

ST GEORGE MASTERPLAN: BALONNE RIVER FORESHORE, CBD ROWDEN PARK AND STREET TREES

For: Balonne Shire Council
Dec 2022



Produced by:
GROUP USA

CONTENTS

1.0	EXECUTIVE SUMMARY	3	4.0	PROPOSED MASTERPLAN: ST GEORGE CBD	32
1.0	EXECUTIVE SUMMARY	4	4.1	DESIGN STRATEGY	33
1.1	MASTERPLAN PROCESS	5	4.2	CBD MASTERPLAN	34
1.2	DESIGN STRATEGIES	6	4.3	STREET TREE SPECIES	35
1.3	COMMUNITY CONSULTATION - PROCESS	7	4.4	VICTORIA STREET	36
1.4	CONSULTATION RESULTS - RIVER FORESHORE	8	4.5	ST GEORGES TCE	39
1.4	CONSULTATION RESULTS - RIVER FORESHORE	9	4.6	GREY STREET	40
1.5	CONSULTATION RESULTS - STREETScape	10	4.7	HENRY STREET	41
1.5	CONSULTATION RESULTS - STREETScape	11	4.8	SCOTT STREET	42
1.6	CONSULTATION RESULTS - ROWDEN PARK	12	4.9	ALFRED STREET	43
			4.10	BEARDMORE PLACE	44
2.0	CONTEXT & ANALYSIS	13	4.11	KLINGE LANE	45
2.1	REGIONAL CONTEXT	14	4.12	MATERIALS PALETTE	46
2.2	SITE CONTEXT	15	4.13	PLANTING PALETTE - TREE SPECIES	47
2.3	EXISTING SITE - BALONNE RIVER FORESHORE	16	4.14	PLANTING PALETTE - UNDERSTOREY	48
2.4	EXISTING SITE - CBD	17	4.15	HARDSCAPE DETAILS	49
2.5	EXISTING STREETScape	18	4.16	TREE PLANTING DETAILS	50
2.6	EXISTING SITE - ROWDEN PARK	19			
3.0	PROPOSED MASTERPLAN: RIVER FORESHORE	20	5.0	PROPOSED MASTERPLAN: STREETScape	51
3.1	DESIGN STRATEGY	21	5.1	PLANTING STRATEGY	52
3.2	FORESHORE MASTERPLAN	22	5.2	INDICATIVE SPECIES	53
3.3	BALONNE HWY TO MURCHISON STREET	23	5.3	STREET TREE SCHEDULE	54
3.4	NATIVE BUSH GARDEN PROJECT	24	5.4	PLANTING PALETTE	55
3.5	BARLEE STREET TO HENRY STREET	25	5.5	TREE PLANTING DETAILS	56
3.6	HENRY STREET TO CHURCH STREET	26			
3.7	ISLES STREET TO ST GEORGE HOSPITAL	27	6.0	PROPOSED MASTERPLAN: ROWDEN PARK	57
3.8	COLOUR PALETTE	28	6.1	DESIGN STRATEGY	58
3.9	MATERIALS PALETTE	29	6.2	MASTERPLAN OPTION 1	59
3.10	PLANTING PALETTE - TREE SPECIES	30	6.3	MASTERPLAN OPTION 2	60
3.11	PLANTING PALETTE - UNDERSTOREY	31	6.4	PRECEDENT IMAGES	61
			6.5	MATERIALS PALETTE	62
			6.6	PLANTING PALETTE	63

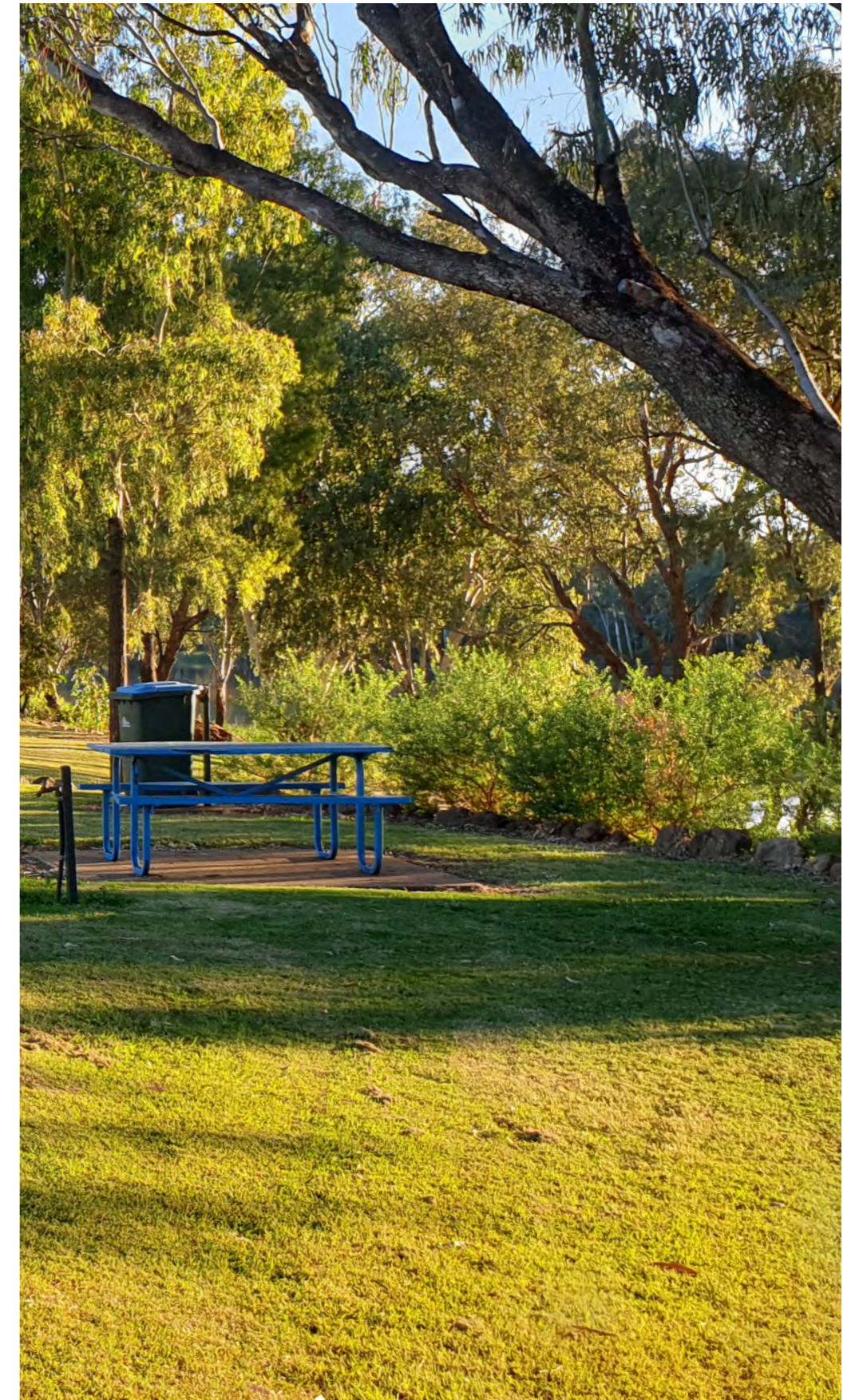


Issue	Title	Date	Prepared	Checked
A	Draft Analysis Report	25/02/2020	GD	JH
B	Analysis Report	22/06/2020	GD	JH
C	Discussion Paper	22/06/2020	GD	JA
D	St George Draft Masterplan	30/10/2020	GD	JA
E	St George Masterplan	09/07/2021	GD	JH
F	Final St George Masterplan	30/09/2021	GD	JH
G	Revised St George Masterplan	22/12/2022	GD	JH

We acknowledge and respect the Traditional Owners of the land this document is created for; The Kamilaroi, Kooma, Manandanji, Gungarri, and Bigambul people.

We recognise their unique ability to care for country and deep spiritual connection to it

We honour Elders past, present and emerging whose knowledge and wisdom has and will ensure the continuation of cultures and traditional practices.





1.0 EXECUTIVE SUMMARY

EXECUTIVE SUMMARY

GroupGSA have been engaged by Balonne Shire Council to prepare Masterplans for St George, Bollon and Beardmore Dam covering the following areas:

- 1 – St George River Foreshore
- 2 – St George CBD
- 3 – St George Streetscape
- 4 – Rowden Park
- 5 – Bollon Wallam Creek RV Park
- 6 – Bollon Streetscape
- 7 – Beardmore Dam Picnic & Recreation Area

This document encompasses St George River Foreshore, CBD, Streetscape and Rowden Park

The project will provide recreational, social and environmental opportunities with a fit for purpose Masterplan which considers the size of the Council, previous works and future direction.

OBJECTIVES

The overall objectives of the Project we recognise to be as follows:

- + Develop a cohesive Masterplan, based on a clear strategy that capture and reinforce the distinct qualities of St. George, Bollon and the region.
- + To articulate a succinct analysis that identifies a targeted direction to enhance the vibrancy of the area; and identifies avenues where a 'niche' can be achieved to attract visitors and residents
- + Incorporate tourism, art and cultural strategies as a part of the revitalisation of St. George
- + Improve accessibility and pedestrian movement in St George
- + Improve identification and appearance of entry points and gateways to St. George and the River Foreshore

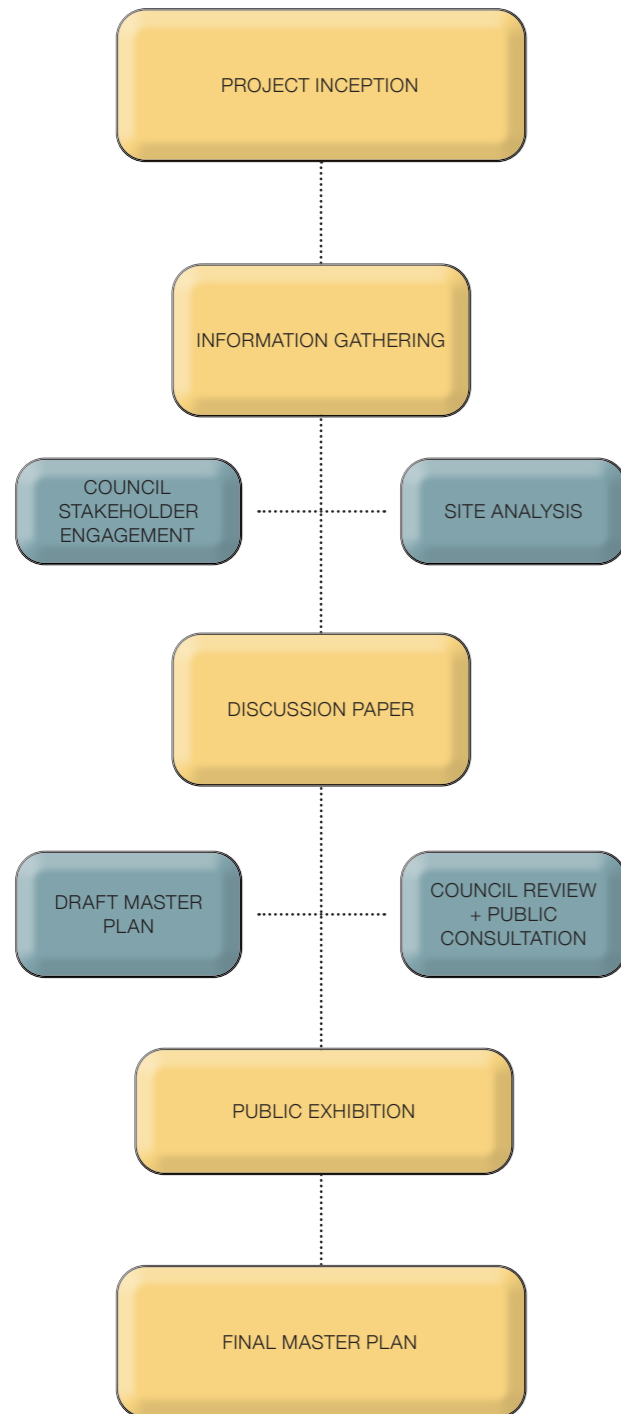
- + Strengthen the relationship with, and understanding of the Balonne River within the community and visitors to raise awareness and attract interaction with the river environs
- + Ensure that the River Foreshore is a unique destination that exploits the rivers attributes and is a key point of visitation along the river that differentiates from other offerings
- + Provide new, enhanced and equitable opportunities for all types of users from community and visitors to both physically and perceptually safely access the river edge and appreciate this unique environment;
- + Connect and weave the site into its river and open space context providing linkages and access for various user types for locals and tourists alike
- + Design 'context sensitively' and to site specificity achieving a balance between sustaining river health and landscape character while providing enhanced recreation opportunities and well-being outcomes for community by showcasing Balonne Shire Council initiatives
- + Improve the overall environment through landscape improvements, along with strengthening connections to the CBD and along the River Foreshore from Jack Taylor Weir to St. George Hospital and the showgrounds
- + Improve the consistency of public domain treatments and planting to match overall council goals
- + To consider the location for events both regular and/or special events
- + To address the potential improvements for Rowden Park to serve the sporting needs of the community, as sport facilities of this nature are often the hub of the community
- + To determine a schedule of costed projects and improvements for future staged implementation



1.1 MASTERPLAN PROCESS

MASTERPLAN PROCESS

By engaging with multiple types of community consultation, GroupGSA has been able to establish a strong understanding of what is both required and desired in St George, Bollon and Beardmore Dam for their respective masterplans.



DESIGN DRIVERS

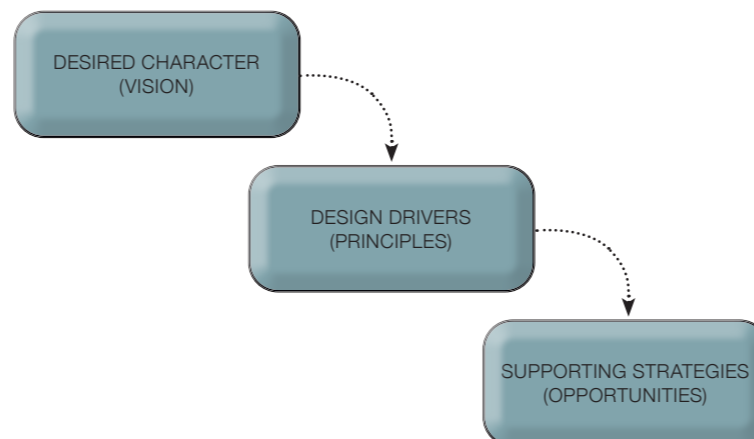
GroupGSA has outlined a number of design driving principles to be woven throughout the various masterplans.

These are:

- + Build upon the unique character of St George
- + Strengthen the existing connection to natural assets like the Balonne River
- + Make it attractive & welcoming to residents and visitors alike & appealing to a diverse age range
- + Safe, accessible & equitable for all; making it easy for all to get around
- + Create consistency in materials, furniture, trees, planting & overall appearance
- + Enhance greenery to ensure that trees and planting suit the environment with a view to long-term sustainability
- + Enable the public domain to support a diverse, thriving economy as a setting for activities & events to increase local business
- + Ensure that ideas are cost effective & 'do-able' by setting priorities, creating manageable packages of works & phasing works over time

SUPPORTING STRATEGIES

The strategies are directly linked to the design principles with the majority of these deriving from the community engagement process, both online and in person. These strategies become opportunities to be utilised throughout the master planning process.



1.2 DESIGN STRATEGIES

DESIGN DRIVER	SUPPORTING STRATEGIES
Unique Character	<ul style="list-style-type: none"> + Emphasise inland fishing destination through education, tourism & events + Capitalise on the unique location to provide niche sports experiences such as gliding & various river sports + Collaboration with local designers & artists
Create consistency	<ul style="list-style-type: none"> + Select appropriate furniture & materials palettes to suit the character, style & requirements of the St George CBD, foreshore & Rowden Park + Complement the new library design to create a cohesive civic streetscape to Victoria Street + Where possible, specify locally sourced plants & materials plus collaborate with local artists + Upgrade street banner infrastructure to Victoria Street + Ensure new works are an evolution rather than a contradiction of the existing master plan streetscape upgrades
Attractive & welcoming to residents & visitors	<ul style="list-style-type: none"> + Creation of attractive arrival points & a 'main street' character + Provide information on facilities & activities on the approach into town + Ensure adequate lighting levels at night + Give children of all ages varied places of interest & play such as splash play & nature play + Promote children to be able to walk or cycle to school and create 'safe routes' so parents feel comfortable
Safe, accessible & equitable for all	<ul style="list-style-type: none"> + Implementing new paths to CBD streets as required plus widening of any paths that are too narrow + Provide pram ramps & ramp access to commercial buildings where required + Include facilities for all genders at Rowden Park + Ensure sightlines are maintained between pedestrians and vehicles + Review pedestrian crossings/ examine desire lines/width of streets when crossing
Connection to natural assets	<ul style="list-style-type: none"> + Entice visitors to the river foreshore through events, wayfinding & tourism facilities + Provide additional amenity to increase visitor enjoyment & length of stay + Establish new native tree growth to ensure longevity of foreshore trees & habitat + Extend active recreation connections along the foreshore + Revitalising the recreation area to Beardmore Dam without losing its natural appeal
Enhance greenery	<ul style="list-style-type: none"> + Using trees and planting as opportunities to establish & emphasise local character + Increase of shade to decentralised parking areas to encourage locals to park there + Select plant & tree species that not only provide amenity but also suit the extremes of the local climate + Examine multiple opportunities for tree planting to maximise summer shade/winter sun + WSUD opportunities & tree planting infrastructure for improved stormwater management & drought damage minimisation
Enable the public domain to support a diverse, thriving economy as a setting for activities & events	<ul style="list-style-type: none"> + Increased community festival/activity infrastructure to Henry Street & 'event spots' along the foreshore + Ensure outdoor event spaces are designed to be adaptable for different types of events & varying scales of attendance such as sporting events, markets, community events and private events, day and night-time use + Provide a long-term consolidation and upgrade of Rowden Park to create a cohesive multi-purpose precinct + Provide access and amenities required for future recreational activities to be facilitated at Rowden Park and the foreshore



1.3 COMMUNITY CONSULTATION - PROCESS

ONLINE SURVEY

In April and May 2020 GroupGSA and Balonne Shire Council conducted a series of online community consultation surveys

The surveys were open for approximately 4 weeks and were promoted through the Balonne Shire Council's website and Facebook page.

A video was also created to promote the online surveys which were designed to gain feedback from both locals and visitors to the region.

In total there were 77 responses across the 3 surveys pertaining to St George:

- + Balonne River Foreshore 25 responses
- + St George CBD & Streetscape 32 responses
- + Rowden Park 20 responses

Additional online surveys were conducted on Rowden Park in February to April 2021. The surveys targeted existing Rowden Park user groups and potential future user groups.

In total there were 17 responses pertaining to the 2 surveys:

- + Rowden Park Current User Groups 13 responses
- + Rowden Park Potential Future Users 4 responses

ON-SITE CONSULTATION

In June 2020 GroupGSA and Balonne Shire Council hosted a number of community consultation events in St George:

Friday 5th June:

- + St George CBD Community Walk 8am – 10am

Saturday 6th June:

- + Balonne Riverfront Community Walk 7am -9am
- + St George Community Marquee 10am – 1pm

These events provided an opportunity for locals and visitors to contribute their ideas and feedback to GroupGSA for use in developing the masterplan. GroupGSA exhibited a range of boards designed to stimulate ideas and conversations around what could be implemented as part of the new masterplan and attendees from the community were able to provide feedback either directly to GroupGSA via feedback forms or email or drop their feedback to Council.

HAVE YOUR SAY ON THE FUTURE OF ST GEORGE

Balonne Shire Council have engaged GroupGSA Landscape Architects to prepare a Master Plan for St George.

Council is calling residents, businesses & visitors to tell us their ideas for improving St George with a focus on:

- The St George CBD & Streetscape
- The Riverfront
- Rowden Park
- Beardmore Dam

Council and consultants are hosting a number of upcoming events:

	Event 1	Event 2	Event 3
WHAT:	CBD Community Walk	Riverfront Community Walk	Community Marquee
WHEN:	Friday 5th June 2020 8am - 10am	Saturday 6th June 2020 7am - 9am	Saturday 6th June 2020 10am - 1pm
WHERE:	Meet at the St George Library, 112 Victoria St	Meet at the Amphitheatre opposite Rowden Park	At Balonne Shire Council Offices 118 Victoria St

Social distancing measures and group limits will be in effect. The community walks will have a maximum of 10 people per group. Registration is essential. For more information or to RSVP, contact:

Tiffany Kajewski
Project Officer - Balonne Shire Council
P. 07 4620 8856
E. Tiffany.Kajewski@balonne.qld.gov.au

*Meet & walk with us to discuss ideas for St George & Beardmore Dam
No idea is too big or small!*

HAVE YOUR SAY ON THE FUTURE OF ST GEORGE

Balonne Shire Council have engaged GroupGSA Landscape Architects to prepare a Master Plan for St George. Council is calling residents, businesses & visitors to tell us their ideas for improving St George with a focus on:

- The St George CBD & Streetscape
- The Riverfront
- Rowden Park
- Beardmore Dam

Council & consultants are hosting a number of events. Community walks will have a maximum of 10 people per group. Registration is essential. See reverse for details.

	Event 1	Event 2	Event 3
WHAT:	CBD Community Walk	Riverfront Community Walk	Community Drop-in
WHEN:	Friday 5th June 8am - 10am	Saturday 6th June 7am - 9am	Saturday 6th June 10am - 1pm
WHERE:	Meet at the St George Library, 112 Victoria St	Meet at the Amphitheatre opp Rowden Park	Balonne Shire Council Offices 118 Victoria St

ST GEORGE RIVER FORESHORE

WE WANT TO HEAR YOUR IDEAS

- + EVENTS & TOURISM
- + WATER SPORTS
- + LOCAL BUSINESS OPPORTUNITIES
- + PATHS & ACCESS
- + SHADE & VEGETATION
- + ACTIVITIES & RECREATION
- + WALKING & CYCLING

ST GEORGE CBD STREETScape

WE WANT TO HEAR YOUR IDEAS

- + TREES & SHADE
- + PATHS & ACCESS
- + LOCAL BUSINESS OPPORTUNITIES
- + FURNITURE & LIGHTING
- + PARKING
- + ART & CULTURE
- + OUTDOOR DINING



Community Consultation

Master plans for St George CBD and Streetscape, Balonne River Foreshore, Rowden Park, Bollon RV and Streetscape and the Beardmore Dam Recreation Area

Council is getting ready to prepare exciting new master plans for the St George river foreshore, St George town centre, Rowden Park, Bollon streetscape and RV park, and the Beardmore Dam Recreation Area.

