



Toowoomba and  
Surat Basin Enterprise

Toowoomba and Surat Basin Enterprise

# Development Status Report

Toowoomba  
February 2020

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## DEVELOPMENT STATUS REPORT TOOWOOMBA REGIONAL COUNCIL AREA

February 2020

Toowoomba and Surat Basin Enterprise (TSBE) is the go-to organisation that links business with opportunity to achieve sustainable growth and diversity for our region.

Toowoomba and the wider Surat Basin region is continuing to experience high growth and increased investment generated by an active resource sector, growing infrastructure requirements, seasoned agricultural productivity, and many other successful industries. TSBE remains committed to fostering and facilitating the sustainable growth and development of our region. As such, TSBE wholeheartedly supports the local business community by being an information centre, advocacy agent for key issues affecting the region and providing vital services to local businesses. The Development Status Report is updated biannually to equip readers with knowledge including costs, locations and estimated completion dates for known developments in the Toowoomba region. It is through providing this record that we hope to encourage further investment and lending confidence while also providing businesses with the relevant information to make sound business decisions. This document is compiled by TSBE for its members. Significant care has been taken to confirm the currency and accuracy of the material. TSBE holds no responsibility for errors or omissions and will ensure that any changes in projects are included in subsequent editions.

Image on the front cover supplied by Newlands Group.

*Toowoomba Regional Council's (TRC) Principal Depot will include a central operations and management building, three workshop buildings, a central store, a nursery and a State Emergency Service (SES) Operations Centre.*

Image supplied by Toowoomba Regional Council.





# EXECUTIVE SUMMARY

Welcome to the FY20 Development Status Report for Toowoomba, produced by Toowoomba and Surat Basin Enterprise (TSBE). This report highlights the substantial investment in the region over the previous 18 months and lists all developments valued over \$1 million.

The projects compiled within this report have been categorised as per the following (\$B):

• Projects Underway	<b>\$7.74</b>
• Projects Approved and Awaiting Commencement	<b>\$0.704</b>
• Projects Proposed	<b>\$4.65</b>
• Projects Recently Completed	<b>\$2.19</b>

The key finding of this report shows the current level of investment in Toowoomba is \$13.1 billion. This is a slight decrease on the 2018 report (\$14.42 billion), which is due to several major projects recently coming to completion, including the Toowoomba Bypass (\$1.8 billion), the National Broadband Network rollout (\$246 million) and the Oakey Solar Farm (\$136 million). All three projects are now providing resources and operational supply chain opportunities to our community, but don't feature in this report.

The Toowoomba region continues to maintain a high level of sustainable development in the pipeline with \$4.65 billion in projects proposed, \$704.7 million approved and awaiting commencement and \$7.74 billion underway. There are many reasons why Toowoomba is such an investment hotspot, including substantial new infrastructure ranging from the Toowoomba Wellcamp Airport, the Toowoomba Bypass and the soon to be commenced Inland Rail initiative which will provide rail freight between Melbourne and Brisbane. With enhanced road, rail and air connectivity, Toowoomba is set to become a major transport and logistics hub for South East Queensland.

Businesses are well and truly gearing up for the construction phase of Inland Rail around Toowoomba, which will deliver approximately 2,000 local jobs over five years. The engineering required to navigate the Great Dividing Range between Toowoomba and the Lockyer Valley includes a 6km tunnel and various viaducts, which means that local expenditure will be in the vicinity of \$4-5 billion.

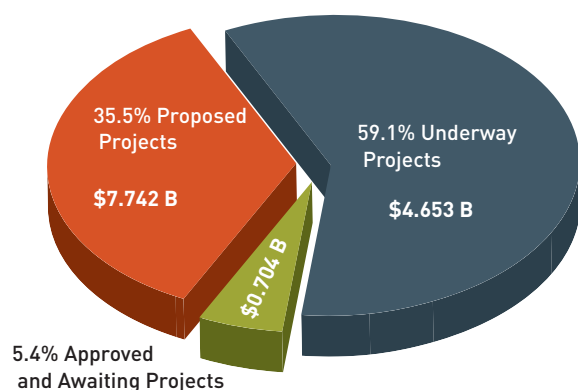
Many of the developments listed in this report are transformative and highlight the confidence that both the private and public sector have in the future of Toowoomba. These include the Asterion Medicinal Cannabis Project at Wellcamp Business Park estimated at \$500 million, the InterlinkSQ 200ha Intermodal and Bulk Freight Terminal development at \$235 million and the \$235 million Avenues of Highfields subdivision.

