



DIRRANBANDI TOWN MASTERPLAN

Balonne Shire Council

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Figure 01. - Dirranbandi Town Centre (McGregor Coxall)

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This Town Masterplan Report was developed with the support of the Queensland Government.

DRAFT

Acknowledgement of Country

McGregor Coxall acknowledges Yuwaalaraay/Euahlayi People as the Traditional Custodians of the unceded lands on which we shape our environment. We acknowledge the Traditional Custodians of the land where this project is situated, and pay our respects to their Elders past and present.

We recognise the deep connection of First Peoples to Country and celebrate their profound knowledge systems, which remain central to the health and prosperity of the landscapes and waterways we enjoy today.



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1.0 Introduction

1.1. Scope and Purpose

The Dirranbandi Town Masterplan presented within this report has been produced in consultation with the local community and Balonne Shire Council. The scope of the masterplan considers a study area to capture a clear understanding of the potential improvements and upgrades for the town.

The masterplan's purpose is to identify possible improvements and collate them into a cohesive conceptual plan that can be utilised to guide priority projects over the next few decades. This report identifies possible implementation funding streams for Council or the community to support the delivery of priority projects.

The following objectives have provided an overarching guide for development of the Dirranbandi Town Masterplan.

1.2. Project Objectives

Objective 1	Objective 2
Identify, ingrain and prioritise community-inspired township improvements with a 20-year implementation timeframe.	Recommend priority projects to enable Council to identify appropriate, staged funding options.
Objective 3	Objective 4
Undertake an equitable community engagement process which considers incorporation of community ideas into the proposed masterplan outcomes (subject to Council budgets).	Investigate the Integration of existing sporting assets into a single precinct that is connected to the wider township, while enabling and improving sports facilities and amenity for all users.



Figure 02. - Dirranbandi town entry sign (McGregor Coxall).






1.3. Regional and Site Context

Dirranbandi is a small town with a rich and diverse history. The largely farming community is located in the Balonne Shire, in Yuwularaay/ Euahlayi Country. It is an hour's drive south-west of St George and 6.5hrs inland from Brisbane. Dirranbandi serves as a gateway township for visitors crossing the Queensland border from New South Wales with the Castlereagh Highway running through the heart of the town. The Balonne Minor River, downstream of the Balonne River passes alongside the town. This river forms part of the Condamine-Balonne Catchment within the Northern Murray Darling Basin.

The town was first surveyed in 1885; over time it has grown to include its own hospital, civic centre, showground and aerodrome among other civic infrastructure. The 2021 census indicated a population of 610 people. Cubbie Station, the largest irrigated cotton farm in the southern hemisphere is located close to the town and is a major employer. Dirranbandi's close connection with cotton farming sees the town come alive each cotton picking season with workers.

In 1913 the South Western Line to Dirranbandi opened and quickly formed an integral part of the community. The South Western Line was the last railway in Australia to be serviced by mail trains, ending in Dirranbandi in 1993. The train line is no longer available for passenger service, but continues to be used for freight trains. The significant relationship with the rail line is celebrated by the town in their Rail and River Precinct. The vision captured in the 2016 Masterplan for this Precinct will be continued in the town-wide masterplan.

Legend



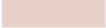




Site

Highway / major road

Major water courses

Remnant vegetation

State owned native forest (defined forest area)



Floodplain assessment

Pasture land

Primary stock route

Secondary stock route

Tertiary stock route

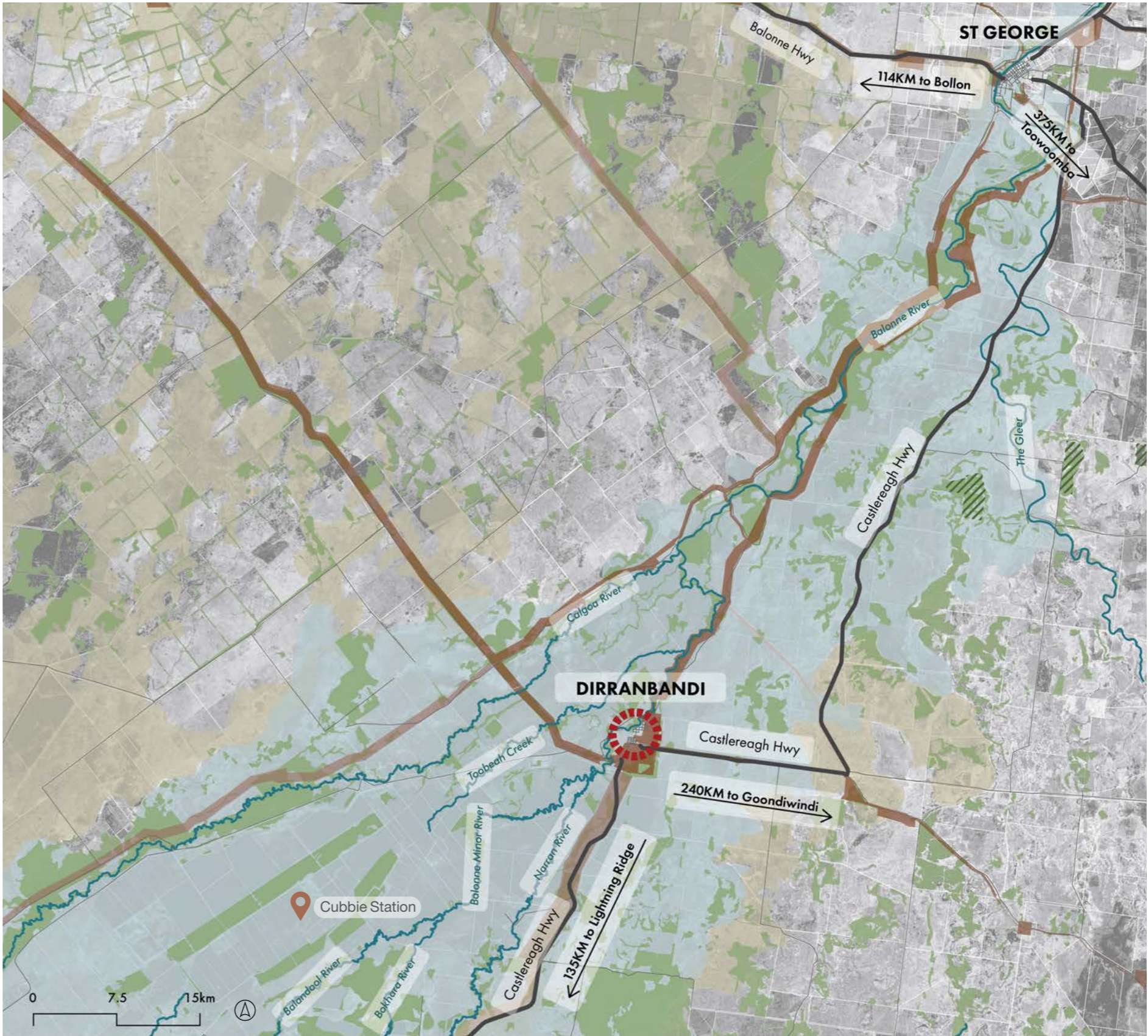


Figure 03. - Dirranbandi Regional Context Plan



Figure 04. - Dirranbandi Site Context Plan



■ ■ Extent of project study area



Figure 05. - River walk at Jack Dwyer Memorial Park (McGregor Coxall)



Figure 06. - Rail and River Precinct Public Art Installations (McGregor Coxall)

1.4. Engagement and Consultation Summary

The engagement process began in late 2024 and continued into early 2025, giving the local Dirranbandi community multiple opportunities to provide input before the masterplanning process began in earnest. The first round of engagement took place between 16–19 February 2025 and involved face-to-face workshops, individual meetings, and online feedback.

The aim of this initial phase was to gather information about current community needs, aspirations, and issues, as well as to understand how the town is used on a day-to-day basis by different groups. A follow-up round of engagement will be undertaken in June 2025, where the draft masterplan will be presented to the community for review and feedback before being finalised.

The engagement was conducted in two key stages:

- An initial information-gathering and stakeholder consultation phase conducted in February 2025.
- A second stage (April-May 2025) where the draft masterplan was presented to the community for feedback prior to finalisation.

Key stakeholders for the engagement were identified as:

- The local Dirranbandi residents and surrounding community;
- Traditional Owners and Elders;
- Railway Street business owners;
- Community groups (e.g. Progress Association, QCWA, RSL, Arts Council, Sporting Clubs);
- Dirranbandi P-10 State School students;
- Tourism accommodation providers;
- Balonne Shire Council staff and councillors;
- Queensland Police Service;
- Visitors and seasonal workers.

The purpose of the consultation was to understand what local people most value about Dirranbandi, identify key issues and priorities, and collect ideas to guide the future development of community facilities, public spaces, and economic opportunities. Council officers and consultants worked collaboratively with residents and interest groups to ensure that the engagement reflected a broad cross-section of voices in the town.

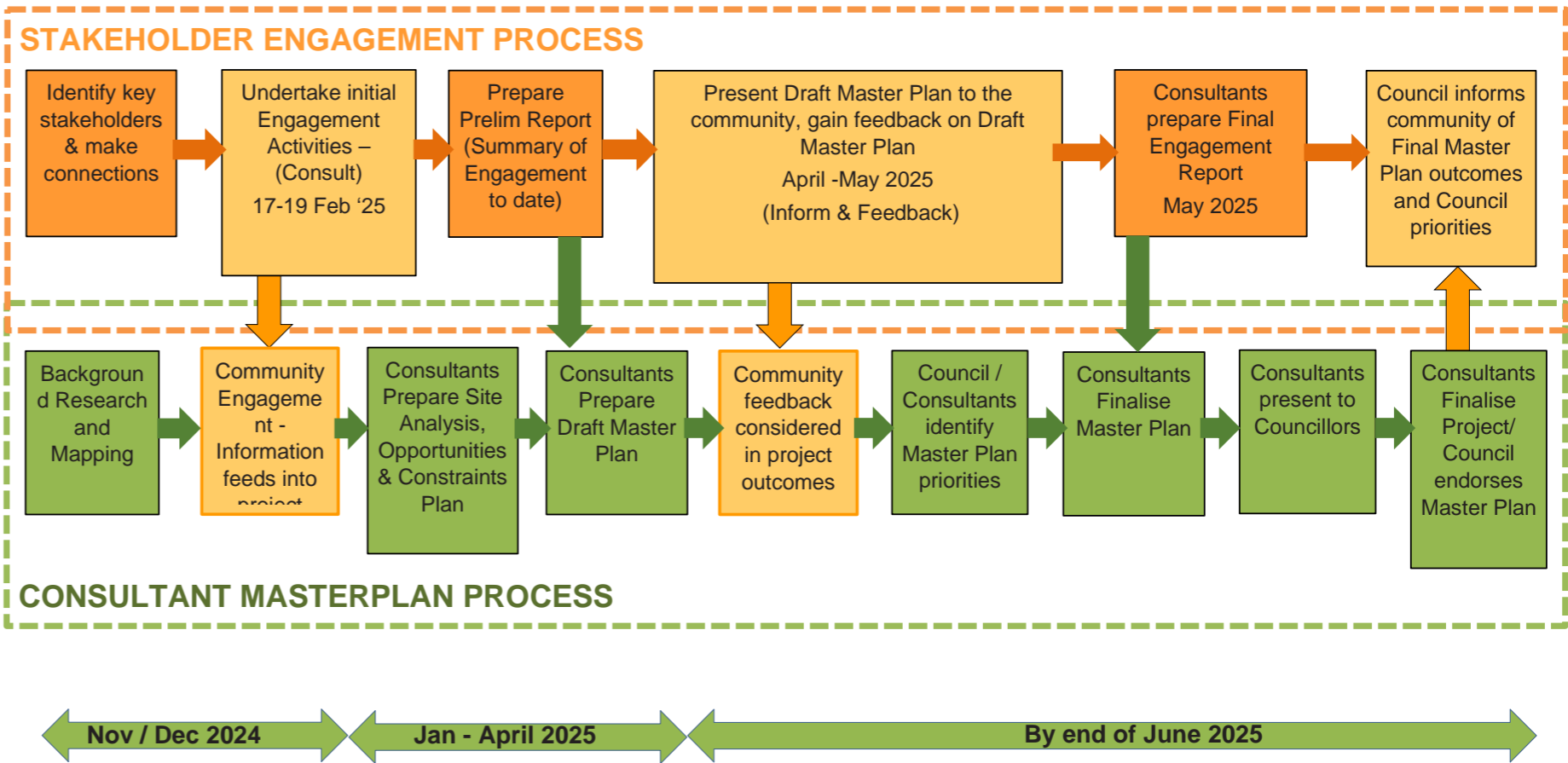


Figure 07. - Community engagement and masterplan process (Rounsefell Design).

Initial Engagement

Initial engagement activities were undertaken between 16 and 19 February 2025 and included a series of in-person meetings with community members and stakeholder groups. Activities included:

- Identifying and reaching out to key stakeholders in the community
- Conducting background research and mapping key town elements in advance of field visits
- Holding one-on-one and small group meetings with Traditional Owners, community groups, school staff and students, and business owners
- Meeting with accommodation providers and tourism operators

- Engaging with older residents through targeted conversations at the RTC
- Conducting a community drop-in session at the Civic Centre on 18 February 2025 attended by 23 people including the Mayor, Councillors, and Council officers
- Launching an online and hard-copy community survey open from 18 February to 14 March 2025
- Holding discussions with Council's internal staff including the Senior Town Supervisor and Assets and Projects team
- Visiting key sites around the town to observe current facilities, circulation, and issues on the ground.

The primary objectives of the February 2025 engagement sessions were:

- To meet with local residents, businesses, and stakeholders and build a shared understanding of the project.
- To identify aspirations for the town's future, along with issues and constraints currently affecting quality of life and tourism
- To gather first-hand insights on the physical layout, functionality, and condition of public and community infrastructure.

