

Meadowbrook Summit Outcomes

Building a centre for health, wellbeing and community



Artist impression of future Meadowbrook

4 Themes **22** Key Actions **40** Initiatives

The Meadowbrook Summit was held in September 2018, with 160 summit participants supporting the vision to progress Meadowbrook as the City of Logan's premier destination for healthcare investment and advanced education.

The ideas and feedback collected during the summit and community engagement platforms resulted in the identification of 22 actions comprising of 40 initiatives that align with the four urban design themes, as outlined below and on the following pages.

Policies and strategies	Social and green infrastructure	Precinct and built form	Connections
1 Create a leadership group from Meadowbrook's key stakeholders	6 Transform Loganlea Road into a 'healthy street'	14 Facilitate the delivery of new health and medical services	18 New pedestrian link across Loganlea Road between Logan Hospital and Woolworths Meadowbrook
2 Generate new investment through competitive advantage	7 Green the centre of Meadowbrook	15 Unlock the potential of key places through precinct master planning	19 Address congestion issues on Loganlea Road
3 Encourage desirable development through incentives	8 Community meeting places/spaces for events and activation in centre	16 Increase the range of retail, service and dining options in Meadowbrook	20 Strategic connectivity between important places
4 Develop a targeted investment strategy	9 Street art, public art and activation through lighting	17 Advance car parking and transport land use solutions	21 Loganlea Train Station upgrades and relocation
5 Activation and events for Meadowbrook	10 Enhance facilities in recreational parkland		22 New bus stops and bus services
	11 Community spaces in parks for events, facilities, exercise or community gardens		
	12 Improve safety and security		
	13 Improve maintenance and cleanliness of public spaces		

Detailed Summary of Initiatives

Collaboration and creativity our policies & strategies

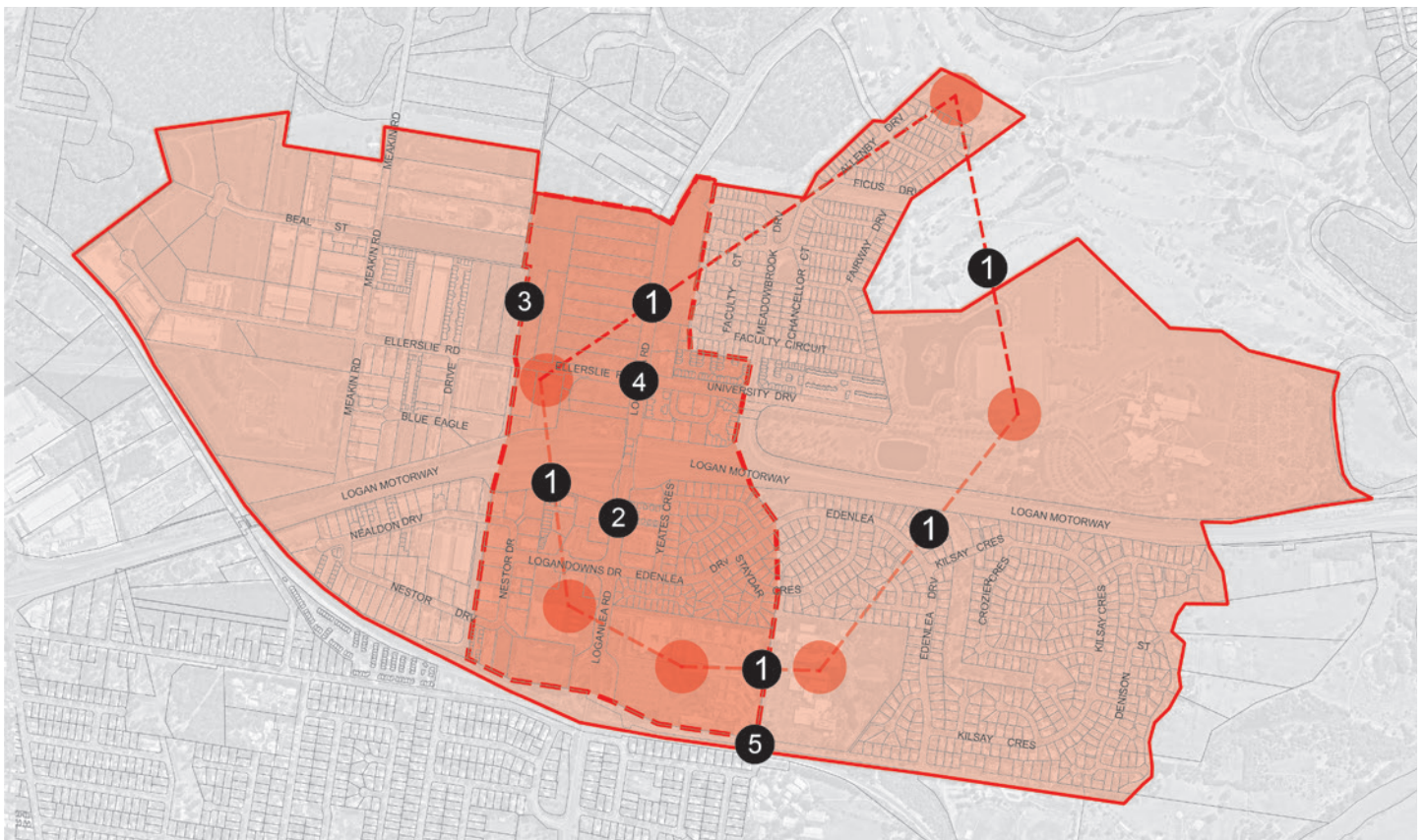
1 Create the Meadowbrook leadership group			
Project	Stakeholders	Timeline	
1a Create a leadership group to represent key stakeholders.	Council, precinct stakeholders, State Government	Short term	

