

This section provides an overview and analysis of the statutory planning framework that is relevant to open space planning in the Redlands.

At a regional level, the planning framework provides a broad strategic context that considers Redlands as part of the Southeast Queensland regional network.

At a local level, the planning framework and policy documents provide the statutory mechanisms that regulate land use and development and have a significant impact on the type, scale and location of open space and how it is used and managed.

State and regional planning instruments

Sustainable Planning Act 2009

The Sustainable Planning Act 2009 (SPA) commenced on 18 December 2009 and provides the overarching statutory planning framework for Queensland including providing the framework for the preparation and implementation of planning schemes and other planning instruments.

The purpose of the SPA is as follows (chapter 1, part 2, section 3):

“The purpose of this Act is to seek to achieve ecological sustainability by—

- (a) managing the process by which development takes place, including ensuring the process is accountable, effective and efficient and delivers sustainable outcomes; and*
- (b) managing the effects of development on the environment, including managing the use of premises; and*
- (c) continuing the coordination and integration of planning at the local, regional and State levels.”*

In preparing a planning instrument the SPA requires that a local government in an area where a regional plan has been prepared (this includes Redland City Council) must take account of, and reflect, a region's regional plan (chapter 2, part 3, section 26).

The SPA also requires that a planning instrument should achieve consistency, to the greatest extent possible, with any State Planning Regulatory Provisions (SPRPs) and State Planning Policies (SPPs). Notably, if there is an inconsistency between a SPRP or SPP and a local planning instrument, the SPRP or SPP prevails (chapter 2, parts 2 and 4).

In this regard, there are a number of existing SPRPs and SPPs that are relevant to open space planning in the urban and rural areas of the city including:

- SPP 2/10: Koala Conservation in South East Queensland
- South East Queensland Koala Conservation SPRP (May 2010)
- South East Queensland Regional Plan 2009-2031 SPRP

Part 5, Division 1 and Division 2 of the SPA provides for the establishment of the standard planning scheme provisions and requires that a local government must ensure that its planning scheme complies with the standard planning provisions. The standard planning provisions are contained in the separate Queensland Planning Provisions (QPP) with the intent of providing a consistent format and structure for all planning schemes throughout Queensland. The QPP includes a standard set of definitions for land uses, as well as a standard suite of zones.

Importantly, under the QPP format, all planning schemes must include a comprehensive strategic framework that sets the overall policy direction and vision for the local government area. To this end, the *Redlands Open Space Strategy 2026* is intended to inform the preparation of Council's new planning scheme.

South East Queensland Regional Plan 2009—2031

The *South East Queensland Regional Plan 2009-2031* commenced in July 2009 and supersedes the previous *South East Queensland Regional Plan 2005-2026*. The Regional Plan provides the overarching framework to manage growth, change, land use and development in the SEQ region through to 2031.

In this regard, the Regional Plan is the pre-eminent planning instrument for South East Queensland and has direct relevance for both plan-making and development assessment. All relevant local government planning schemes and policies must reflect the vision, strategic directions and regional policies set out in the Regional Plan.

Within the Regional Plan there are twelve Desired Regional Outcomes (DROs):

1. Sustainability and climate change
2. Natural environment
3. Regional landscape
4. Natural resources
5. Rural futures
6. Strong communities
7. Engaging Aboriginal and Torres Strait Island Peoples
8. Compact settlement
9. Employment location
10. Infrastructure
11. Water management
12. Integrated transport

The *Open Space Strategy 2026* contributes towards many of the above DROs but it most contributes to DRO 3—Regional landscape.

Regional landscape DRO 3 has as its outcome statement:

“Key environmental, economic, social and cultural values of the regional landscape are identified and secured to meet the community needs and achieve ecological sustainability”.

Policy 3.4 has as its principle:

“provide an integrated, high-quality, regional community greenspace network to cater for a range of community and environmental needs”

This principle is supported, in Redland City, by this strategy.

Southeast Queensland Outdoor Recreation Strategy 2010

The *Southeast Queensland Outdoor Recreation Strategy 2010* identifies eight priority actions for implementation to better coordinate and build on the Queensland Government's achievements to date. These actions will also enable formal establishment and recognition of partnerships with local governments, industry organisations and the community to increase participation in, and opportunities for, outdoor recreation in the region. The priority actions are:

1. develop an implementation plan to guide planning, development and management of outdoor recreation activities, places and infrastructure in SEQ.
The implementation plan will detail coordination arrangements; infrastructure priorities and development plans; outdoor recreation-related services; research priorities; opportunities for volunteer involvement; and mechanisms for community engagement.
2. coordinate outdoor recreation policy, development and management through Queensland's planning system—community plans, planning schemes, policies in the SEQ Regional Plan and management plans for public land.
3. develop and implement mechanisms to protect and manage multi-tenure areas for outdoor recreation—such as dedication of new recreation areas under the *Recreation Areas Management Act 2006*.
4. prioritise outdoor recreation opportunities and community green space in management plans for state lands.
5. in conjunction with the Queensland Greenspace Strategy, develop options to assist private landholders to provide outdoor recreation opportunities.
6. in conjunction with the Queensland Greenspace Strategy, develop a public recreation land register and map the regional community greenspace network.
This information will be used to create a website for community groups, tourists and Queensland residents to access information about the outdoor recreation opportunities in their region, town or city.
7. manage a program of projects which foster community involvement in planning, developing, managing and monitoring outdoor recreation places and activities such as the Brisbane Valley Rail Trail Ambassadors.
8. develop a system for consistent naming of outdoor recreation activities and describing the places needed for each activity.

