore (within the regional catchment) which would service the future Caloundra South community
Museum	Regional	1:30,000-120,000	2-9	3-11	4-17	7	Existing museum facilities are located to the west of Caloundra South in Landsborough and to the north east in Caloundra West (Qld Air Museum) and in other townships within the tertiary catchment. The current provision of Museums is within the State Government's provision guidelines through to 2031. Future planning and delivery of these facilities need to respond to the content opportunities provided by the Sunshine Coast as well as providing exciting and innovative opportunities for learning and interaction.
Human Services							
Courthouses	Regional	JAG policy is to centralise	Requires further investigation and consultation with Justice and Attorney General (JAG)		3	3	Existing courthouse facilities are provided in Caloundra, Landsborough and Maroochydore. Further investigation and consultation with the Justice and Attorney General (JAG) is required.
Social Services							
TAFE college	Regional	1:over 150,000	2	2	3	4	The current provision of TAFE colleges is within the State Government's guidelines through to 2031, however the planning and delivery of these facilities need to respond to the content and learning requirements of the emerging community and economic strategies of the region
Hospital public	Regional	Generally serves catchment over 100,000	3	3	5	4	There are existing public hospitals in Caloundra, Maleny, Noosa as well as a major regional scale hospital in Nambour. There is an additional major hospital planned for future development in Kawana which will bring the number of public hospitals in alignment with the State Government's provision rate for 2031.
Correctional service	Regional	No rate provided	Requires further investigation and consultation with Queensland Corrective Services		0	0	There are currently no Correctional Centres located on the Sunshine Coast. There are Probation and Parole regional and district offices at Maroochydore and a district office at Noosa. Further investigation is required.

APPENDIX D: Comparison of community infrastructure provision

The following table summarises the socio cultural infrastructure provision rates in both the Queensland State Government and Sunshine Coast Regional Council's social infrastructure planning guidelines and the recommended number of facilities based on a projected population of 50,000 people. It is important to highlight that the government provision rates are intended for the purpose of generating initial discussion and may vary through consultation with facility and service providers and the socio-demographic characteristics and appetites of the emerging community.

The table also includes the tabulated list of socio cultural infrastructure recommended for provision at Caloundra South with commentary in relation to the number of facilities identified through applying the State and Local Government provision rates.

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning					Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011					Recommended socio cultural infrastructure at Caloundra South				
Infrastructure item	Scale	State Govt. provision rate ¹	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ²	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Community														
Community meeting room/ neighbourhood house	Local	1:2,000-3,000	17-25	0.05-0.075ha	Local Councils, community organisations and State and Commonwealth agencies	Meeting spaces	1:2,000-5,000	10-24	0.06-0.1ha	Community Meeting space	Local	20	0.075ha	Publicly accessible and located in the Clubhouses and Community organisation halls located in each of the district sports fields, with access to car parking, kitchen facilities and amenities. The recommended provision of Community Meeting Spaces aligns with the State and Local Government guidelines, and is further supported by the high provision of Local Community Centres and over provision of District Community Centres
Community centre/ multi-purpose hall	Local	1:6,000-10,000	5-8	5,000m ²	Local Councils, community organisations and State and Commonwealth agencies	Local Community Centre	1:6,000-10,000	5-8	0.5ha	Local Community Centre	Local	8	0.5ha	There is a Local Community Centre located in each of the Neighbourhood Hubs. There is a high level of provision of Local Community Centres based on the State and Local Government provision rates.
Multi-purpose community centre and/or neighbourhood centre	District	1:20,000-50,000	1-3	10,000m ²	Local Councils, community organisations and State and Commonwealth agencies	District Community Meeting Place	1:30,000	1	0.5ha	District Community Centre	District	3	1ha (includes Branch Library)	Located in each District centre. The level of provision exceeds the recommended levels in the State and Local Government guidelines.
Civic centre	Regional	1:30,000-120,000	0-2	15,000m ²	Local Councils, community organisations and State and Commonwealth agencies	Civic Centre	Regional	1	1.5ha (includes Community Space, Youth Space & Art Gallery)	Civic Centre	Regional	1	1.5ha (includes Community Space, Youth Space & Art Gallery)	Located in the Town Centre and includes Community Space, Youth Space and an Art Gallery
Kindergarten	Local	1:7,500-10,000	5-7	1,500-2,000m ²	Department of Education provides recurrent operational funding to community kindergartens and preschools affiliated with or approved by the Creche and Kindergarten Association of Queensland (C&K).	Kindergarten	Local	4	0.08ha	Kindergarten	Local	4	0.08ha	Located in the Major Town Centre Hub and each District Hub.