We want to hear what you would like to see your outdoor open spaces and place become as we build our vision for a more vibrant and active community.

Learn more by watching the short video below and take part in the surveys:

WATCH VIDEO NOW

You can participate by completing the below online surveys:

ST GEORGE CBD

ST GEORGE RIVER FORESHORE

ROWDEN PARK

BOLLON STREETScape AND RV PARK

BEARDMORE DAM RECREATIONAL AREA

All responses MUST be completed and returned prior to Sunday 24 May 2020.

1.4 CONSULTATION RESULTS - RIVER FORESHORE

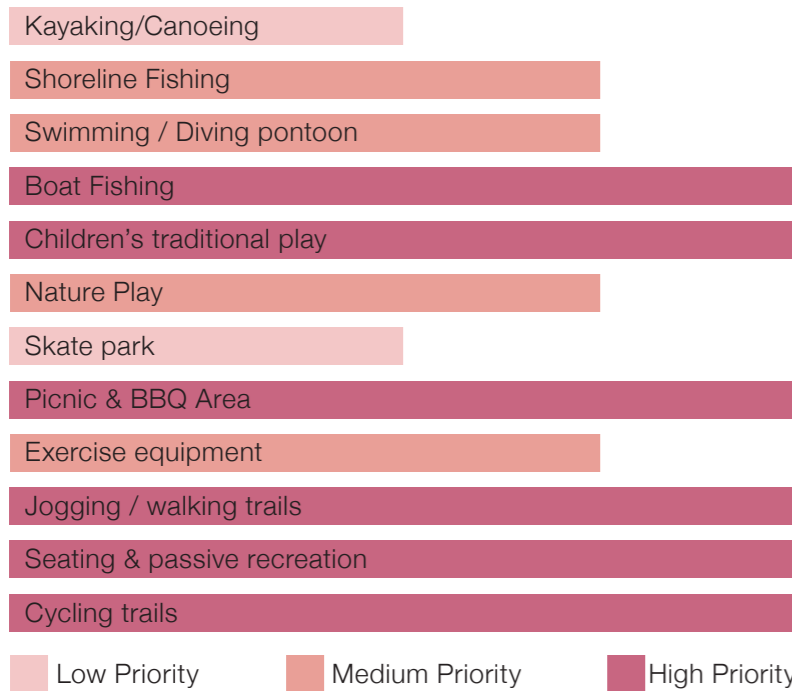
ONLINE SURVEY

The Balonne River Foreshore online community consultation survey had 25 respondents. Of those 25 responses, 23 of them indicated that they visit the river at least once a week.

Some of the key findings from the survey:

ACTIVITIES

Priority of activities to be facilitated along the foreshore:



Other activities suggested by multiple respondents include:

- + Incorporation of art, history and First Nations culture
- + Various types of play including splash play, ropes courses and parks that cater to children of all ages
- + Infrastructure to accommodate markets and public events
- + Better access to the water for water sports and fishing
- + Dog park and dog walking amenities

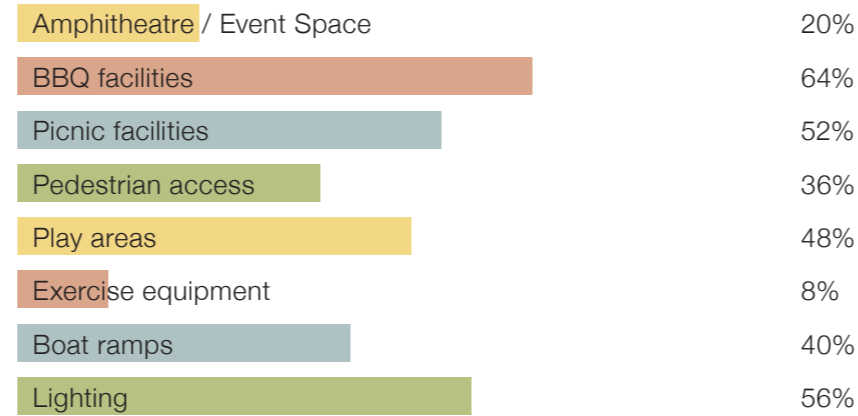
EVENTS

Top suggestions:

- + Fireworks (Christmas Carols, NYE)
- + Long table dinner
- + Farmers markets
- + Competitive sporting events
- + Lantern festival

IMPROVEMENTS TO FACILITIES

Facilities that most need improvement along the foreshore:
(By percentage of respondents)



Top issues:

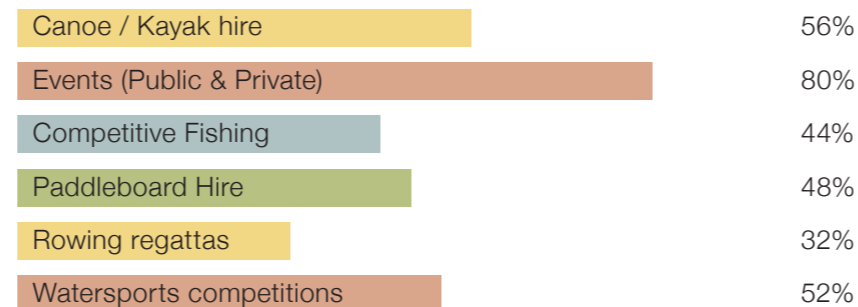
- + Lighting for safety
- + River access and safety
- + More public toilets and bins

Opportunities:

- + Widen paths to include cycling and more pedestrians
- + Extend river path to connect from Cavanaugh Park to St George Hospital
- + More lighting can also accommodate evening/night events

ECONOMIC OPPORTUNITIES

Local business opportunities that could be successful along the foreshore: (By percentage of respondents)



Other top suggestions:

- + Coffee stand / van
- + Markets
- + Outdoor cinema



1.4 CONSULTATION RESULTS - RIVER FORESHORE

ON-SITE CONSULTATION

The river walk and community marquee both offered the opportunity for attendees to provide their ideas and feedback.

ISSUES

Facilities & Access:

- + Not enough bins, particularly at some BBQ sites
- + Lack of consistency with the riverfront furniture and facilities
- + Wooden bridge at the northern end of foreshore needs replacement
- + Lack of lighting to certain areas along the foreshore
- + Some ramps are too steep for DDA compliance
- + Lack of dedicated RV Parking along the terrace

Events:

- + Key sites along the foreshore lack electrical infrastructure to support existing and future events
- + Amphitheatre terraces need renovation both for safety and usability

Culture:

- + Significant First Nations trees lack recognition (Scar Trees and Birthing Tree on northern side of the river)

Environment:

- + Landscape maintenance both ongoing and flood event clean-up
- + Trees in the river are a hazard for swimmers and watersports

OPPORTUNITIES

Environment:

- + Plant more native trees to provide new growth, shade and amenity
- + Planting character palettes for different areas along the foreshore such as colourful planting at key areas for amenity, native planting to more 'natural' areas

Dog walking:

- + Dog park and dog walking amenities such as waste bags and dog bowls on drinking fountains

OPPORTUNITIES (CONT'D)

Connections:

- + Signage and wayfinding to 'lure' visitors from the CBD to the riverfront
- + Can create a connection from the riverfront to the proposed First Nations Harmony Centre to provide opportunities for learning and First Nations cultural expression
- + Widening the river walk to include a cycle path and extending the river walk to connect from Cavanaugh Park to St George Hospital including decorative road surfacing to Victoria St and St Georges Terrace intersection
- + Connection from the Amphitheatre to Rowden Park, through to the swimming pool. Facilities at Rowden could also provide for certain events at the river

Events & Programmes:

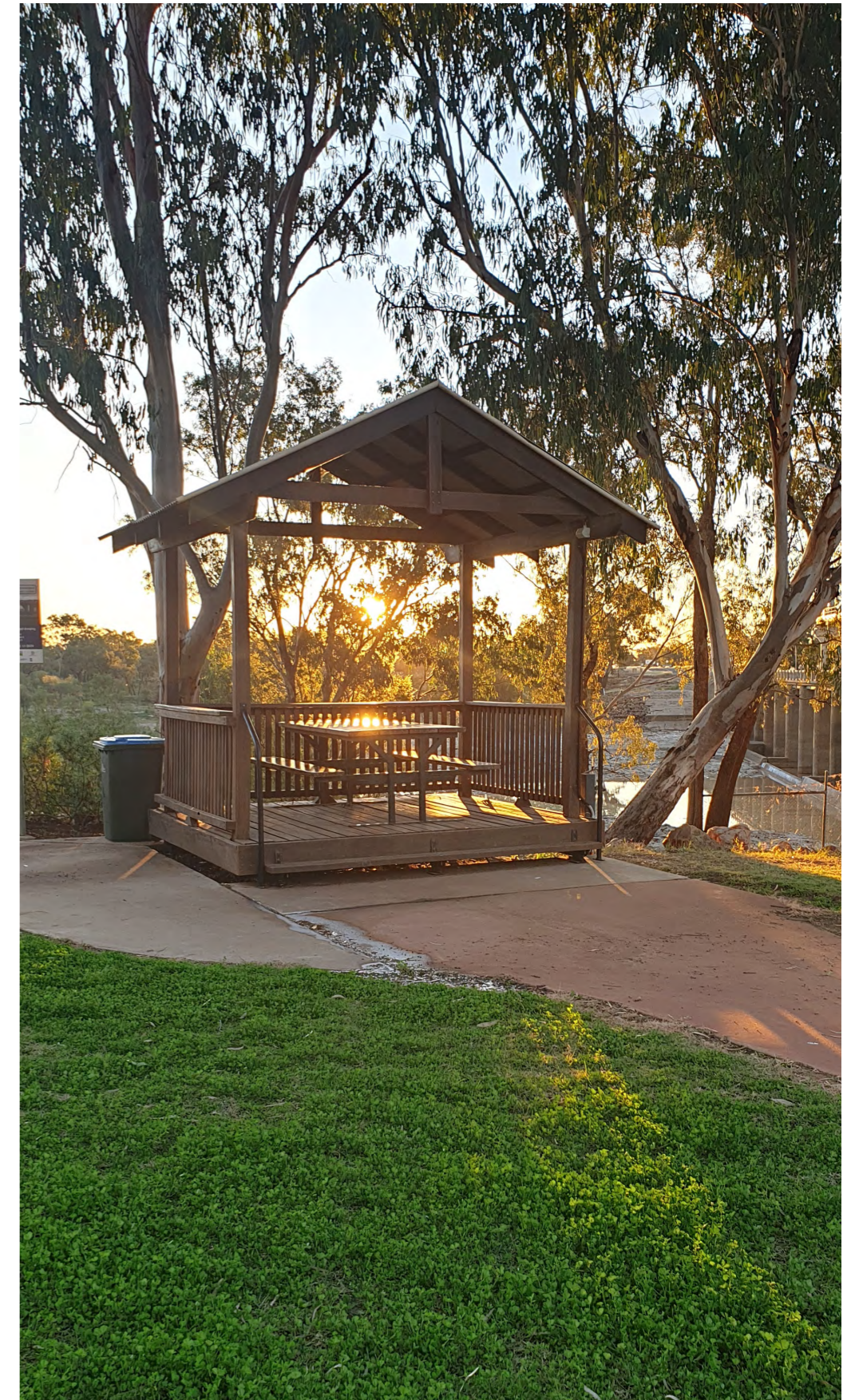
- + September is a big month for events with the River Dragon Festival and fishing competitions
- + More access points along the foreshore for the river cruises
- + Area just past the northern bridge provides optimal views down the river and can be made suitable for weddings and events
- + 'River Nippers' program

Recreation & Play:

- + Seniors exercise park
- + Splash play is a drawcard for both locals and tourists
- + Designated swimming areas with platforms for sitting and diving
- + Nature play to suit more 'natural' areas
- + Fish cleaning facilities

Art, Education & Awareness:

- + Inland Fishing Centre for education, ecology and tourism
- + 'Blue Tree' program for mental health awareness and reflection
- + Consolidate bird species signage similar to fish species sign at the boat ramp
- + Mural to the pump station



1.5 CONSULTATION RESULTS - STREETScape

ONLINE SURVEY

The St George CBD & Streetscape online community consultation survey had 32 respondents. Of those 32 responses, 23 of them indicated that they lived in town and a further 5 lived rurally with St George being their closest town.

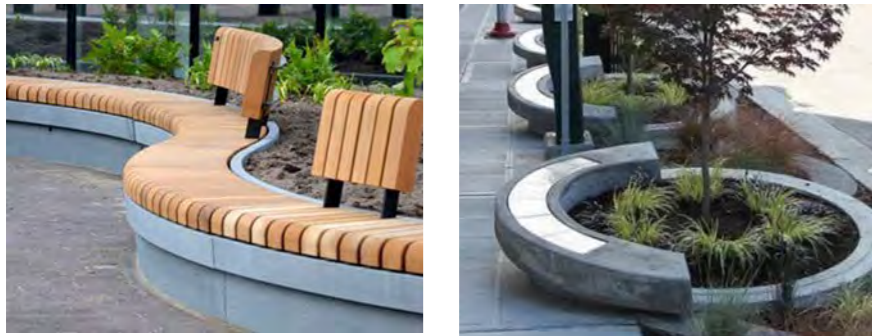
Some of the key findings from the survey:

STREETScape STYLES

Most preferred streetscape styles:



Most preferred street seating styles:

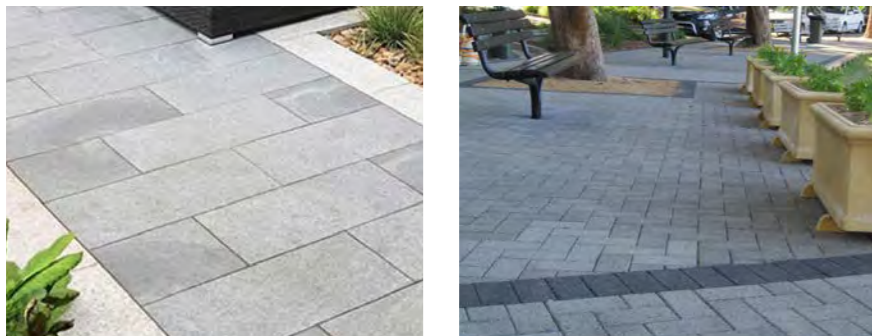


Other comments regarding preferred street furniture:

- + Back supports & armrests are preferred for comfort and accessibility
- + Furniture selections need to reflect the country town character of St George

PAVING

Most preferred paving styles:



STREET TREES

Most preferred tree styles/species: (based on appearance)

Deciduous:



Lagerstroemia indica



Jacaranda mimosifolia

Evergreen:



Brachychiton populneus



Cupaniopsis anacardioides

ISSUES

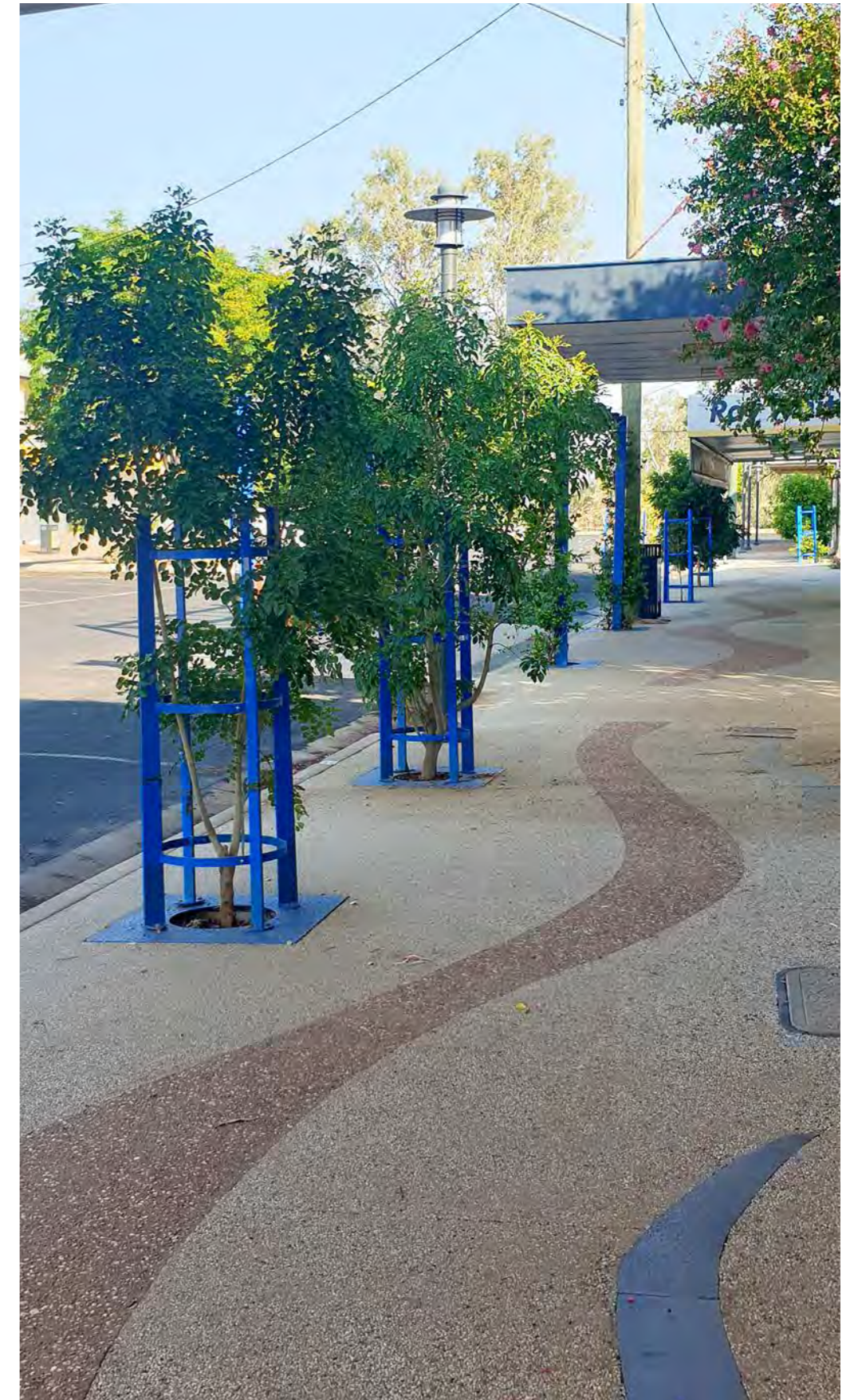
Some of the issues most commonly flagged in the survey:

Parking & Traffic:

- + More signage is required to direct visitors to the river
- + Staff need to be encouraged to park away from main streets
- + Not enough shaded parking
- + Pedestrian crossings need to be clearly defined
- + More disabled parking is required
- + Dedicated RV parking required

Appearance & Amenity

- + Parts of the CBD are in need of an update
- + Some of the recent works in Grey Street are impractical and are under-performing
- + The blue colour scheme is 'too coastal' and a green would suit the character better
- + The wavy benches are not functional
- + Many trees are under-performing or unsuitable for their location



1.5 CONSULTATION RESULTS - STREETScape

ON-SITE CONSULTATION

The CBD walk and community marquee both offered the opportunity for attendees to provide their ideas and feedback.

ISSUES

Access:

- + Some shops lack ramp access
- + Some highly pedestrianised streets lack concrete paths.
- + Uneven ground along some street verges poses a fall risk to elderly or disabled pedestrians
- + Many intersections have no, or not enough, pram ramps in all directions

Events:

- + Current services (lighting, power, water) to Henry Street are unable to adequately cater to public events such as Christmas parades
- + Street banner poles are outdated and need an approval system and template for future banners

Environment:

- + Ongoing landscape maintenance issues such as clippings disposal
- + Lack of recycling bins and disposal program

Amenity:

- + More seating, lighting and shade required
- + Lack of 'civic' open space on the main street
- + More waste bins required

Connection:

- + The CBD currently gives no indication of the River one block over so it is easily missed by visitors to St George

Appearance:

- + Lack of consistency in the current streetscape - furniture and paving are in a variety of different styles and varying qualities.