Summary of Initial Engagement Findings

Community engagement for the Dirranbandi Town Masterplan revealed a deep local pride in the town's history, people, and rural lifestyle, alongside a desire for practical improvements to community infrastructure, public spaces, and local amenities. The consultation process, which included community workshops, in-person meetings, and surveys, identified the following key themes and priorities for future planning:

What the Community Values

- Residents appreciate Dirranbandi's rural lifestyle, strong community connections, and historical character.
- The Showgrounds, Polocrosse and Campdraft events, the riverfront, and the Railway Precinct are considered important local assets.
- The swimming pool, school, and civic amenities such as the RTC are seen as key community hubs.
- The town's First Nations heritage is deeply valued, with calls for greater cultural recognition through signage and interpretation.

Access, circulation and safety:

- Improved lighting is needed across multiple areas, especially at Jack Dwyer Park, near the school, and at the pool carpark.
- Footpaths are often uneven or inaccessible, with mobility access to shops and public facilities a concern for older residents.
- Speed and parking issues on Railway Street were raised, with suggestions for better caravan parking, pedestrian crossings, and lower speed limits.

- Drainage problems persist in several areas, with flooding and pooling after rain affecting key streets and facilities.

Community infrastructure and facilities:

- There is strong support for reinstating the tennis courts as a multipurpose facility for tennis, basketball, and netball.
- The skate park and BMX track require major upgrades, including shade, better surfaces, and safer access for all users.
- The swimming pool is highly valued but needs expanded hours, toddler facilities, splash features, and improved access.
- Public toilets and showers, particularly at the Showgrounds and Railway Park, are inadequate and require upgrades.

Riverfront and recreation:

- Jack Dwyer Park and the river precinct are underutilised and could be enhanced with more seating, signage, paths, and picnic areas.
- Residents and visitors want to see a fishing jetty, shaded walking loops, and protection of natural features such as scarred trees.
- A designated off-leash dog area was suggested to reduce conflicts with unrestrained dogs, which are currently a major issue.

Tourism and economic development:

- There is support for expanding tourism by improving signage, enhancing the visitor experience, and leveraging Dirranbandi's agricultural and cultural assets.
- A heritage museum, sculpture trail, or "Big Cotton Boll" installation were among the ideas to celebrate the town's identity.
- Bore baths remain a missed opportunity; a smaller-scale version was widely supported by both locals and tourism operators.
- Local businesses need improved infrastructure and childcare to attract and retain workers, including seasonal staff and young families.

Percentage of Different Age Groups

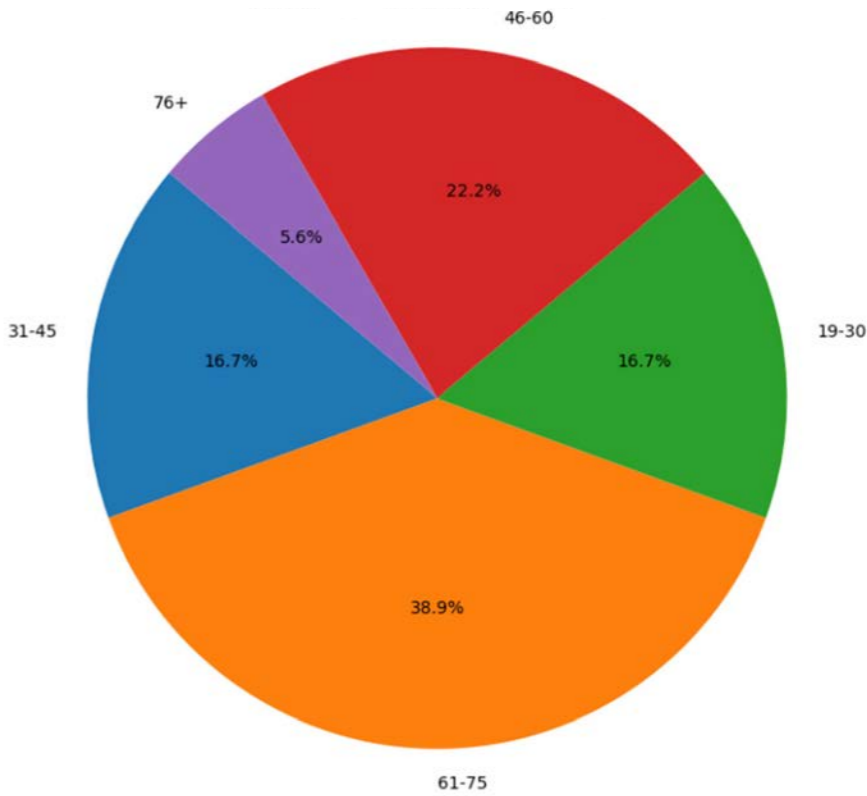


Figure 08. - Twenty-one surveys were received, all from Dirranbandi residents. Most respondents were aged 61–76+, with equal numbers from the 19–30 and 31–45 age groups. No responses were received from those under 18.

Key Aspirations and Issues influencing the masterplan include:

Community Identity, Culture and Heritage

Aspirations:

- Greater cultural recognition and celebration of First Nations heritage, including scarred trees, cultural signage, and protection of significant sites like the dead scarred tree on Jane Street, in the Pony Club grounds by the river and Policeman’s Lagoon.
- Opportunities for cultural tourism such as interpretive walks and guided tours at Aboriginal sites near the river.
- Recognition of local contributors and funding, including a replacement plaque at the pool acknowledging Indigenous contributions.
- Support for community-led arts initiatives, including a sculpture trail, public art, and reactivation of the Goods Shed as a creative hub.

Issues:

- Lack of interpretation signage at culturally significant areas.
- Concerns over removed or missing plaques and reduced visibility of Aboriginal culture.
- Disconnection between generations of First Nations people due to out-migration.

Community Identity, Culture and Heritage

Aspirations:

- A more vibrant and inviting main street (Railway Street), with improved signage, parking, pedestrian access, and shaded areas.
- Better wayfinding throughout town, especially to the riverfront and key public spaces like Jack Dwyer Park and the caravan park.
- More shaded seating, water bubblers, and pet-friendly amenities (e.g., dog bowls, off-leash areas).

Issues:

- Narrow footpaths, uneven surfaces, and poor accessibility for the elderly and people with disabilities.

- Inadequate lighting in many parts of town, contributing to safety concerns.
- Lack of seating in busy areas like Railway Park, especially in tourist season.
- Safety concerns caused by aggressive dogs, especially near footpaths and levees.

Open Space and Recreation

Aspirations:

- Redevelopment of Jack Dwyer Park and the river precinct, including shaded picnic areas, toilets, BBQs, jetty for fishing, and landscaping improvements.
- Development of continuous walking circuits linking town, levee bank, and the riverfront, with shade and interpretive nodes.
- Improved play areas for children and teenagers, including a water slide, area for young swimmers or splash park, flying fox, and better skate and BMX facilities.
- Reinstatement and upgrading of tennis courts as a multipurpose sporting facility.
- Use of public open space for informal events and family gatherings.

Issues:

- Limited appeal or functionality of current open spaces, particularly for youth.
- Playground equipment is outdated and not age-diverse
- The skate park is poorly designed and uncomfortable due to heat, pigeon droppings, and lack of shade or lighting.
- BMX track erosion and burr infestation make it unusable
- Safety and cleanliness issues in public parks and toilets.
- The tennis courts have been closed due to disrepair for several years, limiting alternative recreation.

Events and Community Infrastructure

Aspirations:

- Improved event infrastructure at the Showgrounds including upgraded toilets, showers, and a dedicated and more centrally located Secretary’s office.
- Opportunities to attract larger regional events, including concerts, rodeos, and state-level competitions (e.g., Polocrosse championships).
- Explore multifunctional use of facilities to support diverse community events and groups (e.g., combining tennis courts, netball, basketball).
- Consider creating a museum or cultural centre to celebrate Dirranbandi’s history and identity.

Issues:

- Inadequate event coordination leading to pressure on local facilities and residents.
- Toilet and shower facilities are outdated, insufficient, and prone to blockages and sewage overflow.
- Access to grants is difficult for private community facilities (e.g., Pony Club, showgrounds)
- The Town and Country Shed is poorly located and underused.

Tourism Development and Economic Opportunity

Aspirations:

- Promote Dirranbandi as a unique destination through improved signage, trails, birdwatching, and cultural tourism experiences.
- Expand caravan park capacity and improve associated facilities (dog-friendly features, lighting, shaded areas).
- Improve the visibility and usage of key tourist attractions like Cubbie Station, the riverfront, and the Goods Shed.
- Include local stories and history in interpretation materials and signage.

Issues:

- Missed opportunity with cancelled bore baths project – frustration that it went to St George.
- Lack of promotional material (e.g., bird brochures) and poor signage to key sites.
- Poor maintenance and presentation in key tourist areas (e.g., unkempt grass, lack of shade).
- Safety issues make walking routes less attractive to visitors (e.g., dogs, poor lighting).

Infrastructure, Maintenance and Safety

Aspirations:

- Improved drainage across the township, especially in flood-prone areas such as Showgrounds, Crothers and Isabel Streets.
- Regular maintenance of trees, green spaces, roads, and public assets to support town pride and function.
- Improve street lighting and CCTV coverage in identified problem areas.
- Increased investment in road surfacing and traffic management, particularly around caravan parking zones and the Civic Centre.

Issues:

- Stormwater problems persist despite repeated community advocacy.
- Several homes and areas (e.g., behind the caravan park) are fire hazards due to overgrown grass.
- Use of prison labour for maintenance is unreliable and inconsistent.
- Repeated safety incidents and vandalism in areas such as Jack Dwyer Park, the pool carpark, and behind RTC.

Initial engagement with Council officers

Council officers supported many of the community-identified issues and provided further operational context and insights to guide the masterplan, including:

The drainage system in Dirranbandi is a long-standing problem and subject to current upgrade tenders, particularly along Railway Street.

Council is aware of the safety risks caused by unmaintained roads, lack of signage, and poor visibility in problem intersections such as Cowaldi Street and Isabel/Horace intersection.

Officers confirmed lighting deficits across key pedestrian routes and community spaces, including the Civic Centre, school, and Jack Dwyer Park.

Maintenance staffing limitations and budget constraints restrict the level of service that can currently be achieved, though efforts are being made to address this through operational planning.

There is interest in supporting multipurpose and co-located community spaces to maximise usage and funding opportunities.

Council is currently working on a footpath hierarchy plan and a stormwater strategy to resolve drainage issues. [Council to insert names]

Shade in Dirranbandi's parks and recreation areas



Figure 09. - A majority of community members said there isn't enough shade across the town's parks and recreation areas (Survey Outcomes).

Rail and River Precinct - Use and Suggested Improvements

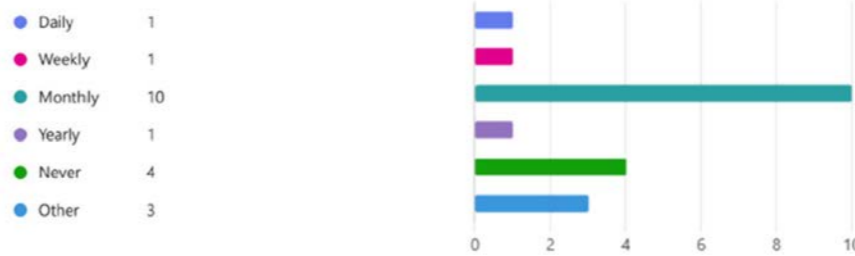


Figure 010. - The majority of respondents (75%) use the Rail and River Precinct, with most using it at least monthly, some only when and event or the markets are on. People that never use the Precinct noted there was nothing of interest for them there.

2.0 Analysis

2.1. Literature Review

To build an informed perspective and enable the robust development of the masterplan, the following documents and sources were reviewed for their relevance to the scope of this project and the key items are outlined below.

Explore St George Region Tourism - Dirranbandi

- Rail and River Precinct - the endpoint of the South West rail line and the final destination of Australia's last mail train. The precinct hosts the old waiting room, originals parcel's office, and the 1913 Station Master's residence (now the Rural Transaction Centre).
- Jack Dwyer Memorial Park - located on the northern edge of town, offering a tranquil setting perfect for a picnic, fishing, or a leisurely walk. It's an ideal spot to relax and enjoy the outdoors away from the town centre.
- Dirranbandi memorials - the town is home to numerous memorials that honour its rich history, bringing the stories of the past to life and offering a captivating glimpse into its heritage.
- Dirranbandi murals - throughout the town, a collection of vibrant murals and artworks vividly depict the unique stories of its people and heritage, offering a dynamic cultural experience.
- Mosaic Walkway - as you explore, you'll encounter a vibrant, colourful mosaic walkway. This stunning artwork beautifully showcases an artistic interpretation of the town's rich history.
- Tours and trips - the area surrounding the town is rich with interesting attractions, including Cubbie Station, an old Chinese well, historic cobbled road crossings, and many other sites waiting to be explored.
- Large amount of birdlife and species is a strong attraction and undertapped tourism market.

Balonne Tourism and Events Strategy 2025

- Peak visitor season: Winter
- Most visitors numbers from South East Queensland
- Key Visitor Demographic: Grey Nomads 65+ years old
- Caravan as most popular accommodation type
- Benchmarking Recommendations:
 - Existing infrastructure to support tourism and event growth and increased visitation with minimal impact to residents.
 - Develop experiences on the river that tell the story of the indigenous people, the river system, the night skies, the irrigation systems, the fish and wildlife found along the river systems.
- Highlighted potential experiences:
 - Rivers: providing an oasis experience with all day activation at sunrise, sunset, and evenings to encourage overnight/multi-day stays.
 - Inland fishing: The Inland Fishing Capital of Queensland with potential to develop iconic attractions that promote the river systems.
 - Australian Native Wildlife: Develop interpretative displays for local fauna to provide in depth of the Balonne Story for visitors.
 - Indigenous Culture: Develop and integrate First Nations stories and culture into the towns experiences.
 - History and Heritage: Promote an educational experience for the towns history by providing an authentic visitor experience.



Figure 011. - Drone image of the rail and river precinct on Railway St in Dirranbandi's south (McGregor Coxall).

Previously adopted masterplans across Balonne Shire Council

Consistent evolvment of style guides for colour, planting, materials, and furniture to create a site responsive reflection of Dirranbandi’s local character.