¹ Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning

² Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning					Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011					Recommended socio cultural infrastructure at Caloundra South				
Infrastructure item	Scale	State Govt. provision rate ¹	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ²	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Community														
Child care centre	Local	1:4,000-8,000	6-13	For a 75-place facility - 3.25m ² of indoor play space and 7m ² outdoor play space per child (plus additional space for food and bottle preparation, a laundry, cleaners and administration)	Private sector Some centres are funded by Local councils with capital subsidy from Commonwealth and State Government					Child care centre	Local - District	In response to demand	0.08ha	Demand will be assessed as the community emerges. Will be provided at key locations in response to community demand by the private/not-for-profit or community sector.
Youth centre/service	Local	1:10,000-20,000	3-5	200m ² (e.g. small house, office space or shop front)	Local Councils, local community groups, regional/state wide providers.	Youth Space		1		Youth Space	Local	1	Clustered with Local Community Centre	A local scale Youth Space is recommended to be provided at the neighbourhood hub (NH1) in Lakelands Sanctuary – clustered with a P-6 State School and a Local Community Centre. The provision rate of local scale Youth Spaces is below the State and Local Government provision guidelines, however this is offset by the over provision rate and centralised location of district scale Youth Spaces.
Youth centre/service	District	1:20,000-50,000	1-3	5,000-10,000m ² (including adjoining open space)	Local Councils, local community groups, regional/state wide providers.	Youth Space		4		Youth Space	District	4	Clustered with District Community Centre	District scale Youth Spaces are recommended to be provided in each District Hub and the Major Town Centre and clustered with a library and community centre. The rate of provision exceeds the State and Local Government guidelines.
Cemetery crematorium	Regional	1:50,000-200,000	0-1	1500m ² /1,000 people	Local Council, private									
						Major District Aquatic Facility	1:50,000	1	1.5ha	Major Aquatic Centre	Regional	1	Integrated in the People's Place	Located in the Major Town Centre Hub. The recommended provision level matches the Sunshine Coast Council's recommended provision.
						Minor District Aquatic Facility	1:20,000	2	1ha	25m Pool (heated)	District	3	Integrated with education/sport precinct	A facility shared by the school and the community, including undercover spectator seating, car parking facilities and amenities to be located in each District Hub and clustered with the State Schools and accessible by both the school and the community. The provision rate exceeds the Sunshine Coast Regional Council's guidelines.

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning						Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011				Recommended socio cultural infrastructure at Caloundra South			
Infrastructure item	Scale	State Govt. provision rate ³	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ⁴	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Comments
Cultural													
Library - branch	Local-district	1:15,000-30,000	2-3	37-43m ² per 1,000 people (higher floor-space-to-people ratios for smaller populations and additional space for staff training and meetings rooms) See State Library of QLD's building standards.	Local Council, universities, schools and potentially developers.	Branch Library	1:30,000	1	Min. public floor space 150m ² + 37-43m ² per 1,000 people	Branch Library	District	3	A Branch Library located in each District Centre and co-located with a District Community Centre and Youth Space. The provision rate exceeds the Local Government provision rate, however it matches the State Government guidelines.
Library – central	District-regional	1:30,000-150,000	0-2	37-49m ² per 1,000 people (higher floor-space-to-people ratios for smaller populations and additional space for staff training and meetings rooms) See State Library of QLD's building standards.	Local Council, universities, schools and potentially developers.					Central Library	Regional	1	Located in the Major Town Centre and co-located with a Youth Space and District Community Centre. The recommended provision matches the State Government guidelines. The Sunshine Coast Council does not recommend provision of a Central Library.
						Shopfront/customer service counter/ visitor info centre		1					
Performing arts spaces (Performing arts centres/ arts workshops	District	1:30,000-50,000	1-2	Approx 3,000m ² but will depend on the type of facility and its capacity	Local Council and the private sector with additional funding potentially sourced from the State Government.	Arts facility – Performance/workshop space	1:30,000	1	0.5ha	Cultural Centre/Performing Arts Facility	Regional	1	Located in the Major Town Centre in the immediate vicinity of the 7-12 State School to enable students to participate and utilise the facilities as well as the extended regional Sunshine Coast community. The recommended provision matches the State and Local Government guidelines.
Art gallery	Regional	1:30,000-150,000	0-2	1,000-5,000m ²	Local Council, Arts Queensland, Commonwealth Government	Arts facility – Art Gallery/Museum	1:150,000	1 (as defined in the Strategy)	0.5ha	Art Gallery	Regional	1	Located in the Major Town Centre to engage Caloundra South residents, workers and visitors and the extended regional Sunshine Coast community.

³ Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning

⁴ Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning						Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011				Recommended socio cultural infrastructure at Caloundra South				
Infrastructure item	Scale	State Govt. provision rate ³	Number of facilities	Indicative site area	Agency/ organisation responsible for provision	Infrastructure item	Local Govt. provision rate ⁴	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Cultural														
Exhibition/ convention centre	Regional	1:50,000- 200,000	0-1	Dependent on number of floors, nearby parking availability and capacity required for performances and conferences.	Local Council, State and Commonwealth Governments, private sector									
Museum	District- Regional	1:30,000- 120,000	0-2	Dependent on the type and scope of exhibitions, installations and educational programs to be offered.	Local Council, State and commonwealth Government, private sector.	Arts facility – Environment and Culture Centre	1:150,000	1	0.5ha	Environment and Culture Centre	Regional	1	0.4ha	Located within the Northern Locality and providing access to the conservation lands within the vicinity of the centre. The recommended provision aligns with the State and Local Government guidelines.

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Infrastructure item	Scale	State Govt. provision rate ⁵	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ⁶	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Human Services														
Police	District	1:20,000-30,000	2-3	4,000-5,000m ²	Queensland Police Service					District Police Station	District	1	0.5ha	Located within the Town Centre. Provision is lower than the State Government guidelines, however the facility is strategically located to provide good accessibility within Caloundra South and to the surrounding communities.
Ambulance Station	Regional	Over 25,000 triggers the provision of a Station	Requires further investigation and consultation with Dept. Emergency Services	3,000m ²	Department of Emergency Services					Large Ambulance Station	District	1	0.5ha	Located within the Southern Locality. Additional engagement is required with the Queensland Department of Emergency Services to explore and confirm the required provision rate and location.
Courthouses	Regional	JAG policy is to centralise	Requires further investigation and consultation with Justice and Attorney General (JAG)	Requires further investigation and consultation with Justice and Attorney General (JAG)	Department of Justice and Attorney General	State Emergency Services (SES)	1:50,000	1	0.15ha					
Fire and Rescue – Auxiliary Station	District	Over 25,000 triggers the provision of a Station	Requires further investigation and consultation with Dept. Emergency Services	3,000m ²	Department of Emergency Services									
Fire and Rescue – Permanent Station	District	Over 25,000 triggers the provision of a Station	Requires further investigation and consultation with Dept. Emergency Services	3,000-6,000m ²	Department of Emergency Services					Urban Fire and Rescue Station	District	1	0.6ha	Located within the Southern Locality. Additional engagement is required with the Queensland Department of Emergency Services to explore and confirm the required provision rate and location.
Fire and Rescue – Permanent Station with specialist facilities attached, e.g. workshops and communication	Regional			10,000-20,000m ²										

