

Brisbane's knowledge corridor

A framework for connecting people,
places and ideas

December 2020



Dedicated to a better Brisbane

Acknowledgement of Country

Brisbane City Council acknowledges the Traditional Custodians of the land and their unique relationship with their ancestral Country. We pay respect to all Aboriginal and Torres Strait Islander Elders of Brisbane, and recognise their strength and wisdom.

About this framework

In late 2019, the Cross River Rail Delivery Authority (CRRDA) released the *Cross River Rail Precincts Delivery Strategy* which articulates the strategic aspirations for the areas surrounding Cross River Rail stations. CRRDA is responsible for delivering the rail infrastructure and development on Queensland Government-owned land immediately surrounding the stations. Council's responsibility is to plan for areas within walking distance of the stations and outside the CRRDA areas, in accordance with the city planning function that Council provides to Brisbane City.

This document focuses on renewal opportunities in Brisbane's inner city and the emerging knowledge corridor that runs in alignment with proposed Brisbane Metro and Cross River Rail infrastructure.

Council will continue to work with the community and stakeholders to shape the future of the knowledge corridor as a foundation for our growing economy and enhanced lifestyle.





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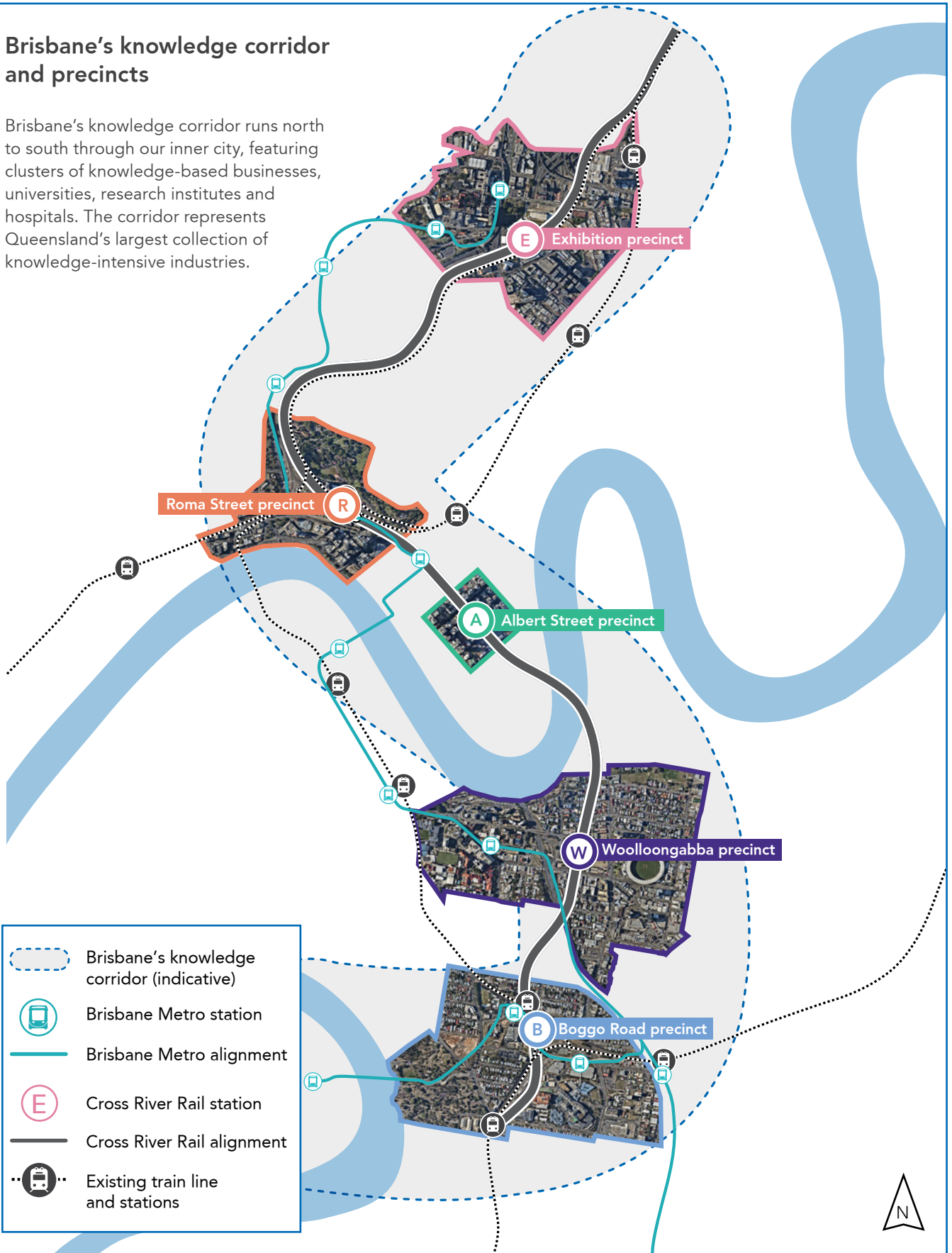
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Driving transformation 32

1 Background

Brisbane's knowledge corridor and precincts

Brisbane's knowledge corridor runs north to south through our inner city, featuring clusters of knowledge-based businesses, universities, research institutes and hospitals. The corridor represents Queensland's largest collection of knowledge-intensive industries.



Brisbane is entering a dynamic new chapter in its evolution. Driven by the rise of innovation, lifestyle and high-growth precincts, a distinct knowledge corridor is emerging through our inner city, connecting centres of employment, health and education. Investment in transformational infrastructure projects such as Brisbane Metro and Cross River Rail will enhance public transport networks and provide a boost to the prosperity and liveability of the city and region.

As significant as these investments in public transport are, it is just the beginning. The combination of Brisbane Metro and Cross River Rail provides a catalyst for change, a once-in-a-generation opportunity to take Brisbane to a new level in the knowledge economy.

People are at the centre of this opportunity. To sustain its competitive advantage as a hub of innovation and ideas, Brisbane needs to leverage its reputation as a lifestyle city that offers both high-value jobs and high-quality places that attract people and investment. While the key driver for both Brisbane Metro and Cross River Rail is to connect people and places, these projects also represent a rare opportunity to renew our inner city. High-frequency public transport networks will stitch together the diverse precincts that comprise Brisbane's knowledge corridor and kick-start growth in jobs, housing and lifestyle opportunities.

The full economic and liveability benefits of these public transport investments will only be realised by implementing land use and placemaking strategies that facilitate ongoing growth, investment and revitalisation.

Council has been working closely with key stakeholders including the CRRDA to create a vision and framework for Brisbane's knowledge corridor as well as a series of renewal strategies for each of the five Cross River Rail precincts. These renewal strategies will provide a vision, actions and key projects to support development, placemaking and social wellbeing in each of the five precincts.

Framework and renewal strategies

Brisbane's knowledge corridor framework serves as an overarching strategy for advancing the role of the knowledge corridor that runs through Brisbane's inner city. The Framework is a starting point for the urban renewal process and is supported by a series of renewal strategies that will guide the transformation of the five key precincts along the knowledge corridor.

An aerial photograph of Brisbane, Queensland, Australia. The image shows a mix of urban development, including high-rise office buildings in the city center and residential areas. In the foreground, there are lush green trees and a park area with a grassy field. The Brisbane River is visible on the left side. The sky is clear and blue.

Our place in the region

South East Queensland is positioned to grow and prosper, building on a foundation of unique natural assets, established transport infrastructure, an enviable lifestyle, and a strong economy.

The regional plan for South East Queensland, *ShapingSEQ*, provides the strategy to guide the region's growth and prosperity, and recognises Brisbane Metro and Cross River Rail as priority region-shaping infrastructure.

At the heart of the region, Brisbane's strong population and economic growth underscores its international reputation as a liveable, subtropical city in which to live, learn, invest and innovate. From world-class educational institutions and a globally recognised life sciences sector through to an emerging reputation as a hub for creative industries, Brisbane is on the cusp of an exciting period of change.

The inner Brisbane opportunity

While there is strong growth in both population and employment across the region, inner Brisbane will continue to play a pivotal role in accommodating future growth and driving economic development.

To ensure inner Brisbane grows sustainably, it is critical that our land use planning and transport systems facilitate improved access to inner-city employment and lifestyle precincts. As our population grows, public transport will be crucial to achieving this outcome. Brisbane Metro and Cross River Rail are central to improving Brisbane's public transport capacity and level of service, enabling greater integration of Metro, bus and rail services and providing focal points for better walking and cycling network integration. The enhancement of our public transport systems will provide our growing city with greater accessibility, efficiency and economic competitiveness, supporting the most significant concentration of jobs in Queensland and advancing Brisbane's knowledge corridor.



Brisbane
top 15%
in the Asia-Pacific
innovation Cities
ranking 2018

9 million
visitors to
Greater Brisbane in
2018-2019

431,000
jobs
created in Brisbane
LGA 2016-2031

The
inner 5km of
Brisbane will be
home to
475,000
residents by
2041

81%
of morning peak
trips will be via
public transport
by 2041

103,000+
international
students in 2019

2 The knowledge corridor

The delivery of Brisbane Metro and Cross River Rail will connect skilled workers to knowledge precincts and accelerate the growth of Brisbane's knowledge economy. Prioritising connectivity, the co-location of knowledge industries and placemaking initiatives along the knowledge corridor will attract skilled workers, boost innovation and catalyse private sector investment.

Translational Research Institute (TRI), Boggo Road



Queensland Children's Hospital, South Brisbane



Office towers, City Centre



Ecosciences Precinct, Boggo Road



Brisbane Magistrates Courts, City Centre



Royal Brisbane Women's Hospital, Herston



Queensland University of Technology, Gardens Point



Brisbane on the global stage

Knowledge cities

The nature of modern economies is changing. In 21st century post industrial cities, regions and nations are increasingly dependent on their international competitiveness for growth and prosperity. To sustain economic growth it is crucial that Brisbane and the SEQ region transitions towards a more knowledge-intensive economy.