Balonne Shire Council Planning Scheme 2024

Balonne's vision is to create connected, innovative communities, where economies are strong, and opportunities are abundant. The vision is supported by five key themes of which the following three themes have direct relevance to this project's scope:

- Community: Pursuit of active and healthy lifestyles where cultures, traditions and the arts are celebrated, including the provision of safe and welcoming spaces to connect, engage and learn.
- Environment: To enhance, protect and sustain the environment, ensuring a triple bottom line approach of balancing social and economic needs with environmental goals.
- Infrastructure and Planning: Effective town planning and infrastructure design to support the Shire's needs with a focus on visionary planning to suit changing needs into the future.

The key strategic intent of the planning scheme is to promote prosperity in a way that retains character; keeps the community safe from natural hazards, emissions and hazardous activities; respects and cares for the environment and heritage, and makes best use of infrastructure. The following sections of the planning scheme have direct relevance to this project:

- 3.2.1.2 Tourism; 3.2.2 Supporting rural and small-town living; 3.2.3 Avoiding the impacts of natural and other hazards; 3.2.3.1 Flooding; 3.2.3.2 Bushfire; 3.2.4 Safeguarding our environment and heritage; 3.2.4.1 Waterways; 3.2.4.2 Biodiversity; and 3.2.4.3 Cultural Heritage

Maranoa Sport and Recreation Strategy

- Collective sport and recreation assets and services to be optimised.
- Place making arts, culture and heritage, economic development and tourism strategies need to be integrated with sports and recreation facilities and services provision.

Bureau of Meteorology Data

- Combining Whyenbah (site: 44154) rainfall averages with predicted changes indicates an increase in rainfall across the wet season, and a decline in rainfall during the dry season over the next 50+ years.
- Combining Bollon (Mary St) (site: 44010) temperature averages with predicted changes indicates an increase in temperature across both the dry and wet seasons over the next 50+ years.



Figure 015. - Mural in Jack Dwyer Memorial Park (McGregor Coxall).



Figure 014. - Drone image of the main highway entry into town from the east (McGregor Coxall).

Importance of Climate Resilience

The below graphs highlight that in the future, Dirranbandi will move towards a hotter temperature, with periods of more varied rainfall. Under certain emission scenarios, the climate in the Balonne Shire is predicted to become similar to Longreach by 2090. Climate resilience is the ability to adapt to environmental changes, such as extreme weather events. Integrating resilient and nature based solutions, such as integrated water management, native planting palettes, passive irrigation for street trees as stormwater and roads are upgraded and increased tree canopy can mitigate these effects.

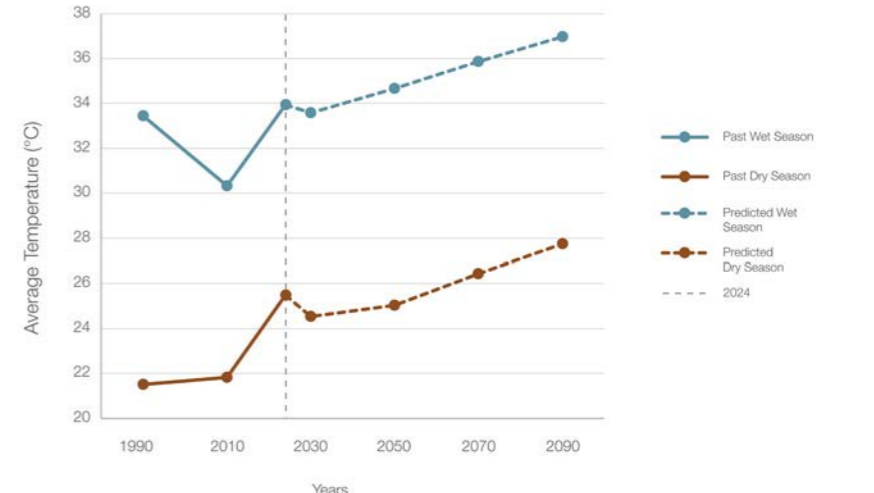


Figure 012. - Predicted temperature increase (past data sourced from BOM, Bollon (Mary St) Station; prediction data sourced from Queensland Future Climate Dashboard for Balonne Shire).

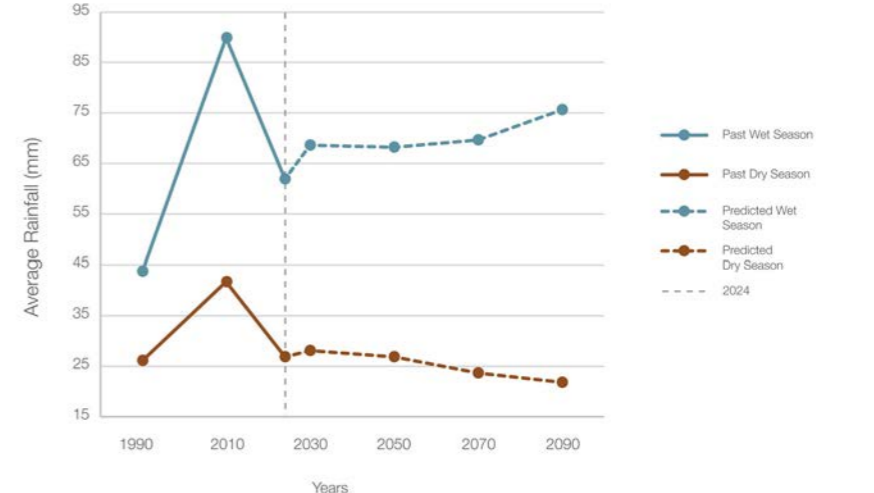
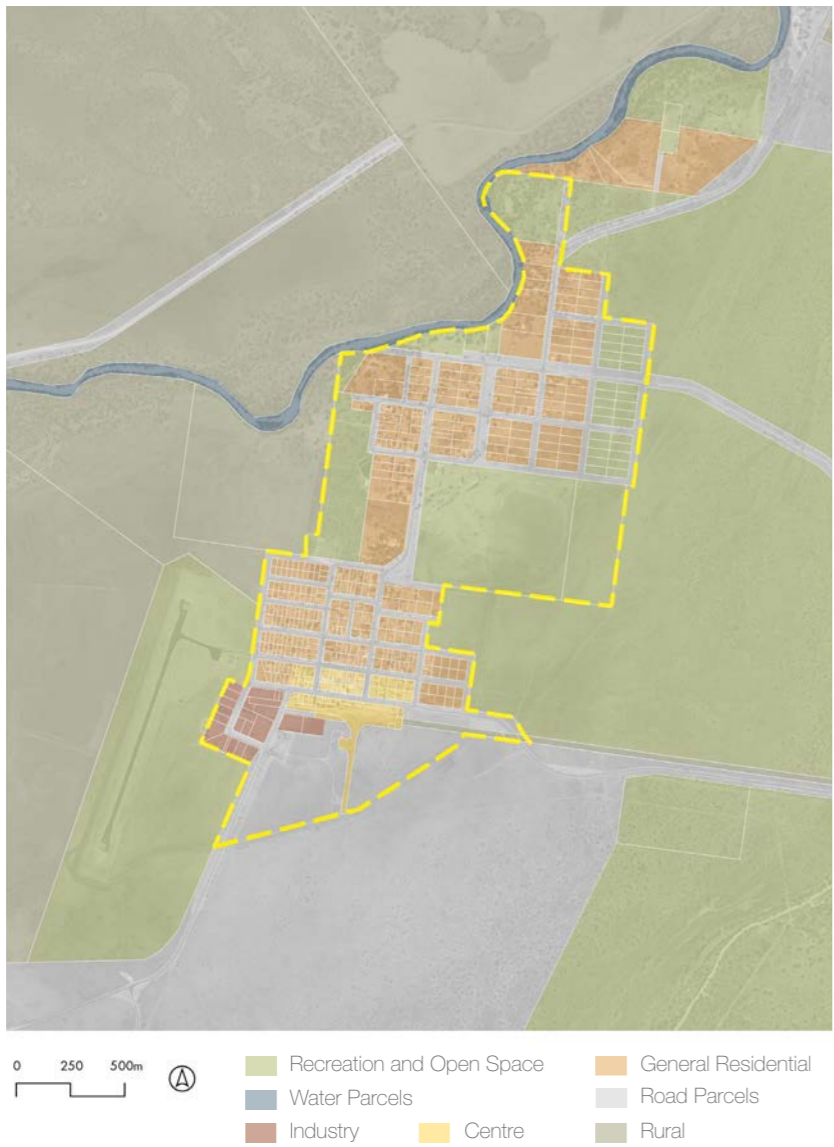


Figure 013. - Predicted rainfall changes (past data sources from BOM, Whyenbah Station; prediction data sourced from Queensland Future Climate Dashboard for Balonne Shire).

2.2. Spatial Mapping: Contextual Relationships

Zoning



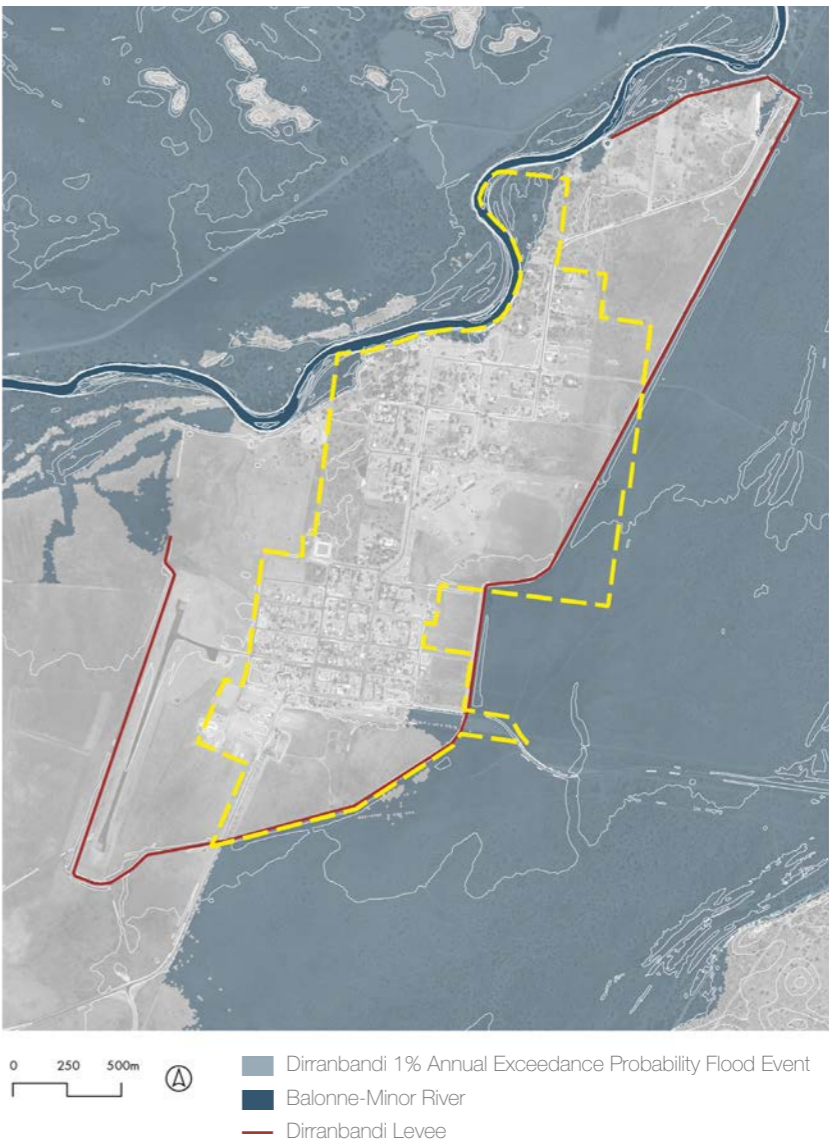
Zoning for Dirranbandi showing potential areas for landscape intervention across recreation and open space, road parcels, and town centre land parcels.

Land Tenure & Native Title



Identifying ownership of Dirranbandi's land parcels enables the identification of which parts of the township can be managed, and eventually improved, by Council, and which are privately, or state government, owned. Further coordination with Council is required to understand the nuances of land tenure, lease, and management in Dirranbandi.

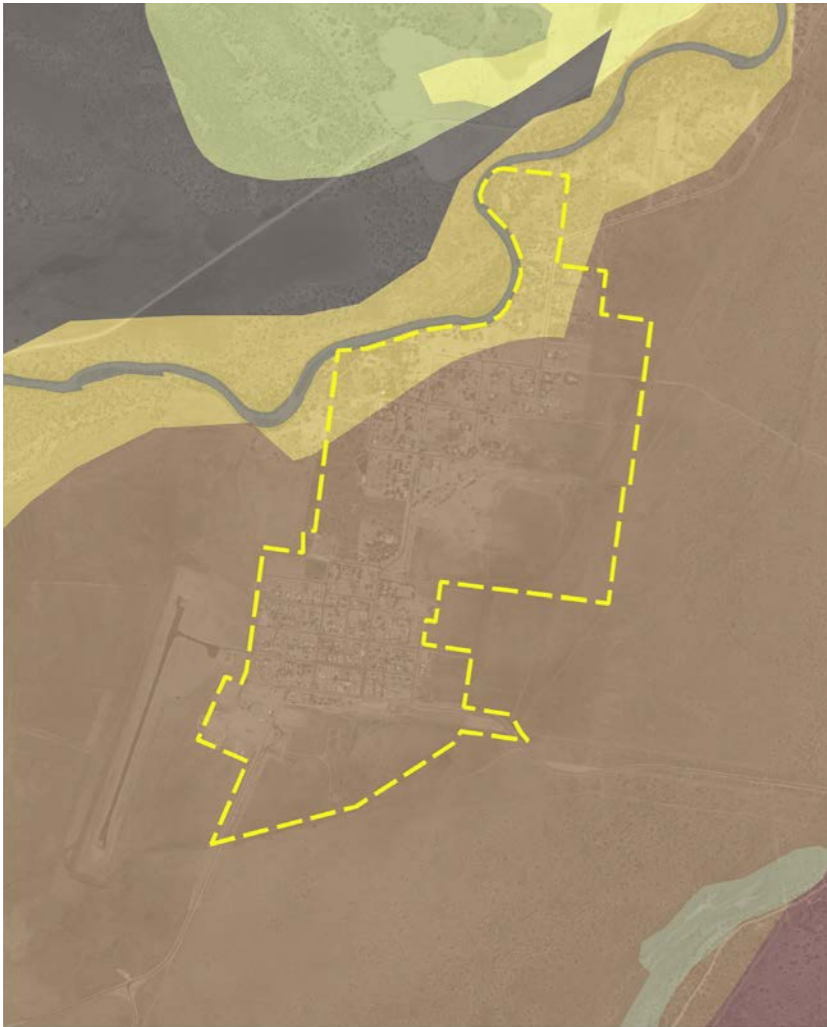
Flooding



This mapping shows the towns relationship to the floodplain that it sits within. In particular, the mapping highlights the dependency and liability that the town has due to the surrounding levy wall. An interesting aspect is that Dirranbandi's water generally flows away, not towards the river.