⁵ Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning

⁶ Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning					Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011					Recommended socio cultural infrastructure at Caloundra South				
Infrastructure item	Scale	State Govt. provision rate ⁷	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ⁸	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Social Services														
Aged care service/ respite centre	Local	1:7,000-10,000	5-7	1,500-2,000m ²	Queensland Health, Local Government, Commonwealth Department of Health and Ageing, Department of Communities, Disability Services Queensland									
Aged care service/ respite centre	District-Regional	1:20,000-100,000	0-3	3,000-5,000m ²	Queensland Health, Local Government, Commonwealth Department of Health and Ageing, Department of Communities, Disability Services Queensland					Respite Centre	District	3	0.15ha	The provision aligns with the upper rate defined in the State Government's guidelines.
Community health centre	District	1:20,000-30,000	1-3	16,000m ²	Queensland Health									
Community health hub	District	1:30,000-100,000	0-2	16,000-32,000m ²	Queensland Health					Community Health Centre/ Hub	District	1	2.0ha	Located in the Town Centre. The provision aligns with the State Government's guidelines.
Community health precinct	Regional	1:100,000-300,000	0	32,000-40,000m ²	Queensland Health									
TAFE college	Districts-regional	1: over 50,000	1	3-12ha Size varies considerably dependent on the industry or training type	Department of Education					TAFE	District - Regional	1	To be negotiated with TAFE	Located in the Major Town Centre Hub. The recommended provision aligns with the State government's guidelines.
TAFE college	Regional	1: over 150,000	0		Department of Education									
Hospital - public	Regional	Generally serves catchment over 100,000	0	10.0-15.0ha (depending on whether the hospital provides secondary or	Queensland Health					Branded University	Regional	1	Dependent on the provider	Located in the Major Town Centre Hub. The provision of a Branded University aligns with the vision for Caloundra South and the education aspirations of the Optimised community.

⁷ Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning

⁸ Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011

Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning						Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011				Recommended socio cultural infrastructure at Caloundra South				
Infrastructure item	Scale	State Govt. provision rate ⁷	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ⁸	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Social Services														
tertiary level services)														
Primary school – public	Local-district	1:3,000 households ⁹	8	6.5-7.0ha	Department of Education					P-6 State School	District	4	TO BE CONFIRMED	P-6 State Schools located at: ▪ Northern Locality – District Hub ▪ Town Centre Locality ▪ Central Locality – District Hub ▪ Lakelands Sanctuary – District Hub and Neighbourhood Hub 1 (NH1) Each P-6 School is located adjacent to a Sports Precinct
Outside school-hours care	Local-district	Consider providing with all primary schools	8	15.25m ² per child – incorporating 3.25m ² of indoor place space, 7m ² of outdoor play area, and an additional 5m ² either inside or outside.	Operational funds provided by the State and Commonwealth – provision heavily supported by Parents and Citizens Association, and Dept of Education.					Outside school-hours care	District	5	Co-located with P-6 School	Recommend providing in conjunction with all P-6 and P-12 schools
Secondary school - public	District	1:8,000 households ¹⁰	3	12.0ha	Department of Education					7-12 State School	District	2	TO BE CONFIRMED	A 7-12 State School is located in the Town Centre Locality.
Correctional services	Regional	No rate provided	Requires further investigation and consultation with Queensland Corrective Services	Size varies (e.g. 600ha) Office space – 200-350m ²	Queensland Corrective Services					P-12 State School	District	1	TO BE CONFIRMED	A P-12 State School is located in the Southern Locality District Hub. The school is located adjacent to a Sports Precinct
														Not recommended for provision at Caloundra South

⁹ The defined provision rate is 1 primary school per 3,000 households – however this is subject to significant variation based on the planning factors. SOURCE: Department of Infrastructure Office of Urban Management (June 2007), *Implementation Guidelines No.5 Social Infrastructure Planning* (p.42)

¹⁰ The defined provision rate is 1 secondary school per 8,000 households – however this is subject to significant variation based on the planning factors. SOURCE: Department of Infrastructure Office of Urban Management (June 2007), *Implementation Guidelines No.5 Social Infrastructure Planning* (p.42)

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Infrastructure item	Scale	State Govt. provision rate ¹¹	Number of facilities	Indicative site area	Agency/organisation responsible for provision	Infrastructure item	Local Govt. provision rate ¹²	Number of facilities	Indicative site area	Infrastructure item	Scale	Number of facilities	Site area	Comments
Civic														
Postal Service	Local - District	First post box provided when population reaches 300 people. No rate for provision of retail outlets	Requires further investigation and consultation with Australia Post	Business delivery centres: 2,800-4,000m ² Retail outlets 150-300m ²	Australia Post									Not addressed as part of this planning exercise
Churches	Local - District	No rate provided	Requires further investigation and consultation with individual church providers	Varies dependent on the type of religion/organisation	Religious organisations									Not addressed as part of this planning exercise

¹¹ Queensland Department of Infrastructure (June 2007) South East Queensland Regional Plan 2005-2026 Implementation Guideline No.5 Social Infrastructure Planning

¹² Sunshine Coast Regional Council (2011) Sunshine Coast Social Infrastructure Strategy 2011