Successful 21st century cities need to respond to the rapidly changing nature of our economy and society. As the world continues to urbanise, cities are increasingly becoming the engines of growth, competing for trade, capital and talent. A key indicator of success is how well cities facilitate knowledge industries and create high value services and goods that are traded nationally and internationally. This means encouraging key scientific, educational and creative activities to co-locate in quality urban places as well as connecting these precincts to each other and the wider city with efficient public and active transport networks.

The ability to attract and retain highly-skilled workers to drive innovation and deliver the knowledge-intense production of goods and services is integral to the success of a knowledge city. Brisbane is competing on a global stage for talented and creative people who are choosing to live in cities that are accessible, diverse and offer a high quality of life.

Brisbane's knowledge economy

Brisbane has an expanding knowledge economy, and a growing concentration of knowledge-based industries including an emerging corridor within the 5km inner-city ring. This clustering of institutions and industries follows a north-south corridor through the inner city and makes a significant contribution to Queensland's economy.

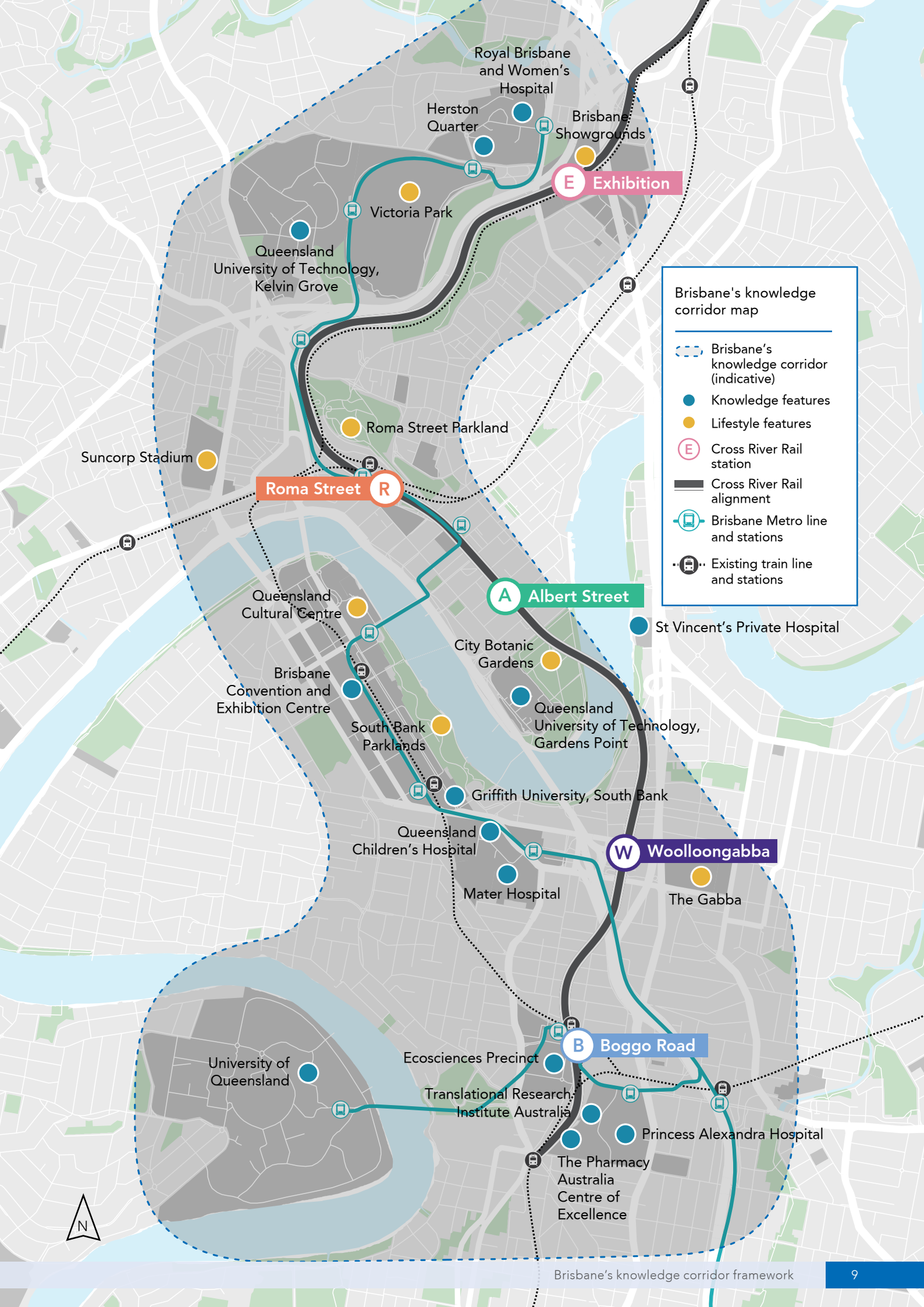
As set out in *Brisbane's Global Precincts* vision, inner-city precincts play a unique and critical role in the function of the city, comprising specialised medical research, tech-based employment and education as well as lifestyle, entertainment and cultural functions. Brisbane Metro and Cross River Rail present an opportunity to leverage these knowledge foundations, attracting significant investment including new research and development focused on health, science, and education. The inner-city knowledge precincts will continue to emerge as key locations for innovation and the sharing of knowledge and ideas, driving shared prosperity across the city and region.

Advancing the knowledge corridor

Brisbane's inner city is the most significant concentration of economic activity in Queensland with the state's largest collection of knowledge-intensive industries. Continued investment in a dense, productive and specialised inner city will underpin Brisbane's future growth and global competitiveness by supporting interaction and the exchange of ideas, improving accessibility for skilled workers and enhancing connectivity and networks between like-minded organisations.

Cities that are competitive in global markets have greater economic scale, depth of knowledge workers, and clusters of specialisation and skills-focused institutions that provide opportunities for workers to become more productive.

Major investment in public transport networks will serve as a crucial catalyst towards a bold future for Brisbane's knowledge corridor, taking the prosperity and liveability of the city to new levels. This outcome will only be achieved through delivering plans for urban renewal and placemaking to attract the people, businesses, and investment that will drive growth and nurture innovation. This framework and the supporting precinct renewal strategies provide a foundation for ongoing change, providing a blueprint for government, business, stakeholders and the broader community to work towards.



Brisbane's knowledge corridor map

- Brisbane's knowledge corridor (indicative)
- Knowledge features
- Lifestyle features
- Cross River Rail station
- Cross River Rail alignment
- Brisbane Metro line and stations
- Existing train line and stations