Queensland Greenspace Strategy 2011—2020

The release of the *Queensland Greenspace Strategy 2011—2020* in December 2011 will assist the State Government in reaching its target of a 50% increase in land protected for conservation and outdoor recreation.

The comprehensive plan aims to increase parks, recreational walking tracks, off-road vehicle tracks, marine parks and other outdoor resources and was a direct outcome of the Queensland Growth Management Summit held in March 2010.

The strategy aims to protect and preserve the greenspace Queensland already has and looks at ways of increasing the amount of greenspace into the future. The strategy “seeks to expand the existing green space and complement state and local government assets through the potential for a range of outdoor recreation activities such as camping, bushwalking, horse riding, mountain bike riding, trail bike riding and four-wheel driving to be provided on suitable privately owned rural land with the express approval of the landowner”.

It looks for new greenspace through opportunities such as state-funded infrastructure projects, State Development Areas, statutory regional plans, unallocated state lands that are slated for disposal, environmental offsets and regional transport plans.

Annual action plans will be developed and made publicly available with the 2011-2012 action plan including:

- delivering new recreation facilities valued at more than \$43 million
- completing the existing regional trails program
- completing the state schools' community greenspace project
- delivering greenspace network plans for sustainable growth regions

The Greenspace Strategy will “provide a framework for the establishment of an integrated high quality greenspace network to meet the needs of the communities in the growth areas across Queensland.”

The greenspace vision

Queensland's growing communities are supported by networks of diverse, high-quality community greenspace to cater for a range of community and environmental needs.

Supporting growing communities—the government's management of Queensland's growth through new and more compact communities is supported by delivering accessible greenspace in and around growing urban centres.

Meeting the challenge—delivery of the vision acknowledges the scale of the challenge in meeting Queensland's growing need for greenspace and the finite resources available to deliver on this need.

Responding to greenspace demands—greenspace is provided based on the needs of particular communities to access a range of outdoor recreation opportunities.

Collaborating with local government—local governments are recognised as major greenspace providers through a partnership arrangement with state government to acquire and manage greenspace.

Making the best use of resources—acquiring and maintaining additional greenspace is resourced through co-funding arrangements, partnering with the private sector and community organisations and the alignment of government programs.

Strengthening greenspace planning—strategic greenspace outcomes are incorporated into the state's planning framework.

Redland City Council

Redland City Council has a planning and policy framework that consists of:

- community plan
- corporate plan
- planning scheme
- policies
- local laws
- strategies

The relationship between these various instruments is shown in Figure 3-1.

Redlands 2030 Community Plan

The *Redlands 2030 Community Plan* was developed through significant consultation with the community and sets out the vision for the future. An aspirational and forward-looking document, the Community Plan establishes eight vision outcomes that address the following broad community aspirations:

1. Healthy natural environment
2. Green living
3. Embracing the bay
4. Quandamooka Country
5. Wise planning and design
6. Supportive vibrant economy
7. Strong and connected communities
8. Inclusive and ethical governance

Each vision outcome has a number of supporting goals to assist in achieving the outcome.

The *Open Space Strategy 2026* contributes to many of the outcome statements in the *Community Plan 2030* but contributes, most directly, to the following goals in the Wise Planning and Design Outcome:

- Goal 12—a better system of pathways
- Goal 13—a green, shaded city
- Goal 14—much-loved parklands

Redland City Council Corporate Plan 2010-2015

The *Redland City Corporate Plan 2010-2015* is Council's guiding document that provides a more detailed suite of strategic actions to facilitate the delivery of the vision outcomes expressed in the *Redlands 2030 Community Plan*.

Of particular relevance to the open space strategy are the following strategic actions:

- Strategy 5.8—plan and advocate to connect the city's communities with improved public transport including a road, ferry, cycling and walking network that provides safe and efficient movement within the city and the region and supports physical activity, and promotes efficient and environmentally responsible private transport
- Strategy 5.10—maintain the quality and liveability of residential areas and protect natural resources
- Strategy 5.11—provide for place-making throughout the city through creative and inclusive master planning,

local area planning, public art and heritage planning and precinct character planning processes to manage development at the local level

- Strategy 5.12—plan, provide and advocate for essential physical and social infrastructure that supports community well-being and manage Council's existing infrastructure assets to ensure current service standards are maintained and improved
- Strategy 5.13—enhance the city's liveability and enable people to enjoy outdoor activities, social gatherings and community events through planning, providing and managing high quality parks and open spaces

Redland Planning Scheme

The *Redlands Planning Scheme Version 3.1* commenced on 24 December 2010, and incorporates all previous amendments and versions of the scheme.

The planning scheme includes six Desired Environmental Outcomes (DEOs) which are the highest order provisions that the scheme seeks to achieve. The DEOs relate to:

- Natural environment
- Character and identity
- Community health and wellbeing
- Access and mobility
- Essential services
- Economic development

The DEOs are supported by a Strategic Framework in Part 3, Division 2 of the planning scheme that provides both city-wide and local strategies across the following areas:

- Urban settlement pattern and population growth
- Residential development
- Centres
- Business and industry
- Rural areas
- Natural environment
- Recreation and open space
- Cultural heritage
- Environmental management and hazard planning
- Community and social development
- Transport
- Infrastructure

In relation to open space the strategies include:

- the city's key recreational resources are identified and protected for recreational purposes through complementary inclusion generally in the Open Space and Conservation Zones
- recreational resources and open space are provided to:
 - (i) ensure a diversity of recreation settings
 - (ii) encourage multiple use of open space
 - (iii) collocate compatible recreation activities
 - (iv) ensure a non-motorised recreation trail network is integrated into the open space and transport networks
 - (v) ensure linkages are provided between open space areas
 - (vi) provide a significant contribution to the greenspace character of the city and the region

It is planned to commence the statutory review of the Redland Planning Scheme in mid 2013.