2.3. Spatial Mapping: Existing Site Features and Assets

Preclear Regional Ecosystems



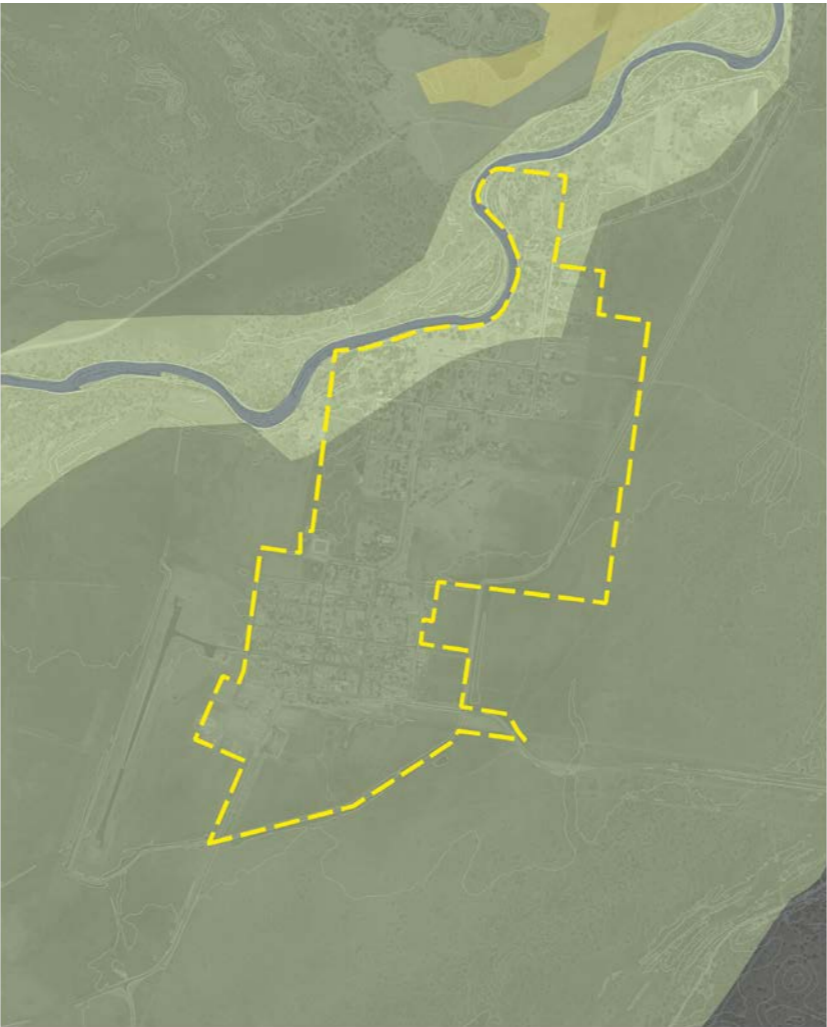
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11.3.25, 11.3.28, 11.3.27	11.3.3, 11.3.28	11.3.3
11.3.3, 11.3.15	11.3.15	11.3.19
11.2.25, 11.3.28		

Balonne-Minor River

- 11.3.25: *Eucalyptus tereticornis* or *E. camaldulensis* woodland to open forest.
- 11.3.27b: Freshwater wetlands. Vegetation is variable including open water with or without aquatic species and fringing sedge lands / eucalypt woodlands.
- 11.3.28: *Eucalyptus coolabah* woodland to open woodland, commonly with scattered or clumped *Casuarina cristata*.
- 11.3.3: *Eucalyptus coolabah* woodland to open woodland. A secondary tree or shrub layer may occur.
- 11.3.15: *Eucalyptus coolabah* open woodland to low open woodland. There is a dense low shrub layer of *Duma florulenta*.

Preclear Broad Vegetation Groups



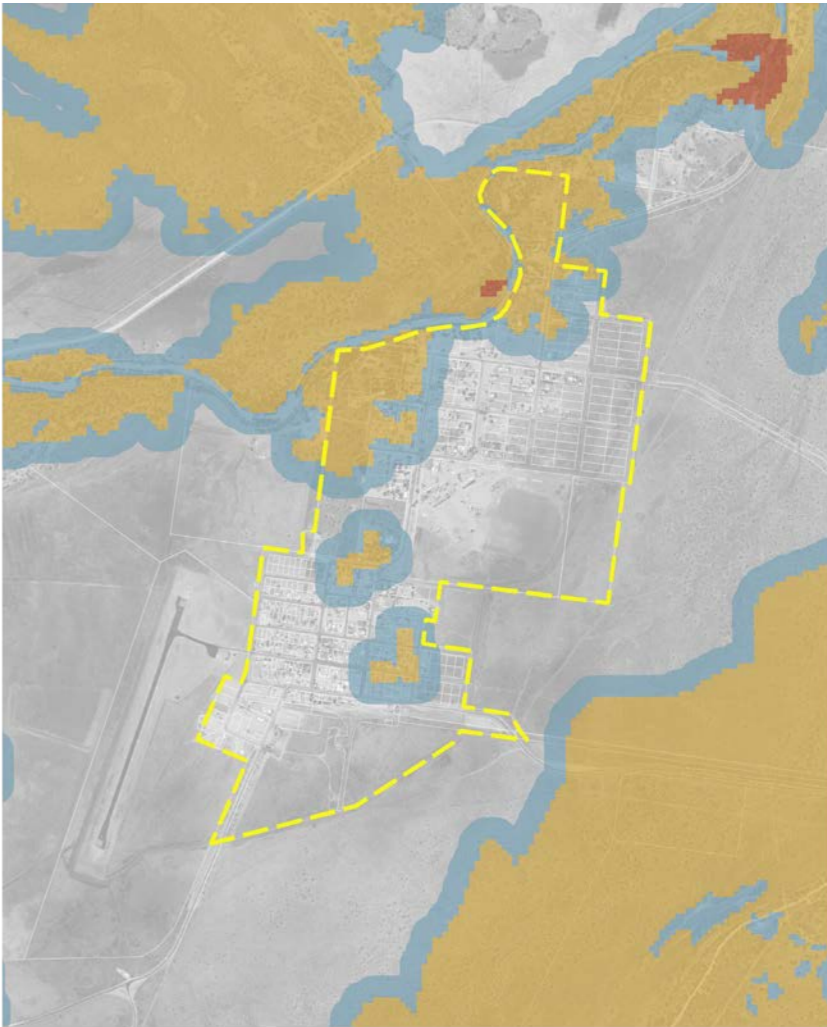
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16c	16a/16c
16a/16c/34d	
20a	

Balonne-Minor River

- 16a: Open forests and woodlands dominated by *Eucalyptus camaldulensis* (river red gum) (or *E. tereticornis* (blue gum)) and/or *E. coolabah* (coolibah) (or *E. microtheca* (coolibah)) fringing drainage lines.
- 16c: Woodlands and open woodlands dominated by *Eucalyptus coolabah* (coolibah) or *E. microtheca* (coolibah) or *E. largiflorens* (black box) or *E. tereticornis* (blue gum) or *E. chlorophylla* on floodplains.
- 20a: Woodlands to open forests dominated by *Callitris glaucophylla* (white cypress pine) or *C. intratropica* (northern cypress pine).
- 34d: Palustrine wetlands. Freshwater swamps or billabongs on floodplains ranging from permanent and semi-permanent to ephemeral.

Fire Risk



0 250 500m A

High potential Bushfire Intensity
Medium Potential Bushfire Intensity
Potential Impact Buffer

This high level bushfire analysis mapping indicates a potential risk to Dirranbandi that may warrant further bushfire analysis and reviews in the future as the climate changes. It also reinforces the recent fires that approached the town from the south east in 2024. Additionally, the objectives of this masterplan, and other Balonne Shire Council schemes, promote increased amounts of planting that will need to be managed and maintained appropriately.

2.4. Visual Assessment on Site - General



Figure 016. - Wide vehicle-dominated Kirby Street with minimum pedestrian comfort (McGregor Coxall).



Figure 018. - Wide vehicle-dominated Jane Street with minimum pedestrian comfort (McGregor Coxall).



Figure 020. - Potential to improve amenity throughout the cemetery with formalised walking paths and planting of shade trees (Rounsefell Design).



Figure 017. - Bend from Kirby Street to Jane Street needs clear signage to help connect people to the northern parts of town (McGregor Coxall).



Figure 019. - Top image: Eastern road into town in need of additional tree planting to reinforce a gateway threshold entry experience (McGregor Coxall). Potential to install a double avenue of trees to match southern road into town (bottom image) (McGregor Coxall).



Figure 021. - Left to right: Scar tree needs protection and informative or interpretive signage (Rounsefell Design), seat without a footpath (McGregor Coxall), water tower without a mural (McGregor Coxall).

2.5. Visual Assessment on Site - Jack Dwyer Memorial Park



Figure 022. - Park entry lacks tree cover and clear signage, resulting in an exposed and unclear arrival point (McGregor Coxall).



Figure 023. - Water treatment facility is a visual detractor at park entry (McGregor Coxall).



Figure 024. - Unclear access and connection to boat ramp and pontoon (McGregor Coxall).



Figure 025. - Existing facilities in need of repair or replacement (McGregor Coxall).



Figure 026. - Dilapidated and unsafe river access (McGregor Coxall).



Figure 027. - Exposed and eroded riverbanks (McGregor Coxall).

2.6. Visual Assessment on Site - Show grounds and surrounds



Figure 028. - Potential to improve entry locations and experience to be clearer and grander (Mcgregor Coxall).



Figure 029. - Pool and adjacent area in need of upgrade and repairs. Shelter Post blocks ambulance access. (Rounsefell Design).



Figure 030. - Potential opportunity to replace old grandstand/bleachers (McGregor Coxall).



Figure 031. - Amenities buildings (McGregor Coxall).



Figure 032. - Dirranbandi Tennis courts near Public Pool. (Rounsefell Design).



Figure 033. - Skate park in Dirranbandi (McGregor Coxall).

2.7. Visual Assessment on Site - Railway Street and Park



Figure 034. - View down Railway Street facing east. (Rounsefell Design).



Figure 035. - Main street dominated by a wide road corridor (McGregor Coxall).



Figure 036. - Centre median with no clear crossing locations (McGregor Coxall).



Figure 037. - Access difficulties into businesses with stair access only. Note: This is outside the project scope and is the responsibility of the business owner. (Rounsefell Design).



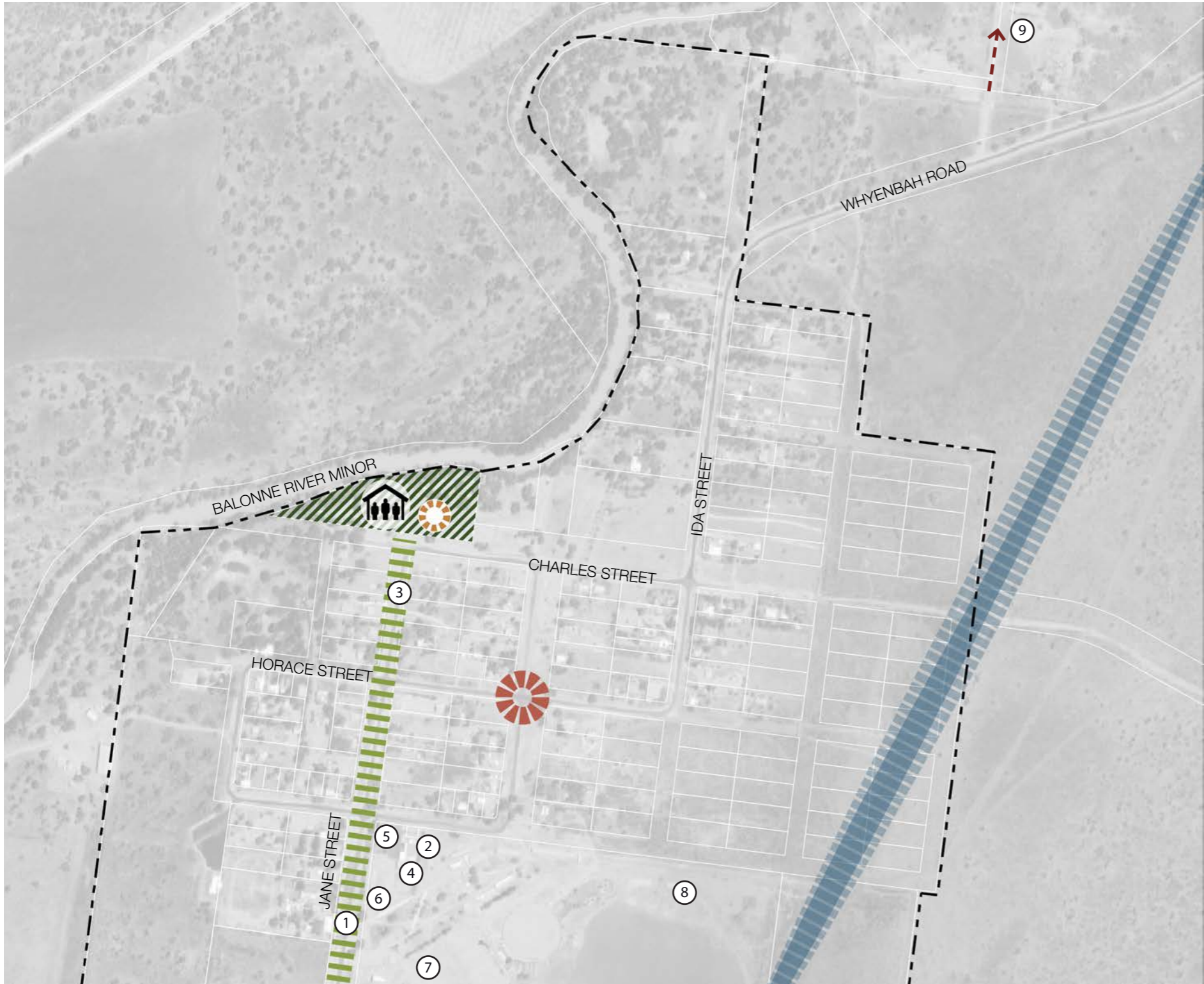
Figure 038. - Uneven and missing pavers on the verge are a tripping hazard (McGregor Coxall).