2 Attract new investment			
Project	Stakeholders	Timeline	
2a Identify Meadowbrook's existing and emerging strengths, specialisations and unique competitive advantages.	Council, precinct stakeholders, State Government	Short term	
2b Develop a Health and Wellbeing Precinct identity, place branding and marketing strategy.	Council, precinct stakeholders	Short term	

3 Introduce development incentives			
Project	Stakeholders	Timeline	
3a Improve healthcare and education development potential by creating a special Meadowbrook Economic Development Zone, including the potential reduction of infrastructure charges.	Council, private sector	Short term	
3b Identify, promote and advocate for a suite of incentives, grants and subsidies for new health, research and education investment.	Council, precinct stakeholders, State Government	Medium term	

4 Targeted investment strategy			
Project	Stakeholders	Timeline	
4a Develop a targeted investment strategy to attract a greater variety of retail, dining, healthcare, research, and educational institutions in the centre.	Council, precinct stakeholders, local businesses	Medium term	

5 Activation and events strategy			
Project	Stakeholders	Timeline	
5a Develop a dedicated events strategy for the centre to attract more frequent events and activities.	Council, precinct stakeholders, community and sporting groups	Short to medium term	



Context and custodianship our social & green infrastructure

6 Loganlea Road streetscape enhancements			
Project	Stakeholders	Timeline	
6a Transform Loganlea Road into a 'healthy street' through streetscape improvements.	Council, community, State Government	Short to medium term	
6b Create public-private interfaces along frontages to Loganlea Road.	Council, land owners, developers	Short term	

7 Greening of the centre			
Project	Stakeholders	Timeline	
7a Develop a landscape strategy to green Meadowbrook's centre.	Council	Medium term	

8 Improve access to community meeting places/ event spaces			
Project	Stakeholders	Timeline	
8a Increase access to more community, public and event spaces.	State Government, landowners, local institutions, Council	Medium term	
8b Encourage new shared spaces through the development assessment process.	Council, community, landowners, developers	Medium term	

9 Street Art Activation Project			
Project	Stakeholders	Timeline	
9a Implement street art, public art and lighting with the aim to transform and activate key public places.	Council, community, students, local institutions	Short to medium term	