Roma Street R

A Albert Street

W Woolloongabba

B Boggo Road

Suncorp Stadium

Queensland University of Technology, Kelvin Grove

Victoria Park

Herston Quarter

Royal Brisbane and Women's Hospital

Brisbane Showgrounds

Roma Street Parkland

Queensland Cultural Centre

Brisbane Convention and Exhibition Centre

South Bank Parklands

City Botanic Gardens

Queensland University of Technology, Gardens Point

Griffith University, South Bank

Queensland Children's Hospital

Mater Hospital

The Gabba

University of Queensland

Ecosciences Precinct

Translational Research Institute Australia

Princess Alexandra Hospital

The Pharmacy Australia Centre of Excellence



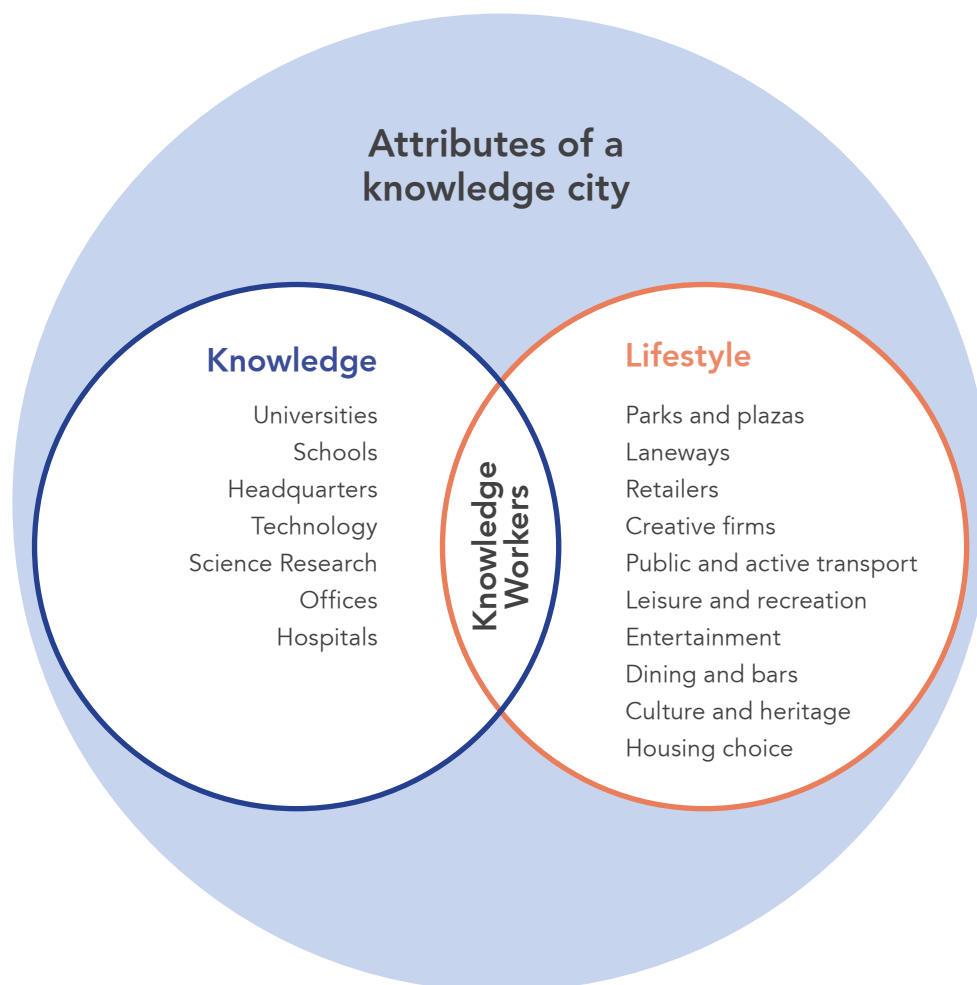
The importance of great places

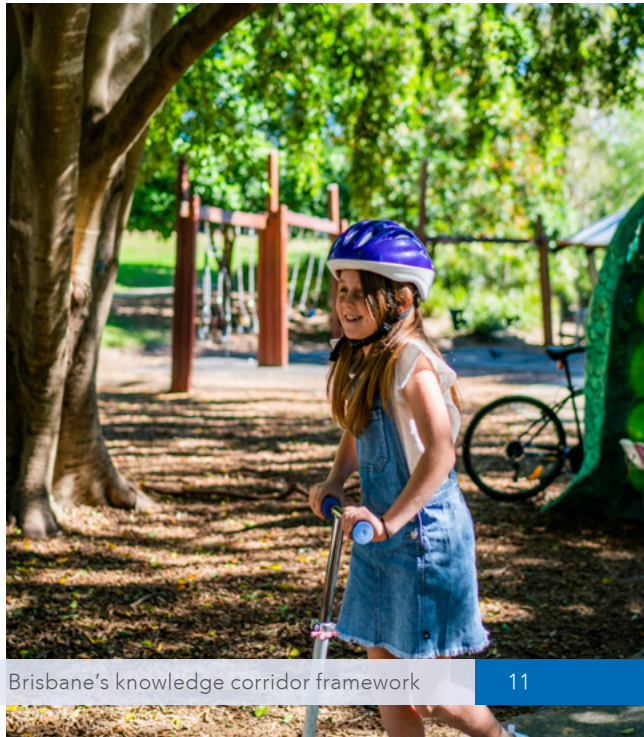
Evidence from around the world confirms that knowledge workers choose to live in cities that offer a high quality of life. In this sense, placemaking is just as critical to the knowledge economy as the industry itself. To retain and attract business and workers, knowledge precincts must be supported by quality urban environments that feature liveable and inclusive communities, public places and lifestyle options.

Research demonstrates that successful knowledge precincts need to play a dual role, providing both knowledge economy and lifestyle services and opportunities. Knowledge precincts need to be planned for as integrated communities, offering mixed-use environments where knowledge workers can live, work and relax. As shown in the diagram below, skilled knowledge workers and innovative businesses are drawn to cities that offer a balanced mix of knowledge industry and lifestyle benefits. While the mix of activities will vary from precinct to precinct, the two attributes are complementary and self-supporting.

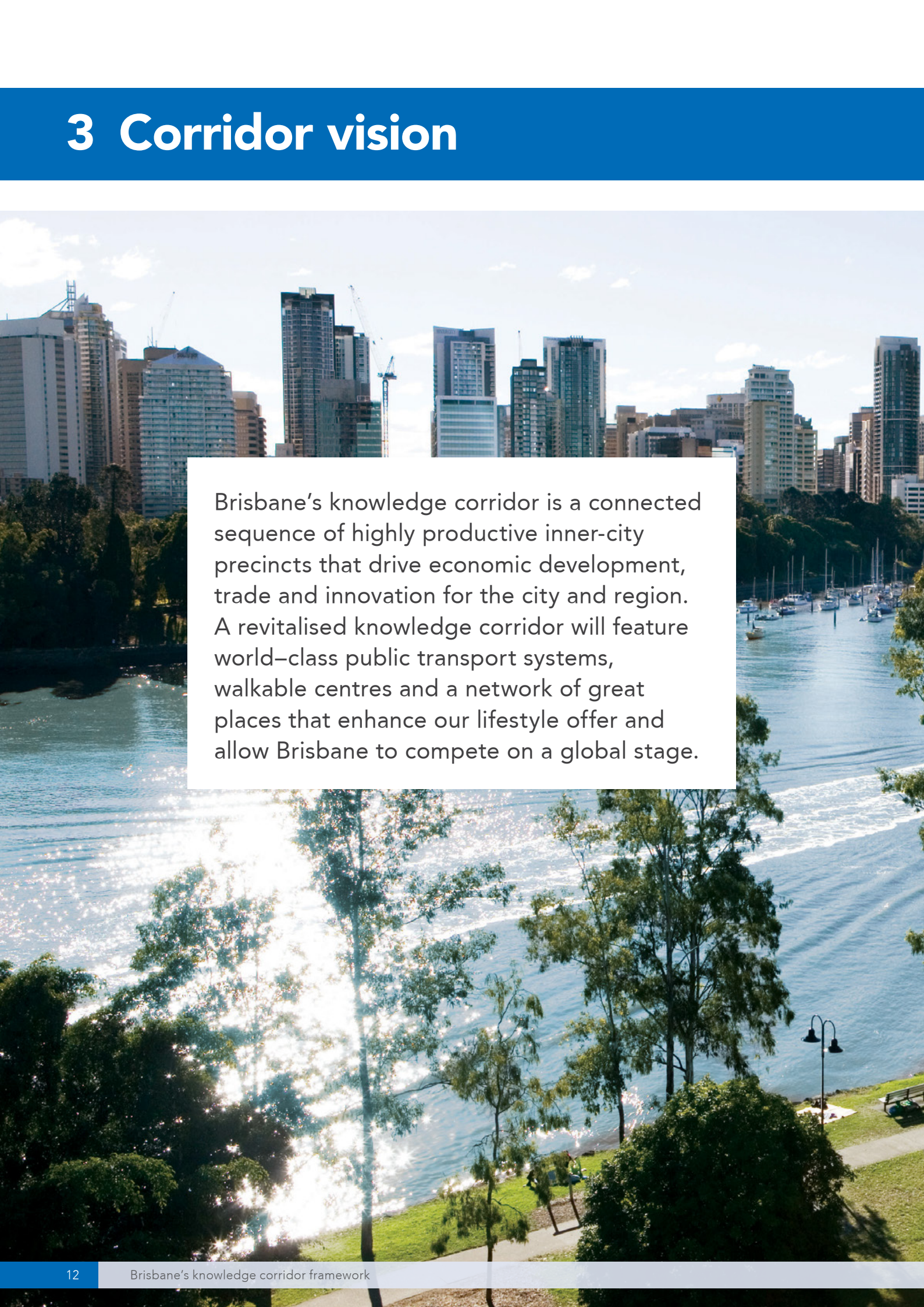
People and industries in the knowledge economy benefit greatly from proximity which enables people to connect to other businesses and industries. The clustering of complementary knowledge industries maximises opportunities for the exchange of ideas and information through face-to-face and digital interaction. The knowledge economy thrives in interesting, inclusive and attractive places where people want to spend their time. These places create a vibrancy and buzz that fosters a culture of ideas exchange, collaboration and entrepreneurship that helps the knowledge economy thrive.

Brisbane's inner-city precincts have significant untapped potential to deliver new knowledge and lifestyle outcomes for the city and region. There is an opportunity to transition legacy industrial sites that no longer serve a high value employment generating function to other uses that support Brisbane's knowledge corridor. The ultimate success of Brisbane's knowledge corridor requires a commitment to the creation of great places. Flourishing main streets, plazas, parks and recreational spaces will be fundamental in enabling Brisbane's knowledge corridor to compete on an international level.





3 Corridor vision

A scenic view of the Brisbane city skyline across a body of water, with a white text box overlaid in the center. The skyline features several high-rise buildings, some under construction with cranes. The water is blue with whitecaps, and there are green trees in the foreground. The text box contains the following text:

Brisbane's knowledge corridor is a connected sequence of highly productive inner-city precincts that drive economic development, trade and innovation for the city and region. A revitalised knowledge corridor will feature world-class public transport systems, walkable centres and a network of great places that enhance our lifestyle offer and allow Brisbane to compete on a global stage.

Brisbane's knowledge corridor – connecting people, places and ideas.



Realising the vision

The framework sets the overarching vision for Brisbane's knowledge corridor and the five key precincts within it, serving as a roadmap for translating the vision into practical outcomes.

The corridor vision is founded on three themes consistent with those set out in Queensland Government's *Cross River Rail Precincts Delivery Strategy*. These overarching themes support broader economic and social outcomes for government, business and the community and are aimed at achieving positive, sustainable growth for the knowledge corridor. The three themes are based on research undertaken into successful knowledge economies and reflect the directions of a range of Council policy documents.

Themes



Sharing knowledge and ideas

Connecting professionals and knowledge workers promotes innovation through a culture of collaboration and exchange of ideas.



Creating great places

World-class lifestyle and amenity are key to attracting knowledge workers from across the globe.



Moving people around

High-quality public transport, pedestrian and cyclist connections between key destinations will create a seamless user experience and enhance accessibility for all.