Figure 039. - Lack of clear wayfinding, street hierarchy and amenity to help guide people northward into town and toward the sports ground or river park (McGregor Coxall).

2.8. Spatial Mapping: Opportunities and Constraints

North



LEGEND

- Potential to upgrade and expand Jack Dwyer Park and boat ramp area while improving the connection to the river.
- Enhance streetscapes with greater accessibility and increased shade trees.
- Formalise the Dirranbandi levee walk with interpretive and interactive experiences.
- Potential locations for a play space.
- Potential gathering places.
- Potential to improve dangerous intersection (subject to traffic engineers advice).

- Key elements**
- ① Create pedestrian link between key destinations such as the school sports ground and pool and show grounds.
 - ② Upgrade accessibility to pool + opportunity for a splash play area for younger children + BBQ facilities for picnicking and events.
 - ③ Scar tree (opportunity to include in art and history walk with interpretive or educational signage). Broader opportunity for First Nations recognition and representation.
 - ④ Existing Tennis Club hall, potential for upgrade to provide additional space for community, with a new deck facing the pool side to provide multi use.
 - ⑤ Potential to upgrade outdoor equipment to include playground space.
 - ⑥ Potential to upgrade tennis courts to include multipurpose courts or lawn bowls.
 - ⑦ Potential for consolidated events/admin hub with possible small, fenced, nature play facility in sand softfall (<5 yr olds).
 - ⑧ Opportunity to expand horse stalls to facilitate larger events.
 - ⑨ Cemetery:
 - improve entry experience
 - include in art and history walk
 - make more accessible
 - install a columbaria memorial wall

Figure 040. - Opportunities and Constraints Plan - North



South



LEGEND

- Enhance town center with additional shade trees and streetscape planting.
- Improve entry experience into town with avenue tree planting and lighting.
- Upgrade existing BMX track and skate park
- Improve existing parks and provide clear purpose and functions.
- Potential locations for new dog park.
- Formalise the Dirranbandi levee walk with interpretive and interactive experiences.
- Enhance streetscapes with greater accessibility and increased shade trees.
- Potential pedestrian links.
- Potential location for standard vehicle only parking.
- Potential location for designated/signed long vehicle parking.
- Potential to improve dangerous intersection (subject to traffic engineers advice).

Key elements

- 1 JG Hile Park: Possibility of
 - Commissioning art mural on water tower
 - Creating a memorial/historical park
- 2 Opportunity to increase pedestrian safety + accessibility while crossing the Highway with 3 designated crossing points.
- 3 Potential to include an interpretive and educational 'signage hub' to highlight local attractions.
- 4 Potential to add directional signage at critical points, linking R+R precinct to JD Park and the showgrounds.
- 5 Potential to upgrade or open up Goods Shed to lease for regular community workshops.
- 6 Opportunity to maintain / repair old rail infrastructure to make a feature (old railway trucking yards and the railway + switching setup + railway turntable).
- 7 Opportunity to improve accessibility to the bus stop.
- 8 Opportunity to upgrade Civic Centre to facilitate community events. And provide equitable access to building entry points.
- 9 Showground:
 - Potential to improve through:
 - Increasing trees for shade coverage
 - Auditing/upgrading toilet facilities
 - Adding extra toilets for bump-in
 - Increasing furniture
 - Increasing gravelled parking areas
 - Provide a new centrally-located Secretary's Box

Figure 041. - Opportunities and Constraints Plan South

3.0 Masterplan

3.1. Masterplan Approach

The masterplan has been informed through detailed analysis and council & community consultation. Insights gathered from this process have been collated into three core masterplan pillars; Places for People, Active Connections, and Destination Dirran to inform the strategic and spatial decision making underpinning the development of the masterplan.

3.2. Three Masterplan Pillars

The masterplan pillars provide a clear framework for rationalising and prioritising projects by emphasising align with multiple pillars. Projects that intersect with all three pillars should be considered as a high priority, ensuring a focused and impactful approach when deploying resources.

This framework not only helps stakeholders develop ideas as projects are implemented but also encourages holistic thinking to bring in new ideas to projects identified within this masterplan, as well as new/future projects that support values across all three pillars. Furthermore, it offers stakeholders a structured approach for identifying and proposing new projects in the future, fostering continuous evolution of the masterplan along with flexibility and innovation.

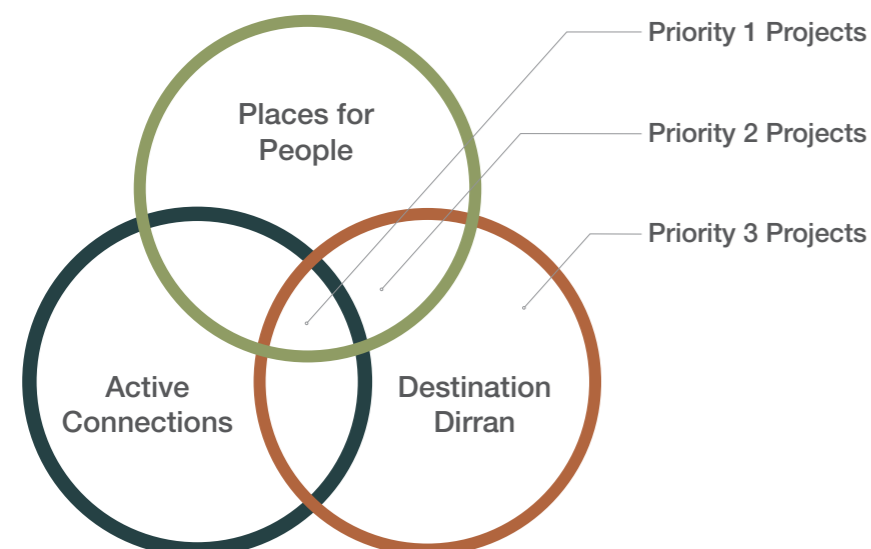


Figure 043. - Visual representation of the three masterplan pillars

3.3. Masterplan Pillars and Initiatives

The three core pillars of the masterplan are further refined into 12 initiatives, organised across four key themes. These initiatives serve as a strategic framework to inform the detailed design of future projects. More importantly, they have been designed to inspire innovative design concepts and projects that will generate lasting, integrated benefits for the diverse community groups of and visitors to Dirranbandi.

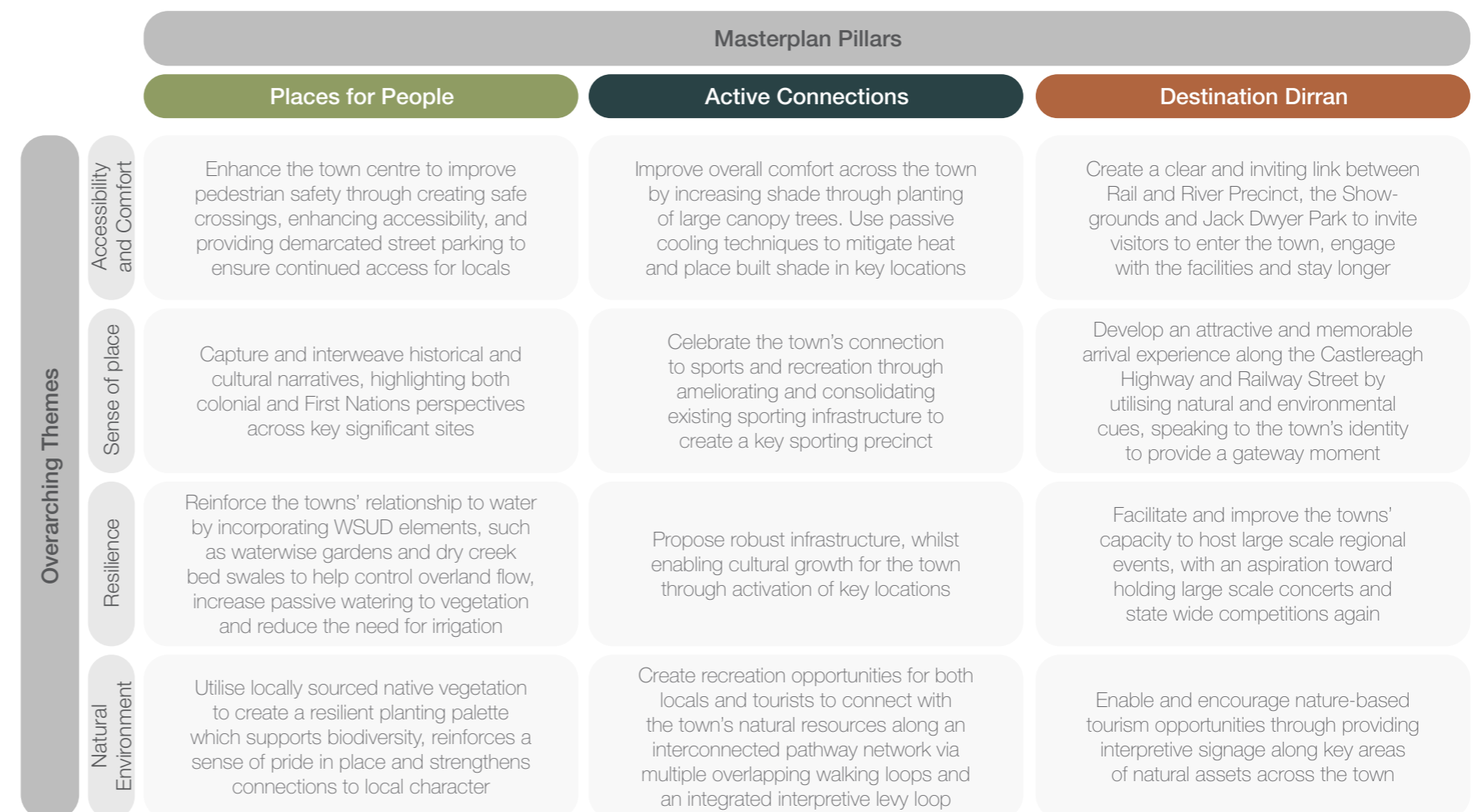


Figure 042. - Masterplan pillars and initiatives.

3.4. Masterplan Spatial Principles

The pillars and initiatives of the masterplan have been translated into a series of spatial principles, forming the foundation for its conceptual development. These principles are crafted to embody the core design philosophy behind the Dirranbandi masterplan, providing both the Council and the community with a clear vision of how the masterplan's initiatives can be realised in the physical environment.

Each spatial principle focuses on distinct aspects of improvement, while also recognising the synergies where they converge to address the town's most pressing needs for revitalisation and reconnection.

The visualisations of these spatial principles, presented on the following pages, serve as a high-level communication tool to convey conceptual ideas. They also function as a guiding framework for the future detailed design of priority projects.



3.5. Spatial Mapping: Spatial Principles

Places for People



“Reclaiming the streets and open spaces for the community”






- LEGEND
-  Green Spine - shaded streetscape with footpaths and seating
 -  Upgraded streetscape to CBD perimeter
 -  Expanded public greenspace
 -  Renewed public greenspace
 -  Key public green space at each end of spine

Figure 044. - Spatial Principle: Places for People

Active Connections



“Integrating passive and active recreational opportunities across the whole town”

LEGEND



Green Spine



River and Levy Walk Loop



Key active destinations



Links between key active destinations and Loop

Figure 045. - Spatial Principle: Zones and Interfaces





“Celebrating Dirran’s unique attractions and draw cards”

LEGEND

Green Spine

Heritage trail

Key tourist destinations

Upgraded arrival experience

Figure 046. - Spatial Principle: Experience and Activities



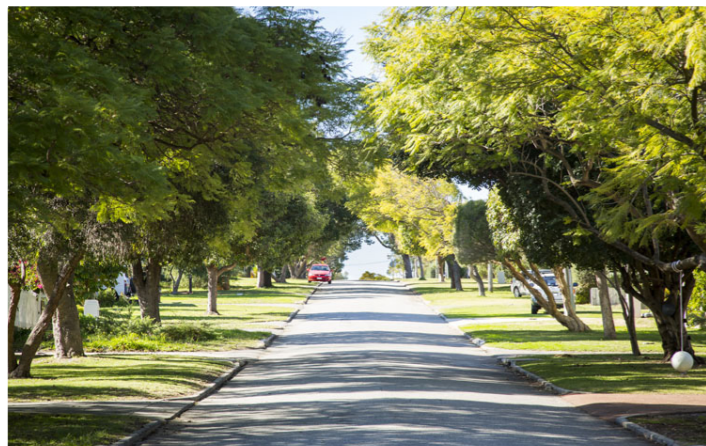
4.0 Masterplan

4.1. Diagrammatic Masterplan

- ① Tree-lined green spine connection along Kirby-Jane Streets with integrated shaded resting points and wide easy access footpaths.
- ② East-West shaded pedestrian connections to provide interconnected walking loops around the town.
- ③ Levy walk with integrated seating nodes, shade tree plantings, and interpretive signage.
- ④ Extended shaded pedestrian connections from core precincts to levy walk.
- ⑤ River walk extension along Balonne Minor River. Potential for this to interweave existing vegetation as an elevated boardwalk (in parts) along the rivers edge. - subject to agreement/consultation with private land owners.
- ⑥ Walking loop integration with the Pony Club, offering educational equestrian signage.
- ⑦ Upgraded and integrated cemetery with shaded walking pathways and educational / interpretive signage.
- ⑧ Enhanced Civic Centre forecourt with improved equitable accessibility to building entries.
- ⑨ Interpretation gravel trail from rail precinct to historic turn tables and cattle yards with educational signage.
- ⑩ Expansion area for additional horse stalls to be explored to meet demand for State level competitions and events.
- ⑪ Potential history theme mural on existing water tower. Potential small off leash dog park.
- ⑫ Dedicated dog park.
- ⑬ Double avenues of trees to improve entry experience into town. Potential to include uplighting for night time activation.
- ⑭ Scarred Tree with interpretive signage and bollards to ensure protection. Further consultation needed with Traditional Owners about meaning of key cultural markings on tree.



