

## Brisbane Road Car Park Redevelopment

### About the project

Sunshine Coast Council is undertaking an \$18 million redevelopment of the Brisbane Road Car Park in Mooloolaba. Designed and to be built by Evans Built, the new eight-storey multi-deck car park will increase public parking on the site from 176 spaces to more than 700 car parking spaces, with a further 54 motorcycle spaces and 50 bicycle spaces. This is one of many Mooloolaba infrastructure projects council is investing in to create a world-class destination for residents and visitors to enjoy. The multi-deck car park on the parcel of land facing Smith Street and First Avenue is expected to be completed by December 2020 (weather and site conditions permitting).

### Project benefits

More parking in Mooloolaba has been identified as a high priority to benefit residents, visitors and businesses.

In addition to increased parking, the ground floor of the car park building will include space for commercial tenancies to further support the economic development of Mooloolaba. The mixed-use tenancies facing First Avenue will create an activated street frontage, complementing the existing laneway community.

### Car park design

The new multi-deck car park design draws inspiration from the natural environment and incorporates local references of the Mooloolaba area and the Placemaking Mooloolaba Masterplan. More information about the design can be found on the project website.



Artist impression – North West Elevation



Artist impression - North Elevation

### Construction schedule

Construction will take place from October 2019 to December 2020, weather and site conditions permitting.

Construction hours will primarily be between 6:30am – 6:30pm, Monday – Saturday.

To minimise disruption to residents, visitors and local businesses over the Christmas and New Year period, noisy works will cease between Friday, 13 December 2019 and Tuesday, 28 January 2020.

However for the remaining construction program, and to complete the works as quickly as possible, construction will continue throughout remaining 2020 school holiday periods but will exclude public holidays.

The car park is expected to open prior to Christmas 2020.

## Construction overview:

**28 October to 13 December 2019:** Council will establish the car park as a construction site and office. This includes removing the existing car park surface, vegetation and construction of pad footings for the new car park.

**28 January 2020 to mid-September 2020:**

Works will start on the eight-level building structure.

**Late September to early December 2020:**

Decorative building elements, streetscape landscaping and fitout.

*\*Timeframes may change subject to weather, site conditions, council's budget process and other funding.*

## Trees and landscape design

To accommodate the new multi-deck car park, some existing trees and vegetation must be removed. The project will include offset planting to replace removed vegetation.

## Parking during construction

Parking will remain available at the existing Brisbane Road car park during construction of the new car park building. A total of 93 parking spaces and four motorcycle spaces are available. A 3-hour (3P) limit applies.

Council provides a range of free on-street and off-street parking throughout Mooloolaba including:

**Temporary Mooloolaba Beach car park** – 122 parking spaces

**Beach Terrace car park** – 111 parking spaces

**Club Lane car park** – 19 parking spaces and 8 Surf Life Saving only parking spaces

**The Wharf car park** – 427 parking spaces

**Brisbane Road car park** (fronting Brisbane Rd) – 93 parking spaces

**Incana Court car park** – 110 parking spaces. Construction personnel will be encouraged to park in the Incana Court car park, ensuring the maximum number of parking spaces remain available in the heart of Mooloolaba.

On-street parking is also available at various locations throughout Mooloolaba. For more details visit council's website

[www.sunshinecoast.qld.gov.au](http://www.sunshinecoast.qld.gov.au).



Artist impression - East Elevation

## What to expect during construction

Council will make every effort to minimise impacts to the local community and businesses during construction however this is a major construction project and some inconvenience is to be expected.

At various times throughout the project there will be:

- changes to traffic conditions – reduced speed limits, temporary lane closures, traffic and pedestrian pathway changes and stop-go traffic control
- increased heavy vehicle movements
- construction noise
- signage and road barriers in place to help redirect motorists and pedestrians.

Dust mitigation measures will be in place.

Drone footage will be available so that the community can follow the construction progress.

## Community consultation

An extensive community engagement process was undertaken during the development of the Placemaking Mooloolaba Master Plan which was adopted by council in December 2015.

Most recently, the project team conducted a series of doorknock meetings with the Mooloolaba businesses adjacent to the car park. Council will continue to keep the community informed throughout the project.

## Supporting businesses during construction

Council, along with Evans Built, will liaise with directly affected businesses before and during construction to assist with forward planning and communication to staff and customers.

To support and help businesses to forward plan for construction, council has produced a 'Business Continuity Guide'. The guide is filled with key information and strategies to help deal with some of the challenges experienced during upgrade projects. It can be downloaded from council's website, search 'Business Continuity'.

## Keeping you informed

The Brisbane Road Car Park project team will provide the community with regular construction updates throughout the project.

Information will be available on the project website and via construction notifications.

## Register to receive project updates

Council's primary method of communicating construction information will be via email updates. If you wish to receive construction updates please email your name, business name (if applicable), email address and phone number to [brisbaneroadcarpark@sunshinecoast.qld.gov.au](mailto:brisbaneroadcarpark@sunshinecoast.qld.gov.au)

Construction notifications will be emailed to local residents and businesses who have registered for updates, as well as shared with local business organisations and community groups.

## Further information

For further information, members of the public can contact council's customer service team on (07) 5475 7272 (during office hours, Monday to Friday 8.15am-5pm) or email [brisbaneroadcarpark@sunshinecoast.qld.gov.au](mailto:brisbaneroadcarpark@sunshinecoast.qld.gov.au)

## A note from your local councillor

Council is making a significant investment in Mooloolaba with a range of major projects including the Brisbane Road Car Park.

This project is vital to accommodate the growth in Mooloolaba and the broader Sunshine Coast, with Mooloolaba attracting an ever-increasing number of visitors both locally and from other destinations.

I'm proud that we're delivering this key infrastructure to improve public parking availability in Mooloolaba.

As with any major infrastructure project there is however unavoidable inconvenience. The project team will do everything possible to minimise disruption during construction.

Thank you for your understanding and patience as we deliver this essential upgrade for the future benefit of our Mooloolaba residents, business owners and their employees and visitors.



Cr John Connolly – Division 4