Local Business:

- + Local businesses often have issues with street furniture being placed outside their premises

OPPORTUNITIES

Appearance:

- + Screening to the Ergon Sub-station
- + Provide consistent design between the streetscape and the new library
- + Provide more planting to soften large hardscape areas

Parking:

- + Staff can be encouraged to park on Beardmore Lane
- + Provide 'kiss and go' zones to the State Primary School

Connections:

- + Alfred Street can provide safe pedestrian and cycling connection between the schools
- + Bike paths and pedestrian tracks to connect people to the river walk
- + Signage strategy to create awareness of events and amenities for visitors on approach to town

Amenity:

- + Provide more areas for on-street dining
- + Enhance median planting and overall street tree numbers to reduce area of hardscape and provide more shade

Environment:

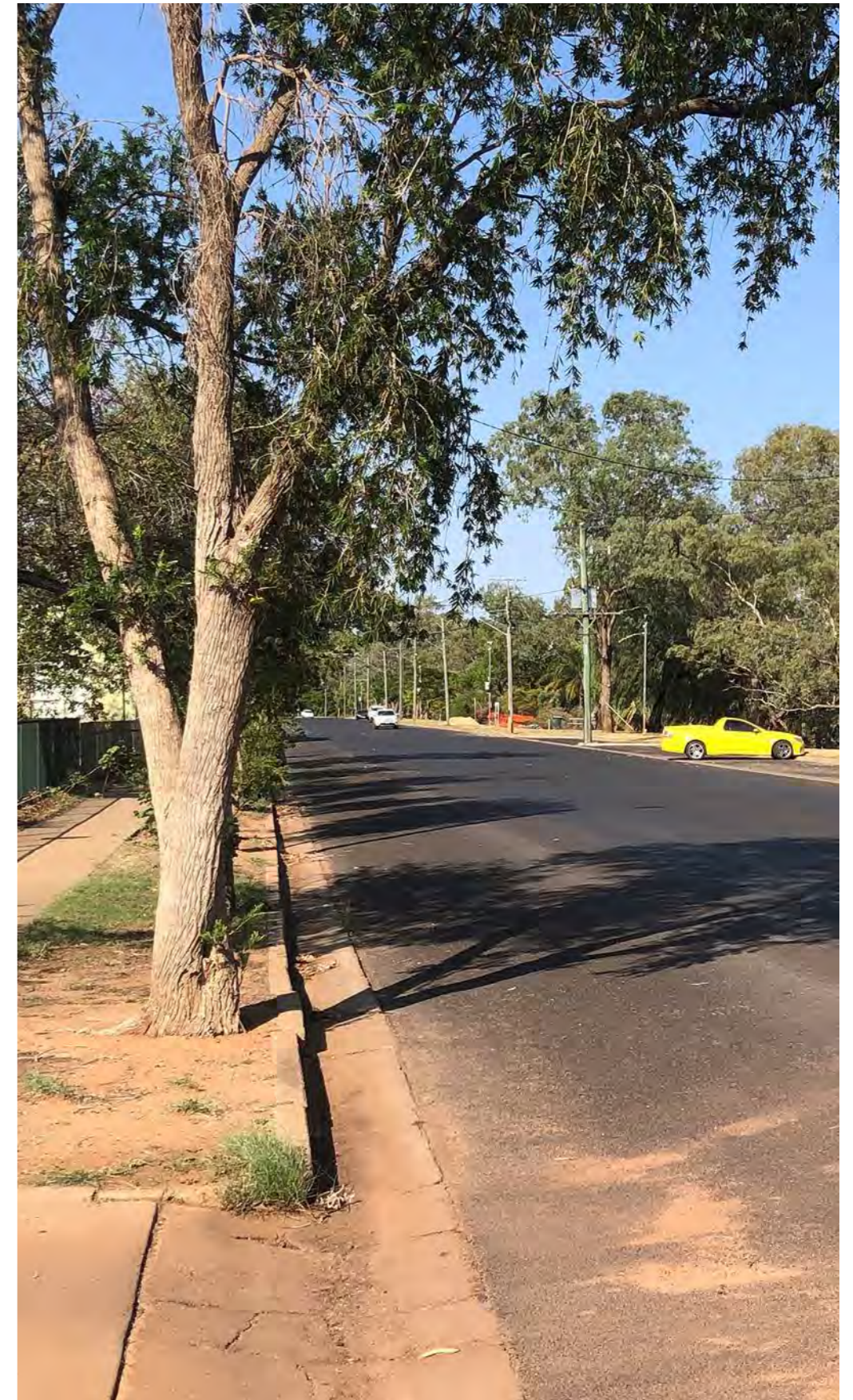
- + Pursue solar options for power and lighting
- + Street tree strategy to suit environmental conditions

Education:

- + Integrate educational signage about tree and plant species
- + Provide a community garden for local school children to maintain and learn from

Local Business:

- + Masterplan works will need to be coordinated with local businesses to ensure minimal disruptions to their operations



1.6 CONSULTATION RESULTS - ROWDEN PARK

ONLINE SURVEY

The Rowden Park online community consultation survey had 20 respondents. Of those 20 responses, 11 of them participate in sport at Rowden Park, 6 are spectators and 3 both spectate and participate in sport.

Some of the key findings from the survey:

SPORTS

Sporting codes that respondents participate in:



WHAT WORKS WELL

- + The playground is in good condition
- + The overall maintenance of the oval and grounds
- + The grandstand
- + Convenient location to town centre
- + The cricket nets are in good condition
- + Decent parking
- + Good community organisation between codes

WHAT NEEDS IMPROVEMENT

- + Some of the seating
- + Paths and access through the grounds
- + More shaded parking required
- + Lack of certain facilities such as female change rooms
- + The public toilets condition and location

ON-SITE CONSULTATION

The community marquee offered the opportunity for attendees to provide their ideas and feedback.

ISSUES

Access:

- + Lack of access, particularly sealed paths around the grounds

Amenity:

- + Not enough tables and chairs for picnics, families etc.
- + Lack of consistency and arrangement between the different buildings and shelters
- + Drought periods mean that turf around the grounds (beside the irrigated oval) suffers during water restrictions

OPPORTUNITIES

Clubhouse & Facilities:

- + Provide a stage area for presentations
- + Consolidate the clubhouses into one large multi-purpose building with all codes.
- + Rear and front facing clubhouse can also serve the riverfront for events
- + Incorporate a canteen
- + Be able to host large scale community events

Amenity:

- + Upgrade and improve the skate park and provide BBQ facilities
- + More shaded / undercover seating

Other Activities:

- + Provide toddler playground alongside the existing playground
- + Rock climbing walls
- + Indoor multi-purpose courts / sports stadium
- + Trampolining centre
- + Offer exercise classes such as boxing, yoga, aerobics
- + Provide soccer goals / field



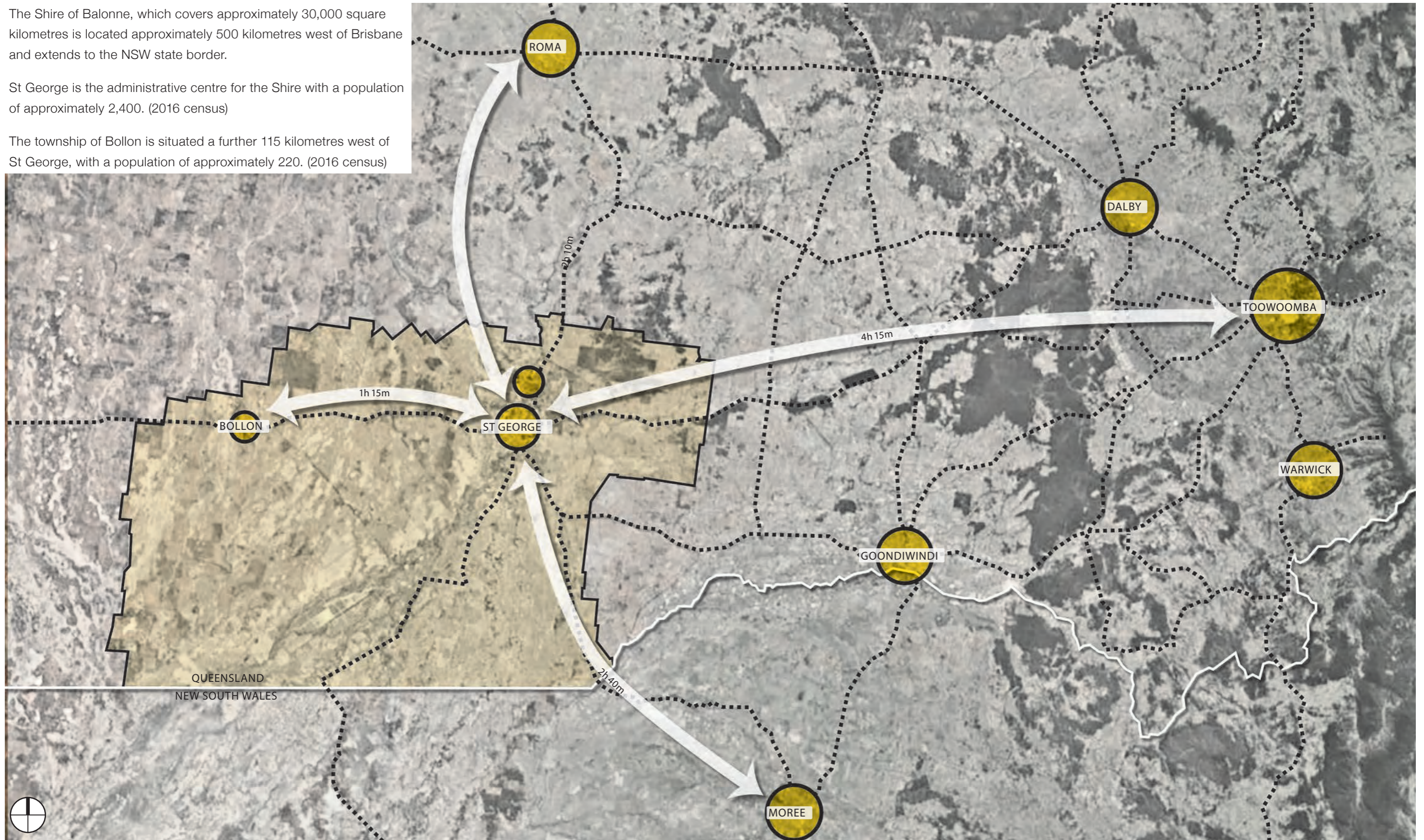


2.1 REGIONAL CONTEXT

The Shire of Balonne, which covers approximately 30,000 square kilometres is located approximately 500 kilometres west of Brisbane and extends to the NSW state border.

St George is the administrative centre for the Shire with a population of approximately 2,400. (2016 census)

The township of Bollon is situated a further 115 kilometres west of St George, with a population of approximately 220. (2016 census)







2.2 SITE CONTEXT

The township of St George sits along the southern bank of the Balonne River. The township sits near the junctions of several highways including Castlereagh Highway, Moonie Highway, Carnarvon Highway and Balonne Highway.

The Andrew Nixon Bridge at the north-west end of St George is the only river crossing of the Balonne River. The Balonne river foreshore area is bordered by St Georges Terrace and extends from the Jack Taylor Weir in the south-west to St George Hospital in the north-east.



LEGEND:

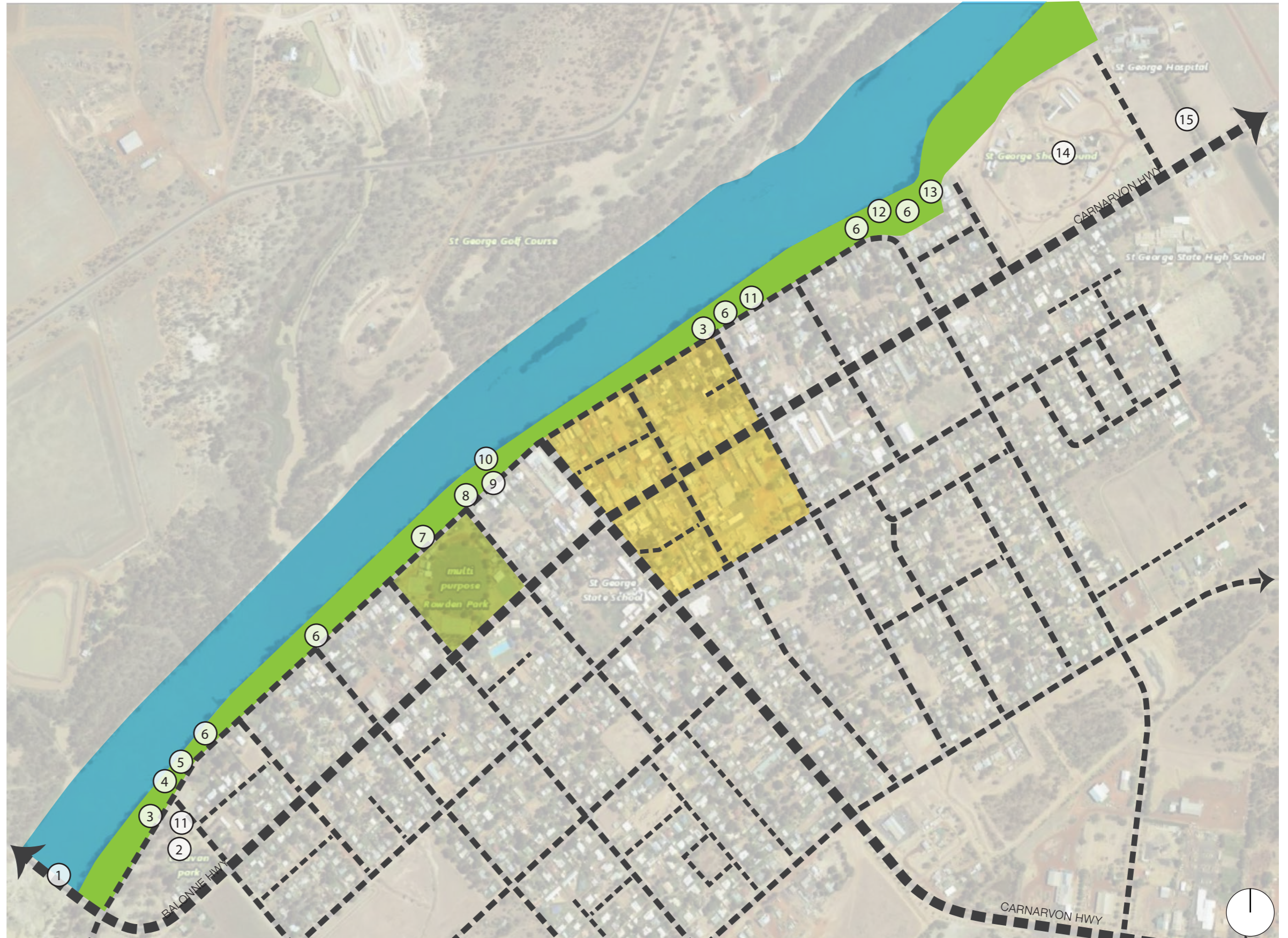
-  Balonne River
-  St George Foreshore
-  St George CBD
-  Rowden Park

2.3 EXISTING SITE - BALONNE RIVER FORESHORE

LEGEND:




- ① Jack Taylor Weir
- ② Cavanough Park
- ③ Playground
- ④ Public Pontoon
- ⑤ Southern Boat Ramp
- ⑥ Shaded BBQ & Picnic Area
- ⑦ Amphitheatre
- ⑧ Pilot & War Memorial
- ⑨ Access Ramp
- ⑩ Flood Level Marker
- ⑪ Public Toilets
- ⑫ Northern Boat Ramp
- ⑬ Pedestrian Bridge
- ⑭ Showgrounds
- ⑮ St George Hospital





- Balonne River
- St George Foreshore
- St George CBD
- Rowden Park



2.4 EXISTING SITE - CBD

LEGEND:

- ① Balonne Shire Council
- ② Balonne Shire Library
- ③ St George State School
- ④ St Patricks Catholic School
- ⑤ Court House & Police Station
-  Petrol Station
-  Supermarket
-  Bank

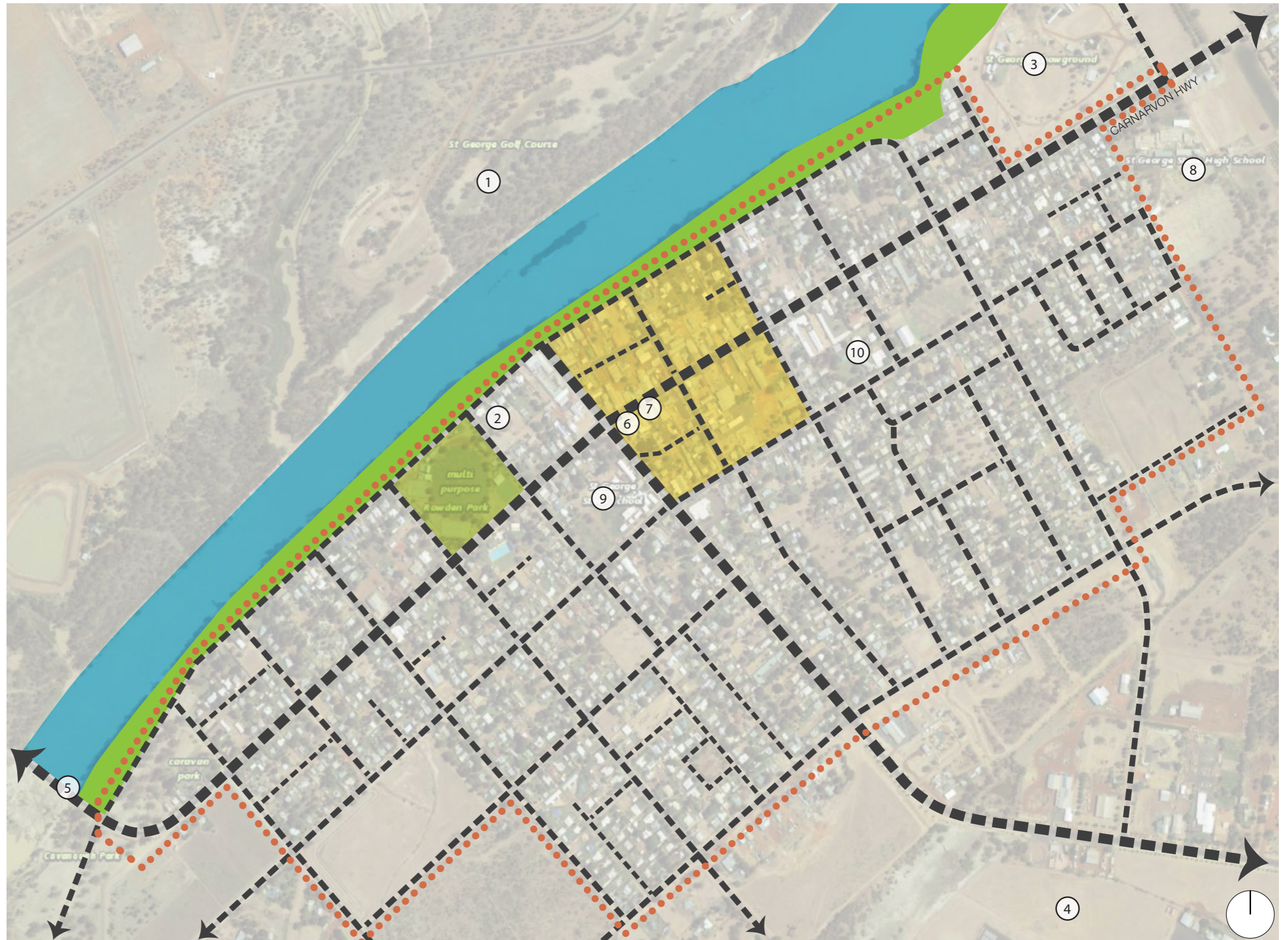
-  Balonne River
-  St George Foreshore
-  St George CBD
-  Rowden Park



2.5 EXISTING STREETScape

LEGEND:

- ① St George Golf Course
 - ② Visitor Information Centre
 - ③ Showgrounds
 - ④ St George Airport
 - ⑤ Jack Taylor Weir
 - ⑥ Balonne Shire Council
 - ⑦ Balonne Shire Library
 - ⑧ St George State School
 - ⑨ St George State High School
 - ⑩ St Patricks Catholic School
- Extent of Streetscape Upgrades
 - Balonne River
 - St George Foreshore
 - St George CBD
 - Rowden Park



2.6 EXISTING SITE - ROWDEN PARK

LEGEND:

- ① Tennis Courts
- ② St George Lawn Bowls Club
- ③ Oval with Cricket Pitch
- ④ Cricket Nets
- ⑤ Skate Park
- ⑥ Public Toilets
- ⑦ Playground
- ⑧ Clubhouses/storage
- ⑨ Grandstand
- ⑩ Old bleachers
- ⑪ St George Swimming Pool
- ⑫ Foreshore Amphitheatre
- ⊙ Existing Tree
- Balonne River
- St George Foreshore
- Rowden Park
- ▬▬▬ Additional Council Land



3.0 PROPOSED MASTERPLAN: RIVER FORESHORE

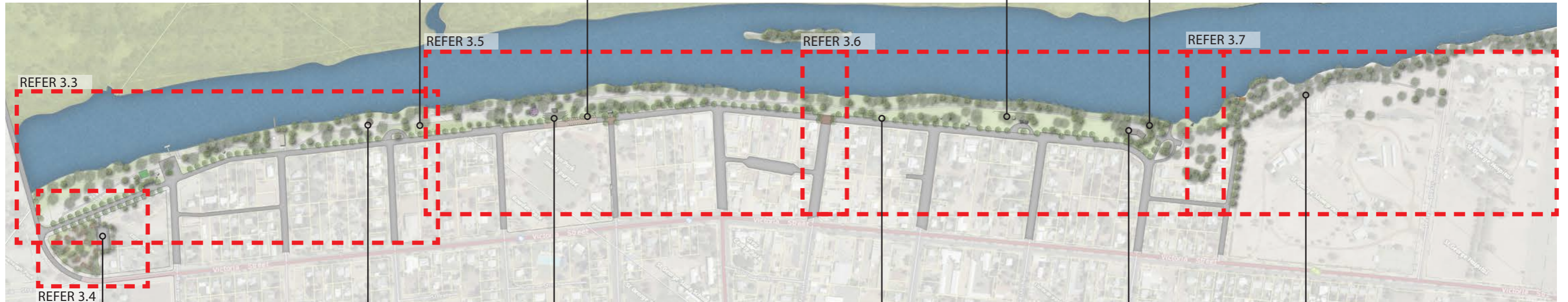
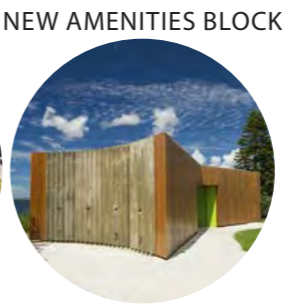
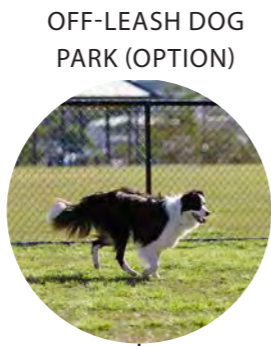


3.1 DESIGN STRATEGY

DESIGN DRIVER	SUPPORTING STRATEGIES
Unique Character	<ul style="list-style-type: none"> + Emphasise inland fishing destination through education, tourism & events + Capitalise on the unique location to provide niche sports experiences such as gliding & various river sports + Collaboration with local designers & artists
Create consistency	<ul style="list-style-type: none"> + Select appropriate furniture & materials palettes to suit the character, style & requirements of the foreshore + Where possible, specify locally sourced plants & materials & collaborate with local artists + Ensure new works are an evolution rather than a contradiction of the existing master plan
Attractive & welcoming to residents & visitors	<ul style="list-style-type: none"> + Ensure adequate lighting levels at night + Give children of all ages varied places of interest & play such as splash play & nature play
Safe, accessible & equitable for all	<ul style="list-style-type: none"> + Ensure sightlines are maintained between pedestrians and vehicles
Connection to natural assets	<ul style="list-style-type: none"> + Entice visitors to the river foreshore through events, wayfinding & tourism facilities + Provide additional amenity to increase visitor enjoyment & length of stay + Establish new native tree growth to ensure longevity of foreshore trees & habitat + Extend active recreation connections along the foreshore
Enhance greenery	<ul style="list-style-type: none"> + Using trees and planting as opportunities to establish & emphasise local character + Select plant & tree species that not only provide amenity but also suit the extremes of the local climate + Examine multiple opportunities for tree planting to maximise summer shade/winter sun + WSUD opportunities & tree planting infrastructure for improved stormwater management & drought damage minimisation
Enable the public domain to support a diverse, thriving economy as a setting for activities & events	<ul style="list-style-type: none"> + Increased community festival/activity infrastructure to 'event spots' along the foreshore + Ensure outdoor event spaces are designed to be adaptable for different types of events & varying scales of attendance such as sporting events, markets, community events and private events, day and night-time use + Provide access and amenities required for future recreational activities to be facilitated at the foreshore