4.2. Precinct 1: CBD Precinct (Town Centre) and Railway Park sub-precinct



8. Large trees to shade road pavemeny Molloy, S. (2022).



4. Built out planters to control car parking Crafton Tull, (2024)



1. Densely planted medians with large shade trees. City of Sydney, (2024)



15. Welcome signs with Traditional Custodian language. University of Melbourne, (2019)



4. On-street planters with integrated water management City of Sydney, (2024)



14. Interactive information board Just Digital Signage, (N.D.)



3. Integrated and shaded rest points HFSD, Inc, (N.D.)



3. Shaded paths Prudvila, (2023)

- 1 Low understorey planted medians with large shade trees.
- 2 Retained brick pavers with mosaic art and extended with a stencilled brick appearance across the entire CBD block.
- 3 Shaded green spine connection to the north with integrated resting points.
- 4 Built-out planters creating indented parking bays along the main street and providing space for increased shade trees, whilst also limiting long vehicle parking.
- 5 Crushed dust gravel path to the south connecting the R+R park to the Levy Walk with Public art.
- 6 Upgraded uneven footpaths, lighting and CCTV and vehicular pavement included in front of the pub.
- 7 Interpretation crushed dust gravel trail from rail precinct to historic turn tables and cattle yards with educational signage.
- 8 Large avenue of trees along Railway Street.
- 9 Dedicated crossing locations with clearly defined pedestrian priority and pram ramps.
- 10 Existing public amenities facilities.
- 11 Proposed public amenities facilities.
- 12 Formalised standard vehicle parking only on the main street.
- 13 Dedicated, signed, long vehicle parking on Moore, Kirby, and Richardson Street.
- 14 Interactive board with key Dirranbandi events and attractions. CCTV near RTC building.
- 15 Welcome to Dirranbandi Signage.
- 16 Existing picnic shelters.
- 17 Existing playground.
- 18 Small forecourt for events/markets surrounding the goods shed with plantings.
- 19 Existing long vehicle parking with increased signage throughout the town.
- 20 History theme mural on existing water tower.
- 21 High-level directional signage to reinforce connection to the northern parts of town.
- 22 Revitalised existing railway tracks into an interactive feature with educational signage.
- 23 Proposed 50km/h speed limit on Railway St.
- 24 Existing bus stop, upgraded footpath to fix accessibility.



Figure 047. - Precinct Plan - CBD Precinct

4.3. Precinct 2: Sports Precinct (Show grounds)



1. Scattered shelters catering to different sized groups GX Outdoors, (2023)



7. BMX Pump Track. MustDoBrisbane (2023)



13. Zero depth splash park KidsInAdelaide (2023)



9. Modern skate park integrated into the landscape BrisbaneKids, (2023)



14. Multi-purpose courts. Kangaroo Courts (2025)



6. Site-appropriate custom amenities facilities. Urakawa Jenkins Architecture (2023)



16. Large events served by temporary bump in facilities City of Monash, (2023).

- 1 Scattered shelters with picnic facilities and BBQs (BBQ's in select locations only).
- 2 Primary precinct entry location with upgraded welcome signage.
- 3 Primary showground carparking area.
- 4 Secondary (overflow) carparking area.
- 5 Large strategically placed trees offering shade to campers during events.
- 6 Proposed amenities building location for new facilities.
- 7 Proposed Pump Track.
- 8 Potential to upgrade BMX track, subject to further consultation.
- 9 Proposed location of new skate park facilities.
- 10 Pool parking with possible CCTV and lighting.
- 11 Existing exercise equipment integrated into the precinct with additional landscaping.
- 12 Maintain accessibility into pool facilities and shallow depth area for small kids.
- 13 Proposed location for a zero-depth splash pad.
- 14 Upgraded courts to multi-purpose including tennis, basketball, etc. and/or lawn bowls.
- 15 Proposed locations for bump in facilities to cater for large scale temporary events.
- 16 Shaded green spine with integrated resting points.
- 17 Existing Tennis Club hall with extended decking to provide views over the pool area.
- 18 Footpath connections to western sports to facilities reinforcing overarching spatial planning to create a unified precinct (subject to investigation).
- 19 Potential location for multipurpose courts near clubhouse as alternative to refurbishment of existing tennis court.
- 20 New portable grandstand seating.
- 21 New centrally located Secretary Box.

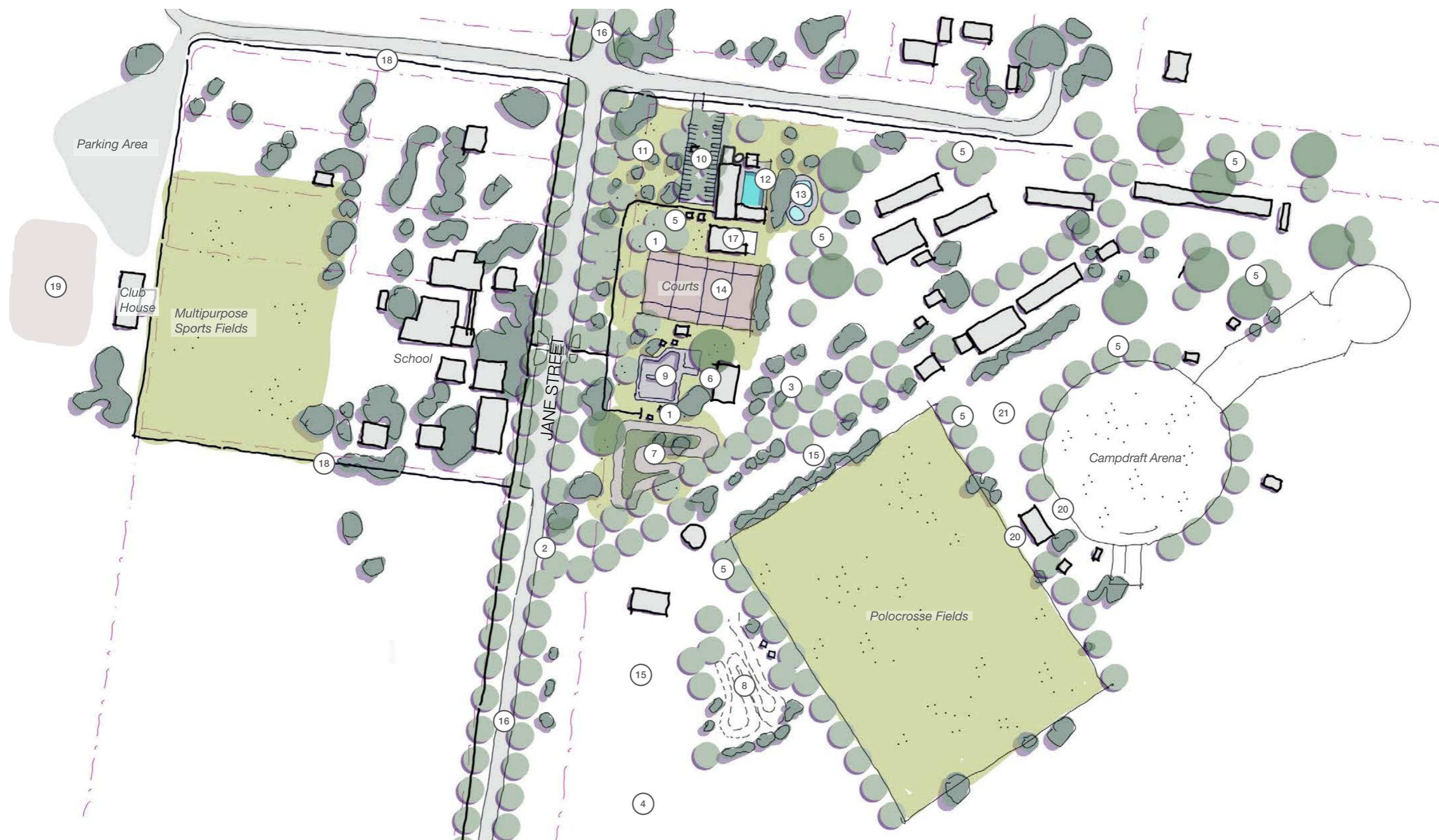


Figure 048. - Precinct Plan - Sports Precinct/ Showgrounds

4.4. Precinct 3: River Precinct (Jack Dwyer Memorial Park)



6. Concrete footpaths (along river) Oliver, R, (N.D.)



13 Viewing Platform. Studio Basta (2017)



12. Birdhide. Plant Architect Inc.. (2015).



10. Playground (Mcgregor Coxall)



19 Interpretive signage. Collins, J, (2014)



7. Park shelters with table and benches (Mcgregor Coxall)



1. Park entry signage (Mcgregor Coxall)

- 1 Park entry signage and feature trees.
- 2 Formalised car parking.
- 3 Car park turn around with feature tree.
- 4 Upgrade of amenities to be accessible.
- 5 Parallel parking for long vehicles.
- 6 Concrete or crushed dust footpath to create an all weather loop trail.
- 7 Park shelters with table and benches with lighting.
- 8 Park shelter with electric BBQ and lighting.
- 9 Grass kick-about space, with lighting.
- 10 Playground and shade sails with lighting.
- 11 River boardwalk and stair access from park.
- 12 Bird hide.
- 13 Viewing platform.
- 14 Existing trees.
- 15 Formalised vehicle and trailer parking.
- 16 Rehabilitated planted riverbank.
- 17 Canopy trees.
- 18 Planted overland stormwater swale (existing & eroded).
- 19 Interpretive signage.
- 20 Existing water treatment plant.
- 21 Existing shelter and shed.
- 22 Existing concrete footpath.
- 23 Shaded green spine connection to the south with integrated resting points.
- 24 Upgrade of amenities with disability access



Figure 049. - Precinct Plan - Jack Dwyer Park

5.0 Style Guides

5.1. Materials and Finishes: Town-wide Master Palette

The Materials and Finishes will form a common language across the town, creating a consistent and identifiable character. Materiality should convey a quality and resilience which reflects an aspiration for the long-term benefit of Dirranbandi. The design and language of the palette must be underpinned by the following principles:

- **Let the landscape speak:** colours and materials must not overpower or detract from the natural landscape amenity of the town. These aspects of landscape offer a materiality found within or akin to the natural surrounds, and a colour palette that complements the natural environment.
- **Simple, honest, and robust materials:** avoid applied finishes, claddings, and other ‘on trend’ finishes that can quickly become dated or discontinued or damaged and need replacing.
- **Respond to the landscape identity:** provide small moments of unique variation in material, texture, or colour in contribution to creating environments that are reflective of the intended character, ecology, and environment.
- **Local materials with local identity:** the palette should consist of simple, natural, and local materials that are sustainable, robust, have a long-term design life, and be easily procured and repaired. Consideration must be given to the end of life of these materials, the value or properties they will hold and how they can contribute to a circular economy. Recycled materials should be used where possible and consideration given to how on-site materials can be used within the design.
- **Furniture and structures:** should build upon and complement the materials and finishes palette creating a consistent and identifiable character for Dirranbandi. The execution of this process should convey a quality and resilience which reflects Dirranbandi’s character while maintaining an approach that is low maintenance and suitable for the environmental conditions of the region.

This page showcases indicative and preliminary character images for the project. Finalisation of palettes are to be undertaken prior to detailed design and delivery of the respective elements, as they are subject to Council approval and budgets.

Footpaths

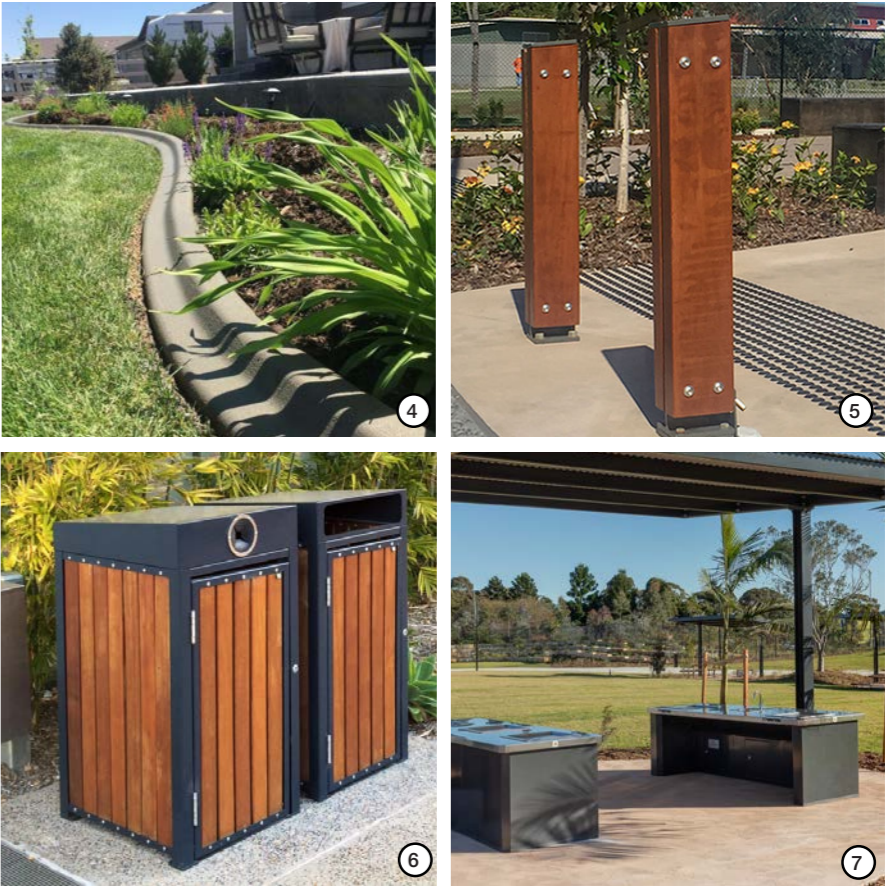


Legend

1. Primary Footpaths - 2.2m wide grey concrete broom finished.
Secondary Footpaths - 1.8m wide grey concrete broom finished.
2. Primary footpath key nodes / intersections with sandblasted stencilling.
3. Tertiary Footpaths - 1.5m wide deco pathways with concrete edge restraint (concrete edge finish to match the respective locations/precinct)(subject to council budget).