Strategies

The Vision and three themes are realised through five overarching strategies which provide the structure for the five precinct renewal strategies. These strategies set collective goals for government and stakeholders to work towards, helping to coordinate future actions and investment in each precinct. The five strategy areas cover all of the core dimensions of precinct creation and include:



Connectivity



Public realm and placemaking



Economic development



Culture and community



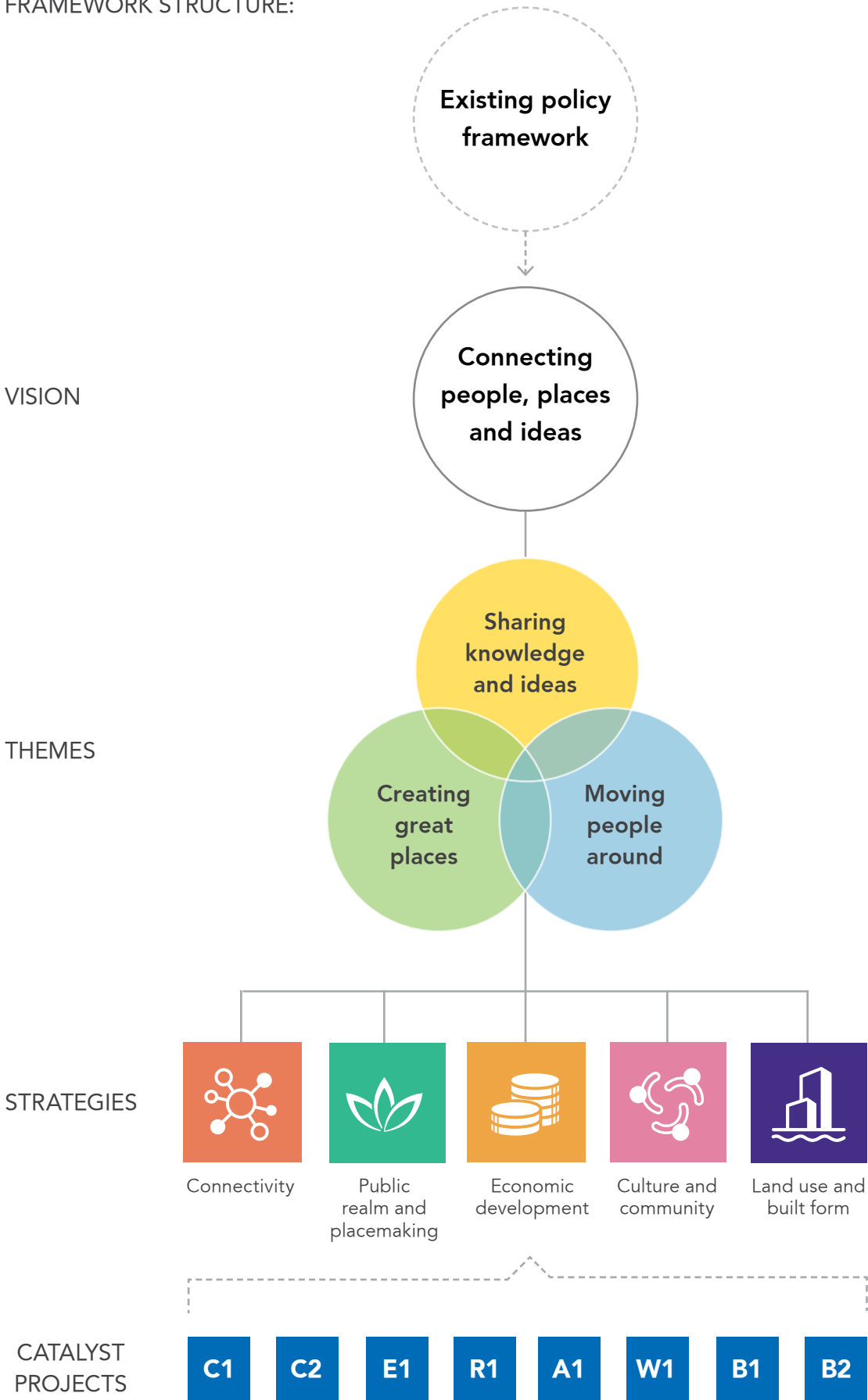
Land use and built form

Catalyst Projects

Advancing Brisbane's knowledge corridor requires a coordinated effort between government and the private sector to deliver transport, essential infrastructure, enhanced governance and quality placemaking outcomes. A broad range of actions are identified within the framework and each of the renewal strategies to set future directions, timing and responsibilities.


Priority outcomes have been identified in the form of catalyst projects that have transformative potential within individual precincts and along the broader corridor. These are summarised at a high level in part five of this report and addressed in more detail in each of the renewal strategies.

FRAMEWORK STRUCTURE:



4 Precincts





Brisbane's knowledge corridor comprises five key precincts that each offer a distinct mix of knowledge-based activities within established urban neighbourhoods. Realising the unique potential of each individual precinct will enable a diversity of knowledge and lifestyle options for our inner city, allowing for specialised clusters that drive economic growth and innovation while retaining the local character of each neighbourhood.

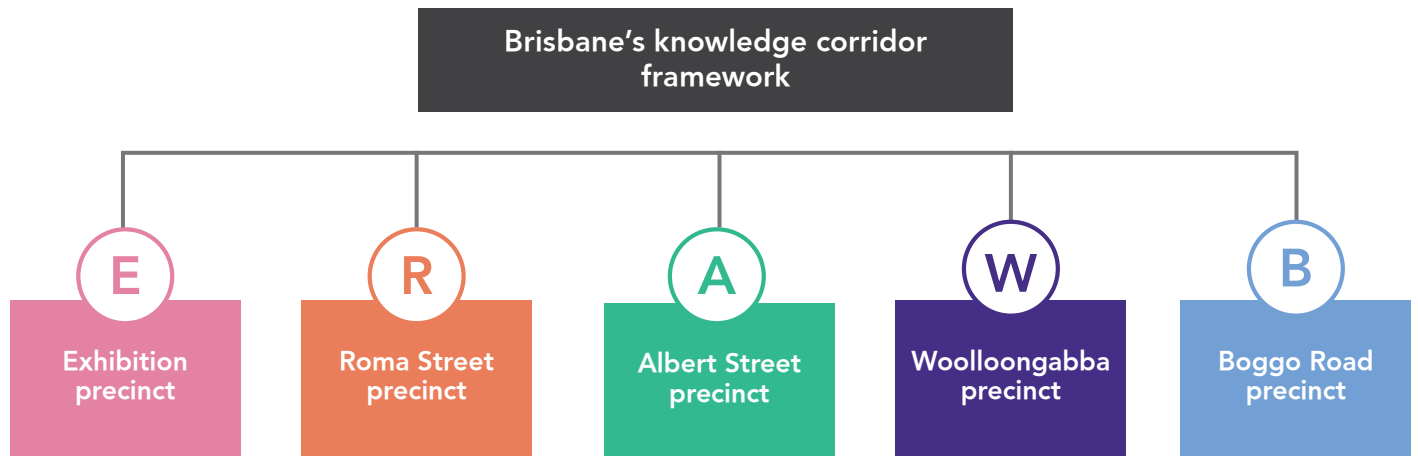
Key renewal precincts

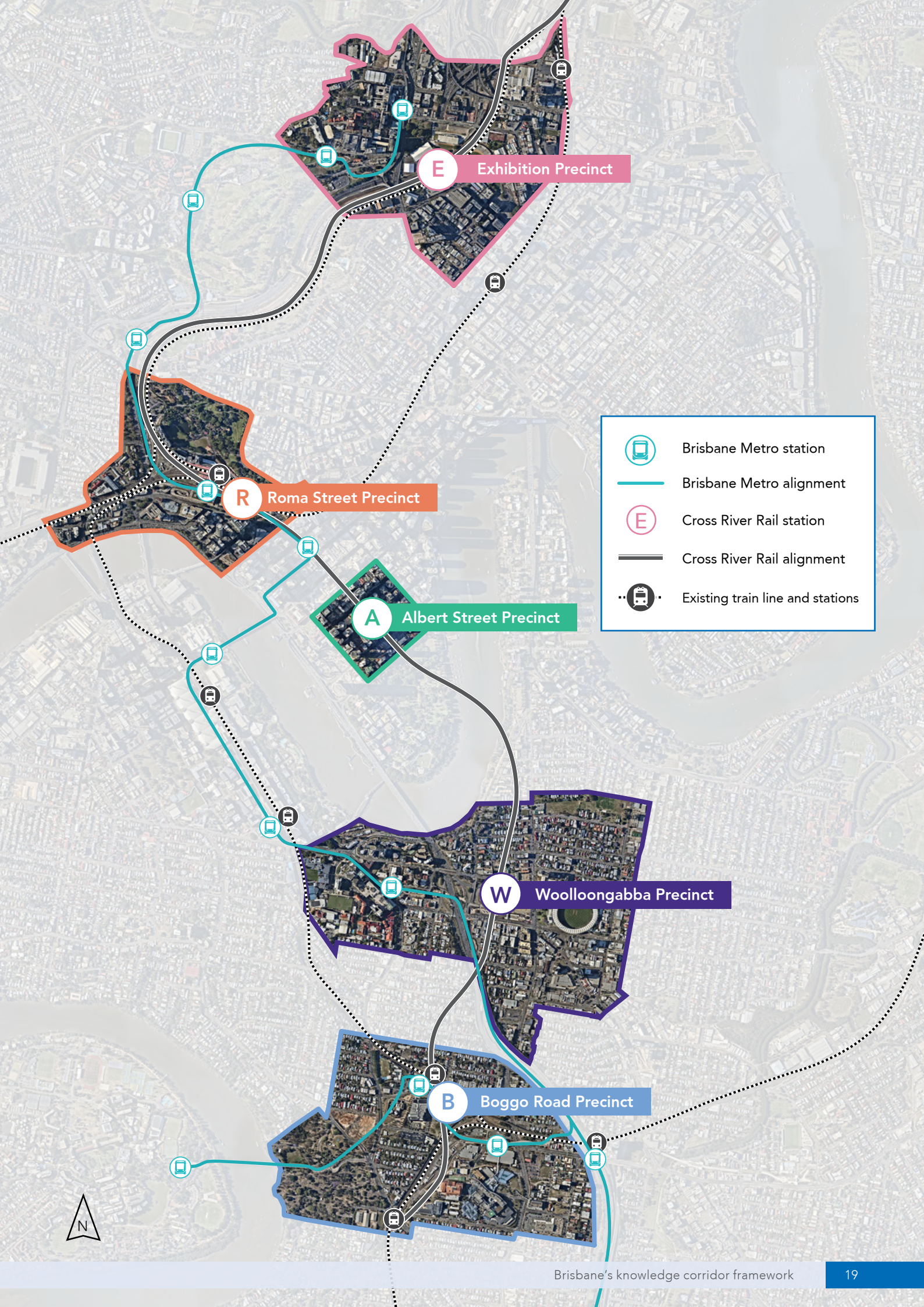
Five key precincts along the knowledge corridor have significant potential to leverage investment in transport infrastructure and create crucial opportunities for renewal within inner Brisbane.

The key precincts already contain significant clusters of economic and lifestyle activities, which form a strong basis for the attraction of investment. Development opportunities in these precincts will drive the revitalisation process and create places that enhance the quality of life for workers and residents. Investment opportunities include redevelopment directly associated with the new Brisbane Metro and Cross River Rail stations as well as more broadly within the identified walkable catchments which generally extend up to 800m from the stations.

