

# Redland Bay Mixed-Use Retirement Village

Southeast Queensland

## Project Type

Urban village catering to retirees

## Date

2003

## ESD Role

Enquiry by Design leader

## Project Size

Approximately 20 hectares

## Client

Petrac Development

## Implementation Status

Construction commenced



Petrac Development hired ESD in 2003 to lead a four-day Enquiry by Design Workshop to plan “an urban village catering to retirees” in Redland Bay, on Morton Bay about 30 kilometres southeast of Brisbane’s CBD. The site, the former University of Queensland research farm, is about 500m from the bay and is surrounded by existing suburban development without a local centre.

The workshop took place in a large tent on the site, and the adjoining community was invited to participate in the planning for this proposed major change to their surroundings, which would require re-zoning. At the start of the workshop the community was quite concerned, but by its end they were generally enthusiastic. The rezoning application has been speedily approved and the project is being implemented, with construction under way.

The project will provide a wide range of accommodation types to retirees, with independent living, assisted living, and a nursing home. Its facilities, including a meeting hall, spa, bowls and swimming pool, focus around a new small main street-based mixed-use centre. All facilities will be accessible to the surrounding neighbours. The centre will feature a small supermarket, tavern, specialty shops and other service businesses.