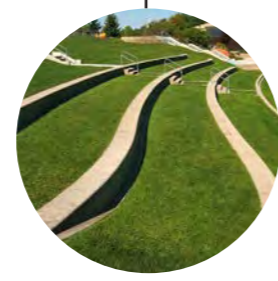
3.2 FORESHORE MASTERPLAN



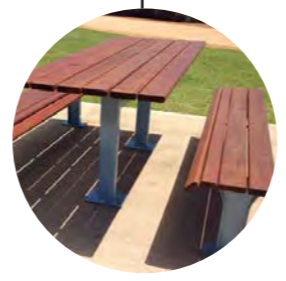
BUSH GARDEN



LABYRINTH



REFURBISHED AMPHITHEATRE



PICNIC & BBQ FACILITIES



INCREASE TREE CANOPY



INCREASED RIVERFRONT PATHWAYS



3.3 BALONNE HWY TO MURCHISON STREET



LEGEND:

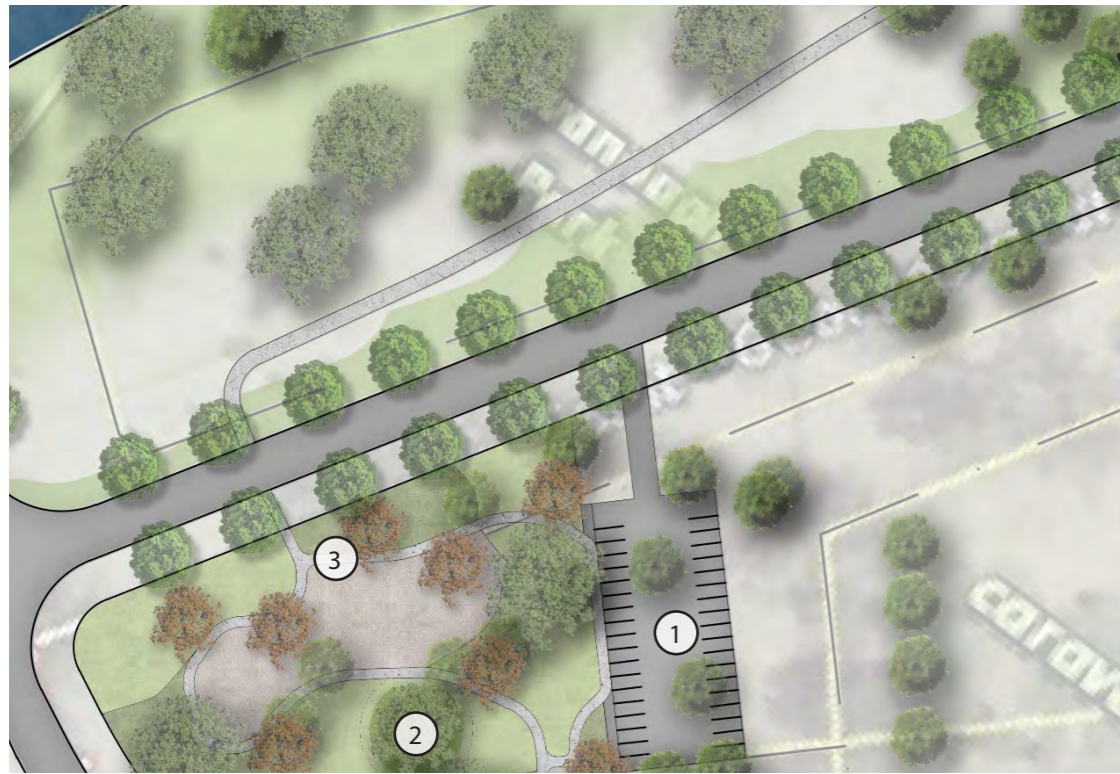
- | | | | |
|---|---|---|--|
| ① | Heritage/BushTucker Shared Parking Area | ⑧ | Existing Pump Station - Upgrade presentation of facilities with Painting/Mural's on Mallawa's and Council Facilities plus landscape improvements |
| ② | Existing Pontoon - To Be Retained | ⑨ | Existing Bush Garden - to be upgraded |
| ③ | Existing Playground - To Be Retained | ⑩ | Proposed Picnic and BBQ facilities |
| ④ | Existing Sheltered Picnic & BBQ Facilities - To Be Retained | ⑪ | Long Vehicle Parking Bay |
| ⑤ | Existing Carparking - To Be Retained | ⑫ | Proposed Paved Labyrinth |
| ⑥ | Existing Boat Ramp - To Be Retained | ⑬ | Option for Off-leash Dog Park to be investigated |
| ⑦ | Proposed Avenue Planting | ⑭ | Proposed New Concrete Path to Bush Garden / Heritage Park |



KEY PLAN:



3.4 NATIVE BUSH GARDEN PROJECT



LEGEND:

- ① Heritage/BushTucker Shared Parking Area
- ② Existing Bush Garden - to be upgraded
- ③ Proposed New Concrete Path to Bush Garden / Heritage Park



KEY PLAN:



3.5 BARLEE STREET TO HENRY STREET



LEGEND:

- | | | | |
|---|--|---|--|
| ① | Refurbished Amphitheatre With Existing Shelter | ⑤ | Option for Off-leash Dog Park to be investigated |
| ② | Decorative Road Surfacing and pram ramp access between Rowden Park & St Georges Tce / Foreshore area | ⑥ | Existing Carparking - To Be Retained |
| ③ | Existing War Memorials & Garden - To Be Retained | ⑦ | Proposed Markets / Food Truck Parking For Events |
| ④ | Proposed Nature Play | ⑧ | Existing Tourist Information Centre |
| | | ⑨ | Proposed extension of carpark |



KEY PLAN:



3.6 HENRY STREET TO CHURCH STREET



LEGEND:

- | | | | |
|---|---|---|--|
| ① | Storage units for Canoes - Future Water Recreation area | ⑧ | First Nations Harmony Centre |
| ② | Investigate vehicle access / long vehicle parking | ⑨ | Decorative Road Surfacing and pram ramps to Henry Street & St Georges Tce intersection |
| ③ | Existing Boat Ramp - To Be Retained | ⑩ | Proposed Multipurpose Rotunda and Shelter |
| ④ | Existing Playground - To Be Retained | ⑪ | Existing Retaining Wall - To Be Retained |
| ⑤ | Existing Sheltered Picnic & BBQ Facilities | ⑫ | New Amenities Block |
| ⑥ | Existing Carparking - To Be Retained | ⑬ | Existing parking |
| ⑦ | Existing Amenities Block with improved access to pathway- To Be Refurbished | ⑭ | Potential drop-off / parking |
| | | ⑮ | Investigate opportunities to extend irrigation along key areas of riverfront |



KEY PLAN:



3.7 ISLES STREET TO ST GEORGE HOSPITAL



LEGEND:

- ① St George Showgrounds
- ② St George Hospital
- ③ New Concrete Path Connection from Footbridge to St George Hospital
Exact location subject to topographic survey
- ④ Formalised Event Space and River Reach Views
- ⑤ Retain Access to River
- ⑥ River Cruise Boat Access. Subject to further investigation
- ⑦ Potential dog park locations

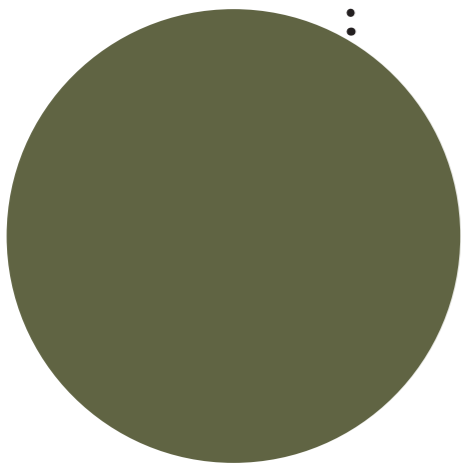


KEY PLAN:



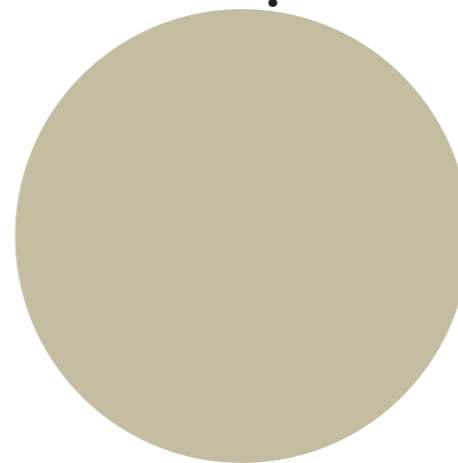
3.8 COLOUR PALETTE

NEUTRALS



BEST USED FOR:

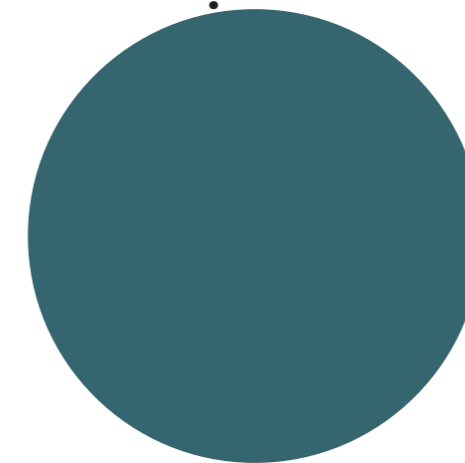
- + Powdercoated metal furniture
- + Timber furniture with powdercoated framing



BEST USED FOR:

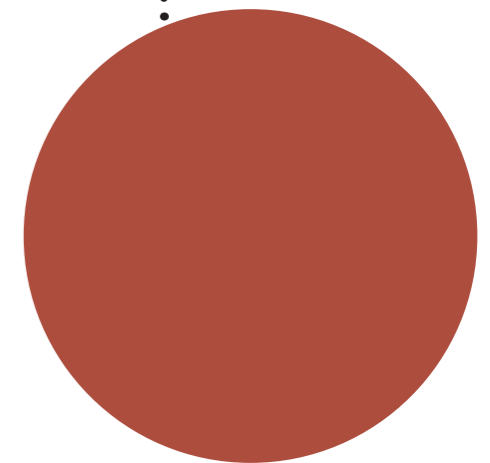
- + Coloured Concrete
- + Feature Paving

ACCENTS



BEST USED FOR:

- + Softfall
- + Shelter Framing
- + Shade Sails



BEST USED FOR:

- + Signage & Distance Markers
- + Play

3.9 MATERIALS PALETTE

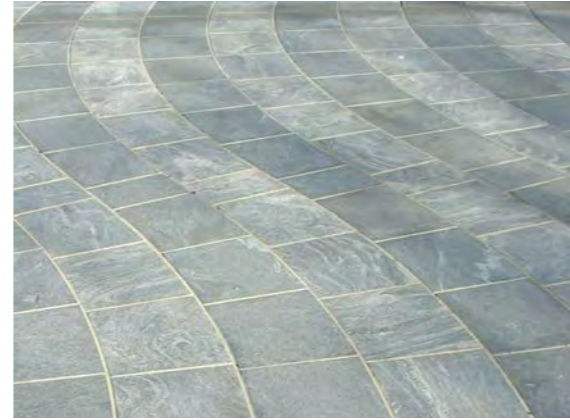
SURFACES:



Concrete Path



Timber Events Deck



Feature Paving

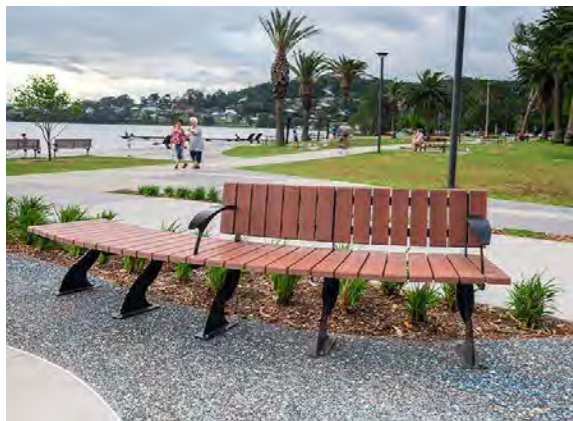


Mass Planting



Turf

FURNITURE:



Arc Seat
Street Furniture Australia



Eco Access Setting (recycled aluminium)
For use under shelters



Daintree Table (timber)
For open air use



Wave Seating

SIGNAGE:



Wayfinding & Distance Markers



Flora & Fauna Educational Signage

SHADE:



Shelters



Shade Sails

3.10 PLANTING PALETTE - TREE SPECIES

TREES:



Botanical name: *Allocasuarina littoralis*
 Common name: Black She-oak



Botanical name: *Araucaria cunninghamii*
 Common name: Hoop Pine



Botanical name: *Brachychiton discolor*
 Common name: Lacebark Tree



Botanical name: *Delonix regia*
 Common name: Royal Poinciana



Botanical name: *Eucalyptus camaldulensis*
 Common name: River Redgum



Botanical name: *Libidibia ferrea*
 Common name: Leopard Tree

3.11 PLANTING PALETTE - UNDERSTOREY

SHRUBS:



Acacia decora
Pretty Wattle



Enchylaena tomentosa
Ruby Saltbush



Calytrix longiflora
Pink Fringe Myrtle



Raphiolepis 'Springtime'
Hawthorn



Rhagodia spinescens
Spiny Saltbush



Westringia 'Grey Box'
Coastal Rosemary

GRASSES:



Carex appressa
Tall Sedge



Cyperus dissormis
Rice Sedge



Isolepis nodosa
Knobby Club-rush



Dianella longifolia
Blueberry Lily



Dianella revoluta
Flax-lily



Eleocharis atricha
Tuber Spike-rush

GROUNDCOVERS:



Disphyma crassifolium
Pigface



Leucopogon muticus
Blunt Beard-heath



Myoporum parvifolium
Creeping Boobialla



Ptilotus macrocephalus
Green Mulla Mulla



Pycnosorus chrysanthes
Billy Buttons



Xerochrysum bracteatum
Golden Everlasting Daisy

4.0 PROPOSED MASTERPLAN: ST GEORGE CBD



4.1 DESIGN STRATEGY

DESIGN DRIVER	SUPPORTING STRATEGIES
Unique Character	+ Collaboration with local designers & artists
Create consistency	+ Select appropriate furniture & materials palettes to suit the character, style & requirements of the St George CBD + Complement the new library design to create a cohesive civic streetscape to Victoria Street + Where possible, specify locally sourced plants & materials plus collaborate with local artists + Upgrade street banner infrastructure to Victoria Street + Ensure new works are an evolution rather than a contradiction of the existing master plan streetscape upgrades
Attractive & welcoming to residents & visitors	+ Creation of attractive arrival points & a 'main street' character + Provide information on facilities & activities on the approach into town + Promote children to be able to walk or cycle to school and create 'safe routes' so parents feel comfortable
Safe, accessible & equitable for all	+ Implementing new paths to CBD streets as required plus widening of any paths that are too narrow + Provide pram ramps & ramp access to commercial buildings where required + Ensure sightlines are maintained between pedestrians and vehicles + Review pedestrian crossings/ examine desire lines/width of streets when crossing
Connection to natural assets	+ Entice visitors to the river foreshore through events, wayfinding & tourism facilities + Provide additional amenity to increase visitor enjoyment & length of stay
Enhance greenery	+ Using trees and planting as opportunities to establish & emphasise local character + Increase of shade to decentralised parking areas to encourage locals to park there + Select plant & tree species that not only provide amenity but also suit the extremes of the local climate + Examine multiple opportunities for tree planting to maximise summer shade/winter sun + WSUD opportunities & tree planting infrastructure for improved stormwater management & drought damage minimisation
Enable the public domain to support a diverse, thriving economy as a setting for activities & events	+ Increased community festival/activity infrastructure to Henry Street + Ensure outdoor event spaces are designed to be adaptable for different types of events & varying scales of attendance such as sporting events, markets, community events and private events, day and night-time use



4.2 CBD MASTERPLAN

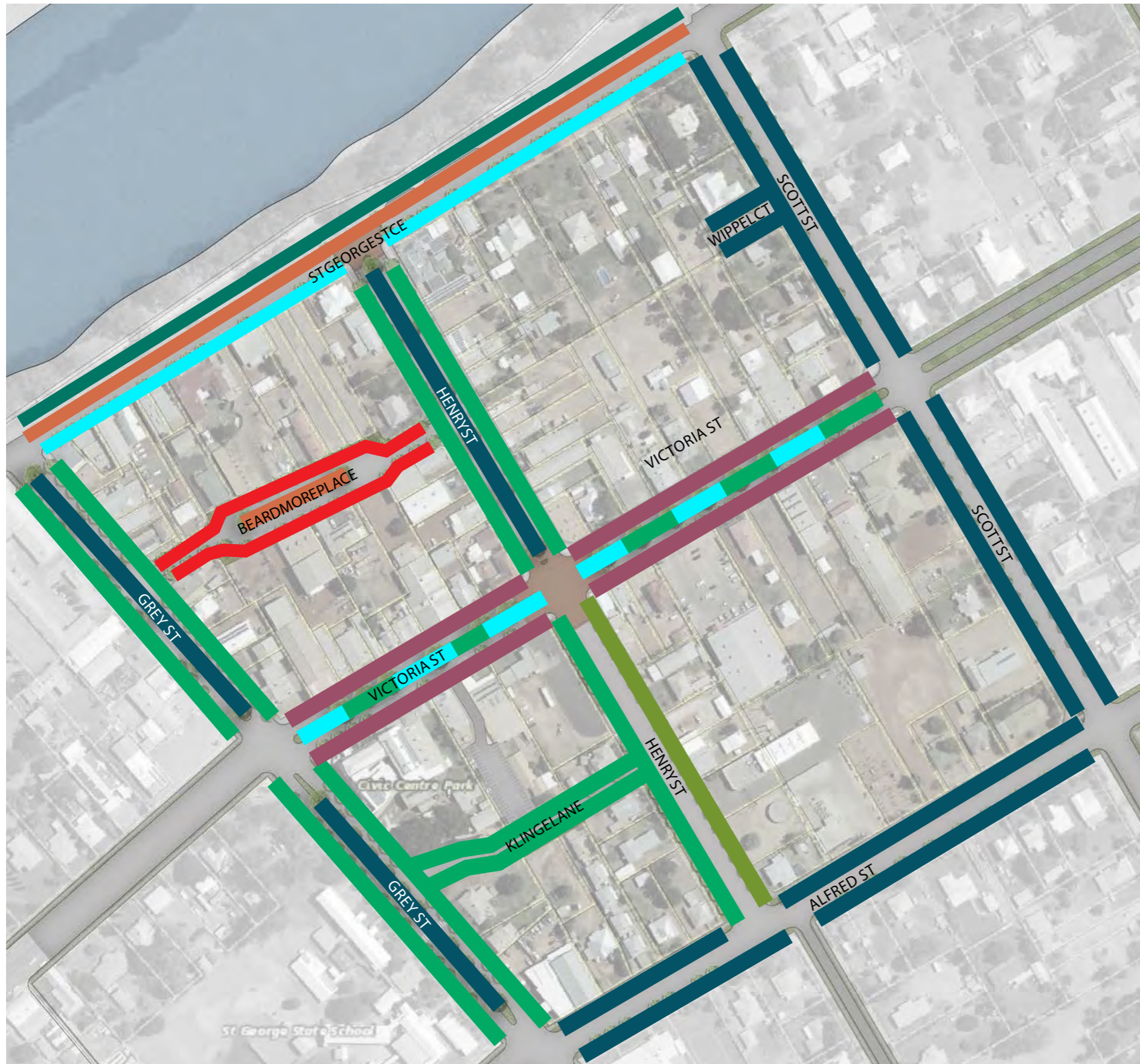


LEGEND:

- ① 'Wave' Pattern Concrete Paving To Sidewalks
Refer to Detail - Section 4.15
 - ② Decorative Road Surface
 - ③ In-road Street tree planting
Refer to Detail - Section 4.16
 - ④ New Concrete Path
To Council Standard Details
 - ⑤ Shade Sails to Beardmore Place Median Parking
 - ⑥ Existing Median Palm Trees Replaced With Jacaranda Trees
 - ⑦ New Sculptural Arbours
 - ⑧ Additional Event Infrastructure to Henry Street
 - ⑨ Balonne Shire Council Offices
 - ⑩ Future Library Redevelopment
 - ⑪ Future Harmony Centre
 - ⑫ Opportunity to add decorative road surfacing to intersection. Subject to TMR investigation.
- Extent of works



4.3 STREET TREE SPECIES



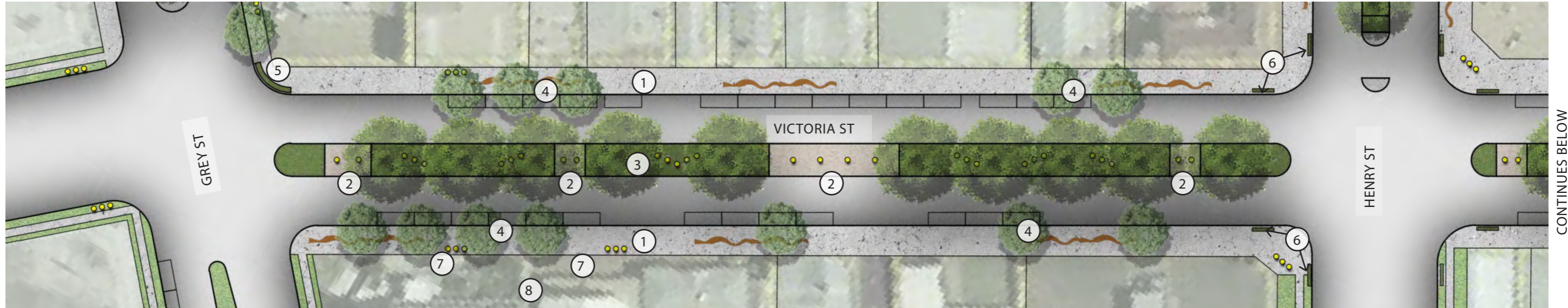
LEGEND:

- Bauhinia variegata alba*
White Orchid Tree
- Callistemon viminalis*
Red Callistemon
- Delonix regia*
Royal Poinciana
- Eucalyptus camaldulensis*
River Redgum
- Jacaranda mimosifolia*
Jacaranda
- Lagerstroemia indica* 'Biloxi'
Pink Crepe Myrtle
- Lagerstroemia indica* 'Natchez'
White Crepe Myrtle
- Libidibia ferrea*
Leopard Tree

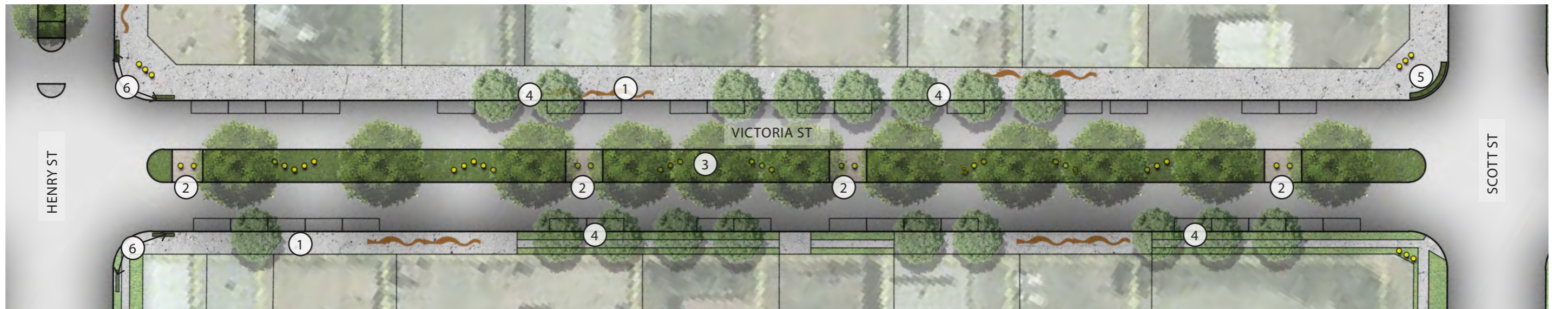
STREET NAME	TREE SPECIES	NOTES
Beardmore Place	<i>Bauhinia variegata alba</i> / <i>Delonix regia</i>	
Grey Street	<i>Libidibia ferrea</i> -To street verges <i>Jacaranda mimosifolia</i> -To central median islands	Replace same species as required.
Henry Street	St Georges Tce to Victoria St - <i>Libidibia ferrea</i> -To street verges <i>Jacaranda mimosifolia</i> -To central medians Victoria St to Alfred St - <i>Libidibia ferrea</i> - To western side <i>Callistemon viminalis</i> - To eastern side	
Klinge Lane	<i>Libidibia ferrea</i>	
Scott Street	<i>Jacaranda mimosifolia</i>	
St George's Terrace	<i>Eucalyptus camaldulensis</i> - To River Foreshore <i>Delonix regia</i> - To River Side (North) <i>Lagerstroemia indica</i> 'Natchez' -To south side	
Victoria Street	<i>Lagerstroemia indica</i> 'Biloxi' -To street verges <i>Lagerstroemia indica</i> 'Natchez' / <i>Libidibia ferrea</i> -To central medians	
Wippell Court	<i>Jacaranda mimosifolia</i>	



4.4 VICTORIA STREET



VICTORIA STREET - GREY ST TO HENRY ST - PLAN
SCALE 1:750



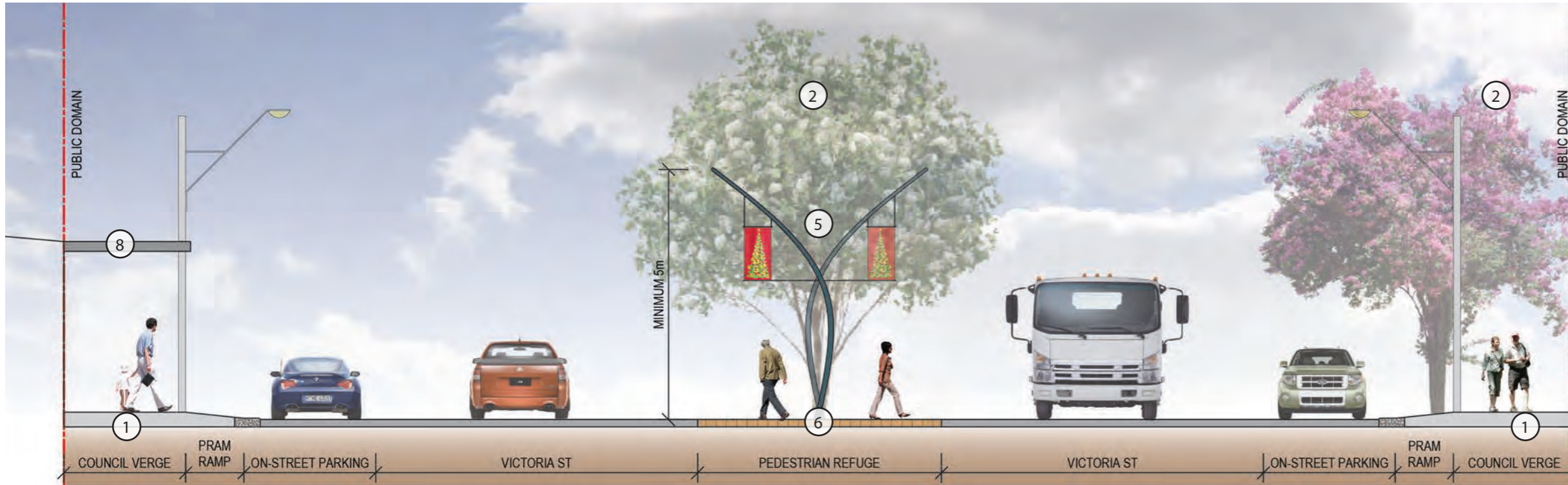
VICTORIA STREET - HENRY ST TO SCOTT ST - PLAN
SCALE 1:750

LEGEND:

- | | |
|--|--|
| ① 'Wave' Pattern Concrete Paving
Refer to Detail - Section 4.15 | ⑤ Build out systems / planters |
| ② Pedestrian Refuge Flush with Road | ⑥ Raised Planters |
| ③ Existing Palm Trees In Median To Be Replaced
Refer to Section 4.3 | ⑦ New Sculptural Arbours
Refer to Arbour Strategy |
| ④ New Street Tree Planting
Refer to Detail - Section 4.16 | ⑧ Proposed New Council Offices |



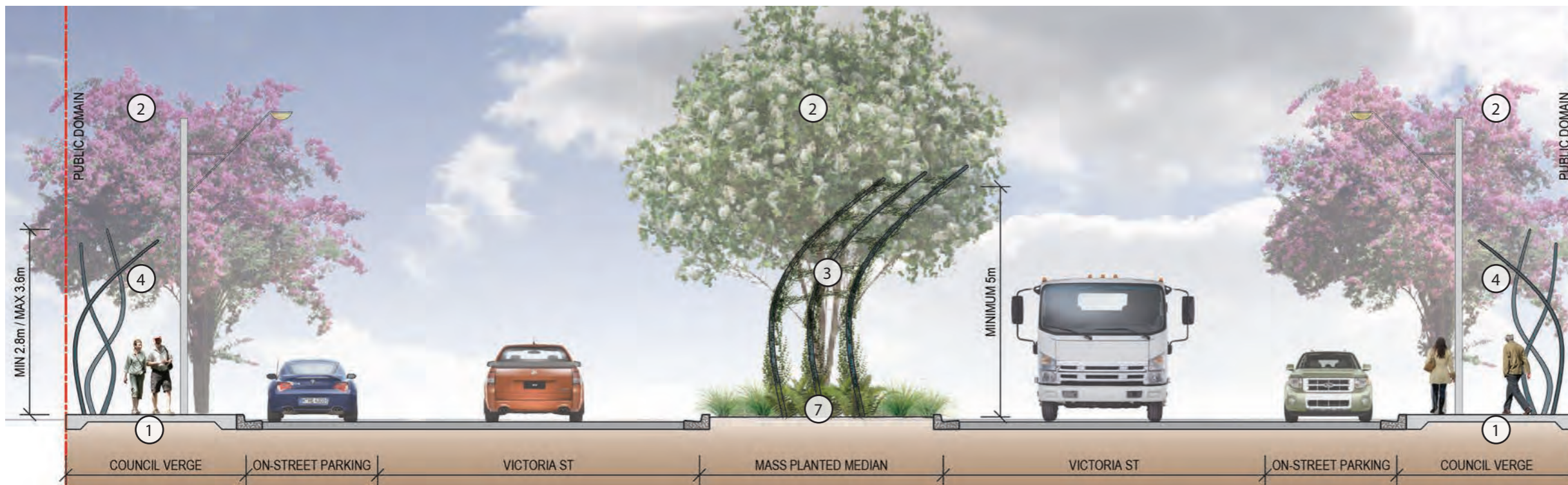
VICTORIA STREET



[S1] VICTORIA STREET: PEDESTRIAN REFUGE- SECTION
SCALE 1:100

LEGEND:

- ① 'Wave' Pattern Concrete Paving Refer to Detail - Section 4.15
- ② New Street Tree Planting Refer to Detail - Section 4.16
- ③ Sculptural Arbour (A) with Climbers
- ④ Sculptural Arbour (B)
- ⑤ Sculptural Arbour (B) with Main St Banner
- ⑥ Pedestrian Refuge Flush with Road
- ⑦ Low - Medium Height Mass Planting (up to 600mm High)
- ⑧ Existing Awning



[S2] VICTORIA STREET: PLANTED MEDIAN- SECTION
SCALE 1:100

KEY PLAN



VICTORIA STREET

SCULPTURAL ARBOUR PRECEDENT IMAGES:

CURVED | WAVY



SQUARE | ANGULAR



TREE | CANOPY



ARBOUR STRATEGY:

ARBOUR TYPE A - ARBOUR WITH CLIMBERS

- + To median island garden beds
- + Climbers planted within mass planted garden beds and trained along wire trellis system





ARBOUR TYPE B - ARBOUR WITHOUT CLIMBERS

- + To street verges & pedestrian crossover zones
- + Pedestrians are able to walk between structures
- + Prevent vehicles turning through crossover
- + Design can incorporate main street banners
- + Have a variety of shapes to create visual interest

MATERIALS

- + Galvanised steel with painted finish
- + LED Lighting
- + Wire trellis system to Arbour A

LEGEND:

-  Low - Medium Height Mass Planting (up to 600mm High)
-  Feature Street Tree To Median - Refer to section 4.3
-  Sculptural Arbour A - Indicative location -Design TBC
-  Sculptural Arbour B - Indicative location -Design TBC

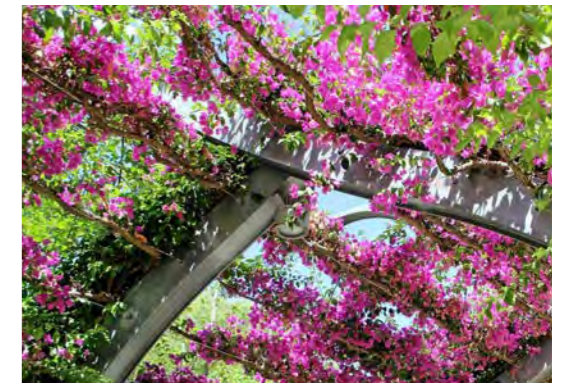
CLIMBER SPECIES:



BN: *Trachelospermum jasminoides*
CN: Star Jasmine

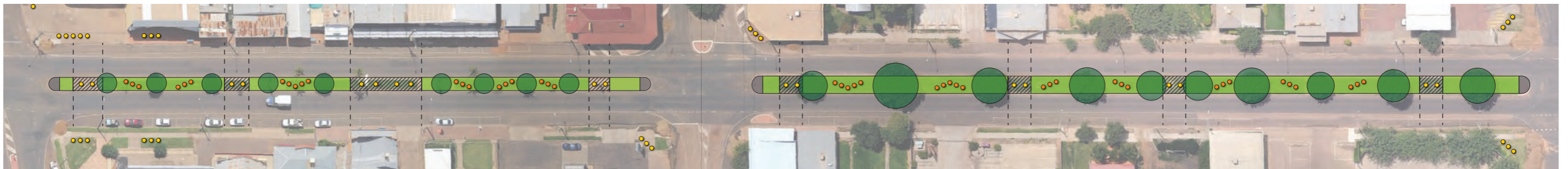


BN: *Pyrostegia venusta*
CN: Orange Trumpet Vine

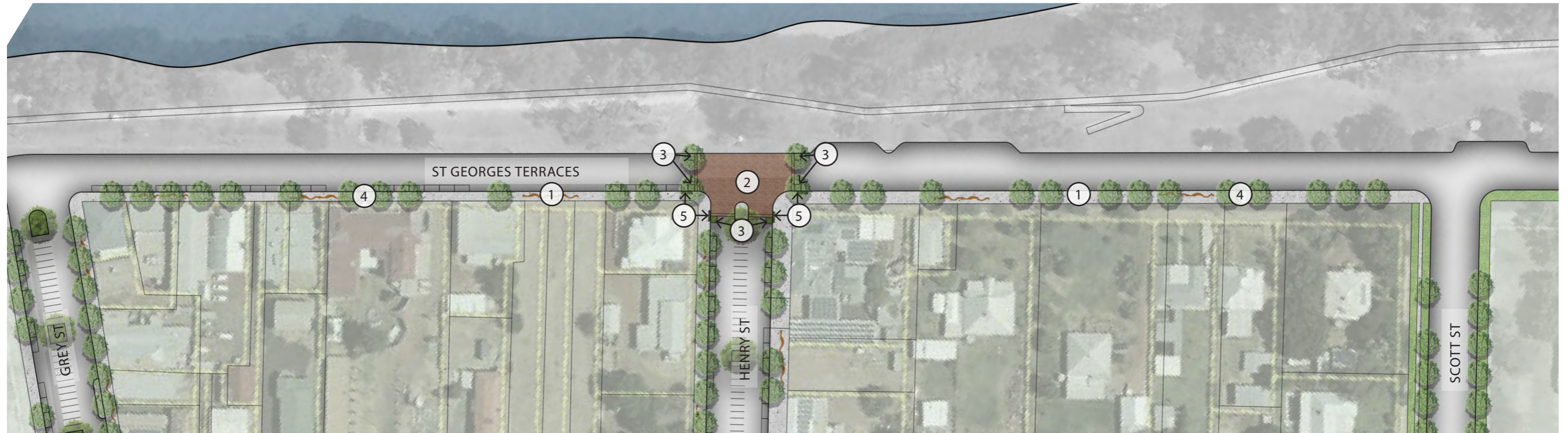


BN: *Bougainvillea* sp.
CN: Bougainvillea

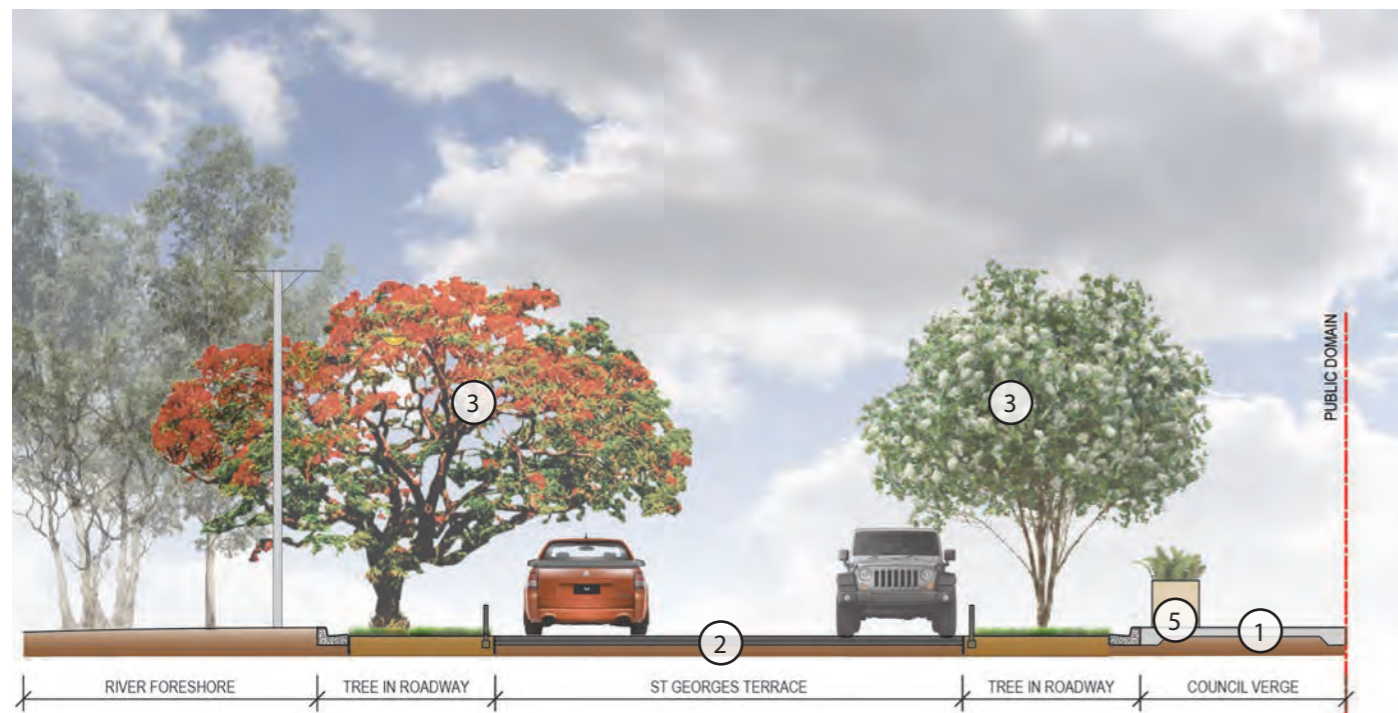
SCULPTURAL ARBOUR LAYOUT:



4.5 ST GEORGES TCE



ST GEORGES TCE - PLAN
SCALE 1:1500



ST GEORGES TCE - SECTION
SCALE 1:100

LEGEND:

- ① 'Wave' Pattern Concrete Paving
Refer to Detail - Section 4.15
- ② Decorative Road Surfacing
- ③ In-road Street tree planting
Refer to Detail - Section 4.16
- ④ New Street Tree Planting
Refer to Detail - Section 4.16
- ⑤ Raised Planters

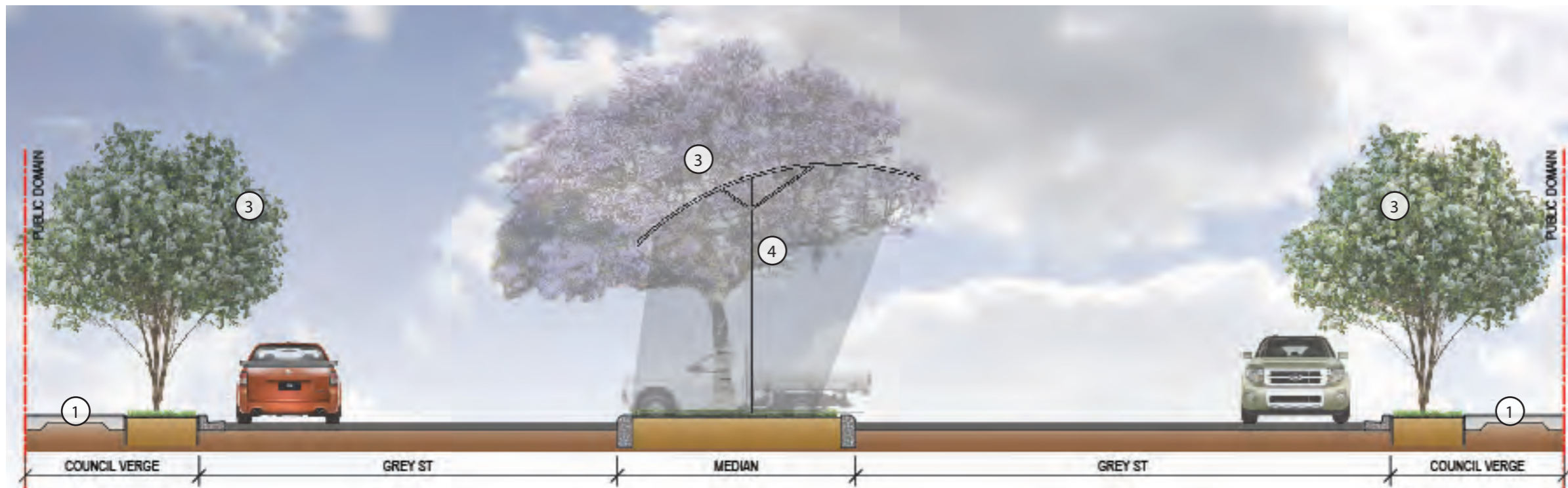
KEY PLAN



4.6 GREY STREET



GREY ST - PLAN
SCALE 1:1500



GREY ST - SECTION
SCALE 1:100

LEGEND:

- ① Existing 'Wave' Paving To Be Retained
- ② Existing Verge Treatment To Be Retained
- ③ New Street Tree Planting Refer to Detail - Section 4.16
- ④ Median Shade Structures