Figure 050. - Landscape Paving. (n.d.)
Figure 051. - BAAS Architecture & EMF Landscape Architecture. (2010).
Figure 052. - Flux Landscape Architecture. (2022).

Fixtures



Legend

4. Extruded grey concrete edging to planting areas.
5. Stained timber bollards with powdercoated aluminium trim/core to match primary colour of the respective location/precinct.
6. Landmark Avenue Range with pale eucalypt 2PAC painted frame. Battens to be replaced with aluminium sheet to match frame. Locations to be confirmed in future phases of the project in coordination with Council. Existing bins with lock posts to be replaced with bin housings to maintain consistency with new furniture palette.
- 6 & 7. GX Outdoors (Grillex) Edge Range electric BBQs with materials and finishes to match bin housings.

Figure 053. - Architecture & Design. (2022).
Figure 054. - Furphy Foundry. (n.d.).
Figure 055. - Pinterest. (n.d.).

Colours and Textures



Legend

- 1. Corten Steel.
- 2. Natural finish hardwood timber (dressed all round).
- 3. Primary Colour: Pale Eucalypt (Dulux).
- 4. Secondary Colour: Evening Haze (Dulux).

Figure 056. - McGregor Coxall (2024)
Figure 057. - McGregor Coxall (2024)
Figure 058. - Dulux Australia. (2025)
Figure 059. - Dulux Australia. (2025)

Structures



Legend

- 5. Primary Shelter: smaller scale with one picnic setting suitable to a small group or individual. Landmark Sherbrooke series shelters. All roof sheeting to match primary colour of the respective location/precinct. All timber to be natural finish and not painted.
- 6. Secondary Shelter: larger scale for multiple picnic settings and a BBQ suitable for the gathering of big groups. Landmark Designer Cantilever shelter. All roof sheeting to match primary colour of the respective location/precinct. All posts to match secondary colour of the respective location/precinct.

Figure 060. - Structures Materials Palette. (Mcgregor Coxall (2024)

Furniture



Legend

- 7. Seats: Landmark Metro range.
- 8. Benches: Landmark Metro range.
- 9 & 10. Picnic tables and seats: Landmark Metro range.

Notes:

Install accessibility options in line with AS1428 whenever possible.
All slats to be natural finish and not painted.
All frames to match secondary colour of the respective location/precinct.

Figure 061. - Furniture Materials Palette. Landmark Products (2025)

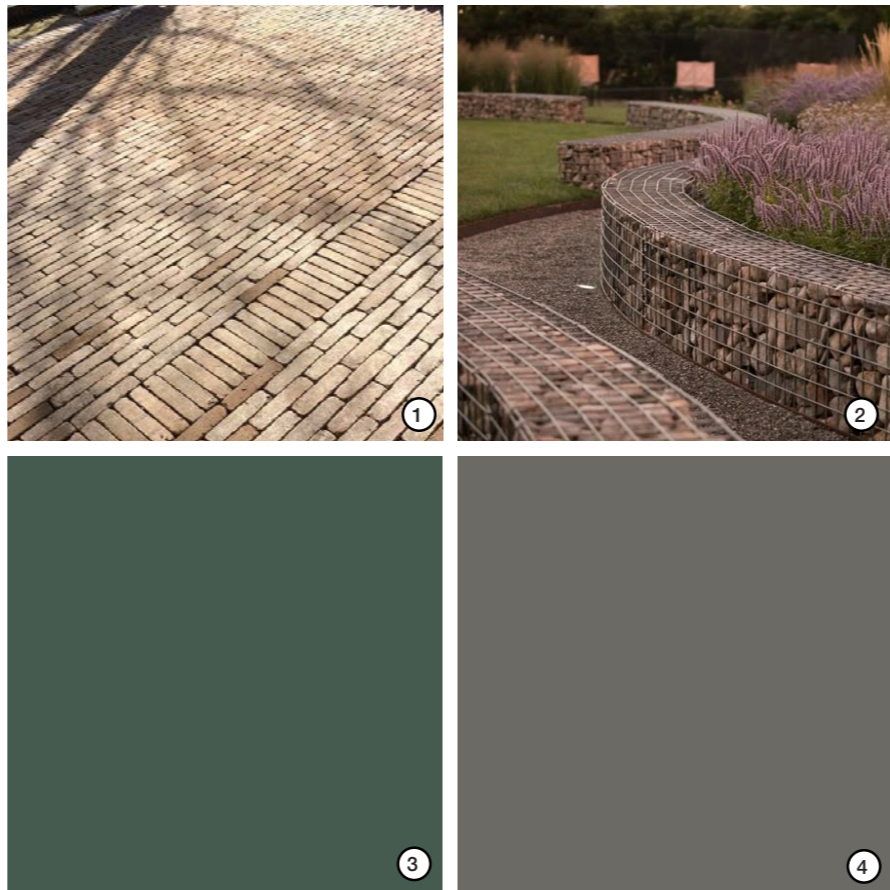
5.2. Materials and Finishes: Precinct Palettes

Building upon the foundation of the town-wide master palette, the precinct-specific palettes introduce subtle yet meaningful variations in materials and finishes, designed to foster a distinct yet harmonious sense of place within each space.

These tailored palettes should be applied thoughtfully and with intention, ensuring that they elevate the character of each precinct while maintaining a cohesive, unified aesthetic.

When used with care, they enhance the identity of each area, but excessive variation in materiality risks disrupting the township's overall harmony. The key is balance—creating spaces that feel unique, yet seamlessly interconnected.

Precinct 1 - CBD Precinct (Town Centre)



Legend

- 1. Feature pavement - brick pavers with retained mosaic art (releveled and relayed with changes in course direction or pattern in feature areas) (Thicker pavement likely needed outside pub – site investigation required)
- 2. Gabion baskets with 5mm diameter steel mesh and hand placed rocks used for walls or edging to raised planter beds.
- 3. Primary Colour: Cottage Green (Dulux).
- 4. Secondary Colour: Wallaby (Dulux).

Figure 066. - Artemis Landscape Architects. (2020).
Figure 067. - Dulux Australia. (2025)
Figure 068. - Pinterest. (n.d.).

Precinct 2 - Sports Precinct (Show grounds)

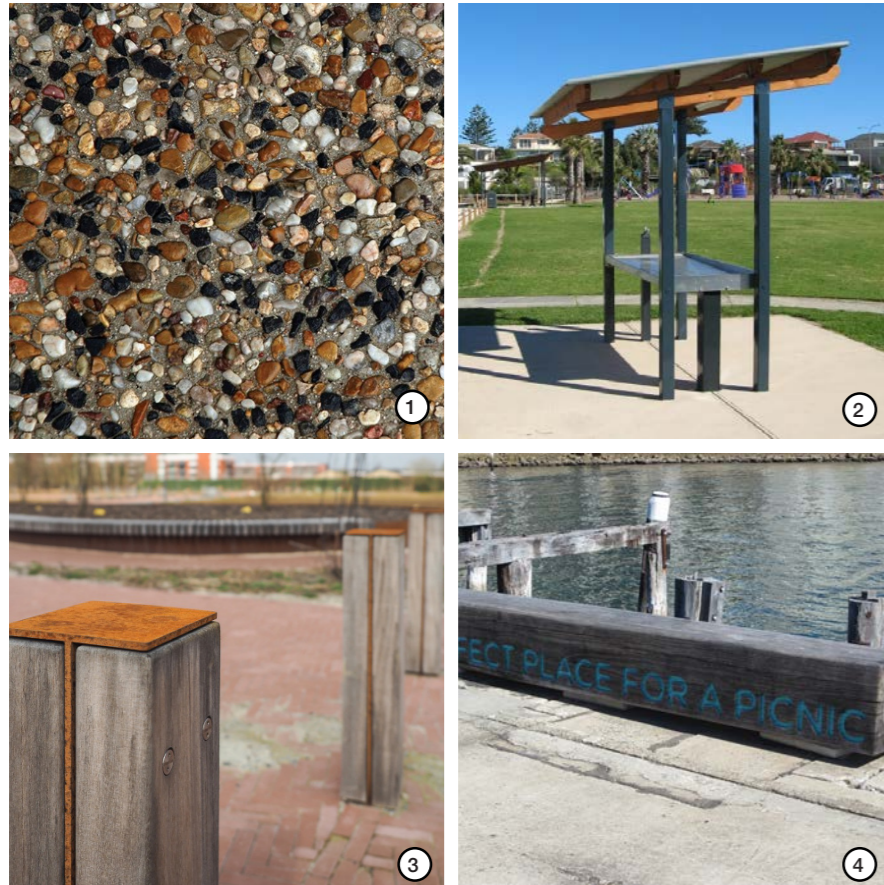


Legend

- 5. Feature pavement - lightly exposed aggregate at key nodes Boral Darling Downs range: Yuelba (or approved equivalent).
- 6 & 7. Recycled timber sleepers as edging to planting areas (potential to create raised planters that can double as seating in select locations) (further investigation required - Termites).
- 8. Primary Colour: Manor Red (Dulux).

Figure 062. - DigsDigs. (2023)
Figure 063. - McGregor Coxall. (2025)
Figure 064. - VicMix. (2025)
Figure 065. - Dulux Australia. (2025)

Precinct 3 - River Precinct (Jack Dwyer Park)



Legend

1. Feature pavement - lightly exposed aggregate at key nodes. Boral Darling Downs range: Crackers (or approved equivalent).
2. Fish tables - Landmark Anglesea Series shelter with materials and finishes to match picnic shelters. Roof and water taps subject to location and service availability.
3. Streetlife large and robust hardwood bollards with a corten steel core.
4. Custom timber bench seats facing the water.

Figure 069. - DigsDigs. (2023)
 Figure 070. - Landmark Products. (n.d.)
 Figure 071. - Streetlife. (n.d.).
 Figure 072. - Spallek, H. (2021)

Railway Park Sub-Precinct (Rail and River Park)

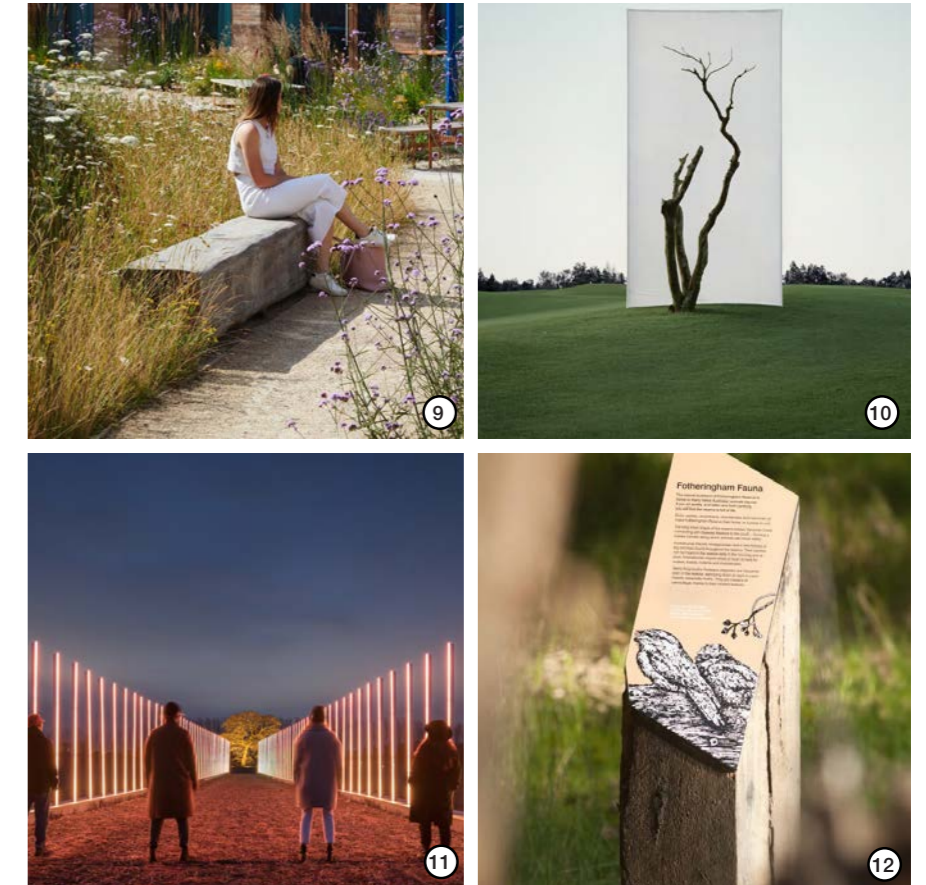


Legend

5. Gabion baskets with 5mm diameter steel mesh and hand placed rocks used for walls or edging to raised planter beds.
6. Edging - Custom Corten Steel profile.
7. Detailed pavement art that incorporates recycled railway tracks.

Figure 073. - ElliottJocic. (2013).
 Figure 074. - Klopfer Martin Design Group. (2015).
 Figure 075. - Rubicon Landscapes. (2025).

Levy Walking Loop



Legend

9. Robust and natural materials for dispersed furniture at rest points.
- 10 & 11. Ephemeral or Permanent site based custom artworks with varying scales.
12. Bespoke signage that incorporates fauna and flora benefits.