10 Enhance recreational parks			
Project	Stakeholders	Timeline	
10a Investigate and enhance the provision of targeted improvements of key parks.	Council, community, local sports clubs	Short to medium term	
10b Provide a greater range of recreational opportunities at the Meadowbrook Golf Club.	Council, Meadowbrook Golf Club	Short to medium term	

11 Advocate for more events and community activities			
Project	Stakeholders	Timeline	
11a Advocate for community events and recreation at Griffith University.	Griffith University, Council	Short term	
11b Facilitate more events at the Meadowbrook Golf Club.	Council, Meadowbrook Golf Club	Short term	
11c Investigate the potential to develop a community garden in Meadowbrook.	Community, Council, local institutions	Short term	

12 Improve safety and security			
Project	Stakeholders	Timeline	
12a Develop a Safer City Strategy for Meadowbrook.	Council, community, Police, precinct stakeholders, business	Short to medium term	

13 Improve public space			
Project	Stakeholders	Timeline	
13a Improve maintenance and cleanliness of public spaces.	Council, community	Short term	



Detailed Summary of Initiatives

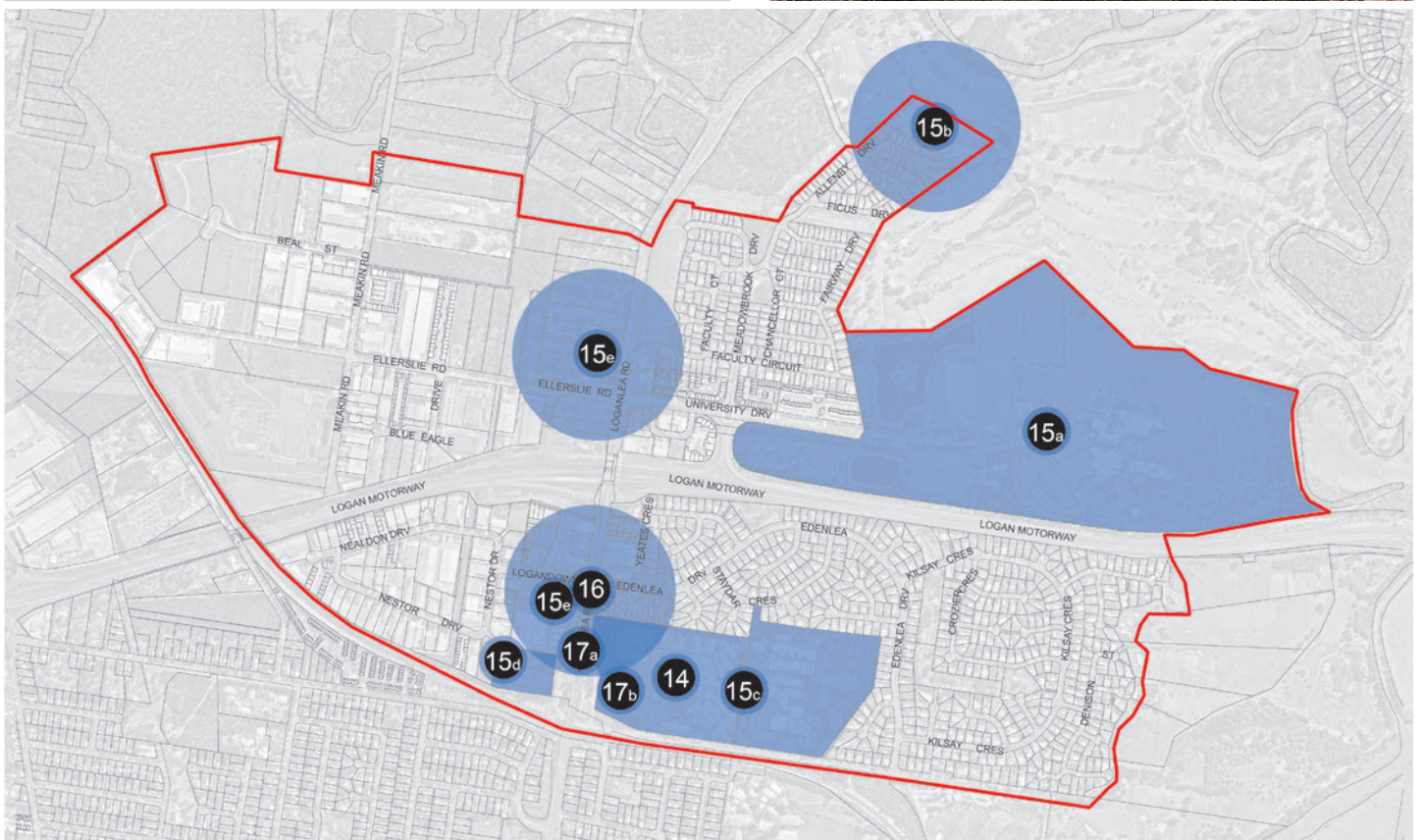
Choice and character ... our precincts & built form