Figure 3-1: Redland City Council Planning and policy framework



Redland Priority Infrastructure Plan

The Redland Priority Infrastructure Plan (PIP) shows the Council's strategic trunk infrastructure program needed to guide and service urban growth over a 10-15 year period. The PIP details what trunk infrastructure is required, when it will be needed and how much it will cost.

The implementation of the Adopted Infrastructure Charges Resolution (capped maximum infrastructure charges) during 2011 means that Infrastructure Charging is no longer a component of a priority infrastructure plan. Therefore, as a result of this State Government initiative all parts of the PIP that referred to infrastructure charging was required to be removed prior to public notification.

Adopted infrastructure charge

Pursuant to the State Planning Regulatory Provision (Adopted Charges) prescribed by the *Sustainable Planning (Housing Affordability and Infrastructure Charges Reform) Amendment Act 2011*, Redland City Council resolved to attach the resolution to the *Redland Planning Scheme 2006*.

To remove any doubt, it is declared that the details of the resolution are not part of the Local Government's planning scheme.

The resolution was effected from the commencement of the State Planning Regulatory Provision (Adopted Charges) on 1 July 2011. The resolution adopted a charge for particular development that is equal to the maximum adopted charge.

To enable the adopted infrastructure charges schedule to be applied to existing development use types, the relationship between the existing planning scheme use types and the classes of development to which the adopted Redland City Council Policies apply, have been identified.

Notwithstanding the areas where the adopted infrastructure charges apply however, Council is not prevented from imposing conditions on a development approval or compliance permit for additional trunk infrastructure costs where reasonable and relevant, pursuant to sections 650-652 of the Act and PIA as adopted by the resolution.

Until Council's priority infrastructure plan is adopted, the resolution covers the following:

- (i) identified trunk infrastructure for its local government area in Maps (W1-W8; S1-S8; SW1-SW5; T1-T8; and P1-P4) and the schedules of works attached to the resolution
- (ii) identified the trunk infrastructure networks to which the adopted infrastructure charge applies
- (iii) stated the standards of service for each network mentioned in subparagraph (ii) and attached to the resolution, and
- (iv) stated the establishment cost of each network identified in the schedules of works attached to the resolution

Redland City Council policies

Council's has a raft of policies many of which its state position on the equitable provision and access to a vibrant public open space realm that supports:

- environment, biodiversity, koala and vegetation protection,
- a child and young people friendly spaces and places
- the development of community gardens and hubs around Council halls
- asset management
- leasing of public land for not for profit club activities
- acquisition of land worth protecting in public ownership for conservation and recreation
- a strategic approach to managing the risks associated with climate change

References to **some** of these are below. For full access to Council's policies go to: <http://www.redland.qld.gov.au/AboutCouncil/Policies/Pages/Policies.aspx>

Corporate Environment Policy 2644

This policy supports Council's Corporate Plan Strategic Priority for the Natural Environment to:

"ensure the enhancement of biodiversity including koala habitat, bushland, greenspace, waterways, catchments, air and coastal ecosystems in recognition of our unique location on Moreton Bay".

Policy objective

Three foundation objectives are highlighted for implementation under this policy:

1. Council's ecological footprint will be assessed and used as a basis for future decision-making
2. Council's environmental performance will be measured under the State of the Environment Reporting Framework, and annual Corporate Reporting
3. Greater integration across Council Departments and Groups, and at the works and activities level, is essential to achieving major environment planning and management responsibilities

Biodiversity Policy 3070

This policy, like Corporate Environment Policy 2644, supports Council's Corporate Plan Strategic Priority for the Natural Environment to:

"ensure the enhancement of biodiversity including koala habitat, bushland, greenspace, waterways, catchments, air and coastal ecosystems in recognition of our unique location on Moreton Bay".

It also supports Council's Objective 1.1 "To protect, maintain and rehabilitate environmental values and biodiversity".

Policy objective

Redland City Council, in conjunction with all stakeholders, is committed to protecting and rehabilitating biodiversity by undertaking the necessary actions to:

Child Friendly City Award

In November 2011 the Planning Institute of Australia Qld awarded Council an Award for Excellence for the hotly contested “Best Planning Ideas – Small or Local projects: Child and Youth Friendly City”.

This was a Community and Social Planning project led by Roberta Bonnin and Stephanie Wyeth, with input from Laurel Johnson, Emma Baker, Griffith University, Redlands 2030 artist Kelly Austin and various parts of the organisation including Angela Wright and Noreen Orticio.

This award recognised the suite of planning tools devised through a collaborative planning process, which include a policy, report, design guidelines and indicators.

In the judges’ citation for the award they commented on how the project had the potential to give long-lasting benefits for the whole community.

The *Child and Youth Friendly Redlands* project also has immediate implications for how Council thinks about developments.

Master plans for recreation parks, structure plans, new property developments, car-park upgrades and ferry terminals should all be shaped by the child and youth friendly principles.

Congratulations to all involved for this extremely exciting win. The challenge now is to promote the work from this innovative project and get it used as much as possible.