It is important to consider how new investment opportunities are aligned to, and support, the broader knowledge corridor, as well as retaining and enhancing community character and heritage features. Each precinct presents a unique local context and identity along with a different set of economic development and lifestyle opportunities.

Precinct renewal strategies have been prepared by Council with the CRRDA and other stakeholders to coordinate and guide the renewal process for each local area. Each precinct renewal strategy sets out the vision, strategies and actions required to realise the full potential of the investment in Brisbane Metro and Cross River Rail. Given the broad urban extent of these precincts and range of stakeholders, renewal strategies will be implemented by Council in partnership with Queensland Government, the private sector, key institutions and the broader community.










E Exhibition Precinct

R Roma Street Precinct

A Albert Street Precinct

W Woolloongabba Precinct

B Boggo Road Precinct

	Brisbane Metro station
	Brisbane Metro alignment
	Cross River Rail station
	Cross River Rail alignment
	Existing train line and stations

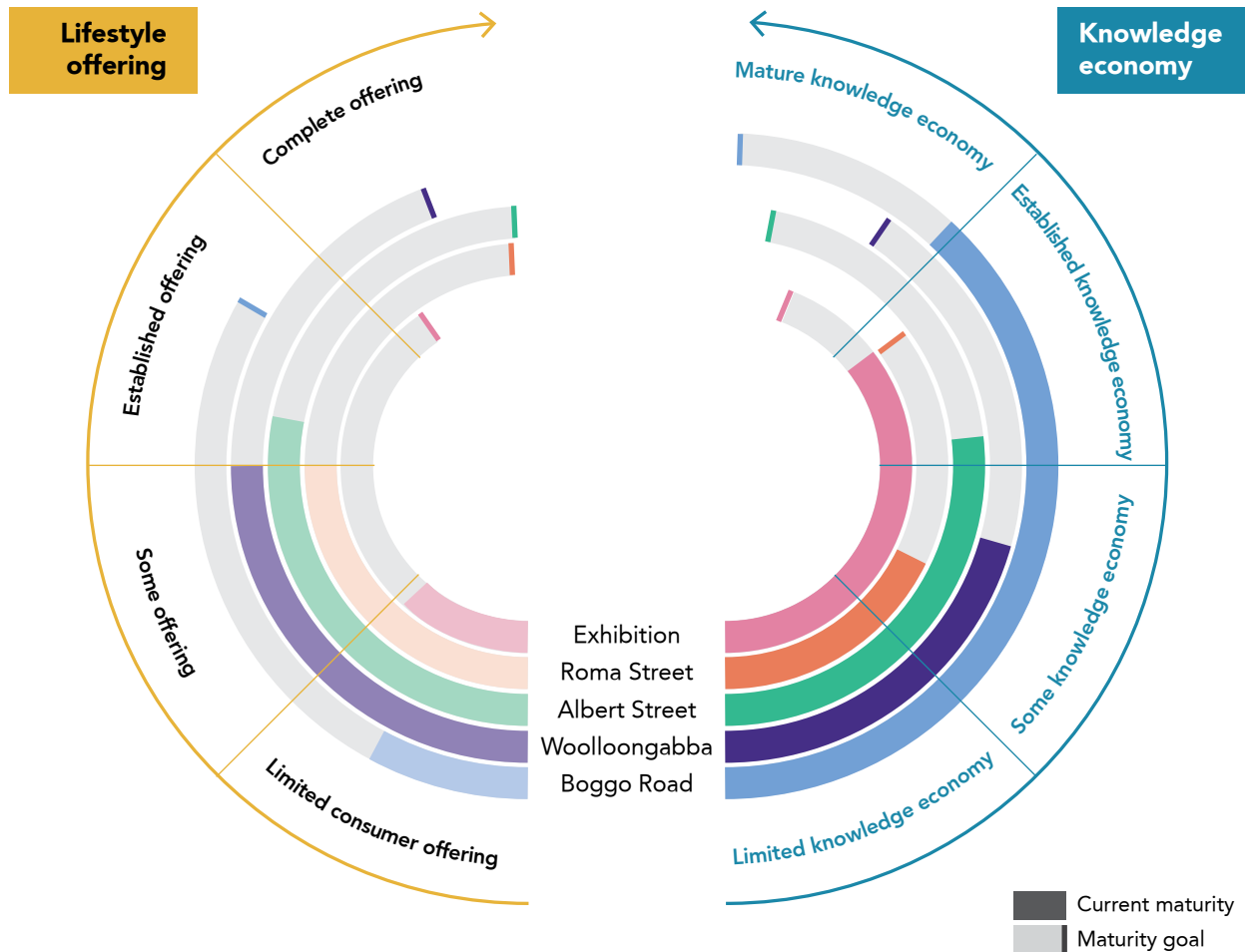


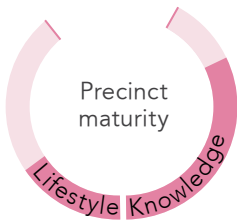
Precinct summaries

In the context of Brisbane’s knowledge corridor and broader knowledge economy, each of the five precincts will play a distinct role that builds on its established institutions, existing attributes, and location advantages. The five precincts will work together to create complementary activity clusters that balance knowledge and lifestyle elements, creating a corridor that is greater than the sum of its parts.

As established urban communities, the five renewal precincts all feature a different mix of activities and varying levels of amenity and lifestyle appeal. The diagram below indicates each precinct’s relative maturity in terms of knowledge and lifestyle attributes as well as future aspiration. The diagram highlights where precincts need to focus resources and investment in coming years to enhance their performance as hubs of lifestyle as well as industry. The individual renewal strategies outline in further detail how each precinct will contribute to the broader knowledge corridor and evolve over time to help realise the long-term corridor vision.

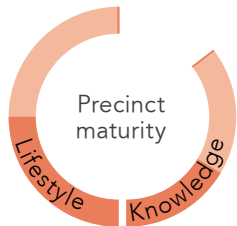
Precinct maturity and aspiration





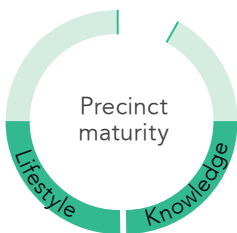
Exhibition Precinct

With the presence of key anchors, including the state’s largest hospital, the precinct has a high level of maturity as a knowledge and technology precinct. Further opportunities for expansion of allied health, biomedical industries and education and research, will elevate the economic performance of the precinct. There is significant opportunity to improve the lifestyle aspect of the area with increased retail, dining and services, and active transport connectivity to maximise the public transport investment.



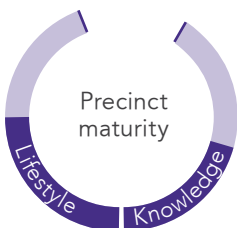
Roma Street Precinct

While the precinct features a range of destinations, there is potential for lifestyle and knowledge industries to grow by providing more office space, better links to nearby hospitals and institutions and more day and night time activities and services for visitors, workers and residents. The Brisbane Metro and Cross River Rail stations, and their accompanying investment in public realm and spaces improvements, will help accelerate the realisation of this potential.



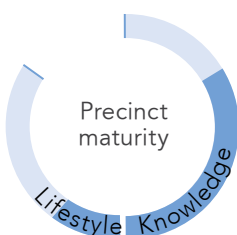
Albert Street Precinct

Enhancing public transport connectivity between the southern city centre and nearby growth precincts such as Roma Street and Woolloongabba will strengthen the functional synergy between these adjoining precincts. As inner-city precincts intensify and diversify, lifestyle attributes and the quality of place will become increasingly important in attracting knowledge workers, innovative business and private sector investment.



Woolloongabba Precinct

While the precinct includes a range of destinations, there is still significant growth potential for lifestyle and knowledge industries including greater professional office space, returning the ‘high street’ to Stanley Street and Logan Road, and capitalising on major events at The Gabba. The construction of Cross River Rail and Brisbane Metro and the significant investment in public realm and civic spaces at the heart of the precinct will advance the realisation of this potential.



Boggo Road Precinct

Boggo Road accommodates a major knowledge and technology district, including key health, science and education institutions. Improved collaboration and accessibility will enable knowledge industries to continue to grow and evolve. A focus on an enhanced public realm, supporting retail and dining opportunities, professional services and cultural attractors will improve the lifestyle offering of this precinct.

Exhibition precinct

Vision

The Exhibition precinct is a concentration of exemplary research, education, health and allied industries, accommodation and event spaces on the doorstep of the city centre. Retail high streets and treasured cultural spaces such as the Old Museum, Brisbane Showgrounds and Victoria Park create a thriving urban lifestyle.

The Brisbane Metro and Cross River Rail stations will be game changers for the precinct, bringing high frequency, high capacity public transport to the doorstep of the Brisbane Showgrounds and Herston Health Precinct (HHP). The Exhibition precinct includes the HHP, which is one of the state's most established knowledge and technology clusters including the Metro North Hospital and Health Services campus including the Royal Brisbane Women's Hospital, The University of Queensland's campus for clinical health, teaching and research, the Clive Berghofer Queensland Institute of Medical Research and the Queensland University of Technology.

With these institutions, the ongoing redevelopment of the Brisbane Showgrounds, transformation of Victoria Park and the emerging King Street, the precinct's transition from a post-industrial setting into a cosmopolitan neighbourhood is underway. This document sets out a series of strategies and actions that will help capitalise on the opportunities and benefits that Brisbane Metro and Cross River Rail create for business, residents and visitors.