Toowoomba's diverse and thriving economy consists of agriculture (Toowoomba is one of Australia's most productive agricultural regions), health, education, manufacturing and energy (coal, natural gas and renewables). The stability and diversity of the Toowoomba economy is one of the key drivers attracting investors to the region. It's also a wonderful place to live and the TSBE team is committed to helping local industry continue to invest and build a strong and sustainable economy.



*"There are many reasons why Toowoomba is such an investment hot-spot including substantial new infrastructure ranging from the Toowoomba Wellcamp Airport, the Toowoomba Second Range Crossing and soon to be commenced Inland Rail initiative. Toowoomba is set to become a major transport and logistics hub for South East Queensland."*

*- Ali Davenport,  
CEO TSBE*



**Chart 1.** Equitable investment across the stages of proposed, approved and underway, consistent with sustainable growth totalling \$13.1 billion.





# TSBE WOULD LIKE TO THANK OUR KEY PARTNERS AND SUPPORTERS:

## Foundation Partner



## Partner Regional Councils



## Corporate Health Partner



## Diamond Members



## Platinum Members



## Gold Members

Askin (Qld) Pty Ltd

AVIS Toowoomba

CATCON-GE

Comet Ridge Limited

Harvey Norman Electrical

Marsh Pty Ltd

McCormack Industries

PEPworldwide (Australia) Pty Ltd

Qteq Pty Ltd

Vena Energy Australia

Ray White Commercial Toowoomba

RES Australia

Shell's QGC

South Burnett Regional Council

Specialised Property Consulting Pty Ltd

Suncorp Bank

The Black Group

Vanderfield Pty Ltd

TSBE is the **go-to organisation** that links business with opportunity to achieve **sustainable growth** and **diversity** for the region.



## PROJECTS UNDERWAY

### INFRASTRUCTURE AND SERVICES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Russell Street Revitalisation</b>	Russell Street, Toowoomba	Streetscape revitalisation of Russell Street from Victoria Street to Neil Street. This project will extend recently completed streetscape revitalisation works on Ruthven Street.	Toowoomba Regional Council	\$3.00	TBA
<b>The Melbourne to Brisbane Inland Rail</b>	Toowoomba	The Inland Rail project will provide a direct, high performance freight rail corridor. Full construction cost is estimated to be more than \$10 billion and works in Toowoomba and surrounding regions is estimated to be approximately 50% of the total project value.	Australian Government & Private Investors	\$5,000.00	2025
<b>Toowoomba Regional Council Works Depot</b>	Nass Road, Charlton	Construction of a new central depot facility will be a central operations hub for a number of Council's operational areas, providing a modern, low maintenance, and sustainable workplace to replace existing ageing facilities. The new facility will include administration offices, workshops, storage areas, training facilities and parking.	Toowoomba Regional Council	\$56.00	Mid 2020
<b>Kleinton Waste Management Facility</b>	Kleinton School Road, Kleinton	Construction of a new Waste Management transfer station at the existing Kleinton waste site. Works will include internal and external roadworks, weighbridge construction, enclosed waste transfer facility, hardstand for recycled material stockpiles and remediation to existing landfill area.	Toowoomba Regional Council	\$13.90	2021
<b>Highfields to Toowoomba Cycleway</b>	Highfields	Staged construction of an off-road cycleway built from Highfields to Toowoomba.	Department of Transport and Main Roads	\$7.50	TBA
<b>Coronation Park Masterplan</b>	Coronation Park, Harristown	Masterplanned revitalisation of the existing facility which may include: off-leash dog area, new amenity building, new and expanded play facilities, basketball court and fitness equipment.	Toowoomba Regional Council	\$1.70	TBA
<b>Emu Creek Bridge</b>	New England Highway, Yarraman	Construction of a new dual lane bridge on the New England Highway.	Department of Transport and Main Roads	\$9.30	TBA
<b>Murphys Creek Range Rail Slope Stabilisation</b>	Murphys Creek Road, Blue Mountain Heights	The Murphys Creek Range slope stabilisation project will improve drainage and stability along the Queensland Rail line; scope of work includes earthworks, access tracks, drainage, slope stabilisation.	Queensland Rail	\$14.00	Mid 2020