14 Attract new health and medical services			
Project	Stakeholders	Timeline	
14a Facilitate the delivery of new healthcare services, including a private hospital.	Healthcare industry, State Government, precinct stakeholders, Council	Short to medium term	

15 Work with landowners to create precinct master plans and unlock the development potential, lifestyle and amenity opportunities in key precincts			
Project	Stakeholders	Timeline	
15a Precinct master plan for Griffith University.	Griffith University, Council	Short term	
15b Precinct master plan for the Meadowbrook Golf Club.	Meadowbrook Golf Club, Council, community	Medium term	
15c Update the precinct master plan for the Logan Hospital and TAFE Loganlea.	State Government, Council	Short to medium term	
15d Facilitate the redevelopment of the Riverina stock feed site.	Council, Riverina	Long term	

16 Increase the range of retail, service and dining options in Meadowbrook			
Project	Stakeholders	Timeline	
16a Liaise with local landowners, businesses and developers to consider new market offerings.	Local landowners, businesses, developers	Short term	
16b Streamline planning and approval processes for desirable retail, dining and service-based land uses in the Meadowbrook centre.	Council, community, local businesses	Short term	

17 Advance car parking and transport land use solutions			
Project	Stakeholders	Timeline	
17a Parking and Travel Demand Management Strategy.	Council, State Government	Short to medium term	
17b Develop a large multilevel car park at Logan Hospital.	State Government	Short term	