Exhibition catalyst projects



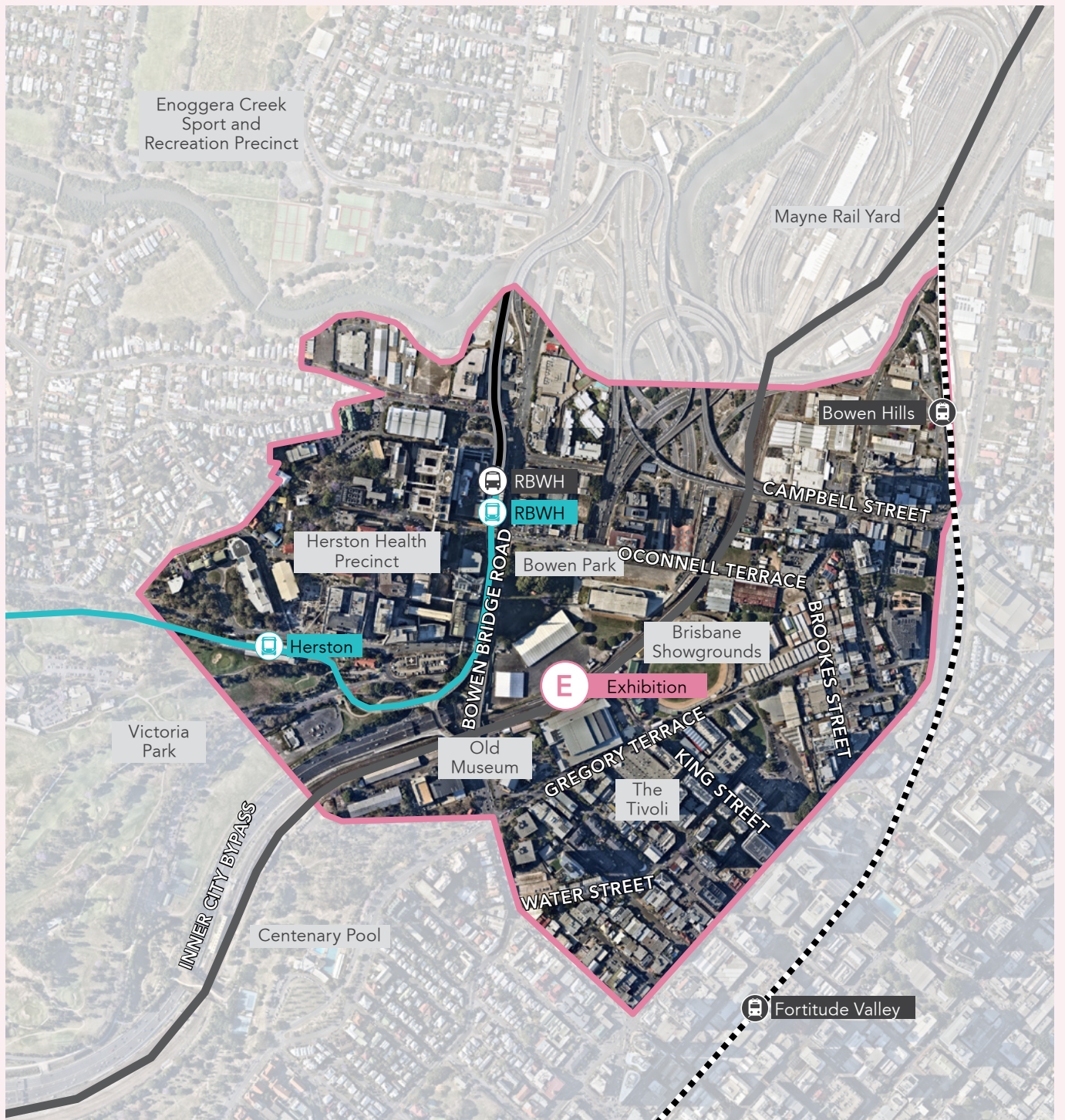
A reimagined Victoria Park




Creating and implementing the Victoria Park Master Plan will ensure open space, events and improved connections are provided for residents, workers and visitors to the Exhibition precinct.






Old Museum Revitalisation

Sensitive re-use of the Old Museum will elevate the status of this heritage place, so that it becomes an inviting community focal point and gateway from the Cross River Rail station to Fortitude Valley and Spring Hill.



-  Brisbane Metro line and station
-  Precinct boundary
-  Train line and stations

-  Cross River Rail station
-  Cross River Rail alignment
-  Northern Busway and station



Roma Street precinct

Vision

The Roma Street precinct is the western gateway to the city centre, combining a regional transport function with an expanded commercial, retail and leisure offer to create an attractive destination for business and visitors. The precinct boasts outstanding connectivity, a vibrant public realm and exemplary subtropical architecture.

Following the completion of Brisbane Metro and Cross River Rail, Roma Street will become Brisbane’s busiest public transport interchange, adding to the nearly nine million transport passenger journeys recorded in 2018. The new Cross River Rail underground station will provide another transport option for commuters and visitors as they move between Brisbane Metro and existing local, regional and interstate bus and rail networks.

Enhanced public transport services will attract new investment and development to Roma Street, providing the opportunity for the precinct to transform and deliver a grand arrival experience as outlined in the City Centre Master Plan 2014. The revitalisation process for the precinct will enliven the city centre’s north-western edge and open access to the rich collection of entertainment, recreational, cultural and heritage activities on offer.

With outstanding public transport connectivity and lifestyle attractions such as the Roma Street Parkland, the potential Brisbane Live arena and Victoria Barracks, the Roma Street precinct is set to emerge as a place of choice for business and a key destination for locals and visitors.

Roma Street catalyst projects



R1

Roma Street corridor

As a major transport interchange and civic street, Roma Street will connect, activate and revitalise the western fringe of the city centre linking together a number of high-profile infrastructure and redevelopment projects.



R2

A green ribbon

Investment in the precinct’s key inner-city green spaces will create the amenity and comfort needed to underpin the revitalisation process and elevate the reputation of the Roma Street precinct.








R3

Revitalised cultural sites

The combination of world-class cultural facilities and revitalised heritage sites will inspire locals and visitors to explore the western fringe of the city centre.



-  Brisbane Metro line and station
-  Cross River Rail station
-  Precinct boundary
-  Cross River Rail alignment
-  Train line and stations



Albert Street precinct

Vision

The Albert Street precinct takes full advantage of improved connectivity and is a thriving mix of high-density working, living, shopping and dining. The commuter, resident and visitor experience is enhanced by walkable streets, exciting laneways and new places for people to discover.

The new Albert Street Station will deliver more than 67,000 people into the heart of Brisbane's city centre within a short walk of key destinations such as Queen's Wharf Brisbane, City Botanic Gardens, Queensland University of Technology gardens point campus (QUT) and the City Reach waterfront. Bounded by George, Elizabeth, Edward and Alice streets, the Albert Street precinct is already a dynamic part of the city centre with established retail, commercial, professional services, administration and accommodation offerings. The new Cross River Rail underground station will dramatically increase pedestrian and commuter numbers and enliven the southern city centre.

Cross River Rail will be the catalyst to supercharge renewal and redevelopment, creating a more intense day and night-time economy.

Albert Street catalyst projects



The green spine

The revitalisation of the southern city centre will position Albert Street as a subtropical living room and vibrant new destination for residents and visitors.



Mary Street pedestrian spine








As development occurs, Mary Street will emerge as a major new pedestrian artery, playing a critical role in helping people move around the city.



Curated connections

Lighting installations, public art, and expanded pedestrian spaces will activate, inspire and encourage people to spend time in the precinct.



-  Brisbane Metro line and station
-  Precinct boundary
-  Roma Street Station
-  Cross River Rail station
-  Cross River Rail alignment
-  Bus station
-  CityCat Terminal



Woolloongabba precinct

Vision

The Woolloongabba precinct is a vibrant neighbourhood on the fringe of the city centre founded on health, sport and entertainment. The precinct is focused around an emerging green heart and thriving high street which, together with The Gabba stadium, creates a destination with world-class events, an enviable lifestyle and a rich history and culture.

The Brisbane Metro and Cross River Rail will bring an exceptional level of accessibility to Woolloongabba, enabling it to capitalise on its easy links to the city centre and making public transport a convenient choice. The substantial increase in footfall and access to the precinct will help start the next wave of renewal for Woolloongabba through expanding the existing health and employment functions and the provision of a variety of housing and recreational opportunities.

New and improved open spaces, green and shady streets, community facilities, an attractive public realm and a range of events will enliven the Woolloongabba precinct and diversify its lifestyle offering.

Woolloongabba catalyst projects



Stanley Street Corridor

The substantial increase in footfall along Stanley Street as a result of the Brisbane Metro and Cross River Rail investment will provide a rare opportunity to revitalise the street and bring life and vitality back to this retail strip.