## PROJECTS UNDERWAY

### INFRASTRUCTURE AND SERVICES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Tummaville Road Bridge Replacement</b>	Tummaville Road	The existing timber bridge will be removed and replaced with a new two lane multi-span concrete bridge.	Toowoomba Regional Council	\$2.90	Mid 2021
<b>The Picnic Point Parklands Master Plan</b>	Picnic Point, Toowoomba	10 year masterplanned multi stage upgrade of the Picnic Point Parklands. The project will include construction of a new lookout platform at Tobruk Memorial Drive, upgrades to Lions Park and the Waterfall Garden.	Toowoomba Regional Council	\$15.00	TBA
<b>Bowenville - Moola Road &amp; Dalby-Nungil Road Upgrades</b>	Bowenville - Moola Road & Dalby-Nungil Road	Widening and upgrades to Bowenville Moola Road and Dalby Nungil Road to improve connectivity for heavy vehicles servicing the agricultural industry.	Toowoomba Regional Council	\$24.00	TBA
<b>Perserverance Raw Water Main Renewal</b>	Toowoomba Region	Removal and replacing the existing 28km water main from Pechey Reservoirs to Mt Kynoch Water Treatment Plant. The project will be staged over a number of years.	Toowoomba Regional Council	\$78.00	TBA
<b>Upgrade of Cooby Dam and Cressbrook Dam spillway</b>	North Toowoomba Region	Upgrade of both Cooby Dam and Cressbrook Dam wall and spillway to meet new dam safety regulations that was introduced in 2014.	Toowoomba Regional Council	\$138.00	TBA
<b>East Creek Culvert Upgrade</b>	James Street, Toowoomba	Removal and replacement of the existing culverts structures to upgrade the structure to modern flood immunity standards.	Department of Transport and Main Roads	\$8.50	TBA
<b>West Creek Culvert Upgrade</b>	James Street, Toowoomba	Removal and replacement of the existing culverts structures to upgrade the structure to modern flood immunity standards.	Department of Transport and Main Roads	\$8.00	TBA
<b>Toowoomba Bypass Operations and Maintenance</b>	Toowoomba Region	25 year operation and maintenance works of the recently constructed Toowoomba bypass, works will include traffic monitoring, break-down and emergency management, civil maintenance and inspections.	Broadspectrum (as part of The Nexus Consortium)	\$460.00	TBA
<b>Glenvale State School Carpark</b>	Glenvale Road, Glenvale	Construction of 39 new carpark spaces, access upgrades and a one way drop off/pick up zone.	Education Queensland	\$1.00	TBA
<b>North &amp; Ruthven Street Upgrade</b>	North and Ruthven Street Intersection, Toowoomba	Safety upgrades to the Intersection which will include – widening of the roadway to include new dedicated turning lanes, new footpaths, service relocations and traffic light upgrades.	Department of Transport and Main Roads	\$6.40	Mid 2020



## PROJECTS UNDERWAY

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Brownesholme Village Expansion</b>	Highfields Road, Highfields	Expansion of existing aged care development; Stage 1 will include further 96 bed aged care facility and future stages proposed to construct 84 units additional units.	Carinity	\$25.00	TBA
<b>Sanctuary Rise Stages 4, 5 &amp; 6</b>	Greenwattle Street, Toowoomba	Final Stages of a residential subdivision - Stages 4 & 5 includes 44 lots and Stage 6 includes 53 lots.	Consolidated Properties Group	\$5.00	TBA
<b>Drayton Ambulance Station</b>	Shepard Street, Drayton	Construction of a new Ambulance Station in Drayton to service the growing demands of Southern Toowoomba.	Queensland Ambulance Service	\$5.00	2020
<b>ALDI Highfields</b>	Highfields Road, Highfields	Construction of ALDI Supermarket proposed development will include: intersection upgrade on Highfields Road, retail space and a car park.	ALDI stores	\$6.00	TBA
<b>United Service Station Highfields</b>	Highfields Road, Highfields	Service station, retail and convenience store and fast food outlets.	SHA Premier Constructions	\$5.00	TBA
<b>Lucks Road - Subdivision</b>	Lucks Rd, Hodgson Vale	Multi stage rural-residential subdivision.	Lillybelle Park	\$6.50	TBA
<b>Monty Brewing</b>	New England Highway, Highfields	Retail development which will include: food and drink outlets with restaurant, microbrewery, cold and wet rooms, with boutique shops.	Monty Brewing Co.	\$2.00	2020
<b>Amitabha Resort</b>	New England Highway, Highfields	Short term accommodation resort with 1,2, & 3 bedroom accommodation, café, yoga, gym, meditation room, spa and function facilities (conference rooms, 350 seat auditorium, restaurant, teaching room).	Sunly Pty Ltd	\$10.00	TBA
<b>Toowoomba Sports Club Refurbishment</b>	Ruthven Street, Toowoomba	Internal renovations to the Toowoomba Sports club, renovations will include a extensive change to the floor plan on both levels and will see the main entrance door moved to Russell Street. External Fascia works upgrade will also be completed.	Canberra District Rugby League Football Club	\$5.00	2020
<b>Private Mental Health Care Service</b>	Pechey Street, South Toowoomba	Two stage construction of a mental health care facility the project will include; offices, amenities, consult rooms, nurses rooms, staff room, patient gym and activity rooms.	Heal All Pty Ltd	\$8.00	2020