Connections ... our roads, utilities & other critical infrastructure actions

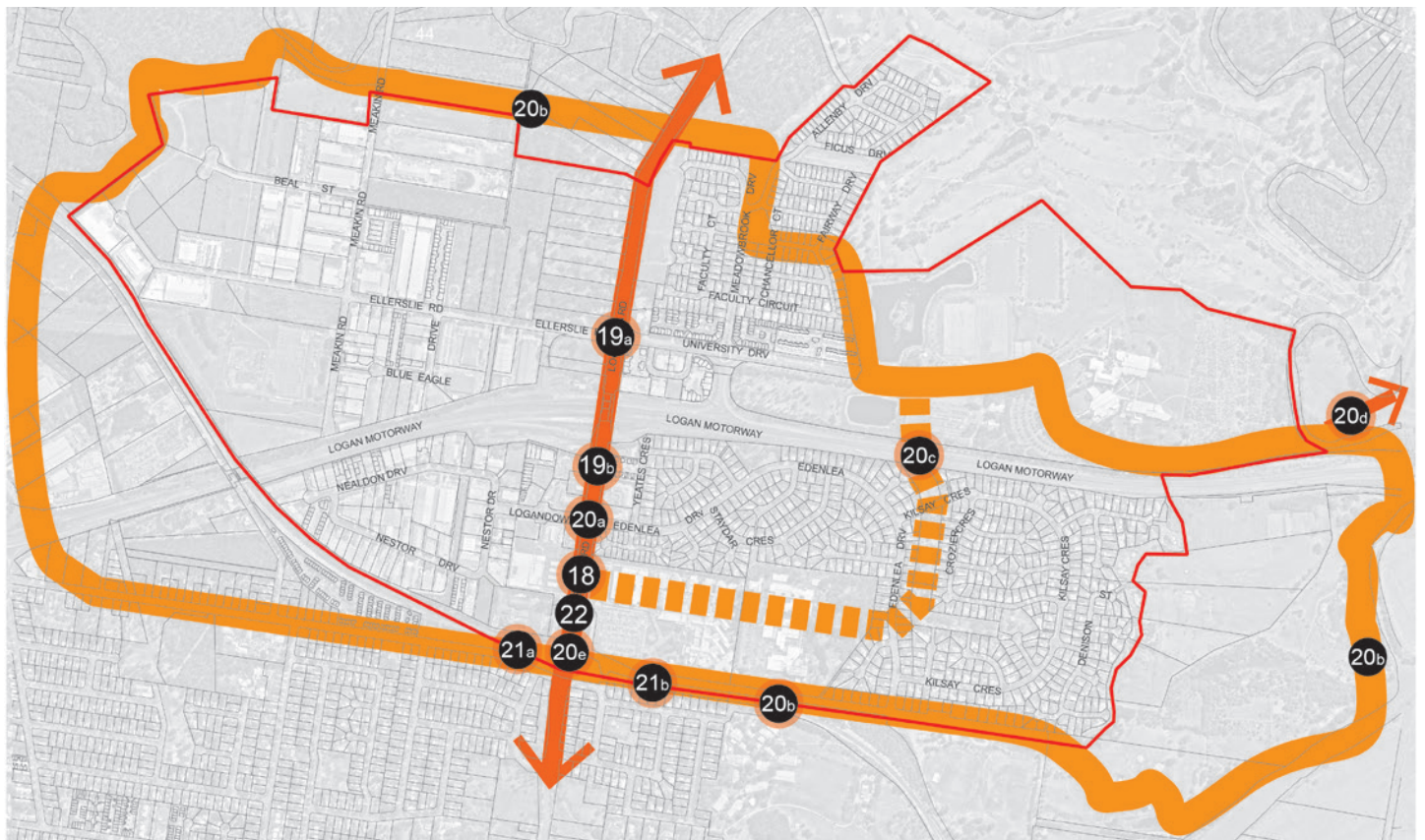
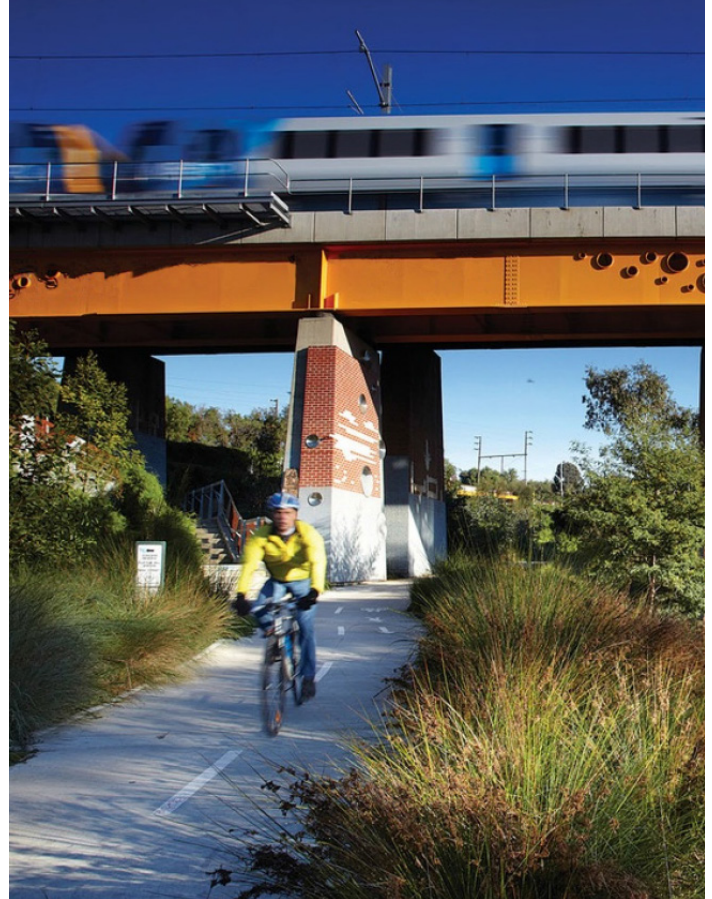
18	New pedestrian link across Loganlea Road	Stakeholders	Timeline
18a	New pedestrian link across Loganlea Road linking Logan Hospital to the Woolworths shopping centre.	State Government, Council	Short term