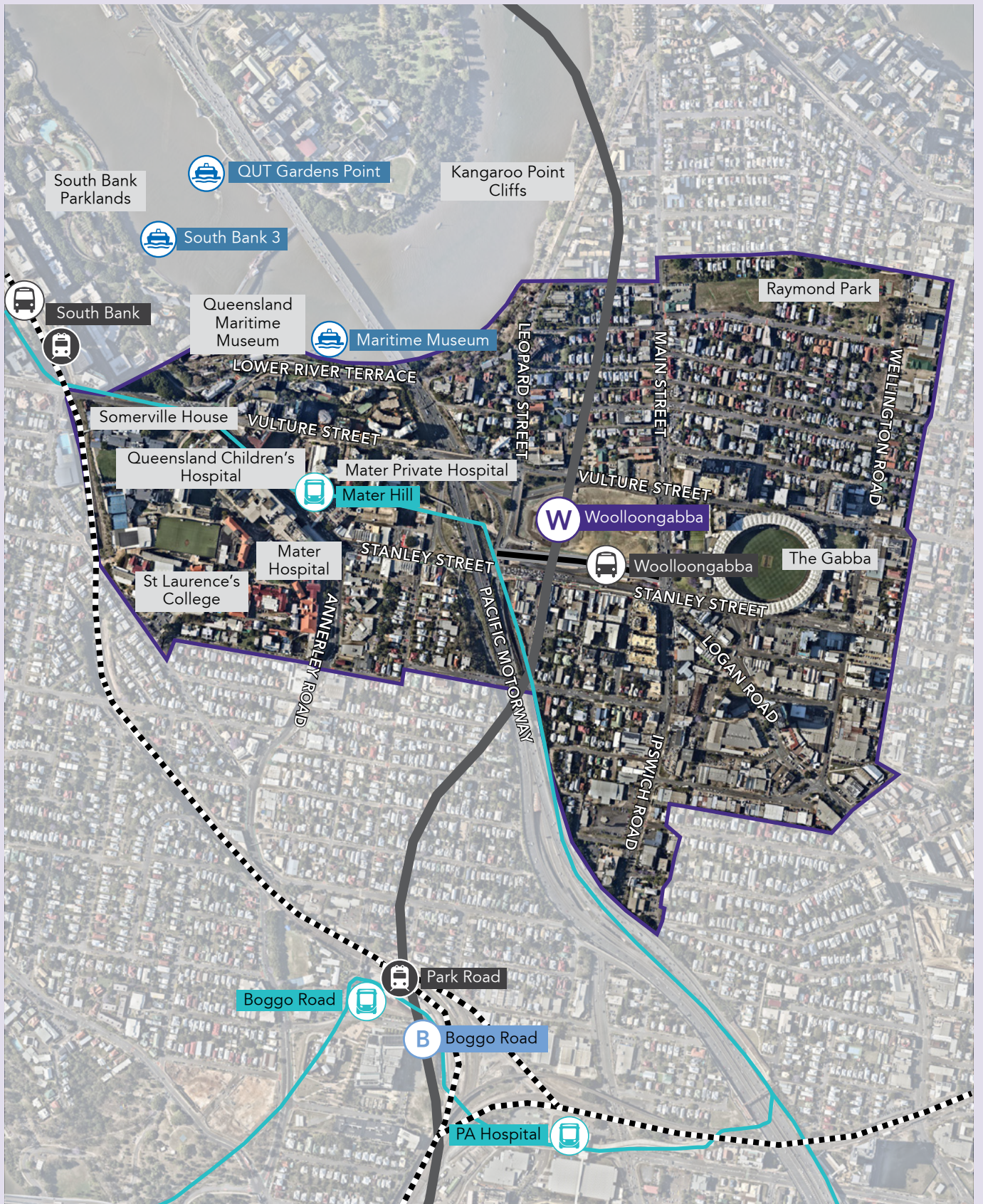
From Creek to Cliffs




A new public park next to the Cross River Rail station, combined with improved parks and public spaces in the precinct, will create a series of 'stepping stone' parks and urban spaces linking the Kangaroo Point Cliffs to Kingfisher Creek.








Stitching the station and community together

The new Brisbane Metro and Cross River Rail stations will be supported by a range of new pedestrian and cycle connections and public realm improvements that establish the precinct as an interconnected series of active places.



-  Brisbane Metro line and station
-  Precinct boundary
-  Train line and stations

-  Cross River Rail station
-  Cross River Rail alignment
-  CityCat Terminal

-  Bus station
-  Woolloongabba busway and station



Boggo Road precinct

Vision

Boggo Road precinct will continue to grow and transform into one of the world's most critically-acclaimed and commercially successful centres of health, science and education. As an integrated, accessible, liveable, and vibrant part of the city, it attracts talented minds and a diverse community.

The investment in Brisbane Metro and Cross River Rail stations will complement existing high frequency train and bus services to make Boggo Road an important public transport interchange with outstanding accessibility to the city centre and the broader South East Queensland region. This accessibility will help catalyse the growth of the knowledge and technology district, which houses some of Queensland's premier health and research institutions including the Translational Research Institute, the Ecosciences Precinct, Pharmacy Australia Centre of Excellence and the Princess Alexandra Hospital.

Additional pedestrian and cyclist connections will transform movement through the precinct and contribute to an improved public realm. Adaptive re-use of the Boggo Road Gaol, and a mix of local retail and dining options will enhance the amenity of the precinct for the local community and workers.

Boggo Road catalyst projects



B1

Central Pedestrian Way

The Central Pedestrian Way will link the precinct's key locations, including major institutions, community and cultural facilities, retail and high density residential precincts.



B2

Unlocking the Boggo Road Gaol

Adaptive re-use of the Boggo Road Gaol will showcase its history and heritage while positioning it at the centre of a dynamic future-focused knowledge and technology district.









B3

Advancing the Knowledge and Technology District

Boggo Road will be a knowledge and technology district of global significance, with a well-defined governance framework enabling it to cooperatively evolve and thrive over time.



-  Brisbane Metro line and station
-  Precinct boundary
-  Train line and stations

-  Cross River Rail station
-  Cross River Rail alignment
-  Bus station



5 Priority catalyst projects









Driving transformation

Translating the framework and renewal strategies into real-world success requires a collective commitment to deliver on agreed priorities. For the broader knowledge corridor and each of the five precinct areas, catalyst projects have been identified for their transformative potential. Following the significant investment in Brisbane Metro and Cross River Rail, the catalyst projects summarised in this chapter represent the top priorities for our inner city. The implementation of these projects will create the foundation for a thriving knowledge corridor that connects people, places and ideas.

The projects outlined in the following pages will be catalysts for creating quality places and unlocking significant private investment within the precincts and the broader knowledge corridor. These catalyst projects have been elevated to high priority because they:

- reflect the interests of local communities, stakeholders and business
- clearly support the framework vision and themes
- can be prioritised and commenced over the next five years (2020-2025)
- represent a geographic spread across the knowledge corridor
- involve a broad range of responsibilities. Delivery may rest with Brisbane City Council, Queensland Government or the private sector.



-  **C1** Housing for knowledge workers
-  **C2** The digital overlay
-  **E1** A reimagined Victoria Park
-  **R1** Roma Street corridor
-  **A1** The green spine
-  **W1** Stanley Street corridor
-  **B1** Central pedestrian way
-  **B2** Unlocking the Boggo Road Gaol

Housing for knowledge workers

The Queensland Government’s redevelopment of land in the immediate vicinity of new Cross River Rail stations presents a unique opportunity to provide knowledge worker accommodation along the corridor. Providing housing choice for knowledge workers alongside housing for the wider community will benefit people who work in the inner-city precincts and along the knowledge corridor. This accommodation will allow workers to easily move to and from knowledge hubs and has the potential to catalyse expansion of existing knowledge businesses as well as increasing activity and vibrancy within the precincts.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Review housing options ● ●

Investigate building types and schemes available to accommodate knowledge workers and key workers within each precinct e.g. the Build to Rent Pilot Project.

Deliver a key worker pilot project within the knowledge corridor ● ●

Partner with the private sector to construct a building within the knowledge corridor that provides accommodation options (long-term rental) for people who work within the precinct or along the knowledge corridor.

Medium-term (5-10 years)

Deliver additional key worker housing developments across Brisbane ● ●

Use the lessons learned from the pilot to successfully deliver additional key worker housing developments in other parts of Brisbane.



Innovative and diverse housing models throughout Brisbane’s knowledge corridor will attract and support a community of knowledge workers in our inner city.



The digital overlay

Cities around the world are competing to make the best possible use of emerging digital technology to remain current and competitive. These technologies present opportunities to improve the day-to-day lives of people and the efficiency of cities. Solutions could be as simple as installing pedestrian timers at intersections to help communicate the available time for pedestrians to cross, or as sophisticated as insights derived from networks of smart city devices.



An array of corridor-wide, people-focused digital initiatives to improve collaboration and efficiency, spark innovation, enhance human experience and boost connectivity.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Establish smart governance ● ●

Establish a governance structure to investigate and understand and address the digital capacity and technology gaps within the knowledge corridor.

Provide real-time wayfinding displays ● ●

Deliver new digital infrastructure and wayfinding throughout precincts to provide workers with real-time information and provide innovative public participation opportunities.

Medium-term (5-10 years)

Implement smart city solutions ● ● ●

Investigate opportunities for manual, routine tasks to be automated or simplified through smart city solutions to improve efficiency, equity and quality of life.

Investigate new parking technologies ● ●

Investigate and adopt new technologies that assist in parking management and better communicate parking availability to the public.

Enhance digital connectivity ● ●

Improve digital connectivity within all precincts through the introduction of public Wi-Fi, publicly accessible USB charging points and other smart technologies.

Prioritise energy efficiency ● ● ●

Adopt technologies that improve the energy efficiency of government and private sector buildings in order to reduce emissions and costs.

Adapt to automated vehicles ● ● ●

Investigate design solutions to accommodate autonomous vehicles and integrate these into new projects.

Harness big data ● ●

Capture and use data collection technologies to inform problem-solving and decision making associated with the ongoing growth and planning of Brisbane.

E1 Exhibition Precinct

A reimagined Victoria Park

At 64 hectares, Victoria Park is one of Brisbane's largest and most strategically located green spaces, unique in its spectacular views of Brisbane's skyline. It provides a vital function of green relief from surrounding high density living areas, as well as having a strong Indigenous and European history. Currently public recreation opportunities and accessibility are limited by the golf course, leased areas and major transport barriers that dissect the park.

Brisbane's population is growing rapidly, and the Exhibition precinct will be a major contributor to the future residential infill growth in the city. As the cost of land increases, so does the challenge of providing new open space to cater for new residents, workers and visitors, and provide green relief from urban environments.

The substantial investment of two Brisbane Metro stations and a Cross River Rail station in this precinct will bring unprecedented accessibility and catalyse both residential and employment growth. This provides a unique opportunity to transform Victoria Park into an iconic public parkland with something for everybody.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Prepare a master plan ●

In consultation with the community, prepare a master plan for the entire Victoria Park area that facilitates its transformation into an iconic public parkland, including the removal of the Victoria Park Golf Course.

Transform the golf course ●

In conjunction with the closure of the Victoria Park Golf Course in 2021, commence works to deliver the Victoria Park master plan.

Medium-term (5-10 years)

A reimagined open space ●

Continue to implement the Victoria Park master plan.



Victoria Park

Victoria Park is one of Brisbane's largest and most strategically located green spaces.