## PROJECTS UNDERWAY

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Rangeville Social Housing Complex</b>	Various Locations	Construction of 58 social housing dwellings. The Rangeville complex will include 16 one-bedroom apartments.	QLD Government	\$24.00	TBA
<b>Cattle Feedlot - Grassdale</b>	Cecil Plains	Expansion of feedlot to 775,050 sqm, Additional 14 rows of pens, wastewater treatment, irrigation, associated civil works and Fertiliser Facility.	Mort & Co	\$35.00	TBA
<b>Reis Rd/Kuhls Rd/Barracks Rd Subdivision</b>	Reis Road, Highfields	A 221-Lot residential subdivision, the project will include upgrades to water and sewer infrastructure and widening to Reis Road and Kuhls Road.	Clive Berghofer - Jeteld Pty Ltd	\$11.00	TBA
<b>Health Care Facility</b>	Scott Street, East Toowoomba	Construction of a new emergency and radiology facility within the St Vincent's Hospital precinct.	St Vincent's Hospital	\$15.00	TBA
<b>The Oaks Hotel Toowoomba</b>	Ruthven Street, Toowoomba	Oaks Toowoomba Hotel will feature a total of 102 suites. It will also offer a selection of retail operators on ground floor, as well as a tavern, café, conference and event facilities, well-equipped gymnasium and lap pool.	KPAT Property Pty Ltd	\$30.00	April 2020
<b>Rosella Highlands Estate</b>	Monarch Street, Merringandan West	Multi stage 124 lot residential subdivision, open space and roadworks.	Churches of Christ in QLD	\$6.20	TBA
<b>Highfields North</b>	Merringandan Road, Merringandan	432 Residential Lots, 18377ha for parkland, split over 9 stages.	Clive Berghofer - Jeteld Pty Ltd	\$21.60	TBA
<b>Queens Park Master Plan Implementation</b>	Queens Park, Toowoomba	Construction of new and renewal of existing assets in Queens Park.	Toowoomba Regional Council	\$11.50	2021
<b>South Central High Rise Development</b>	Ruthven St, Toowoomba	Multi-level residential and retail development featuring a ground floor with large retail spaces, a café and outdoor dining space.	Bernoth Properties	\$18.00	May 2020
<b>Interlink SQ</b>	Charlton	200ha inter modal and Bulk Freight Terminal development for Southern Queensland. Stage 1 & 2 construction cost - \$45m.	Freight Terminals Trust	\$235.00	2025
<b>Moore Trailers Manufacturing Facility</b>	French Rd, Pittsworth	Construction of a new 15,500sqm workshop and manufacturing facility.	Moore Trailers	\$7.50	2021
<b>The Mills Precinct</b>	Ruthven St, Toowoomba	Stage 1 of a multi stage development will include retail and restaurant tenancies.	Richard Adams	\$54.00	TBA