19	Upgrade Loganlea Road	Stakeholders	Timeline
19a	Upgrade the University Drive / Ellerslie Road / Loganlea Road intersection.	Council, local businesses and landowners	Short to medium term
19b	Improve Loganlea Road and Logandowns Road.	Council	Short term

20	Improve strategic connectivity	Stakeholders	Timeline
20a	Improve Loganlea Road cycleway infrastructure.	Council	Short to medium term
20b	Upgrade pedestrian and cycle connections between important places.	Council	Medium term
20c	Create the 'economic link' between Griffith University and the Meadowbrook centre.	Griffith University, Council, State Government	Long term
20d	New 'Greenlink' connection to Shailer Park.	Council, State Government, Griffith University	Long term
20e	New entry and wayfinding signage for Meadowbrook to promote it as a Health and Wellbeing Precinct.	Council, precinct stakeholders	Medium term

21	Improve Loganlea Train Station	Stakeholders	Timeline
21a	Upgrades to the Loganlea Train Station.	State Government, Council	Short term
21b	Advocate for the relocation the Loganlea Train Station.	Council, State Government	Long term

22	New bus stops and bus services	Stakeholders	Timeline
22a	Advocate for new bus stops and bus services.	State Government, Council, Griffith University, TAFE	Medium to long term



Identifying the Summit Outcomes

The most important actions and initiatives were identified by engaging with the community, stakeholders and broader investment interests to unpack Meadowbrook's underlying potential. These are summarised below:

SUMMIT INPUTS TO OUTCOMES

Most important elements to create a health and knowledge precinct:



Attract new investment
Promote Meadowbrook's unique value proposition



Work together
Major precinct players should adopt a collaborative leadership approach



Attract talent
Provide attractive lifestyle, employment, family and cultural features

Most important strategic projects or initiatives:



Create a leadership group or network of key stakeholders



Improve connectivity between key institutions, including Logan Hospital and TAFE to Griffith University



Attract more health services, including a private hospital and/or a day hospital



Relocate the Loganlea Train Station as an integrated project with the Logan Hospital expansion

Most important short term projects:

1. New pedestrian crossing between the Logan Hospital and shopping centre.
2. Develop a car parking and travel demand management strategy for Meadowbrook.
3. Transform Loganlea Road into a 'Healthy Street' - greening the centre, a better pedestrian environment and public art.

Most important ideas from the community and stakeholders:

1. More community spaces, events and entertainment.
2. Car parking solutions around the hospital and train station.
3. Upgrade Loganlea Road.
4. Improve safety and decrease crime.
5. More shopping, retail and dining.

PLACESCORE™ An independent assessment of the Meadowbrook town centre

Six recommendations:



More things to do



More trees and plants



Feeling safer



Walking safely



Cleaner and greener



Creating a sense of place



Collation

Analysis



22 Key Actions

40 Initiatives

Precinct Stakeholders and Summit Speakers

The vision for Meadowbrook to be a centre for health, wellbeing and community - Logan's health and knowledge precinct - is supported by the precinct leaders, industry experts and multiple levels of government.