- maintain viability of ecosystems by retaining all remaining remnant vegetation (remaining 30%) on the mainland, North Stradbroke Island and Southern Moreton Bay Islands
- enhance habitat on the mainland by increasing cover of remnant vegetation by at least 1,600 ha (8%) by 2031 to address SEQ NRM resource condition targets, through protection of existing non-remnant vegetation re-growth and new planting
- maintain all 39 regional ecosystems as described in the *Vegetation Management Act, 1999*

Child and Youth Friendly Redlands Policy 3113

This policy will guide continuous improvement in the development and delivery of Council’s policies, programs and practices to ensure they are child and youth friendly.

Community Gardens Policy 3101

The policy supports the Redlands 2030 Community Plan Green Living outcome area, Goal 5, Local food production; the Corporate Plan Strong and Connected Communities outcome, Strategy 7.6—Provide practical programs, support and guidance to the community sector in its delivery of highly valued support services and community projects; and the Corporate Plan Green Living outcome, strategy 2.3—Promote a ‘go local’ attitude towards working, socialising, shopping, playing and supporting local production of food.

Policy objective

Council is committed to supporting the Redlands community in developing sustainable community gardens on Council and other land in order to enhance the contribution community gardens can make to:

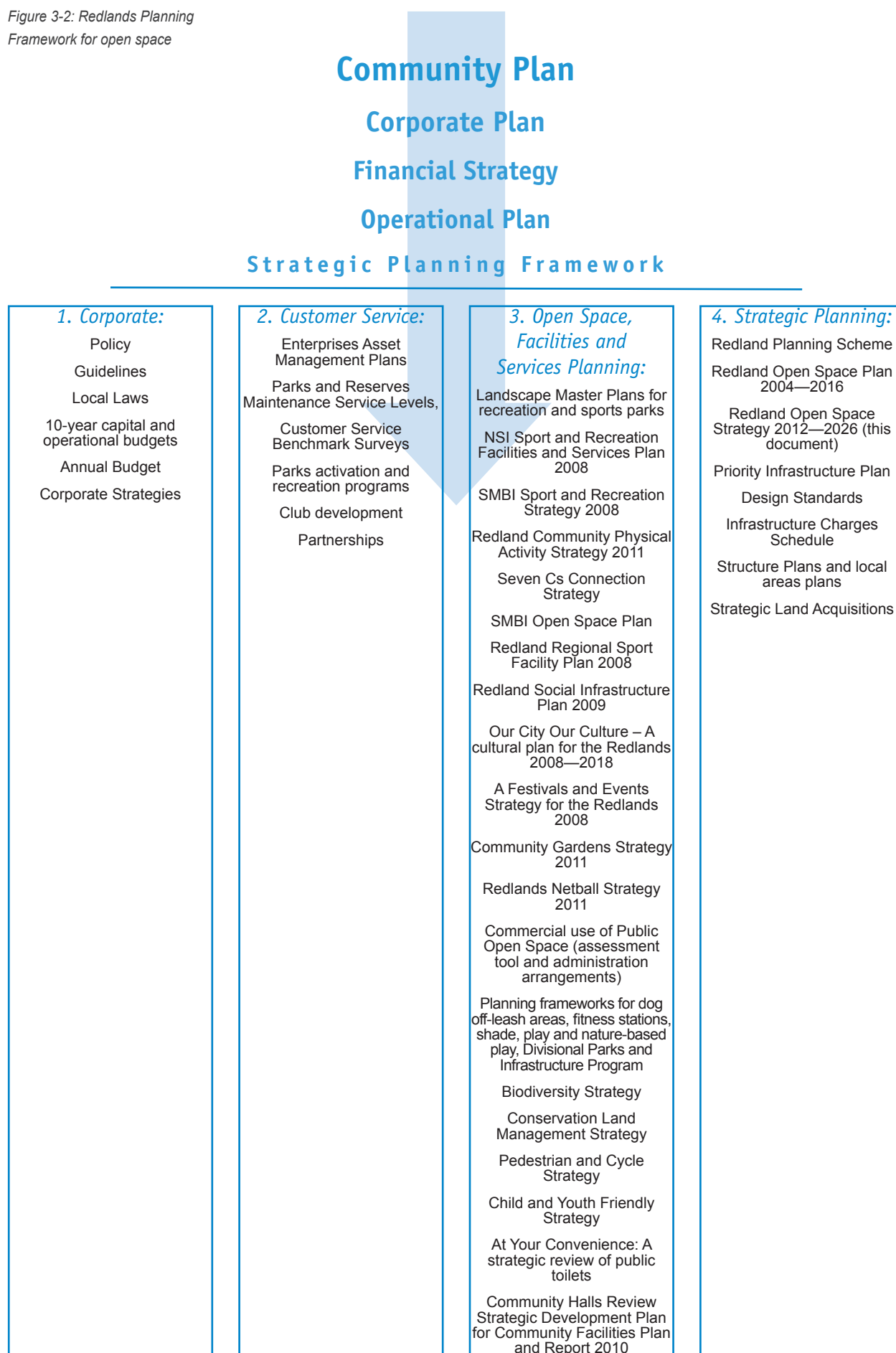
- health and well-being
- social connectedness
- local food production
- environmental sustainability
- social enterprise
- knowledge

Community Halls and Precincts Policy 3115

This policy supports:

1. *Redlands 2030 Community Plan’s* Strong and Connected Communities Outcome: Goal 11: Responsive Social Infrastructure. Easily accessible facilities, services and networks cater for the needs of a diverse community to participate fully in arts, heritage and culture, sport and recreation, community development and lifelong learning
2. *Redland City Council Corporate Plan 2010-2015* Strategy 5.12 which seeks to plan, provide and advocate for essential physical and social infrastructure that supports community well-being and manage Council’s existing infrastructure assets to ensure current service standards are maintained or improved
3. *Redland City Council Corporate Plan 2010-2015* Strategy 7.2 which seeks to provide access to quality services, facilities and information that meet the needs of all age groups and communities, especially disadvantaged and vulnerable people

Figure 3-2: Redlands Planning Framework for open space



4. *South East Queensland Regional Plan 2009-2031*, particularly Desired Regional Outcome 6: Strong Communities, which promotes the development of cohesive, inclusive and healthy communities to have a strong sense of identity and place, and access to a full range of services and facilities that meet diverse community needs
5. *Local Government Act 2009* and Regulations, particularly sections relating to preparation of long-term asset management plans, strategies to ensure the sustainable management of assets, and the requirement for local governments to consider the whole-of-life costing for investment.

Policy objective

This policy will guide continuous improvement in the planning, design, management and operation of Council's portfolio of community halls to ensure these assets best meet current and future community need, and operate in accordance with Council's asset management responsibilities.

Leasing of Council Land and Facilities 3071

This policy is developed in accordance with the *Local Government Act 1993* and the *Land Act 1994*.

Policy objective

To provide access to Council-owned or managed land and facilities for the delivery of opportunities which contribute to building safe, strong and self reliant communities.

Policy statement

Council is committed to:

- maximising the community benefit and use of Council-owned and controlled land and facilities
- ensuring equitable needs-based distribution of facilities and land
- ensuring consistent tenure conditions
- defining responsibilities and costs associated with the construction, maintenance and operation of facilities
- acknowledging the contribution of community organisations through the development of partnerships and provision of services and facilities
- working with community organisations to support appropriate financial and asset management practices

Enterprise Asset Management 2528

This policy supports *Council's Corporate Plan 2006-2010* Financial Management, Objective 7.1 "to manage the corporate assets that support the operational objectives of the organisation"; the *Local Government Act 1993* and the *Local Government Finance Standard 2005* relating to asset management.

Policy objective

To manage the assets of Redland City Council on behalf of the community to deliver present and future service needs.

Policy statement

Council is committed to:

- developing an Enterprise Asset Management framework and Individual Asset Management Plans to optimise processes for asset creation, operation, maintenance and disposal, and to facilitate the continuous improvement of asset management practices
- creating or acquiring assets where the need is greatest and where the need cannot be met by existing facilities or other service providers
- implementing a life-cycle approach to all asset management decisions to manage, monitor performance and to account for costs and benefits over the asset's life
- undertaking long term planning for assets in consideration of the benefits and costs to the present and future community and their ability to pay
- engaging the community in decisions to create significant community assets
- providing training and resources to adequately manage assets and to comply with legislative requirements including workplace health and safety and the *Local Government Act 1993*
- pricing services to reflect their full value, including asset-holding costs
- spatially recording all required assets on the geographical information system
- embedding inter-enterprise processes, goals, performance, collaboration and communication principles within Council's asset management framework as outlined in the Strategic Enterprise Asset Steering Committee Charter

Environment Charge Acquisition and Management Policy 3077

Council's corporate plan states the Strategic Priority for the Natural Environment is "to ensure the enhancement of biodiversity including koala habitat, bushland, greenspace, waterways, catchments, air and coastal ecosystems in recognition of our unique location on Moreton Bay".

Policy objectives

- to protect environmentally significant properties through selective acquisition as part of the broader strategy of methods for protecting, maintaining and rehabilitating environmental values and biodiversity
- to manage environmentally significant properties for existing and future generations and to protect the environmental significance of the site in both the short term and long term
- to protect and enhance koala habitat, both urban and rural, through selective acquisition and rehabilitation, and to facilitate effective and safe koala movement

Corporate Climate Change Policy 3090

The *Corporate Climate Change Policy* supports the Council's *Corporate Plan 2010* outcome:

"Our green living choices will improve our quality of life and our children's lives, through our sustainable and energy efficient use of resources, transport and infrastructure, and our well informed responses to risks such as climate change".

This policy is strongly aligned with Council's Corporate Environment Policy POL 2644.

Policy objective

"To reduce the greenhouse gases emitted by Council and the community to levels and within a time acceptable to the wider community, and ensure that the consequences of climate change and energy transition for Redland City are understood and planning minimises the potential adverse impacts on natural ecosystems and the community".

Redland Plans and Strategies

Redland has a significant number of adopted plans and strategies that have a direct relationship to open space and land use planning. Many of these are listed in Figure 3.2 and are referenced in Appendix A2.

The actions and recommendations of these plans have been considered during the development of this strategy with the aim to ensure that any open space planning responses are captured as future actions for specifying, designing and resourcing.