## PROJECTS UNDERWAY

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Living Gems - Glenvale</b>	South Street, Toowoomba	Five stage over 50's gated community development. Construction will include 168 villas, a country club which includes pool, tennis court, golf simulator, theatre, hair dressing salon, bowling green and gym.	Living Gems	\$45.00	TBA
<b>Gemlife Highfields</b>	Kratzke Road, Highfields	Multi-stage residential and aged care support with 233 two and three bedroom houses. The development will include a managers residence, caravan compounds, club houses, meeting rooms, community rooms, halls and activity rooms.	Ruby Developments Pty Ltd	\$46.60	2020
<b>The Avenues of Highfields</b>	Highfields	Masterplanned 534 lot residential subdivision delivered in multiple stages.	The Avenues Highfields Pty Ltd	\$235.00	2021
<b>Seachange - Over 50's Lifestyle Resort</b>	Hampton Street	Master-planned residential community designed exclusively for the over 50's demographic. 162- home lifestyle resort, facilities including an indoor and outdoor pool, tennis court, library, workshop and bowls green.	Pradella Property Ventures	\$71.00	2021
<b>Piggery Expansion</b>	Strathane Road, Ellangowan, Queensland	Multi stage piggery expansion and energy recovery facility (including increasing anaerobic digestion capacity).	CEFN Genetics Pty Ltd -	\$40.00	TBA
<b>Highfields Police Station</b>	Dau Road, Highfields	Construction of a new police facility to service Highfields and surrounding region.	Queensland Government	\$2.70	TBA
<b>The Dairy</b>	Horrex Road, Ravensbourne	A multi stage development which will include construction of a 200 seat function venue and a number of accommodation villas.	Valdal Projects	\$1.00	2020
<b>Theatre Extension - Grand Central</b>	Grand Central Shopping Centre	Extension of the existing cinema on the rooftop carpark of Grand Central Shopping Centre. Once complete the extension will provide a large V-Max theatre, lounge area, bar and service area.	QIC	\$7.00	2020
<b>The Oaktree Village - Highfields</b>	Polzin Road & Kleinton Road , Highfields	Gated retirement village with 42 villas, recreational facilities, bowling green and swimming pool.	Oak Tree Group	\$12.00	Mid 2022
<b>Project Dignity - Residential Care Facility</b>	Hume Street, Toowoomba	Construction on three storey residential care facility.	Project Dignity	\$1.50	TBA



## PROJECTS UNDERWAY

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>The Qantas Group Pilot Academy</b>	Wellcamp Business Park	A multi stage training facility will include classrooms, briefing rooms, flight simulator rooms, staff rooms, offices and amenities. The academy will also include an Aircraft Maintenance and storage hangar, messing hall, recreation facilities and multiple duplex-style accommodation buildings.	Wagner Corporation	\$40.00	Stage 1 Completed 2020
<b>Asterion Toowoomba Medicinal Cannabis Project</b>	Wellcamp Business Park	Asterion has commenced plans to develop the world's largest and most sophisticated state-of-the-art medicinal cannabis cultivation, research and processing facility. The multi-stage construction will include; fencing and security, 40 hectares of greenhouse facilities, research facilities, laboratory, manufacturing and packing facilities.	Asterion Australia	\$500.00	TBA
<b>Senior Student Building</b>	McDougall Street, Toowoomba	Demolition of existing building and construction of a new two storey senior school building and carpark.	Darling Downs Christian School	\$1.00	TBA
<b>Tek Fuels Service Station</b>	Anzac Avenue, Toowoomba	Construction of a new service station and food outlet.	Tek Fuels	\$2.00	TBA
<b>Westbrook McDonalds</b>	Main Street, Westbrook	Construction of a new McDonalds restaurant and associated facilities.	Hallmark Property	\$3.00	Mid 2020
<b>Cambooya Medical Centre</b>	Eton Street, Cambooya	Proposed construction of a medical centre, food and drink outlet, allied health centre and retail tenancies.	Drayton Investments Pty Ltd	TBA	TBA
<b>Rowe's Centre Redevelopment</b>	Russell Street, Toowoomba	Renovation of the existing Rowe's buildings to include multiple office spaces, coffee shop, retail showrooms and small retails spaces.	Rowe's Group	\$10.00	TBA
<b>The Gums Shopping Centre</b>	New England Highway, Highfields	Construction of a five tenancy shopping centre and associated infrastructure.	Geham Pty Ltd	TBA	TBA
<b>Glenvale Willows Estate</b>	South Street & McDougall Street, Glenvale	Construction of a 76 lot residential subdivision and associated infrastructure.	TBC	\$3.20	TBA
<b>Toowoomba Base Hospital Lecture Theatre</b>	West Street, Toowoomba	Design and construction of a new 100 seat lecture theatre at the Toowoomba Base Hospital site.	Queensland Health	\$1.00	Mid 2020
<b>Coles Glenvale</b>	Greenwattle Street, Glenvale	Construction of a new Coles supermarket, small retail outlets and a carpark.	Coles Group Property Developments	\$10.00	Mid 2020