“Griffith University ranks in the top 2% of universities worldwide and we are very proud that our Nursing and Midwifery program, a key part of our Logan campus profile, is ranked 11th in the world. Griffith has great strengths, not only on the Logan Campus, but across all of Griffith's campuses, which we can draw upon to build an outstanding health and wellbeing precinct in Meadowbrook. We can bring all of that expertise and knowledge into this precinct.

“The opportunity I see is not just to create a health and wellbeing precinct, but one which builds community wealth, that takes the community with us, builds the skills and jobs of the future in partnership with the fantastically diverse and rich community which we have.”

Linda O'Brien, Pro Vice Chancellor, Head of Logan Campus, Griffith University



“Logan Hospital already has strong partnerships with Griffith University, with TAFE, and with other institutions in the Meadowbrook precinct. As a teaching hospital with a comprehensive suite of medical specialties, we're in a unique position to build on these partnerships, attract student placements, and develop the health workforce of the future.

“In 2019 we will be embarking on a major expansion and refurbishment of Logan Hospital. The first stage will be expanded and refurbished maternity services. Following the 2017 State Election commitment, we're planning a 195-bed expansion including four new floors and a range of new clinical and support services for our community.”

Dr Jacinta Powell, Executive Director, Logan Bayside Health Network, Metro South Health



“If they are to be successful, it is important these precincts are supported by higher education institutions and the private sector, not just as government-led initiatives. These precincts are places where knowledge is exchanged, and where knowledge and ideas are transformed into new tangible economies that grow.

“The creation of knowledge and innovation centres, particularly in the area of health, is really important to the success of the new diverse economy which we need to become. The emergence of these precincts requires a very strong value proposition that clearly defines the place in order to successfully compete for funding and talent.”

Tim O'Neill, Executive Director - SEQ Development, Economic Development Queensland



“We have so many things here in Meadowbrook that other growth corridors across Australia want, and we're starting with the most extraordinary advantages. Our interest at the federal level is looking at how to get the main employment opportunities whirring out of a great place like Meadowbrook. We need to make sure that we're investing in the parts of the training system and the education system that can create terrific graduates who can work in health here in Meadowbrook.”

Dr Jim Chalmers MP, Member for Rankin, Queensland



“Meadowbrook is absolutely central to the Queensland Government's vision for South East Queensland. We know that knowledge sector jobs - those in health and education - are going to grow faster and pay more into the future. We also know partnerships between industry, employers, schools, TAFE and universities are vital if we are to grow this workforce locally. All of this is occurring in Logan as part of our Meadowbrook health and knowledge precinct.”

Hon. Shannon Fentiman MP, Member for Waterford, Minister for Employment and Small Business, Minister for Training and Skills Development



We should not limit our ambition for Logan, this precinct, our city and our community. It's a time to be bold.

We are seeing a shift in the structure of the employment market towards health and education and knowledge jobs - don't concede this market to Melbourne and Sydney; compete for that market ...Meadowbrook can help fill this market.

The positioning of Meadowbrook is right, I think the timing is right, and the terms of the focus: health, education, knowledge work - skilled work - is what I would be looking at for this precinct.



Bernard Salt AM

Managing Director, The Demographics Group

Actions endorsed:

On 4 December 2018, the following was approved by Logan City Council (Minute 379/2018):

- The 22 actions and 40 initiatives that were identified from the Meadowbrook Summit were endorsed for implementation, noting potential future budget consideration.
- That all stakeholders and participants of the Meadowbrook Summit be updated on the endorsed actions and initiatives.
- Council will prepare an Implementation Plan for Meadowbrook that reflects the endorsed actions and initiatives.
- Council will explore opportunities for future funding, applications for government grants and/or partnerships with the public and private sectors to progress the endorsed actions and initiatives.
- Council will explore reducing infrastructure charges for targeted land uses that progress the vision for Meadowbrook as health and wellbeing precinct.

Next steps:

- Preparation and Council endorsement of the Meadowbrook Implementation Plan.
- Identification of key priority projects and programs to be delivered in the short term, subject to Council endorsement.
- The delivery of the endorsed actions and initiatives, subject to funding and resource allocation.



For more information

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