Redland City Council Local Laws

The following local laws are relevant to the management of the open space resource:

Local Law 15: Parks and Reserves

The objects of Local Law 15 are to:

- (a) provide for the establishment of parks and reserves on land under the Council's control
- (b) provide for appropriate public access to parks and reserves for active and passive recreation
- (c) protect the safety of persons using parks and reserves
- (d) preserve features of the natural and built environment and other aspects of the amenity of parks and reserves
- (e) regulate activities in parks and reserves and ensure appropriate standards of conduct

Local Law 22: Bathing Reserves

The objects of Local Law 22 are to:

- (a) provide for the supervision and regulation of bathing reserves
- (b) provide for the surveillance of bathing reserves by life-saving patrols

- (c) regulate the use of bathing reserves and equipment in bathing reserves
- (d) enhance public safety and convenience in bathing reserves

Tenure of open space

Open space can be in Council's ownership or under its control. The main types of tenure are:

- Freehold-land owned by Redland City Council
- Trust—land held in trust from the Queensland State Government. This land is usually dedicated for particular activities e.g. for sport and recreation. If Council wishes to use the land for an alternative activity then permission is required. The land owner usually requires a Land Management Plan to be developed before the land is leased to a community group, and in some other cases, where significant values are present.
- Council as Lessee—Council may enter into a long term lease over land (possibly incorporating buildings) instead of purchasing land. This form of tenure can be particularly suited to community organisations that need accommodation for a limited period of time.
- Council as Lessor—Council leases land that it controls, which could be owned freehold or in Trust, to community organisations to conduct their activities. Further information on leasing of Council land can be found in Council Policy POL-3071 Leasing of Council Land and Facilities.

Where the land is owned by Council then Council is relatively free to do with it what it wants, including being able to sell it.

Within the city there is also private open space that can usually only be accessed by members e.g. private golf clubs. Membership provides access to those areas that are off-limits to non-members.

Council may also exercise some control over space where an agreement is reached with the landholder. This typically takes place in relation to: conservation areas where an agreement is reached to protect areas with special biodiversity values, or for access across private land to link two areas of public open space. Typically an easement is agreed with the landholder for this purpose.

Political framework

Redland City Council is governed by an elected Mayor and ten elected Councillors. The Mayor and Councillors contest an election every four years (next due in March 2012). The Councillors represent one of the ten Divisions (see Figure 4-1).

The city

Redland City is located in south-east Queensland, about 26 kilometres south-east of the Brisbane CBD. Redland City is bounded by Moreton Bay in the north and east, Gold Coast and Logan Cities in the south, and Brisbane City in the west.

Redland City includes the suburbs and localities of Alexandra Hills, Amity, Birkdale, Capalaba, Cleveland, Coochiemudlo Island, Dunwich, Karragarra Island, Lamb Island, Macleay Island, Mount Cotton, North Stradbroke Island, Ormiston, Peel Island, Point Lookout, Redland Bay, Russell Island, Sheldon, Thorneside, Thornlands, Victoria Point and Wellington Point.

Redland City is a growing residential and holiday area, with substantial rural, rural residential, conservation and parkland areas, and pockets of industrial and commercial land use. Redland City encompasses a total land area of about 537 km², including islands, coastal areas, bushland, national parks and waterways.

The major retail and commercial centres are located at Cleveland and Capalaba. The southern areas of the City are more rural or rural residential in nature. Rural land is used largely for farming and agriculture.

The people

The following information is a snapshot of the city's demographic profile at the time of the 2006 census.

- the population was 132,971 people
- an indigenous population of 1,916 (1.5% of the total)
- Australian born residents made up 74.3% of the resident population
- the age structure shows:
 - lower percentages of people in the 18-24 and the 25-34 age cohorts compared to South East Queensland
 - a higher percentage in the 50-59 cohort when compared to South East Queensland
- for those people born overseas the greatest numbers were from the United Kingdom and New Zealand. Of the non-English speaking countries where residents emanated from the Netherlands had the highest number of people (0.6% of the population)
- the average household size is 2.71 people compared to 2.77 for South East Queensland
- twenty-three per cent of people rented their house compared to 30% for South East Queensland