## PROJECTS UNDERWAY

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Childcare Centre - Wilsonston</b>	Erin Street, Wilsonston	Construction of a new two storey childcare centre, carpark and associated infrastructure.	McNamara-Healey Holdings	TBA	TBA
<b>The Royal Hotel on Ruthven</b>	Ruthven Street, Toowoomba	Renovation and extensions to the existing Royal Hotel Building and construction of a new hotel carpark.	Ravensbourne Holdings Pty Ltd	TBA	TBA
<b>Joint Health Command Oakey</b>	Oakey Army Barracks, Oakey	Construction of an on-site defence medical facility. This new facility will include; administration, primary care (including mental health and rehabilitation), inpatient unit, pharmacy, physiotherapy, dental, general support, external works and airfield response.	Federal Government	\$10.00	TBA
<b>St Mary's College Auditorium</b>	St Mary's College, Toowoomba	Construction of a new auditorium which will also include sports change room, gym and an outdoor sports grandstand facility.	St Mary's College	\$8.00	TBA
<b>Highfields Medical Centre</b>	Highfields Road, Highfields	Construction of a two story medical centre with a retail health care service, car parking and associated infrastructure.	Newlands Group	\$2.00	TBA
<b>Carnival Lane</b>	Margaret Street, Toowoomba	Demolition of the existing building and construction of a new pedestrian laneway to link Margaret Street and Annand Street.	Toowoomba Regional Council	\$1.10	2020
<b>Wagner Composite Fibre Extension</b>	Wellcamp Business Park	Extension to the recently completed Composite Fibre manufacturing facility.	Wagners CFT	\$3.00	TBA
<b>Russel Mineral Equipment Expansion</b>	McDougall Street, Glenvale	A two stage expansion of the existing manufacturing facility works will include a new assembly workshop (1836 sqm) and a new fabrication workshop (2495 sqm). The expansion will also include new access roads and an additional 65 carparks.	Russell Mineral Equipment	TBA	TBA
<b>USQ Aviation Facility Refurbishment</b>	West Street, Darling Heights	Refurbish existing teaching facility to accommodate a new flight simulator.	USQ	\$2.00	TBA
<b>USQ Facility Refurbishment</b>	West Street, Darling Heights	Various campus upgrades.	USQ	\$10.00	TBA
<b>Newtown Police Station</b>	Bridge Street, Toowoomba	Construction of a new Police facility to service Newtown and surrounding suburbs.	Queensland Government	\$1.20	2020



## PROJECTS UNDERWAY

### RENEWABLES & ENERGY

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
Maryborough Solar	Roche Road, Yarranlea	Construction of a 40Mw solar farm over 186ha, the site will have battery storage and connection to Yarranlea Substation.	Maryborough Solar	\$80.00	2020
Yarranlea Solar	Pittsworth	Solar project with the potential to generate 100Mw of electricity, The completed facility will occupy 250ha.	Risen Energy	\$200.00	2020

## PROJECTS APPROVED AND AWAITING COMMENCEMENT

### INFRASTRUCTURE AND SERVICES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
Raw Water Pump Station Perserverance Dam	Perserverance Dam Road, Cressbrook	Replacing two existing pump sets with new (550 L/s Per Pump), new motors, switchboards, pipework's and remove all redundant equipment.	Toowoomba Regional Council	\$7.00	2020

### Our Growing Renewables

Yarranlea Solar has the potential to generate 100Mw of electricity.

Image supplied by RISEN ENERGY (Australia) Pty Ltd.