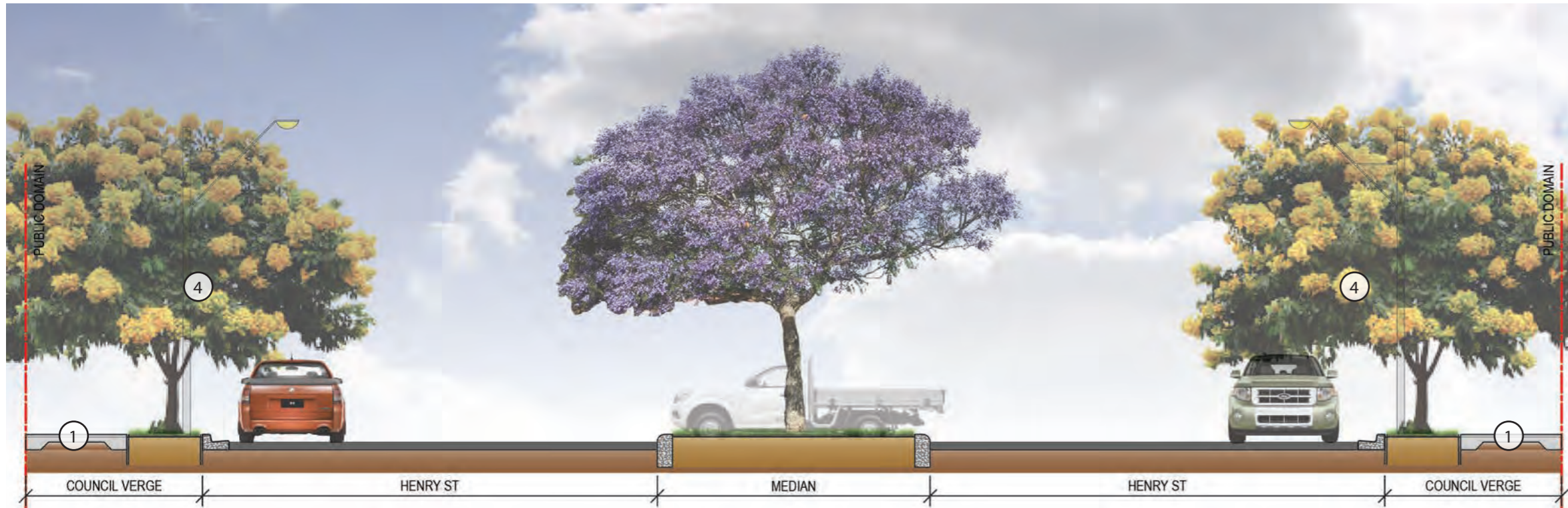
KEY PLAN



4.7 HENRY STREET



HENRY ST - PLAN
SCALE 1:1500

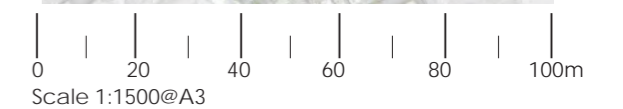


HENRY ST - SECTION
SCALE 1:100

LEGEND:

- ① 'Wave' Pattern Concrete Paving
Refer to Detail - Section 4.15
- ② Decorative Road Surfacing
- ③ In-road Street tree planting
Refer to Detail - Section 4.16
- ④ New Street Tree Planting
Refer to Detail - Section 4.16
- ⑤ Raised Planters
- ⑥ Existing Verge Treatment
To Be Retained

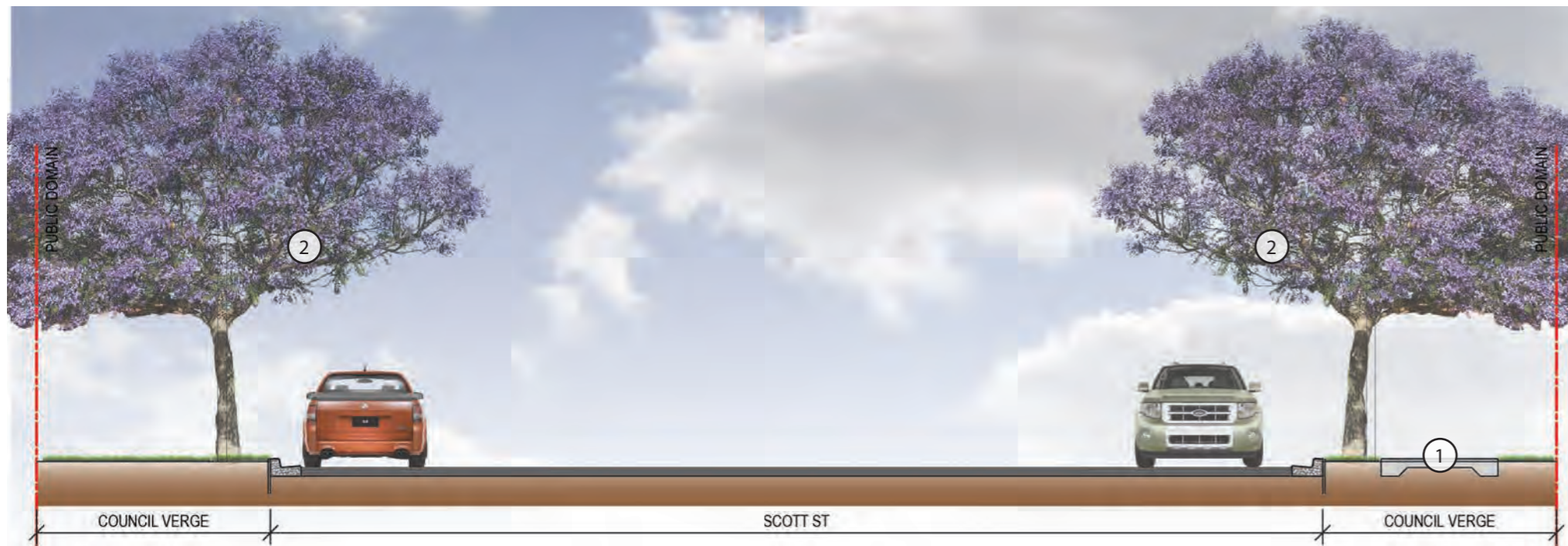
KEY PLAN



4.8 SCOTT STREET



SCOTT ST - PLAN
SCALE 1:1500



SCOTT ST - SECTION
SCALE 1:100

LEGEND:

- ① New Concrete Path To Council Standard Details
- ② New Street Tree Planting Refer to Detail - Section 4.16
- ③ Existing Verge Treatment To Be Retained

KEY PLAN



4.9 ALFRED STREET



ALFRED ST - PLAN
SCALE 1:1500



ALFRED ST - SECTION
SCALE 1:100

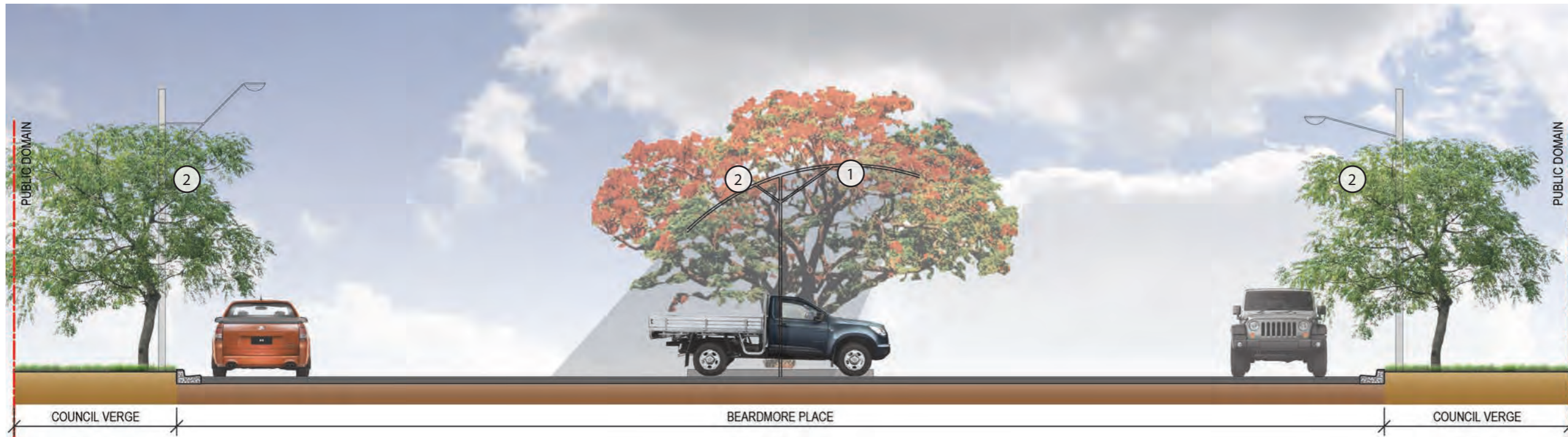
LEGEND:

- ① New Concrete Path To Council Standard Details
- ② New Street Tree Planting Refer to Detail - Section 4.16
- ③ Existing Council Verge To Be Retained

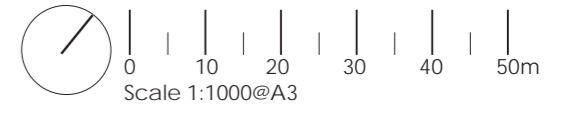
KEY PLAN



4.10 BEARDMORE PLACE



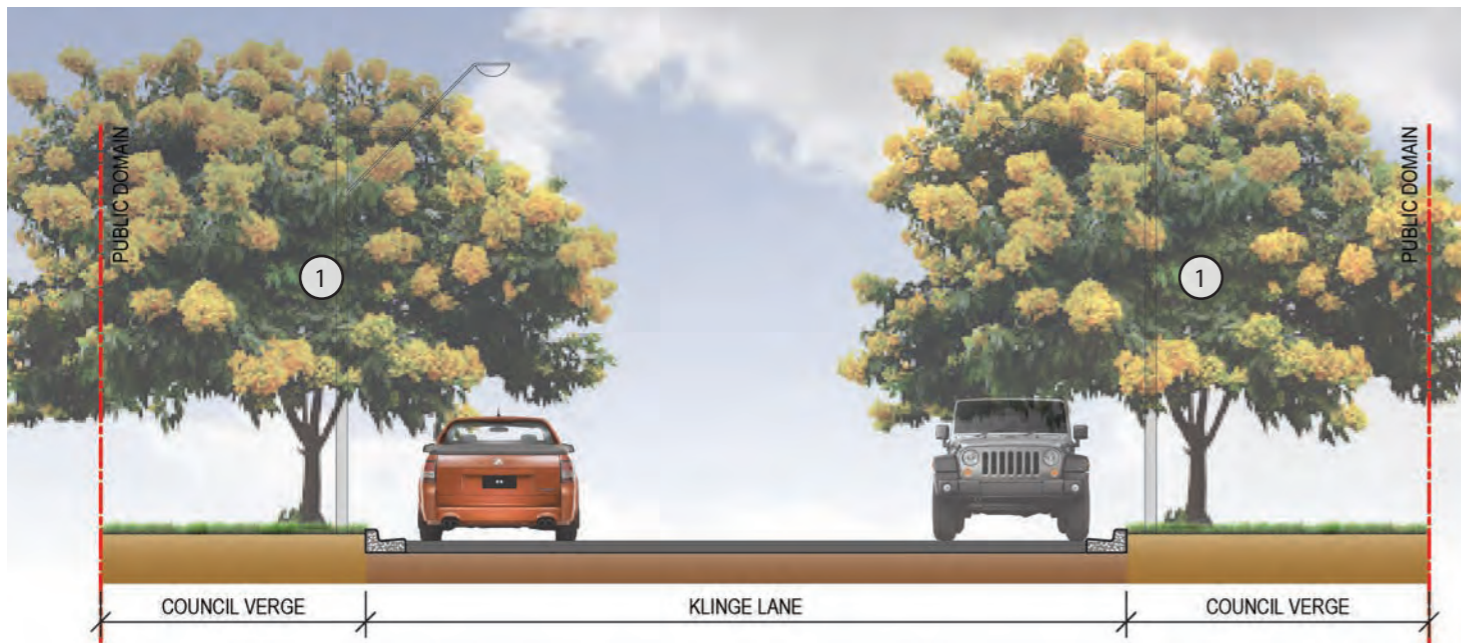
- LEGEND:**
- ① Proposed Shade Structure To Median Parking
 - ② New Street Tree Planting Refer to Detail - Section 4.16



4.11 KLINGE LANE



KLINGE LN- PLAN
SCALE 1:1000



KLINGE LN- SECTION
SCALE 1:100

LEGEND:

- ① New Street Tree Planting
Refer to Detail - Section 4.16

KEY PLAN



4.12 MATERIALS PALETTE

SURFACES:



Concrete Path



Concrete 'Wave' Paving



Decorative Road Surfacing



Mass Planting



Turf

ELEMENTS:



Shade Sails



Bike Rack



Arc Seat - 2000mm Straight with Backrest
Street Furniture Australia



Bin Enclosure



Raised Planters

ELEMENTS:



Sculptural Arbours
Refer to arbour strategy



SERVICES:



Bollards



Additional Electrical Points
For Events (Henry Street)

WAYFINDING:



Wayfinding Signage

LIGHTING:



Atmospheric / event lighting

4.13 PLANTING PALETTE - TREE SPECIES

STREET TREES:



Botanical name: *Bauhinia variegata alba*
Common name: White Orchid Tree



Botanical name: *Callistemon viminalis*
Common name: Red Callistemon



Botanical name: *Delonix regia*
Common name: Royal Poinciana



Botanical name: *Eucalyptus camaldulensis*
Common name: River Redgum



Botanical name: *Jacaranda mimosifolia*
Common name: Jacaranda



Botanical name: *Lagerstroemia 'Biloxi'*
Common name: Pink Crepe Myrtle



Botanical name: *Lagerstroemia 'Natchez'*
Common name: White Crepe Myrtle



Botanical name: *Libidibia ferrea*
Common name: Leopard Tree

INDICATIVE TREE SCHEDULE:

BOTANICAL NAME	COMMON NAME	MATURE SIZE (h x w)	SOURCING SIZE	PLANTING SIZE
<i>Bauhinia variegata alba</i>	White Orchid Tree	6-8 x 4-5m	Tubestock	100L
<i>Callistemon viminalis</i>	Red Callistemon	5-8 x 3-4m	Tubestock	100L
<i>Delonix regia</i>	Royal Poinciana	6-8 x 8-10m	Tubestock	100L
<i>Eucalyptus camaldulensis</i>	River Redgum	Up to 30m x 15m	Tubestock	100L
<i>Jacaranda mimosifolia</i>	Jacaranda	10-12 x 8-10m	Tubestock	100L
<i>Lagerstroemia 'Biloxi'</i>	Pink Crepe Myrtle	7-8 x 5-6m	Tubestock	100L
<i>Lagerstroemia 'Natchez'</i>	White Crepe Myrtle	7-8 x 5-6m	Tubestock	100L
<i>Libidibia ferrea</i>	Leopard Tree	8-12 x 6-8m	Tubestock	100L

4.14 PLANTING PALETTE - UNDERSTOREY

SHRUBS:



Acacia decora
Pretty wattle



Acacia stricta
Hop wattle



Agonis flexuosa 'Nana'
Willow Peppermint



Backhousia myrtifolia
Carrol



Rhagodia spinescens
Spiny Saltbush



Westringia 'Grey Box'
Coastal Rosemary

GRASSES:



Carex inversa
Knob sedge



Cyperus dissormis
Rice sedge



Eleocharis atricha
Tuber spikerush



Eleocharis pallens
Pale spikerush



Fimbristylis dichotoma
Common fringe-rush



Lomandra hystrix
Mat Rush

GROUNDCOVERS:



Calandrinia balonensis
Broad-leaved parakeelya



Leucopogon muticus
Blunt Beard-heat



Myoporum parvifolium
Creeping Boobialla



Ozothamnus diosmifolius
White dogwood

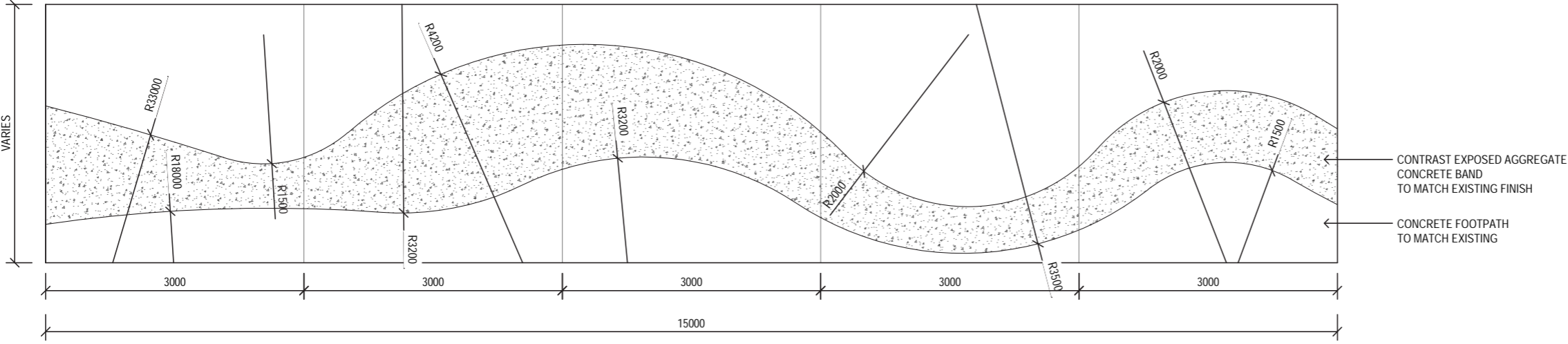


Pycnosorus chrysanthes
Billy Buttons



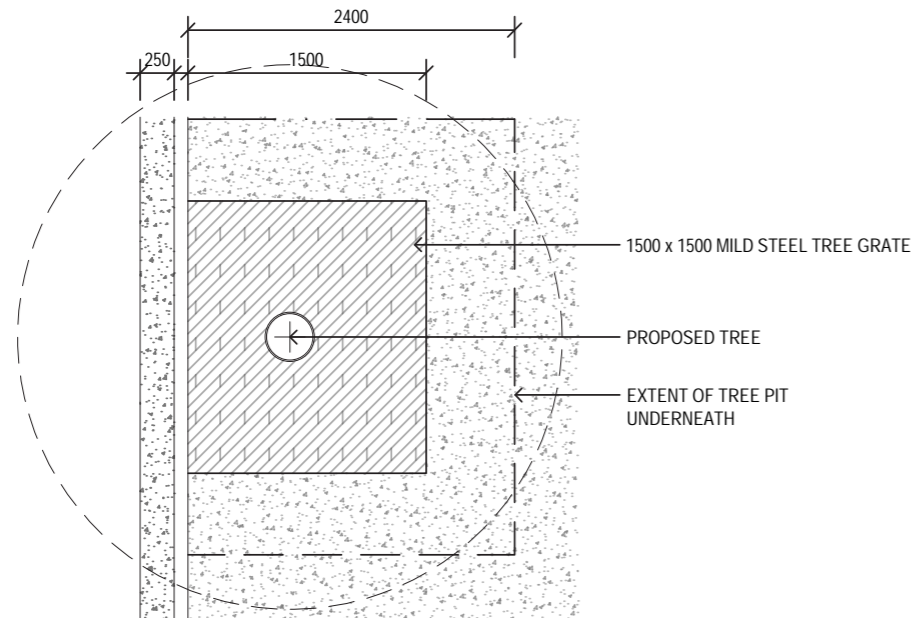
Xerochrysum bracteatum
Golden everlasting daisy