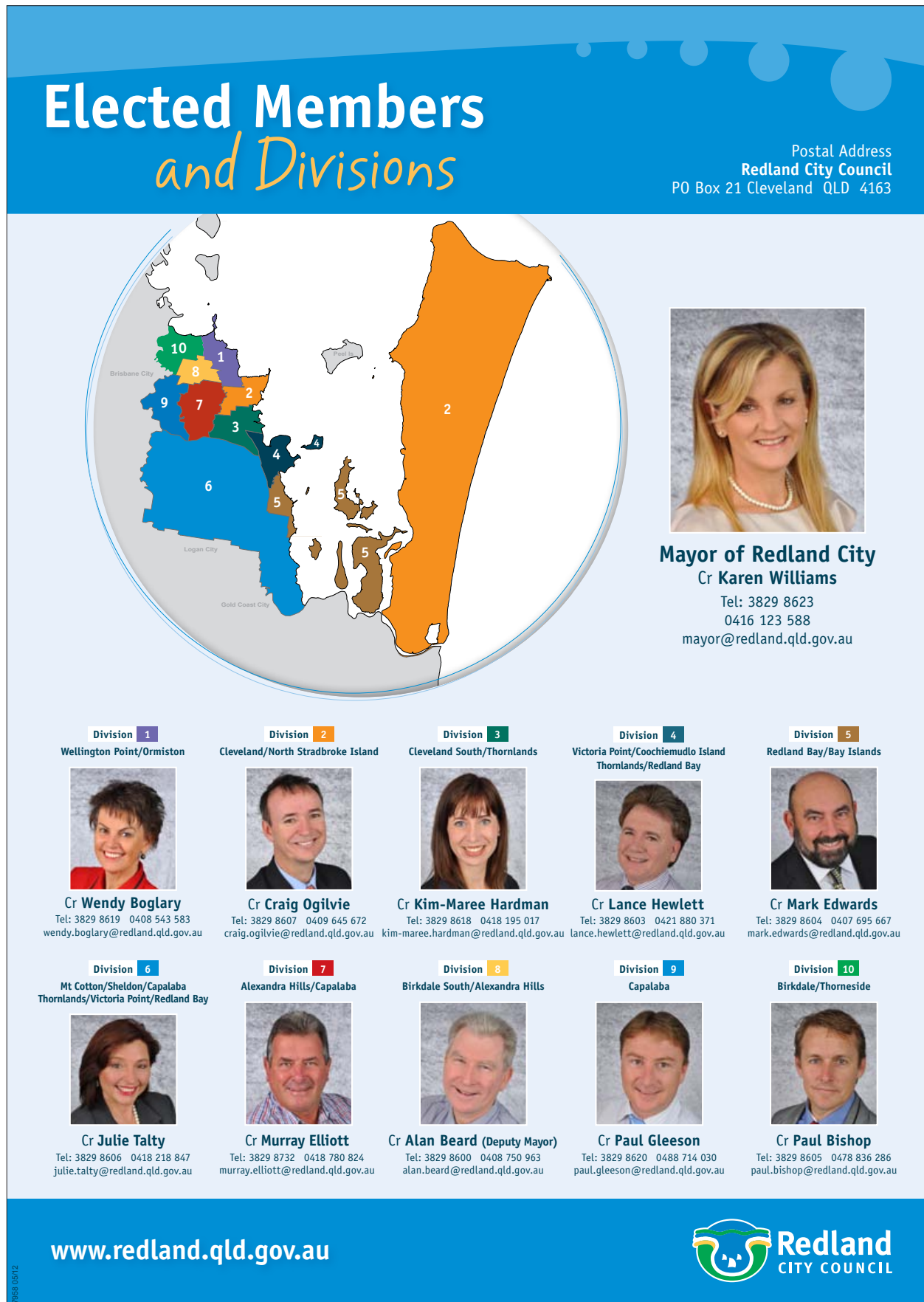
An analysis at a suburb level shows the following differences between the mainland and the islands:

- the communities living on the islands are older than the mainland
- people living on the islands have a lower income than the mainland
- people on the islands have less access to cars suggesting that transport may be more difficult

The population forecasts used in the *Redland Open Space Strategy 2026* were originally developed for the *Draft Redlands Local Growth Management Strategy 2008* and remain the preferred population forecasts by Redland City Council.

A full community demographic profile (based on 2006 figures) can be found on Council's website—www.redland.qld.gov.au.

Figure 4-1: Elected members and divisions (as at May 2012)



Population Growth

Expected population growth to 2026 is shown in Table 4-1.

Population in the Redland City is expected to increase from 132,971 people in 2006 to approximately 176,375 in 2026. This is an increase of approximately 43,404 people.

The suburbs that will experience the largest number of new residents are:

- Thornlands—9,086 people
- Redland Bay—4,376 people
- Mount Cotton and Sheldon—6334 people
- Cleveland—3,140 people
- Capalaba—3,040 people

In Capalaba and Cleveland most of the growth will be accommodated in attached housing i.e. medium density buildings.

Areas of open space

Open Space Hierarchy	Hectares
Local Recreation Parks	243
District Recreation Parks	130
District Sports Parks	108
Regional Recreation Parks	59
Regional Sports Parks	122
Conservation Areas	6,799

The above figures were calculated:-

1. using February 2012 land figures
2. using the Open Space Plan 2004-2014 park hierarchy
3. using all the land in the sports park lots for the sports park calculation
4. by including road reserves in the conservation land calculation
5. by not including land that is used for council buildings, drainage reserves, walkways and caravan parks

Redland Community

Community engagement during the Redland 2030 Community Plan development

During 2009 and 2010 Council undertook, over many months, extensive community consultation to develop the *Redlands 2030 Community Plan*.

The various consultation forums and processes covered many issues of relevance to this strategy such as open space provision, accessibility, urban design and green themes.

Further community consultation was considered unwarranted, in developing this strategy, given the quality of the information that was available, . The data from the community plan consultations has been used as the base community input.

Parks Benchmark Surveys

Since 2004 Integrated Open Space Services (IOSS) has undertaken annual park intercept surveys on Council's behalf to gauge people's satisfaction with the city's parks and gain ideas for improvement in particular parks and across the system. Over that time nearly 1,000 surveys have been completed.

IOSS was asked to analyse the surveys from over a number of years to draw out trends and consistent themes that may be used in developing the strategy. This analysis is summarised below;

Reason for visiting

The five main reasons given for visiting a particular park are:

1. for children's play or to use the children's playground
2. to exercise the dog
3. for walking
4. to enjoy the environment
5. for relaxation

Just outside the first five reasons are others such as 'passing through the park on the way elsewhere' and 'taking a break'.

IOSS was able to analyse the stated reasons for visiting a park listed above by the amount of time spent on the activity to create a demand index. The highest five reasons for visiting a park weighted by the time spent on the activity then are:

1. to exercise the dog
2. meeting friends or socialising
3. walking
4. riding bmx bikes or stunt bikes
5. enjoying the environment

Just below these five were 'skateboarding' and 'children's play'. While children's play was the most popular reason to visit a park the amount of time engaged in the activity is limited. Visiting a park for dog exercise is a high reason to visit a park and keeps people in the park for an extended period. What this may suggest is that the facilities provided for dogs are more engaging than the playgrounds provided for children. In future provision the quality of playgrounds and the play experience provided needs to be reviewed to provide more engaging and varied experiences than are currently being provided.