# PROJECTS APPROVED AND AWAITING COMMENCEMENT PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Oakey Beef Exports Admin Building</b>	Keong Road, Oakey	Construction of a single story administration building on site at the Oakey Beef processing plant.	Oakey Beef Exports	\$2.00	TBA
<b>Highfields Mews</b>	New England Highway, Highfields	Construction of a 20 lot gated residential subdivision.	Ray White Toowoomba	\$7.80	TBA
<b>Glenvale Precinct</b>	McDougall Street, Toowoomba	Proposed new development which will include; convenience, retail, health, childcare, fast food, service station, hardware, indoor sports, a tavern, motel and residential living.	DGM Group	\$65.00	TBA
<b>Toowoomba Integrated Milk Project</b>	Wellcamp Business Park	Design and construction of a manufacturing facility for tinned baby formula and associated milk products. Stage 1 - \$35m; Stages 1&2 \$100m; Project Dairy Farm \$90m.	Lapro & Nature One Dairy	\$300.00	TBA
<b>Correctional Facility Work Camp</b>	Charlton	Single storey correctional work camp-construction works will include training and recreation rooms, separate prisoner and officer accommodation, workshop, three metre high security fence, dormitory, kitchen and laundry buildings.	Toowoomba Regional Council	\$3.00	TBA
<b>Oakey Beef Exports - Expansion</b>	Oakey-Connection Road, Oakey	Expansion of existing Oakey Beef Works which will include increased cold storage capacity and automated processing equipment.	Oakey Beef Exports	\$60.00	TBA
<b>Toowoomba Toyota parts and service centre extension</b>	Ruthven Street, Toowoomba	Construction of a new service and pre-delivery centre the facility will include workshop, automatic car wash, photo booth and turntable, Lexus tool room, parts storage and vehicle parking.	Toowoomba Toyota	\$5.00	TBA
<b>The Toowoomba Transport Terminal</b>	Steger Road, Charlton	Major transport hub development which will predominantly provide; receipt, storage and dispatch for rail, air and road freight. The development will also include retail, office, and workshop facilities.	SW O'Brien Holdings	\$50.00	TBA
<b>Craigston Apartments - Toowoomba</b>	Royal Street Toowoomba	Six storey residential unit building, the development will feature; 14 individual units, swimming pool, common area, basement carpark and a common gymnasium.	Marakech Pty Ltd	\$8.00	TBA
<b>City Golf Club -Refurbishment</b>	South Street , Toowoomba	Proposed extension to City Golf Club which will include extension of the new clubhouse, new pro shop, new buggy storage, extension to car park, refurbishment of café, and kids room.	City Golf Club	\$4.00	TBA



## PROJECTS APPROVED AND AWAITING COMMENCEMENT PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Warrego Highway Service Station</b>	Intersection of Warrego Hwy and Augbiny Road at Oakey	New service station to include four food and drink outlets set on a 43ha site. The facility will also include a transport depot that will provide overnight parking for heavy vehicles.	Rhonzoa	\$4.00	TBA
<b>Westpoint Business Park</b>	Alderley Street, Toowoomba	Proposed 6100 square metre industrial business park, with 14 tenancies, office, café and on site car parking spaces.	Taylor Commercial Property Pty Ltd.	TBA	TBA
<b>Eustondale Master Planned Community</b>	Euston Road, Boundary and McDougall Street, Glenvale	150 lot six stage residential development.	Douglas Property Group Pty	\$40.00	TBA
<b>Shangri-La Housing Estate</b>	Prince Henry Heights, Toowoomba	32 lot residential townhouse development with communal facilities.	Shangri-La International Holdings	\$2.60	TBA
<b>Woolmer Road Subdivison</b>	Woolmer Road, Highfields	48 lot residential subdivision.	TBC	\$6.50	TBA
<b>The Ninth Middle Ridge</b>	Rowbotham St, Middle Ridge	Collaborative redevelopment of parcel of golf course into residential units and associated facilities.	Middle Ridge Golf Course and Aura Retirement	\$30.00	2021
<b>Goggs Street Medical Centre</b>	Goggs Street, Toowoomba	Two stage construction of a medical facility - Stage 1 will include construction of a new three story ophthalmology clinic. Stage 2 include the demolition of the existing clinic and construction of an ambulance bay and additional car parking.	David Holcombe	\$3.00	TBA
<b>The Department of Agriculture and Fisheries Upgrade</b>	Tor Street, Toowoomba	Stage 2- facilities building upgrade for the Department of Agriculture and Fisheries.	The Department of Agriculture and Fisheries	\$3.80	TBA
<b>Mitsubishi Showroom</b>	James Street, Toowoomba	Extension of the existing vehicle showroom	AP Eagers	\$2.00	TBA
<b>Schlumberger Administration Facility</b>	Wellcamp Business Park	Two stage construction of office facilities on the existing Schlumberger Warehouse. Stage 1 will include installation of temporary buildings and facilities. Stage 2 will be the construction of permanent administration facility.	Wagner Corporation	\$1.50	TBA
<b>Armstrong Auto Showroom</b>	Neil Street, Toowoomba	Demolition of existing buildings, construction of new office facilities and showroom. Refurbishment of existing showroom and workshop, and construction of new car park.	Armstrong Auto Group	\$5.00	TBA