Figure 076. - Gallery Hyundai. (2023)
 Figure 077. - Harrow Times. (2021)
 Figure 078. - International Design Awards. (2020)
 Figure 079. - Chris Nangle Furniture. (2024)

5.3. Planting Palette

The planting palette is a celebration of the unique character and natural environment of Dirranbandi. The selection and design of the planting will form a critical role in creating a consistent and identifiable character for the town. The species selection of the palette has been underpinned by the following principles:

- **Reinforce the landscape identity:** species selection must support and reinforce the town’s character to assist with legibility of place and authentically ground the landscape in its geographic, climatic, and ecological location. Species have been predominantly extracted from Regional Ecosystem lists or respond to long term resilience.
- **Ecological connectivity:** connect ecologies and habitat within the site and to the surrounding area. Prioritising endemic flora and fauna is important when considering the development of flora species lists. Targeting species through the provision of suitable ecosystems, habitats, and habitat features is a step towards conserving and promoting these species into the future.

The planting palette was informed by research across a variety of sources:

- WildNet Records: Queensland Government (Department of the Environment, Tourism, Science and Innovation
- Regional Ecosystems: Queensland Government
- WetlandInfo : Queensland Government
- ‘Grow What Where’: Australian Plant Study Group
- ‘Plant Identification in the Arid Zone’: Jenny Milson

Note: Some of the proposed plant species will need permanent access to water or regular watering if installed. Some trees may only be suitable in parks, not streetscape environments.

Town-wide Planting Palette



Town-wide Planting Palette



Figure 080. - Planting Palette

Precinct 3 - CBD Precinct (Town Centre)
and Railway Park Sub-Precinct (Rail and River Park)



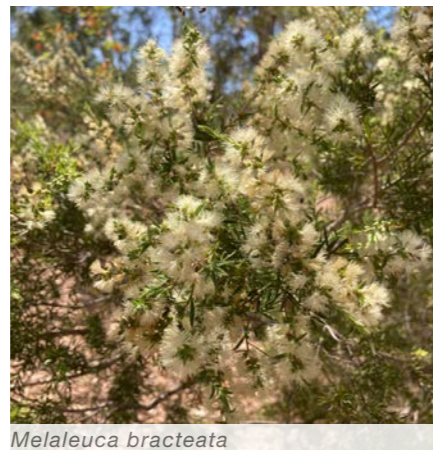
Acacia pendula



Acacia pendula



Brachychiton rupestris



Melaleuca bracteata



Eremophila 'Big Poly'



Astrebla lappacea



Isotoma axillaris



Goodenia heteromera

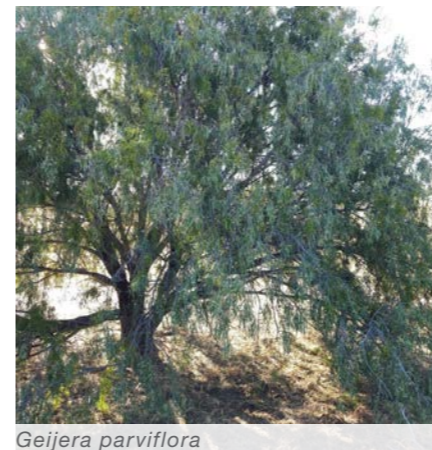
Precinct 2 - Sports Precinct (Show grounds)



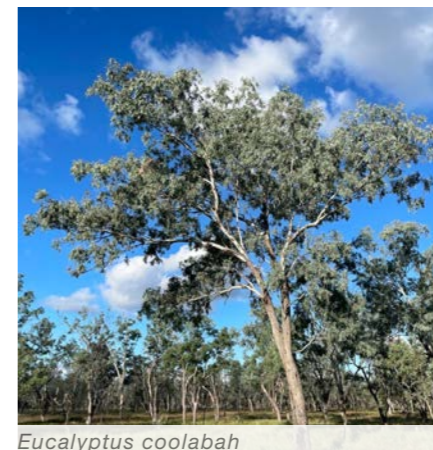
Alectryon oleifolius



Alectryon oleifolius



Geijera parviflora



Eucalyptus coolabah



Eucalyptus platyphylla



Dichondra repens



Brunonia australis



Sclerolaena muricata

Precinct 3 - River Precinct (Jack Dwyer Park)



Eucalyptus camaldulensis



Eucalyptus camaldulensis



Acacia holosericea



Melaleuca viminalis



Casuarina cristata



Einadia sp.



Carex sp.



Astrebla lappacea

Levy Walking Loop



Eucalyptus populnea



Eucalyptus populnea



Atalaya hemiglauca



Acacia stenophylla



Acacia cambagei



Heteropogon contortus



Imperata cylindrica



Themeda triandra

Figure 081. - Planting Palette

Figure 082. - Planting Palette

5.4. Dirranbandi Master Planting Palette

TREES				
Latin Name	Common Name	Mature Height	Mature Width	Growth Habit
<i>Acacia cambagei</i>	Gigee	5-15m	5-10m	Tree
<i>Acacia pendula</i>	Weeping Myall	12m	4-6m	Tree
<i>Acacia stenophylla</i>	Shoestring Acacia	4-13m	4m	Tree
<i>Alectryon oleifolius</i>	Western Rosewood	9m	1.8-3m	Shrub / Tree
<i>Atalaya hemiglauca</i>	Whitewood	6-10m	6-8m	Tree
<i>Brachychiton rupestris</i>	Queensland Bottle Tree	12-15m	6-8m	Tree
<i>Casuarina cristata</i>	Belah	10-20m	6-10m	Tree
<i>Eucalyptus camaldulensis</i>	River Red Gum	20-40m	12m	Tree
<i>Eucalpytus coolabah</i>	Coolabah Tree	20m	10-15m	Tree
<i>Eucalyptus populnea</i>	Bimble Box	20m	10-15m	Tree
<i>Geijera parviflora</i>	Wilga	15m	7m	Tree
<i>Melaleuca bracteata</i>	Black Tea Tree	15m	4-6m	Tree
<i>Melaleuca leucadendra</i>	Weeping Paperbark	20m	8-12m	Tree
<i>Melaleuca viminalis</i>	Weeping bottlebrush	18m	6-10m	Tree

UNDERSTOREY				
Latin Name	Common Name	Mature Height	Mature Width	Growth Habit
Grass				
<i>Astrebula lappacea</i>	Curly Mitchell Grass	0.9m	0.3-0.5m	Grass
<i>Austrostipa blakei</i>	Blake's Spear Grass	0.9-1.5m	0.3-0.6m	Grass and Sedge
<i>Bothriochloa decipiens</i>	Pitted Bluegrass	1m	0.3-0.6m	Grass
<i>Cymbopogon spp.</i>	Lemongrass	1-2m	0.5-1m	Grass
<i>Cyperus sp.</i>	Sedges	0.3-0.6m	0.3-0.9m	Grass and Sedge
<i>Heteropogon contortus</i>	Black Speargrass	1.5m	0.3-0.5m	Grass
<i>Imperata cylindrica</i>	Blady Grass	1.2m	0.4m	Grass
<i>Oplismenus aemulus</i>	Creeping Beard Grass	0.3m	0.5-1m	Grass
<i>Themeda triandra</i>	Kangaroo Grass	1.5m	0.5m	Grass
Groundcover				
<i>Brachyscome sp.</i>	Swan river daisies	0.3-0.45m	0.3-0.45m	Groundcover
<i>Carex sp.</i>	Sedges	0.3-0.9m	0.3-0.6m	Groundcover
<i>Commelina sp.</i>	Dayflower	0.3-0.45m	0.3-0.6m	Groundcover
<i>Dichondra repens sp.</i>	Kidney weed	0.25-0.5m	0.6-0.9m	Groundcover
<i>Eremophila 'Big Poly'</i>	Emu bush	0.3m	1m	Groundcover
<i>Goodenia heteromera</i>	Spreading goodenia	0.2m	0.3-0.6m	Groundcover
<i>lobelia concolor</i>	Blue Lobelia	0.3-0.6m	0.3-0.45m	Groundcover
<i>Isotoma axillaris</i>	Rock lily	0.3-0.45m	0.45-0.6m	Groundcover
<i>Rhodanthe spp.</i>	Paper daisies	0.3-0.6m	0.3-0.45m	Groundcover
<i>Scarvola spinescens</i>	Blue fan-flower	0.3-0.45m	0.45-0.6m	Groundcover
<i>Vittadinia spp.</i>	Bladder daisies	0.3-0.6m	0.3-0.45m	Groundcover
Shrub				
<i>Duma florulenta</i>	Tangled Lignum	2.5m	2m	Shrub
<i>Einadia sp.</i>	Coastal saltbush	0.3-0.6m	0.6-0.9m	Shrub
<i>Enchylaena tomentosa var. tomentosa</i>	Cotton-bush	0.3-0.9m	0.6-1.2m	Shrub
<i>Acacia holosericea</i>	Soapbush	3m	4m	Shrub
<i>Jasminum sp.</i>	Jasmines	0.9-3m	0.9-1.5m	Shrub
<i>Leiolaena brevicompta</i>	Plains Plover-Daisy	0.3-0.6m	0.6-0.9m	Shrub
Vine				
<i>Eustrephus latifolius</i>	Wombat Berry	-	-	Vine
<i>Hoya australis subsp. Australis</i>	Australian wax flower	-	-	Vine
<i>Parsonsia straminea</i>	Sand vine	-	-	Vine
Fern				
<i>Cheilanthes sieberi</i>	Narrow Rock-fern	0.2-0.4m	0.3-0.6m	Fern
Perennials				
<i>Brunonia australis</i>	Blue Pincushion	0.5m	0.5m	Clumping perennial
<i>Bulbine spp.</i>	Bulbine Lily	0.6m	0.6-1m	Herbaceous perennials
<i>Calostemma luteum</i>	Yellow Garland-Lily	0.5m	0.45m	Clumping perennial
<i>Crinum sp.</i>	Spider lilies	0.6-1.2m	0.45-0.9m	Perennial
<i>Wahlenbergia sp.</i>	Australian Bluebell	0.3-0.6m	0.3-0.45m	Herbaceous perennials

6.0 Next Steps

6.1. Considerations and Recommendations

While this masterplan report provides an overall spatial arrangement and conceptual framework for the development of Dirranbandi, alongside precinct plans for three key locations in the town, there are further considerations that need to be made prior to the delivery of detailed design packages. The below sections begin to explain these considerations by outlining what should be incorporated into future phases of work by the teams who lead delivery and implementation.

Traditional Custodians Engagement

A cultural engagement framework should be established prior to the commencement of the next phase. The engagement framework will need to be created in consultation with Traditional Custodians to ensure cultural inclusivity and cultural safety is embedded into the framework structure.

An Aboriginal Reference Group made up of Traditional Custodians should be established to review work to date and guide the implementation of the masterplan and co-design phases.

Ecological investigations

Flora and fauna assessment be undertaken prior to detailed design phase to establish ecological and biodiversity goals and objectives as well as target species and assess the viability of conserving and introducing new ecosystems to the site.

Consultant Engagement

The proposed arrangements and frameworks for Dirranbandi contained within this masterplan report are subject to detailed design will need to be reviewed and refined by additional consultants to ensure the successful delivery of the project. The below, non-exhaustive, list highlights some key items that need to be reviewed and by which discipline.

- Engineering (Stormwater and Hydraulic)
 - Review and analysis of the flood related behaviours of the site to properly understand and design for flood events across differing time scales and inundation levels.
 - Review and analysis of stormwater flow impacts and integration with proposed infrastructure installations / upgrades.
- Surveying
 - Detailed surveys of priority project locations would be beneficial prior to undertaking detailed design so that accurate above and below ground information can be provided to the design team.
- Accessibility
 - Review and recommendations from an accessibility consultant to advise on potential improvements to public and private spaces to provide equitable access to points of interests around town.
- Maintenance
 - Review of maintenance regimes, frequencies, and programs to understand and improve maintenance of landscapes (softscapes and hardscapes) around the town and in particular key destinations such as the rail park and show grounds.
- Asset Auditor
 - An asset audit would be beneficial in understanding the expected life expectancy of the large variety of facilities across the town so that accurate and well considered planning for replacement assets can be undertaken in a comprehensive and valuable way.

Event Management Planning

Review and consideration of ephemeral and temporary events that could be undertaken in various spaces around the town through proactive event management such as utilisation of 'bump in/bump out' facilities rather than the installation of permanent facilities which have a larger capital cost and an ongoing maintenance cost.

6.2. Potential Funding Opportunities

Identified Funding Streams	Potential Alignment with the Dirranbandi Masterplan
Local Roads and Community Infrastructure Program (Australian Government)	<ul style="list-style-type: none">– Upgrades to roads and streets including street tree planting– Upgrades to footpaths providing equitable access including riverside walking loop– Improvements to vehicle parking– Construction of new community infrastructure such as rest points, shelters and picnic facilities
Regional Precincts and Partnerships Program (RPPP) (Australian Government)	<ul style="list-style-type: none">– Upgrades to roads and streets including street tree planting– Upgrades to footpaths providing equitable access including riverside walking loop– Installation of planting areas, including understory and trees– Upgrades to the sports ground facilities– Creation of public open spaces such as the River Amphitheatre and Birdhide– Creation of a riverside pedestrian loop– Construction of walking trails– Improvements to vehicle parking– Bespoke signage and artworks– Construction of new community infrastructure such as rest points, shelters, and picnic facilities
Stronger Communities Programme (Australian Government)	<ul style="list-style-type: none">– Upgrades to the sports ground facilities– Construction of new community infrastructure such as rest points, shelters, and picnic facilities
2024-2028 Local Government Grants and Subsidies Program (LGGSP) (Queensland Government)	<ul style="list-style-type: none">– Upgrades to roads and streets including street tree planting– Upgrades to footpaths providing equitable access including riverside walking loop– Installation of planting areas, including understory and trees– Upgrades to the sports ground facilities– Creation of public open spaces such as the River Amphitheatre and Birdhide– Construction of walking trails including the riverside walking loop– Improvements to vehicle parking– Construction of new community infrastructure such as rest points, shelters, and picnic facilities
Building Bush Tourism Program (Queensland Government)	<ul style="list-style-type: none">– Upgrades to roads and streets including street tree planting– Upgrades to footpaths providing equitable access– Installation of planting areas, including understory and trees– Creation of public open spaces such as the River Amphitheatre and Birdhide– Creation of a riverside pedestrian loop– Construction of walking trails– Improvements to vehicle parking– Bespoke signage and artworks– Construction of new community infrastructure such as rest points, shelters, and picnic facilities

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