Facility and service provision

Respondents were asked about improvements to the facilities or park services that they thought Council should undertake.

The highest five areas for improvement were:

1. more shade and shelter
2. better playgrounds
3. more seats and tables
4. more public toilets
5. water bubblers

Just outside these five were 'more barbecues and bins' and 'better access'.

Once again the quality of play equipment, and the facilities that supports its use such as shade, seats, shelters and water feature strongly as suggested areas for improvement.

Elected representatives

Each of the Divisional Councillors were engaged to obtain opinions concerning the issues in open space planning that need to be addressed. The broad results, across all Councillors, are presented below.

Significant issues affecting open space planning

A number of Councillors cited incidences where residents adjoining open space areas were critical of Council plans to use the open space area for a particular function. The reason for the criticisms varied but typically concerned increased use of the park, security concerns attached to the increased use, noise and traffic movement. Where the park is small this can often make it difficult to achieve expected park outcomes.

Foreshore parks are often a struggle between residents that have views across the parkland to the water and Council and other residents that want to see shade planting and other developments such as shelters and public toilets. In some cases there has been destruction of trees planted in the park that presumably, one day, would have restricted in part the views from some residences.

If there is a shortage of parkland in the city once a suburb is developed it is difficult, if not impossible, to secure land to address the shortfall as it is not available. This issue underscores the importance of getting sufficient parkland before settlement is complete i.e. during the planning process. However, the land that is obtained must be of a high quality. In the past the land that was received was not always fit-for-purpose or had constraints such as it was isolated with little or no street frontage, it was low lying and often boggy, or there were overland water flows. Obtaining suitable land for new residential developments is always a struggle between Council wanting to obtain quality land for the new residents and developers wanting to maximise their returns.

Access and connectivity were common points of discussion. Councillors felt that residents should be able to readily walk to attractive parkland near to where they live and once in the open space network it should be possible to continue on to other open space areas for extended walks, as much as possible, off-road, and in an open space setting.

Speed limits on roads adjacent to significant parkland should also reflect the safety of users such that where there is the potential for an accident then speed limits, particularly for Council-controlled roads, should be lowered or devices installed to enable safe crossing.

There was some divergence of opinion of toddler play equipment. Some Councillors thought it appropriate that many of these small playgrounds were spread in pocket parks throughout the city while others felt there should be fewer small playgrounds but a number of larger, higher quality playgrounds, across the city.

Significant issues affecting delivery of open space projects

Over-engineered, or perceptions of over-engineering, were occasionally cited. The premise being that the available budget could stretch further if projects were designed at the appropriate level.

Increased Council and external policy and regulatory requirements have slowed the delivery of projects. In the past there were less regulatory requirements and shorter approval processes that allowed projects to be delivered relatively quickly.

Council, and the community, need to consider programming of open space as well as delivering the infrastructure. Programming means providing activities in the parks such as fitness classes, music, festivals, kite flying, children's sports and similar. Activating the open space resource is also important from Council's perspective.

The city's key parks

As could be expected there was some divergence of opinion on this topic however there was most agreement that the foreshore parks, including some of the North Stradbroke Island beach parks, are very important and are probably the most visited by locals and visitors. Councillors were well aware of important divisional parks and some of these were mentioned but the broadest level of support was for the foreshore parklands.

Other matters

There was general support for the development of park master plans but some frustration between the time taken from the approval of the master plan to the detailed design of the plans, its funding and its implementation. The park master plan, it would appear, creates a level of excitement and Councillors and the community are then keen for this to be delivered quickly.

Internal stakeholders

Within Council a series of meetings were undertaken prior to the neighbourhood assessments to establish issues and opportunities that should be considered.

The draft Strategy was released for internal consultation in March 2012. A series of workshops have been conducted with work groups and individuals. Written feedback has been received from the Parks and Conservation Services, City Infrastructure Group, City Environment Group and other individuals from other units.

Community feedback on the draft strategy

The Community were invited on the 1st March 2012 to read and test the strategy for themselves and provide submissions, answer a questionnaire and complete a Walkability Checklist - or a survey of a walk around their neighbourhood.

Over 180 individual submissions were made, with over 100 of these being completed at the Walk and Days on the 16 and 17 June 2012.

28 Heart Foundation Walkability Checklists were completed and returned to Council. Some of the submissions were very detailed and have provided Council with a unique insight into where people walk.

The report from the Walk and Talk Day feedback is in the appendix.

All information given by the community to Council has been considered in this final report. The communities input have resulted in many changes to the neighbourhood maps and other section of the strategy.

Thank You

Sincere thanks to everyone who participated in the Walk and Talk Days, who filled in the questionnaire, who attended a workshop or meeting about the strategy or who took the time to write a full submission. Your efforts are greatly appreciated.

Thank you also to the Heart Foundation for supplying the checklists and other materials.

In June 2012 the project was awarded funding through the Local Government Association of Qld and the Qld State Government's Health Communities Initiative. The project became an LGAQ Healthy Communities Demonstration Project, one of five in the State in 2012. LGAQ provided the funding to conduct the Walk and Talk Days around the city. The funding also led to the development of a Tool Kit for use by other local Councils. This will be found on the LGAQ's web site in 2013.

Walk and Talk Day Photo - Cleveland Sunday 17 June 2012.