4.15 HARDSCAPE DETAILS

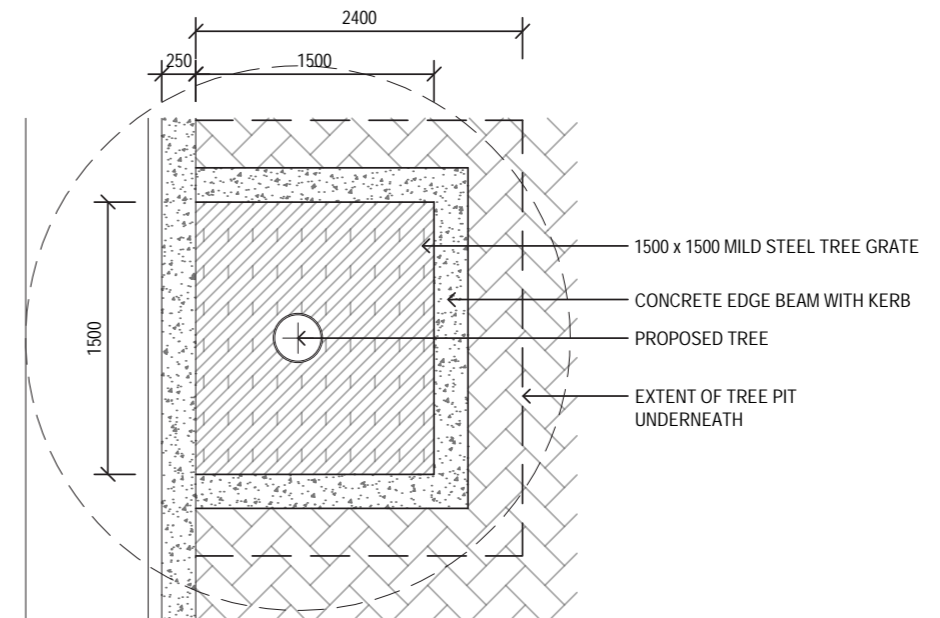


01 TYPICAL FOOTPATH DETAIL
SCALE 1:50

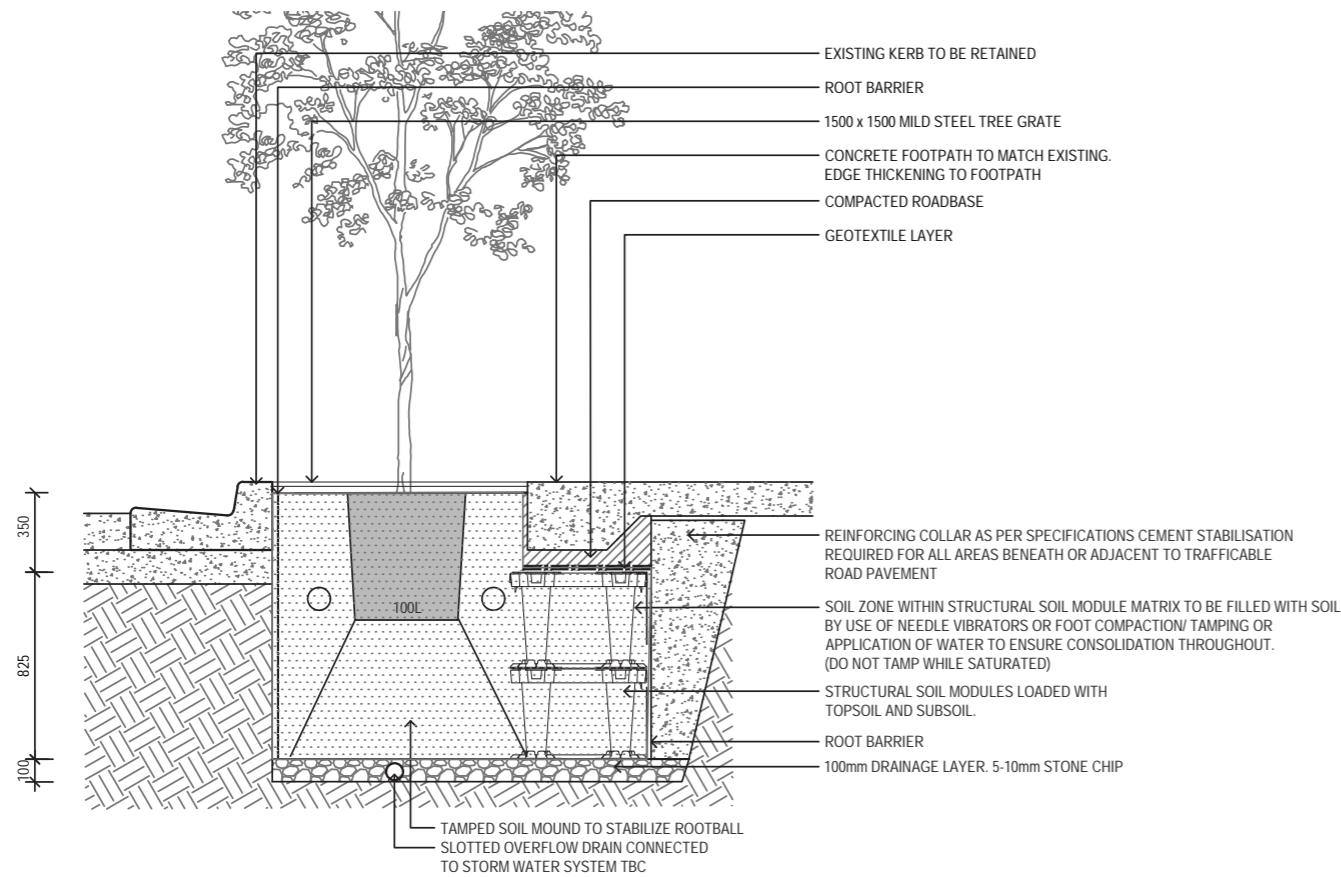
4.16 TREE PLANTING DETAILS



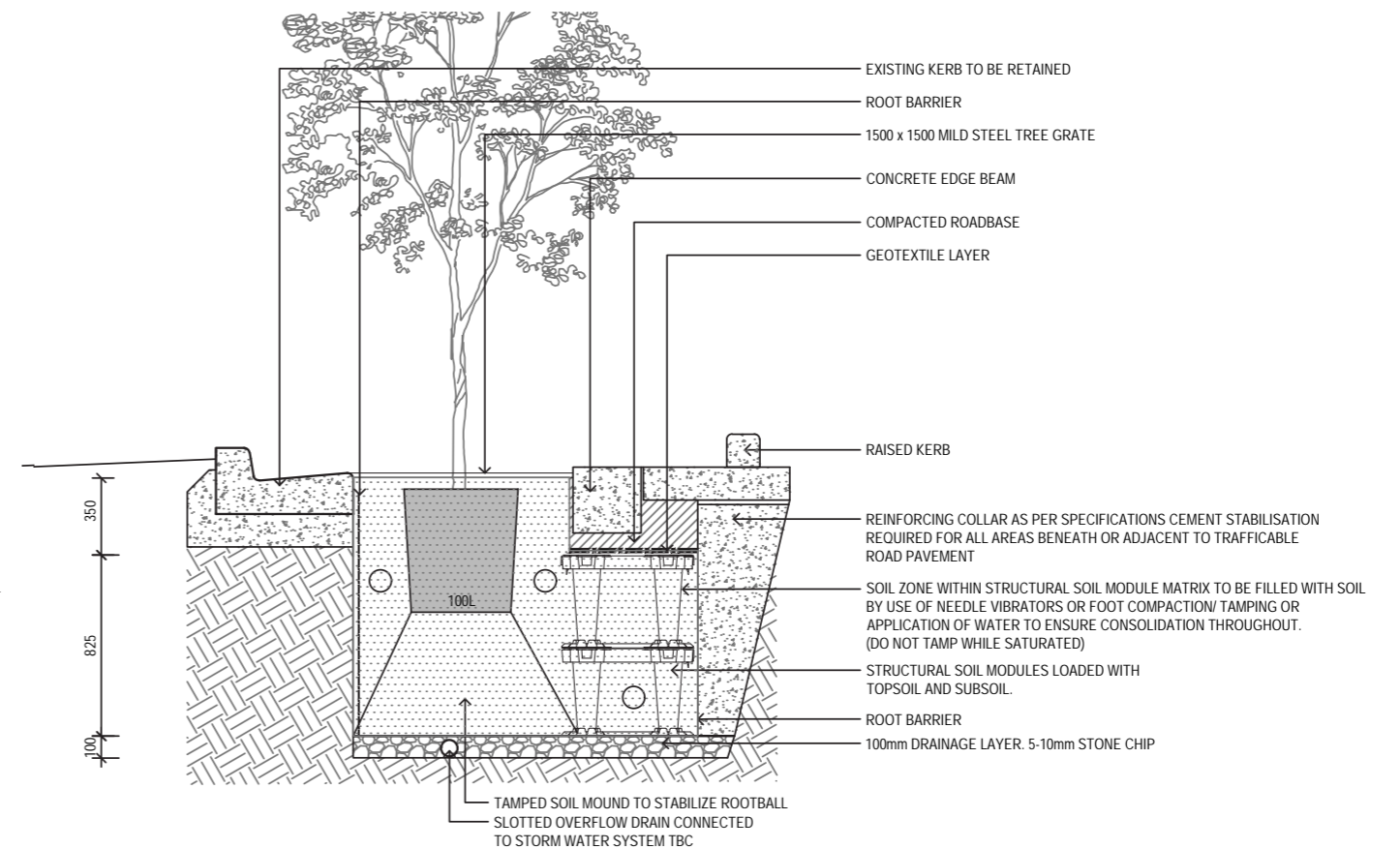
01 TREE IN PAVED VERGE - SECTION
SCALE 1:50



03 TREE IN ROAD WITH STRUCTURAL SOIL CELLS - PLAN
SCALE 1:50



02 TREE IN PAVED VERGE - PLAN
SCALE 1:20



04 TREE IN ROAD WITH STRUCTURAL SOIL CELLS- SECTION
SCALE 1:20

5.0 PROPOSED MASTERPLAN:
STREETScape



5.1 PLANTING STRATEGY

DESIGN STRATEGIES

DESIGN DRIVER	SUPPORTING STRATEGIES
Attractive & welcoming to residents & visitors	+ Creation of attractive arrival points & a 'main street' character
Safe, accessible & equitable for all	+ Ensure sightlines are maintained between pedestrians and vehicles
Create consistency	+ Where possible, specify locally sourced plants and materials
Enhance greenery	+ Using trees and planting as opportunities to establish & emphasise local character + Increase of shade to decentralised parking areas to encourage locals to park there + Select plant & tree species that not only provide amenity but also suit the extremes of the local climate + Examine multiple opportunities for tree planting to maximise summer shade/ winter sun + WSUD opportunities & tree planting infrastructure for improved stormwater management & drought damage minimisation



TREE SOURCING

To ensure successful establishment of newly planted trees, shrubs and groundcovers, plant stock should be purchased as tubestock and grown on so they are hardened to suit the local climatic and water conditions

Tubestock then needs to be grown to a size suitable for planting:

- + For street tree tubestock - a minimum 45L pot size is recommended. 100L pot size is preferable to both assist with creating greater visual impact and deter theft.
- + For shrub and groundcover tubestock - 200mm pot size is recommended
- + Allow 15% additional procurement quantity for replacement during establishment period

It is recommended that Balonne Shire Council investigate the viability of establishing a local tree nursery at their depot to accommodate these requirements.

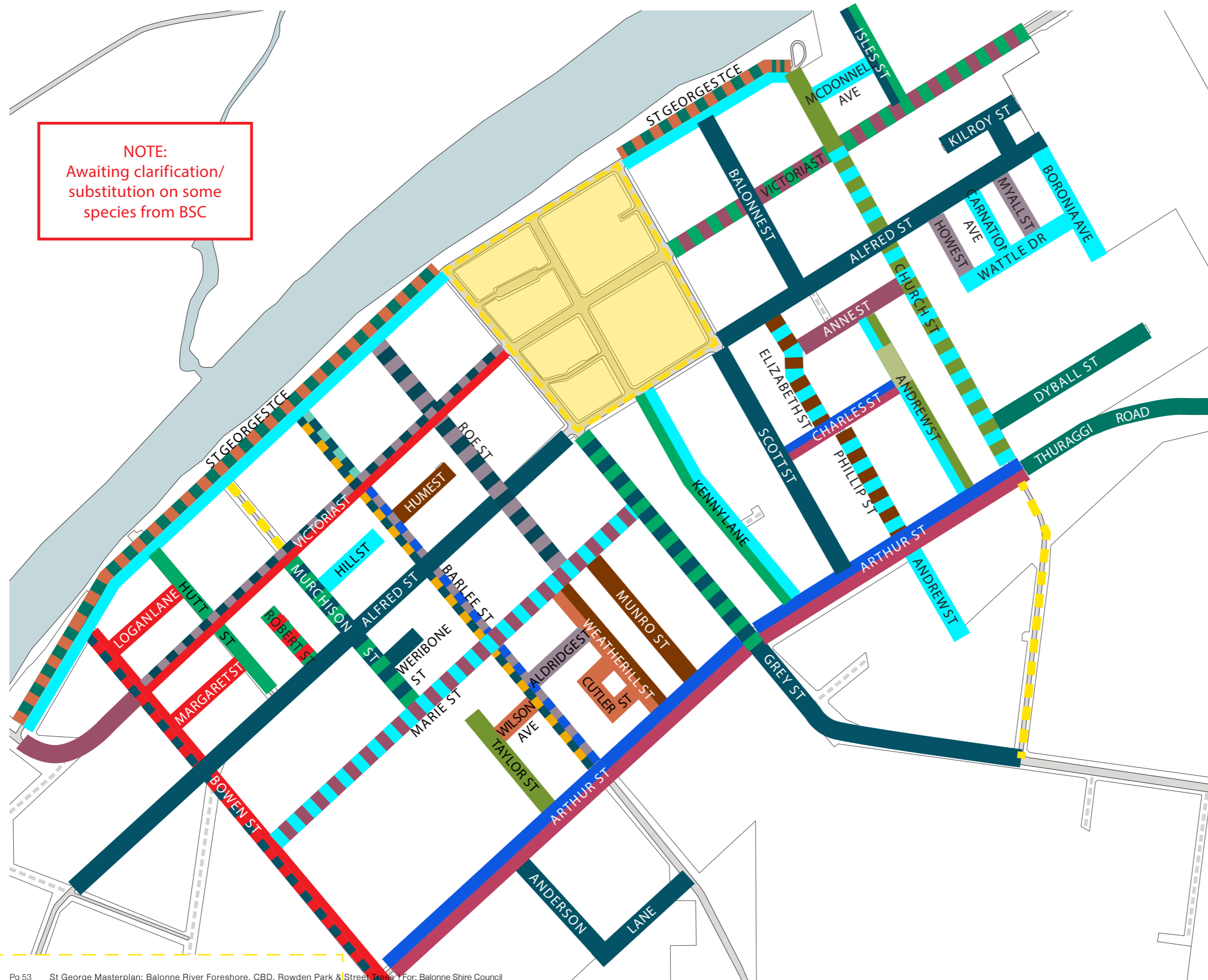
EXISTING STREET TREE PLANTING STRATEGY

- + The majority of existing street trees in St George are to be retained during the initial implementation of the new street tree masterplan.
- + The following trees are to be removed and replaced as part of the initial implementation of the new street tree masterplan:
 - + Palm tree species to Victoria Street median
 - + Callistemon species along Beardmore Lane verge
 - + Callistemon species along Grey Street
- + Existing street trees are to be assessed and replaced as required with the species outlined in section 5.3

INDICATIVE STREET TREE SCHEDULE:

BOTANICAL NAME	COMMON NAME	MATURE SIZE (h x w)	RECOMMENDED SOURCING SIZE	RECOMMENDED PLANTING SIZE
<i>Acmena smithii</i>	Lilly Pilly	10-12 x 5-6m	Tubestock	100L
<i>Bauhinia variegata alba</i>	White Orchid Tree	6-8 x 4-5 metres	Tubestock	100L
<i>Brachychiton populneus</i>	Kurrajong	8-10 x 6-8 metres	Tubestock	100L
<i>Callistemon salignus</i>	White Callistemon	7-9 x 4m	Tubestock	100L
<i>Callistemon viminalis</i>	Red Callistemon	5-8 x 3-4m	Tubestock	100L
<i>Delonix regia</i>	Royal Poinciana	6-8 x 8-10m	Tubestock	100L
<i>Eucalyptus camaldulensis</i>	River Redgum	Up to 30m x 15m	Tubestock	100L
<i>Jacaranda mimosifolia</i>	Jacaranda	10-12 x 8-10m	Tubestock	100L
<i>Lagerstroemia 'Biloxi'</i>	Pink Crepe Myrtle	7-8 x 5-6m	Tubestock	100L
<i>Lagerstroemia 'Natchez'</i>	White Crepe Myrtle	7-8 x 5-6m	Tubestock	100L
<i>Lagerstroemia 'Zuni'</i>	Purple Crepe Myrtle	4 x 3m	Tubestock	100L
<i>Libidibia ferrea</i>	Leopard Tree	8-12 x 6-8m	Tubestock	100L
<i>Melaleuca quinquenervia</i>	Paperbark	8-12 x 5-8m	Tubestock	100L
<i>Schotia brachypetala</i>	Drunken Parrot Tree	6-8 x 4-6 metres	Tubestock	100L

5.2 INDICATIVE SPECIES



NOTE:
Awaiting clarification/
substitution on some
species from BSC

LEGEND:

-  Refer to section 4.0 - CBD
-  *Acmena smithii*
Lilly Pilly
-  *Bauhinia variegata alba*
White Orchid Tree
-  *Brachychiton populneus*
Kurrajong
-  *Callistemon salignus*
White Callistemon
-  *Callistemon viminalis*
Red Callistemon
-  *Cinnamomum camphora*
Camphor Laurel
-  *Delonix regia*
Royal Poinciana
-  *Eucalyptus camaldulensis*
River Redgum
-  *Jacaranda mimosifolia*
Jacaranda
-  *Lagerstroemia indica* 'Biloxi'
Pink Crepe Myrtle
-  *Lagerstroemia indica* 'Natchez'
White Crepe Myrtle
-  *Lagerstroemia indica* 'Zuni'
Purple Crepe Myrtle
-  *Libidibia ferrea*
Leopard Tree
-  *Melaleuca quinquenervia*
Paperbark
-  *Schotia brachypetala*
Drunken Parrot Tree
-  Dashed line denotes a combination of tree species to nominated street
-  Dual colour line denotes different species to each side of the nominated street

This plan is to be read in conjunction with 5.4: Street Tree Schedule.



5.3 STREET TREE SCHEDULE

STREET NAME	TREE SPECIES	NOTES
Albert Street	Callistemon viminalis	
Aldridge Street	Lagerstroemia indica 'Zuni'	
Alfred Street	Jacaranda mimosifolia - Whytes Rd to Bowen St Jacaranda mimosifolia/ Bauhinia variegata alba -Bowen St to Grey St Jacaranda mimosifolia -Grey St to Boronia Ave	Bowen St to Grey St - Plant Jacaranda where possible, otherwise plant Bauhinia.
Andrew Street	Brachychiton populneus	Brachychiton populneus to Jack hammond Park
Anne Street	Lagerstroemia 'Biloxi'	
Arthur Street	Callistemon salignus -To River Side Schotia brachypetala -To Industrial Side	
Balonne Street	Jacaranda mimosifolia	
Barlee Street	Jacaranda mimosifolia -Bridge (western) Side Melaleuca quinquenervia / Jacaranda mimosifolia -CBD (eastern) Side St Georges Tce to Victoria St. Callistemon salignus / Lagerstroemia indica 'Zuni' -CBD (eastern) Side Victoria St to Arthur St.	
Beardmore Place		Refer to section 4.0 - CBD for Beardmore Place
Boronia Avenue	Lagerstroemia indica 'Natchez'	
Bowen Street	Jacaranda mimosifolia / Bauhinia variegata alba -Bridge (western) side Bauhinia variegata alba -CBD (eastern) Side	
Carnation Avenue	Lagerstroemia indica 'Natchez'	
Charles Street	Callistemon salignus -To River Side Schotia brachypetala -To South Side	
Church Street	Callistemon viminalis -St George Tce to Victoria St Callistemon viminalis / Lagerstroemia indica 'Natchez' -Victoria St to Arthur St	Lagerstroemia 'Natchez' where appropriate, otherwise Red Callistemon
Cliff Parsons Drive	Brachychiton populneus	Not shown on 5.3. Road into Aerodrome
Commisioners Point Road	Jacaranda mimosifolia	Not shown on 5.3. Road to dump
Cutler Street	Delonix regia	Delonix regia also to be planted in empty park area
Dyball Street	Eucalyptus camaldulensis	
Elizabeth Street	Lagerstroemia indica 'Natchez' / Acmena smithii	Alternate between species
Grey Street	Libidibia ferrea -To street verges Jacaranda mimosifolia -To central median islands	Replace same species as required. Refer to section 4.0 - CBD for Grey Street between St George's Terrace & Alfred Street
Henry Street	-	Refer to section 4.0 - CBD for Henry Street
Hill Street	Lagerstroemia species	Colour/species to be decided at later date

STREET NAME	TREE SPECIES	NOTES
Howe Street	Lagerstroemia indica 'Zuni'	
Hume Street	Acmena smithii	Additional Acmena smithii to be planted inside the pool fence to act as natural screening for the splash park.
Hutt Street	Libidibia ferrea	
Isles Street	Jacaranda mimosifolia - To residential side Libidibia ferrea - To showgrounds side	
Kenny Lane	Libidibia ferrea - To western side Lagerstroemia indica 'Natchez'- To eastern side	
Kilroy Street	Jacaranda mimosifolia	
Klinge Lane	-	Refer to section 4.0 - CBD for Klinge Lane
Logan Lane	Bauhinia variegata alba	NOTE: This is a flood prone area outside of the flood levee bank
Marie Street	Lagerstroemia 'Biloxi' / Lagerstroemia indica 'Natchez'	
Margaret Street	Bauhinia variegata alba	
McDonnell Avenue	Lagerstroemia indica 'Natchez'	
McGahan Street	Callistemon viminalis	
Munro Street	Acmena smithii	
Murchison Street		
Myall Avenue	Lagerstroemia indica 'Zuni'	
Phillip Street	Lagerstroemia indica 'Natchez' / Acmena smithii	Alternate between species
Robert Street	Bauhinia variegata alba / Libidibia ferrea	
Roe Street	Jacaranda mimosifolia / Lagerstroemia indica 'Zuni'	
Scott Street	Jacaranda mimosifolia	Refer to section 4.0 - CBD for Scott Street between St George's Terrace & Alfred Street
St George's Terrace	Delonix regia / Eucalyptus camaldulensis- To River Side (North) Lagerstroemia indica 'Natchez' -To south side	Refer to section 4.0 - CBD for St George's Terrace between Scott Street & Grey Street
Taylor Street	Callistemon viminalis	
Thuraggi Road	Eucalyptus camaldulensis	
Victoria Street		Refer to section 4.0 - CBD for Victoria Street between Scott Street & Grey Street
Wattle Drive	Lagerstroemia indica 'Natchez'	
Weatherall Street	Delonix regia - To western side Acmena smithii - To eastern side	
Weribone Street	Jacaranda mimosifolia	
Wilson Avenue	Delonix regia	
Wippell Court	-	Refer to section 4.0 - CBD for Wippell Court

5.4 PLANTING PALETTE

TREES:



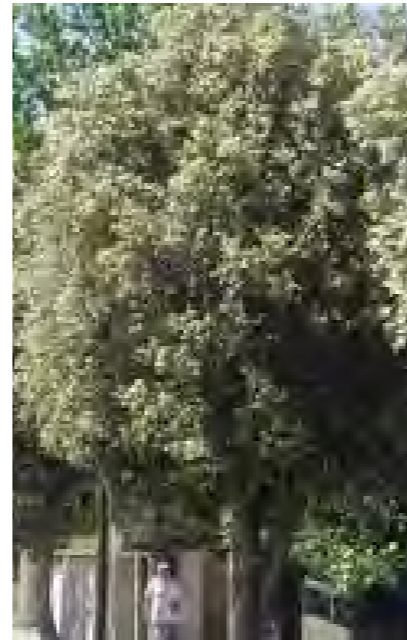
BN: *Acmena smithii*
CN: Lilly Pilly



BN: *Bauhinia variegata alba*
CN: White Orchid Tree



BN: *Brachychiton populneus*
CN: Kurrajong



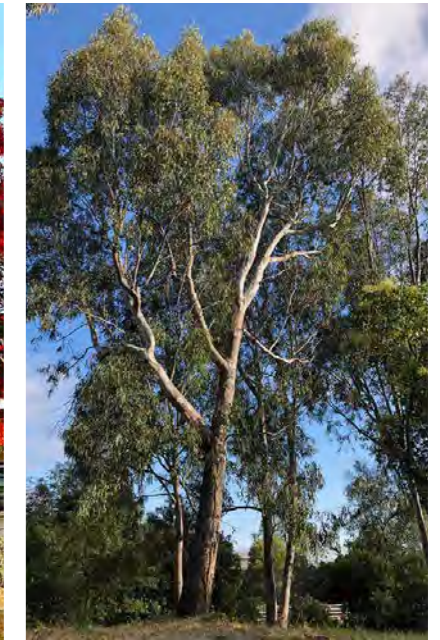
BN: *Callistemon salignus*
CN: White Callistemon