Victoria Park Golf Course

Roma Street corridor

As a major transport interchange and civic street, the Roma Street corridor connects the core of Brisbane's city centre to the north-western suburbs and beyond. Stretching 1.8km between King George Square and Petrie Terrace, the Roma Street corridor links together a number of high-profile infrastructure and redevelopment projects currently in planning. Projects such as Brisbane Metro and Cross River Rail and opportunities such as Brisbane Live and the Victoria Barracks will all rely on a high-functioning and well-designed Roma Street to connect, activate and revitalise the western fringe of the city centre.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Cross River Rail station and arrival plaza ●

Implement Cross River Rail and the new Roma Street Station, providing a high quality built form and public realm outcome, creating a sense of arrival and a new landmark destination within the city centre. Include streetscape upgrades to the Roma Street frontage and improvements to pedestrian crossings.

Brisbane Metro ●

Deliver stage one of Brisbane Metro, providing interchange opportunities between Metro, bus and rail and develop an integrated outcome for Roma Street Station.

Roma Street Corridor plan ●

Prepare an integrated master plan for the Roma Street corridor to guide planning, urban design, placemaking and transport outcomes. Use traffic modelling to test scenarios for streetscape improvements to optimise street function for public and active transport users.

Brisbane Transit Centre redevelopment ● ●

Redevelop the Brisbane Transit Centre to reinforce the station address, improve street interface and attract new knowledge businesses.



Roma Street

An improved pedestrian experience along Roma Street is key to the precinct's success.

Medium-term (5-10 years)

Streetscape improvements ●

Investigate the opportunity to deliver future streetscape upgrades between Herschel and Countess Streets following station redevelopment.

Brisbane Live and forecourt plaza ● ●

Investigate the delivery of Brisbane Live and forecourt plaza to support the Roma Street lifestyle hub, activating the street frontage and enhancing pedestrian movement, safety and comfort along the Roma Street edge.

Long-term and ongoing

Facilitate redevelopment of key sites on Roma Street ● ● ●

Work with the private sector to leverage redevelopment to create improvements to the function and streetscape amenity of Roma Street.

Improve the pedestrian and cyclist experience ● ●

Complete the pedestrian and cycle link between the Brisbane Magistrates Court and Albert Street over Roma Street and Emma Miller Place.

A1 Albert Street Precinct

The green spine

The *Albert Street Vision* is a Brisbane City Council priority project that positions the street as a green spine and exemplar pedestrian street, linking the City Botanic Gardens and Roma Street Parkland via Queen Street Mall. The revitalisation of the southern city centre will position Albert Street as a subtropical living room and vibrant new destination for the people of Brisbane. Once Cross River Rail is operational in 2024, Albert Street will be a vital gateway for tens of thousands of people arriving every day to work, study and make the most of our relaxed, outdoor lifestyle.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

A world-class Albert Street Station ●

Deliver the new Albert Street Cross River Rail station, providing a high quality built form and public realm outcome that contributes to a sense of arrival and creates a new landmark destination within the Brisbane city centre.

Streetscape upgrades between Elizabeth and Mary streets ●

Deliver streetscape upgrades for the Elizabeth Street to Mary Street sections of Albert Street in parallel with delivery of the new station to accommodate expected increases in pedestrian and cycle movements. These works include closing Albert Street to vehicles between Mary Street and Charlotte Street and relocating the Albert Street taxi rank located between Charlotte Street and Elizabeth Street.

Medium-term (5-10 years)

Garden connections and subtropical streetscapes ●

Deliver future streetscape upgrades to complete the green spine connection to the City Botanic Gardens, and review circulation patterns between Albert Street and Queensland University of Technology, the botanic gardens and the river.

A new civic space at the heart of the precinct ● ●

Investigate the potential for a new public park at the intersection of Albert and Mary streets.



Artist impression from the *Albert Street Vision*

The community identified creating a green spine along Albert Street as a key priority during city centre master plan consultation and the Cross River Rail will help make this possible.

Long-term and ongoing

Increase dining, food and beverage options ● ●

Work with business owners, developers and traders to expand on the offering of cafés, restaurants and bars to build on the precinct's role as a day and night destination.

Partner with local stakeholders ● ● ●

Work with local stakeholders, business owners and traders located around the new station to develop a collective plan for managing construction impacts.

Place management ●

Develop a plan for future programming, activation and branding of the core area of Albert Street as a civic space and destination.

Buildings that breathe ●

Collaborate with developers and private sector partners to facilitate exemplar architecture, landscaping and design that enhances the green spine vision.

Stanley Street corridor

The multi-billion-dollar Brisbane Metro and Cross River Rail investment in Woolloongabba will substantially increase the footfall along Stanley Street, providing a rare opportunity to revitalise the street and bring life and vitality back to this retail strip. Investigations into development options over the existing Woolloongabba busway and Cross River Rail Station could improve economic development outcomes within the precinct and help realise the area’s potential as an urban community to support other precincts within Brisbane’s knowledge corridor.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

A world-class Woolloongabba Station ●

Deliver the Woolloongabba Cross River Rail Station which provides a new focal point for the precinct and a high quality and integrated public realm.

An integrated Brisbane Metro station ● ●

Establish Woolloongabba as a key inner-city interchange for bus and rail and between local and major services by investigating:

- the opportunity for a new Brisbane Metro station adjacent to the Cross River Rail station, including the benefits such an investment can achieve for the precinct/community
- development options over the existing busway infrastructure and better integrating the Woolloongabba Bus Station with the surrounding community.

A walkable street ●

Deliver improved pedestrian connections to the station including footpath widening and kerb buildouts where possible, intersection and crossing improvements, and investigate ways to improve pedestrian safety and comfort along Stanley Street.

A key people connector and destination ● ●

Prepare a Stanley Street master plan that establishes Stanley Street as a comfortable, green and safe pedestrian link between The Gabba, Cross River Rail station, Mater and Queensland Children’s hospitals and South Bank Parklands and reinforces and promotes its role as a key destination.



Re-establishing Stanley Street as a high street

Returning the main street of Woolloongabba as a place to meet, eat, drink and play.

Medium-term (5-10 years)

A new address to Stanley Street ●

If a Brisbane Metro and Cross River Rail interchange is to be created and/or development outcomes over the existing Woolloongabba busway are supported, facilitate development fronting the northern side of Stanley Street. This development could activate the street frontage, provide improved access from Stanley Street to the public transport interchange, and provide a wider footpath to physically complete the Stanley Street retail corridor.

An activated station ●

Deliver mixed use development immediately around the Cross River Rail station, including activated public realm and parkland, ground level retail that plays a supporting role to the existing Stanley Street and Logan Road corridor and new commercial space.

Partnering with local stakeholders ● ●

Work with business owners, developers and traders to expand on the current offering, and develop a destination and branding strategy.

Long-term and ongoing

Delivering the vision ● ● ●

Deliver ongoing streetscape improvements aligned with the Stanley Street masterplan, in a staged manner as precinct developments progress.

B1 Boggo Road Precinct

Central Pedestrian Way

The Central Pedestrian Way will significantly improve access to the Boggo Road Brisbane Metro and Cross River Rail stations and contribute to a shared sense of place for the precinct. The precinct's key locations will be conveniently linked together, including major institutions, community and cultural facilities, retail and high density-residential precincts. The comfortable and attractive pedestrian corridor from the University of Queensland to Buranda will incorporate a centrepiece over-rail bridge, and be an engaging space to spend time in.

Refer to page 17 of the Boggo Road precinct renewal strategy for a map of the Central Pedestrian Way.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Station front door ● ●

Design the Brisbane Metro and Cross River Rail stations to be oriented to the Central Pedestrian Way to maximise ease of access to and from the stations.

Over-rail bridge ●

Deliver a new high quality pedestrian and cyclist bridge as a signature component of the Central Pedestrian Way, connecting UQ and the V1 Veloway.

Implementation plan ● ● ●

Attain stakeholder agreement on an implementation plan that defines and preserves a corridor for the Central Pedestrian Way, identifies common design elements, and incorporates these into future master-planning of key sites including the Princess Alexandra Hospital and Buranda Village.



Central Pedestrian Way

Improved active transport infrastructure connecting knowledge and lifestyle destinations is key to the precinct's success.

Medium-term (5-10 years)

Intersection improvements ● ●

Investigate improved pedestrian crossings of Ipswich Road and Annerley Road to provide a seamless continuation of the Central Pedestrian Way.

Long-term and ongoing

A space to enjoy ● ● ●

Incorporate features that encourage visitors to enjoy the Central Pedestrian Way as a valuable part of the precinct's public realm, including meeting places and public art that reinforces the knowledge focus and celebrates key figures and achievements of the precinct.

Wayfinding strategy ● ● ●

Simplify ease of access and improve pedestrian experience by making the Central Pedestrian Way the focus of a wayfinding strategy for the precinct.

Unlocking the Boggo Road Gaol

Building on its notable past, Boggo Road Gaol will make a strong contribution to its namesake precinct in the future. Adaptive re-use of the gaol will showcase its history and heritage while positioning it at the centre of a dynamic future-focused knowledge and technology district. The gaol’s status as a Brisbane landmark will be reinforced, and it will become an important part of the branding and identity of the broader Boggo Road precinct.

Catalyst sub-projects and priority actions

Responsibility: ● Council ● State ● Private

Short-term (1-5 years)

Advisory board ● ●

Establish a Boggo Road Gaol Advisory Board to oversee investigations into the future of the gaol, including mechanisms for the sustainable restoration and promotion of the iconic building.

Engage the community ● ● ●

Test future use options for the gaol with the community, building support for adaptive re-use opportunities and responding to the high level of public interest in the building’s future.

Long-term and ongoing

Promotion ●

Position the gaol as a key point of difference for the precinct, and a feature that contributes to its sense of place and identity.

Curated site ● ● ●

Proactively manage the gaol over time to ensure its activation continues to maximise its contribution to the renewal of the Boggo Road precinct.



Boggo Road Gaol

The gaol operated as a prison from 1883 to 2002 and is a future adaptive re-use opportunity.







References

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Annual Report 2018-19, Brisbane City Council, 2019

Brisbane Metro Draft Design Report, Brisbane City Council, 2018

Connecting Brisbane, Department of Infrastructure, Local Government and Planning, State of Queensland, 2017

More information

For more information contact Council.



Visit brisbane.qld.gov.au and search 'Brisbane's knowledge corridor'.



Send an email to:
urban.renewal@brisbane.qld.gov.au



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