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# CRG Meeting 3 Discussion and Key Outcomes

## Kallangur-Dakabin Neighbourhood Plan

21 June 2022

#ShapeYourNeighbourhood



## Meeting Details

|                            |  |
|----------------------------|--|
| <b>Reference:</b>          | 64446727   |
| <b>Meeting Name:</b>       | Kallangur-Dakabin Neighbourhood Plan - CRG Meeting 3 |
| <b>Meeting Date/ Time:</b> | 21 June 2022 - 5:00pm - 7.30pm                       |
| <b>Meeting Location:</b>   | Glenwood Community Centre                            |

## Attendees

| CRG Members   |  |
|---|--|
| • Chris   | • Di   |
| • Gary  | • Judy   |
| Council Officers and Consultants  |  |
| <ul style="list-style-type: none"> <li>• <b>Lauren Fishburn</b> - Coordinator Neighbourhood &amp; Precinct Planning</li> <li>• <b>Kylie Brosnan</b> - Principal Community Engagement Officer</li> <li>• <b>Amy Farmer</b> - Principal Strategic Planner, Neighbourhood &amp; Precinct Planning</li> <li>• <b>Natalie Hinds</b> - Senior Strategic Planner, Neighbourhood &amp; Precinct Planning</li> </ul> | <ul style="list-style-type: none"> <li>• <b>Jason Tan</b> - Strategic Planner, Neighbourhood &amp; Precinct Planning</li> <li>• <b>Jarod Platt</b> - Strategic Planner, Neighbourhood &amp; Precinct Planning</li> <li>• <b>Lisa Murphy</b> - AECOM</li> <li>• <b>Alastair Leighton</b> - AECOM</li> </ul> |
| Observers   |  |
| • <b>Councillor Yvonne Barlow</b> - Division 7  |  |
| Apologies   |  |
| <ul style="list-style-type: none"> <li>• <b>David Hood</b> - Manager, Strategic Planning &amp; Place Making</li> <li>• <b>Cr Mark Booth</b> - Division 2 Councillor</li> <li>• <b>Danielle, Darren, Jack, James, Mark, Sandy, Sherar</b> - CRG Members</li> </ul>   |  |

| Agenda |  |
|--------|--|
| 1.     | Opening  |
| 2.     | Neighbourhood Plan Draft Vision and Strategies |
| 3.     | Key investigations                             |
| 4.     | Small-scale infrastructure project options     |
| 5.     | Group Activity                                 |
| 6.     | Close of meeting                               |

## Discussion and Key Outcomes

The Kallangur-Dakabin Neighbourhood Plan Community Reference Group (CRG) met for the third time to discuss the draft vision and strategies, key investigations and potential small-scale infrastructure projects. The following notes capture the discussion and key outcomes from CRG Meeting 3.

### Neighbourhood Plan Draft Vision and Strategies

#### Draft Vision

CRG members were shown the draft vision that describes and paints a picture of the future of Kallangur-Dakabin based on insights received from the wider community and the CRG. The CRG members were generally supportive of the draft vision. The CRG then provided their feedback:

- Street trees are beneficial however there will be complications to plant them due to existing infrastructure above and below the street. There is opportunity to explore other options to improve landscape amenity such as shrubs or plants in planter boxes.
- Landscaping along Anzac Avenue will need to be connected over a longer area to achieve amenity value.
- The Anzac theme along Anzac Avenue should be enhanced.
- Although there are concerns that street trees could interfere with existing infrastructure, what is on the ground today will change over time. For instance, these areas could be serviced differently in the future to achieve the vision.
- Planning for this area needs to recognise what is happening in surrounding areas, such as The Mill.
- A suggestion was made to ease congestion on Anzac Avenue by creating a bypass, however this would be a State government initiative and is not being considered further in this project.
- The vision refers to 'Freshwater Creek' however there is a section in Dakabin which is called 'Saltwater Creek' and this should be reflected in the vision.
- The area around train stations should be high density however there are also environmental values which limits development.
- The vision is high level and highlights that Kallangur Town Centre will be the 'heart' of the neighbourhood. There is support for it to become a local destination where it has its own identity and gives locals pride in the area.
- The vision references 'hearts' and 'mini hearts' which represents where the key local activity/meeting places will be. This area will not be like North Lakes but a place for locals.
- These 'hearts' should be places where people can meet and include activities such as cafes and restaurants.
- Having a business like the Lawnton Country Markets in the Kallangur Town Centre was suggested to help invigorate the area.
- Boutique shops are desired.
- Currently feels like there is an undersupply of car parking for businesses along Anzac Avenue and more car parking may entice people to visit.
- There is not enough car parking for new townhouse developments and residents are parking on narrow streets.

## **Draft Strategies**

The strategies are the key actions that are needed to realise the vision. The CRG members were shown the draft strategies and discussed the issues and opportunities for each of them.

### **Environment and Parks**

- Noted the vacant land in the northern portion of the neighbourhood plan area has environmental values.
- Opportunity to consider how environmental corridors can be maintained and enhanced, particularly in areas where environmental corridors may be constrained by existing development.
- There are too many small parks in the area which are underused and there needs to be larger parks such as Blatchford Reserve on Goodfellows Road, Kallangur (outside of neighbourhood plan area) which has good amenities and many people use it.
- There are mechanisms to connect green spaces such as with fauna rope crossings where planting trees and vegetation aren't possible / viable.

### **Community Places**

- Anzac Avenue is a strip development.
- There was support for a green corridor/community space linking the Kallangur Town Centre with Paris Park and Kallangur Station. The green corridor would attract pedestrians and could create dining options that overlook the park.
- A visitor information centre was raised as an idea to help people find their way around. Wayfinding signage may support visitors to move around as well.

### **Movement**

- In the future, mobility and how people move around an area will be important, but cars may not be the main mode of transport.
- New developments need to ensure there is an adequate provision of car parking.
- Upgrading footpaths that connect to Anzac Avenue may encourage pedestrian movement around the centre.
- The cycleways along the Redcliffe-Peninsula rail line are fantastic but it is troublesome for people to cross Anzac Avenue to cycle to it.
- There are gaps or missing links on pedestrian and cycle paths that would help people move around.
- Safety of pedestrians is important (ensuring there are crossings and people feel safe walking during the day and night).

### **Housing**

- Higher density housing should be located near train stations.
- New developments need to have a sufficient number of on-site car parking spaces.
- New developments should incorporate open space and green communal areas to recreate in.
- Council is reviewing car parking rates and the provision of open space areas at a region wide level so these suggestions will be addressed through separate Council projects.

## **Group activity - Draft small-scale infrastructure project options**

The main focus of this project is to develop a neighbourhood plan and planning scheme amendments which will guide future development. However small-scale infrastructure projects such as street tree planting, public art, upgrading pathways, etc., are another way to contribute to achieving the vision for the area.

The CRG members were shown potential draft small-scale infrastructure projects and then rated them based on alignment with the draft vision and strategies, scale of community benefit, response to community feedback and potential for it to be a catalyst for change. The Neighbourhood Planning team will consider the CRG members feedback further. However, it was noted that ultimately any small-scale infrastructure project and funding would be a decision made by Council.

### **Key investigations**

The CRG members were shown key investigations / actions relating to the entire neighbourhood planning area as well as specific locations and how those key investigations / actions align with the draft vision and strategies. The CRG members were generally supportive of the further investigations / actions to be undertaken to inform the draft Neighbourhood Plan.