BN: *Callistemon viminalis*
CN: Red Callistemon



BN: *Delonix regia*
CN: Royal Poinciana



BN: *Eucalyptus camaldulensis*
CN: River Redgum



BN: *Jacaranda mimosifolia*
CN: Jacaranda



BN: *Lagerstroemia 'Biloxi'*
CN: Pink Crepe Myrtle



BN: *Lagerstroemia 'Natchez'*
CN: White Crepe Myrtle



BN: *Lagerstroemia 'Zuni'*
CN: Purple Crepe Myrtle



BN: *Libidibia ferrea*
CN: Leopard Tree

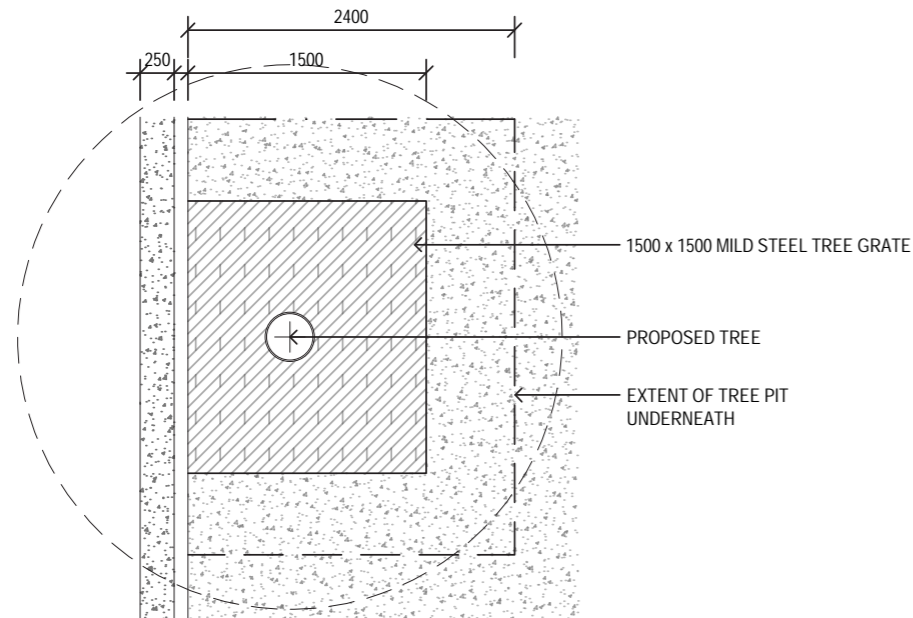


BN: *Melaleuca quinquenervia*
CN: Paperbark

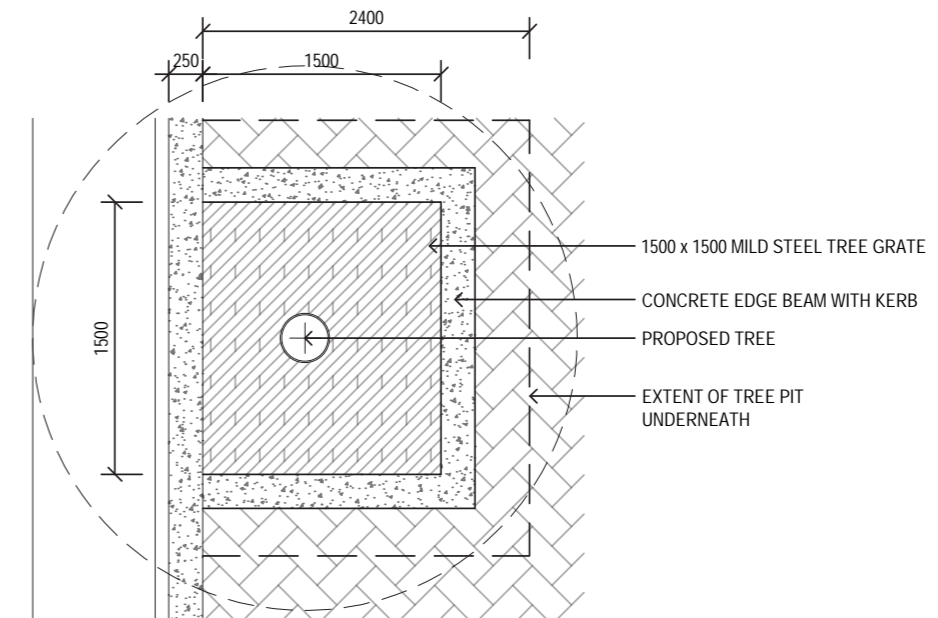


BN: *Schotia brachypetala*
CN: Drunken Parrot Tree

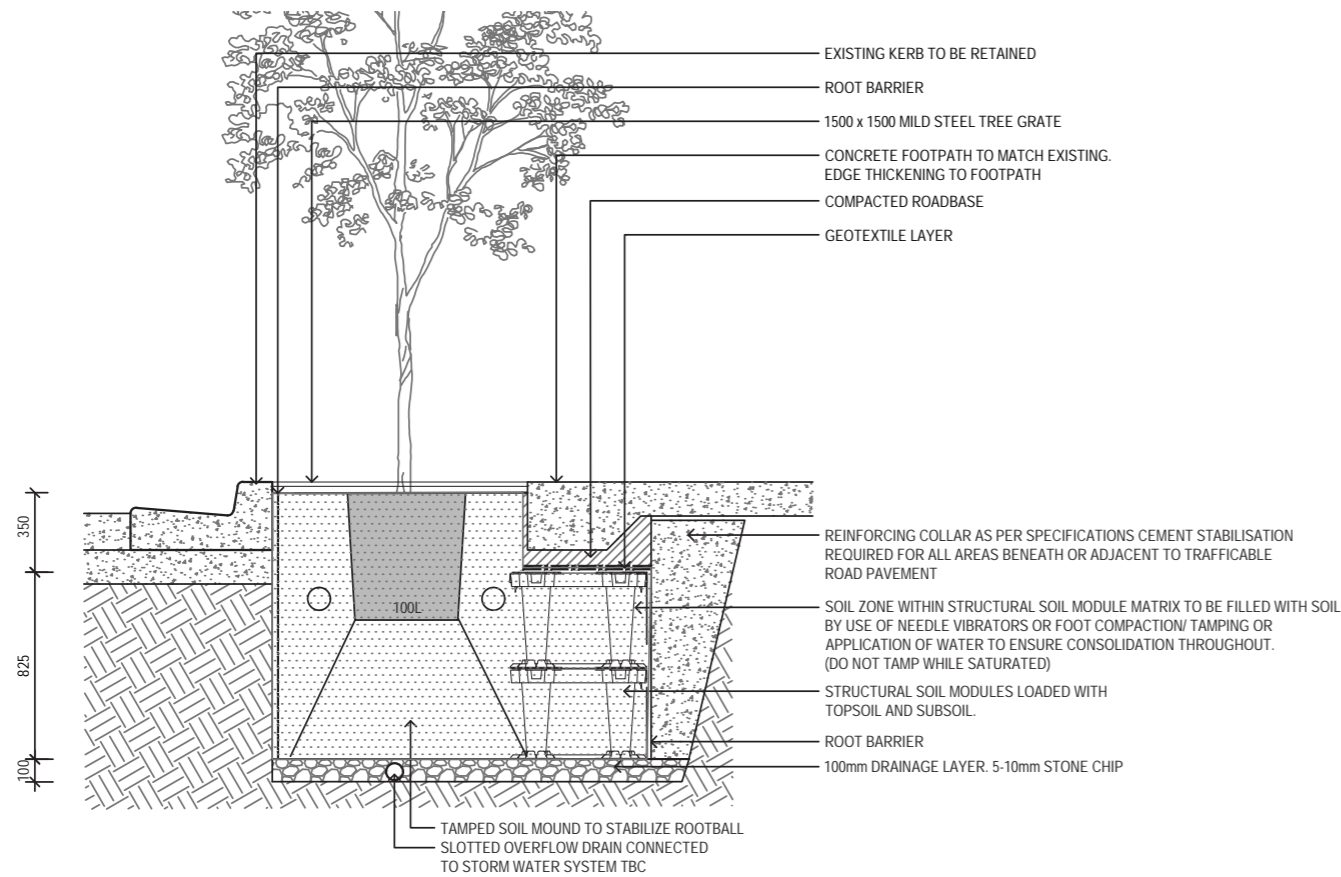
5.5 TREE PLANTING DETAILS



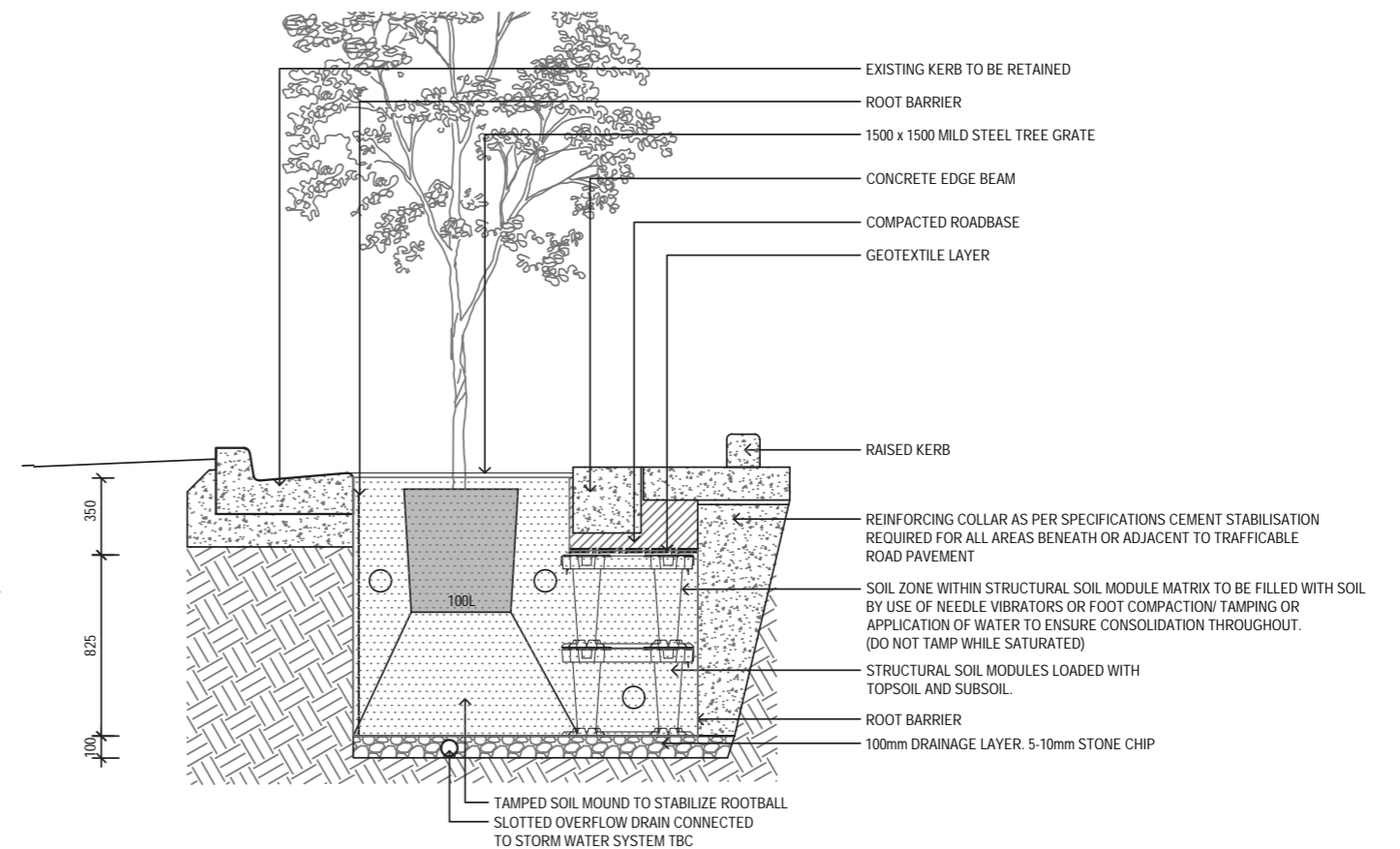
01 TREE IN PAVED VERGE - SECTION
SCALE 1:50



03 TREE IN ROAD WITH STRUCTURAL SOIL CELLS - PLAN
SCALE 1:50



02 TREE IN PAVED VERGE - PLAN
SCALE 1:20



04 TREE IN ROAD WITH STRUCTURAL SOIL CELLS- SECTION
SCALE 1:20

6.0 PROPOSED MASTERPLAN:
ROWDEN PARK



6.1 DESIGN STRATEGY

DESIGN DRIVER	SUPPORTING STRATEGIES
Unique Character	<ul style="list-style-type: none"> + Capitalise on the unique location to provide niche sports experiences such as gliding & various river sports + Collaboration with local designers & artists
Create consistency	<ul style="list-style-type: none"> + Select appropriate furniture & materials palettes to suit the character, style & requirements of Rowden Park + Where possible, specify locally sourced plants & materials plus collaborate with local artists + Ensure new works are an evolution rather than a contradiction of the existing master plan streetscape upgrades
Attractive & welcoming to residents & visitors	<ul style="list-style-type: none"> + Ensure adequate lighting levels at night + Give children of all ages varied places of interest & play such as splash play & nature play
Safe, accessible & equitable for all	<ul style="list-style-type: none"> + Include facilities for all genders at Rowden Park + Ensure sightlines are maintained between pedestrians and vehicles + Review pedestrian crossings/ examine desire lines/width of streets when crossing
Connection to natural assets	<ul style="list-style-type: none"> + Entice visitors to the river foreshore through events, wayfinding & tourism facilities + Provide additional amenity to increase visitor enjoyment & length of stay
Enhance greenery	<ul style="list-style-type: none"> + Using trees and planting as opportunities to establish & emphasise local character + Select plant & tree species that not only provide amenity but also suit the extremes of the local climate + Examine multiple opportunities for tree planting to maximise summer shade/winter sun
Enable the public domain to support a diverse, thriving economy as a setting for activities & events	<ul style="list-style-type: none"> + Increased community festival/activity infrastructure + Ensure outdoor event spaces are designed to be adaptable for different types of events & varying scales of attendance such as sporting events, markets, community events and private events, day and night-time use + Provide a long-term consolidation and upgrade of Rowden Park to create a cohesive multi-purpose precinct + Provide access and amenities required for future recreational activities to be facilitated at Rowden Park



6.2 MASTERPLAN OPTION 1

LEGEND:

- ① Existing Tennis Courts - to be retained
- ② St George Lawn Bowls Club - to be retained
- ③ Existing Oval with New Drop-in Cricket Pitch
- ④ Existing Cricket Nets - to be retained
- ⑤ Youth Activities Hub with Existing Skate Park and New Parkour & Bouldering Facilities.
Existing Guides Hall at this location to be demolished
- ⑥ Proposed Single Storey Multi-code Clubhouse / Function Centre.
- ⑦ New clubhouse amenities including male and female showers / changerooms
- ⑧ Existing Clubhouse - to be utilised as canteen/kiosk
- ⑨ New Picnic & BBQ Area
- ⑩ Upgraded Existing Public Toilets
- ⑪ New Public Toilets
- ⑫ Pedestrian Crossing
- ⑬ Decorative Road Surface Treatment
- ⑭ Formal Car Parking
- ⑮ Informal Oval Parking
- ⑯ Emergency Vehicle Access / Informal Oval Parking Access
- ⑰ Existing Water Tank - to be retained
- ⑱ Existing Heritage Grandstand - to be retained
- ⑲ Existing Commentators Box - to be retained
- ⑳ Existing Playground - to be retained
- ㉑ Existing Tree Grove - to be retained
- ㉒ Shared Use Zone - option to close road during markets and events
- ㉓ Existing Tennis Grandstand
- ㉔ Existing Tennis Clubhouse
- ㉕ St George Swimming Pool



6.3 MASTERPLAN OPTION 2

LEGEND:

- ① Existing Tennis Courts - to be retained
- ② St George Lawn Bowls Club - to be retained
- ③ Existing Oval with New Drop-in Cricket Pitch
- ④ Existing Cricket Nets - to be retained
- ⑤ Youth Activities Hub with Existing Skate Park and New Parkour & Bouldering Facilities.
Existing Guides Hall at this location to be demolished
- ⑥ Proposed Single Storey Multi-code Clubhouse / Function Centre
- ⑦ New clubhouse amenities including male and female showers / changerooms
- ⑧ Existing Clubhouse - to be utilised as canteen/kiosk
- ⑨ New Picnic & BBQ Area
- ⑩ Upgraded Existing Public Toilets
- ⑪ New Public Toilets
- ⑫ Pedestrian Crossing
- ⑬ Decorative Road Surface Treatment
- ⑭ Formal Car Parking
- ⑮ Informal Oval Parking
- ⑯ Emergency Vehicle Access / Informal Oval Parking Access
- ⑰ Existing Water Tank - to be retained
- ⑱ Existing Tennis Clubhouse - to be retained, with potential to be integrated existing clubhouse facilities
- ⑲ Existing Commentator Box - to be retained
- ⑳ Existing Playground - to be retained
- ㉑ Existing Tree Grove - to be retained
- ㉒ Shared Use Zone - option to close road during markets and events
- ㉓ Existing Tennis Grandstand
- ㉔ St George Swimming Pool



6.4 PRECEDENT IMAGES

CLUBHOUSE:



Access to riverfront & oval



Locally sourced, appropriate materials like rammed earth



Enough space for presentations and events

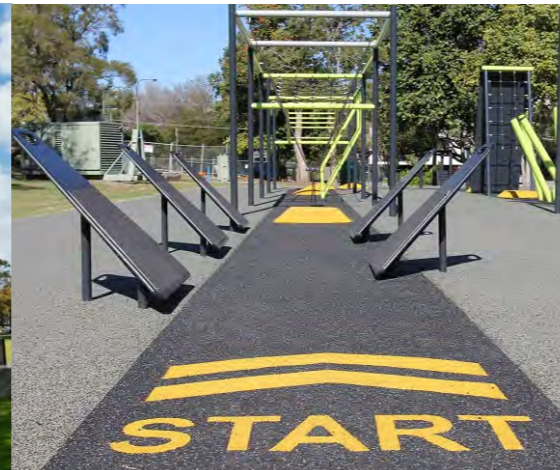


Excellent views of the action

YOUTH ACTIVITY HUB:



Skate park



Parkour



Climbing & bouldering elements

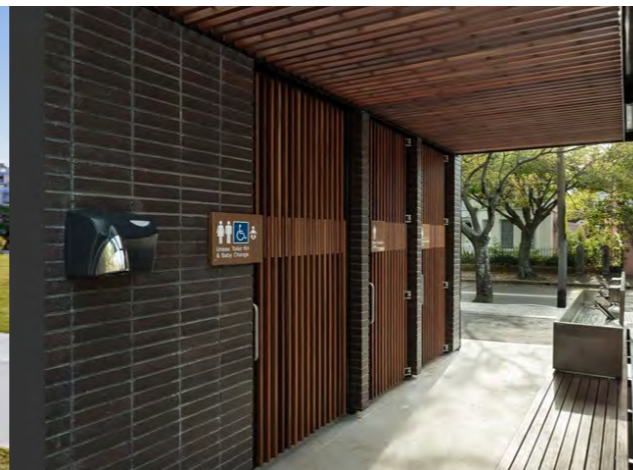


Chill out areas for socialising

PUBLIC TOILETS:



Accessible public toilets provide amenity to Rowden Park & the upgraded foreshore event space



PICNIC & BBQ AREA:



Seating & BBQ's providing community spaces and views to the sporting action



6.5 MATERIALS PALETTE

SURFACES:



Concrete Paths



Bitumen Carparking



Paving



Softfall



Turf

ELEMENTS:



BBQ
Moodie Outdoor Products



Eco Access Setting (recycled aluminium)
Gossi Park & Street Furniture



Sports Seat & Skate Bench
Gossi Park & Street Furniture



Macquarie Bin Enclosure
Gossi Park & Street Furniture



Drinking Fountain + Bottle Filler + Dog Bowl
Urban Fountains & Furniture

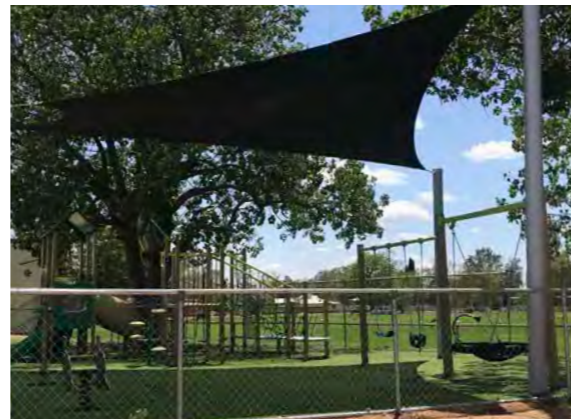
RECREATION:



Parkour
Lappset



Bouldering
Austek Play



Traditional Play

ENERGY SAVING:



Solar Panels
To new buildings



Solar Powered Lights

WATER SAVING:



Water Tanks
To harness stormwater

6.6 PLANTING PALETTE

TREES:



Botanical name: *Brachychiton rupestris*
Common name: Queensland Bottle Tree



Botanical name: *Eucalyptus tereticornis*
Common name: Bluegum



Botanical name: *Grevillea robusta*
Common name: Southern Silky Oak



Botanical name: *Lophostemon confertus*
Common name: Queensland Brush Box



Botanical name: *Melia azedarach*
Common name: White Cedar

SHRUBS, GRASSES & GROUNDCOVERS:



Agonis flexuosa 'Nana'
Willow Peppermint



Lomandra hystrix
Mat Rush



Myoporum parvifolium
Creeping Boobialla



Rhagodia spinescens
Spiny Saltbush



Pycnosorus chrysanthes
Billy Buttons



Westringia 'Grey Box'
Coastal Rosemary



6000 Woodbine Ave
Unit 100

Agencies

James J. O'Connell Group
1000 Bayview Ave. #100
Toronto
T 416-491-1000
E info@jocgroup.com

Webinars

David S. Hertzberg Group
1000 Bayview Ave. #100
Toronto
T 416-491-1000
E info@hertzberg.com

Directors

James J. O'Connell Group
1000 Bayview Ave. #100
Toronto
T 416-491-1000
E info@jocgroup.com

Attorneys

James J. O'Connell Group
1000 Bayview Ave. #100
Toronto
T 416-491-1000
E info@jocgroup.com

For Client Only Copy

6000 Woodbine Ave. #100
Bayview Medical Centre (at Bayview)
Toronto
T 416-491-1000
E info@jocgroup.com