## PROJECTS APPROVED AND AWAITING COMMENCEMENT PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Toowoomba Soldiers Memorial Hall Refurbishment</b>	Herries Street, Toowoomba	Refurbishment of the historically listed Soldiers Memorial Hall, which includes roof replacement, maintenance and repair work to the building, upgrading the building fascia and improved disability access.	Toowoomba Regional Council	\$4.50	TBA
<b>Wellcamp International Air Cargo Centre</b>	Wellcamp Airport	Construction of a new regional trade export distribution centre, the facility will include four large cold rooms, external storage areas. The facility will support export capacity of the Wellcamp Airport.	Wagner Corporation	\$10.00	TBA
<b>AATLIS – Innovation Centre</b>	Aatlis precinct - Witmack Road	Agrifood Innovation Centre to be constructed on a 29ha Technology Park site adjacent to the Pulse Data Centre.	FKG Group	\$10.00	Q4 2020



### Transforming Logistics

Artist impression of the proposed Wellcamp International Air Cargo Centre

Image provided by Toowoomba Wellcamp Airport.



## PROJECTS APPROVED AND AWAITING COMMENCEMENT RENEWABLES & ENERGY

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Solar and Gas Power Plant - AATLIS</b>	Aatlis precinct - Witmack Road	A proposed hybrid gas and solar power plant with a capacity of 150 mW/h. The project will be a ground-breaking development for the region and will provide long-term discounted power resources for the Toowoomba Technology Park.	FKG Group	\$60.00	Q1 2021

## PROJECTS APPROVED AND AWAITING COMMENCEMENT RESOURCES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>GDT Tyre Recycling Plant</b>	Wellcamp Business Park	Purpose built tyre recycling facility, the facility will break down used tyres with a process that involves intense heat, this process will produce raw steel, carbon and oil for potential export to international markets.	Green Distillation Technologies	\$10.00	TBA

### Continuing CBD Development

South Central  
Apartments on  
Ruthven Street.

Image supplied by Hutchinson Builders





# PROJECTS PROPOSED

## INFRASTRUCTURE AND SERVICES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Cambooya Wyreema Road Upgrade</b>	Cambooya Wyreema Rd, Wyreema	Upgrade of gravel sections of Cambooya Wyreema Road - Cambooya Wyreema Road is a strategic link between the growing communities, this project will significantly improve safety and efficiency.	Toowoomba Regional Council	\$2.70	2020
<b>Charlton Sports Precinct</b>	Warrego Highway, Charlton	Development of a major sporting and recreation facility. The 80ha site will include multiple sporting fields, BMX track, clubhouses carparks and associated infrastructure.	Toowoomba Regional Council	\$192.00	Stage 1 expected to be completed by 2026
<b>Quarry Gardens</b>	Bridge Street, Toowoomba	Feasibility Study currently being undertaken for proposed Quarry Gardens Project, early indications estimate this project to be more the \$60 million should it be approved.	Toowoomba Regional Council	\$60.00	TBA
<b>Hodgson Vale Sports Complex and Lions Park Master Plan</b>	Freylings Rd, Hodgson Vale	Upgrade works to sports field and multipurpose court which will include landscaping works, active youth space, skate facilities, drainage work, picnic and barbecue facilities.	Toowoomba Regional Council	\$2.50	TBA
<b>Warrego Highway Upgrade Stage 3</b>	Toowoomba/Oakey	Planning and Business case for Stage 3 Upgrade on the Warrego Highway from west of the Kingsthorpe-Haden Road intersection 18.7km from Toowoomba to 28.7km from Toowoomba towards Oakey. Upgrade will include four lanes of the Warrego Highway to Oakey (approximately 10km).	Queensland Government	TBA	TBA
<b>East Creek Masterplan</b>	Neil Street, Toowoomba	Upgrade of the Neil Street Culvert as part of the East Creek Masterplan and flood mitigation works.	Toowoomba Regional Council	\$12.00	TBA
<b>Toowoomba - Warwick Water Pipeline</b>	Toowoomba Region	Construction of a water pipeline from Toowoomba to Warwick this will be an extension of the Wivenhoe - Toowoomba Pipeline.	Queensland Government	TBA	TBA



## PROJECTS PROPOSED

### PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Santana Park (Stages 3-5)</b>	Boundary Street, Cotswold Hills	63 lot residential subdivision ranging from 568-800 sqm.	Denaid Pty Ltd	\$6.00	TBA
<b>Toowoomba Hospital Redevelopment</b>	Hogg Street & Tor Street, Cranley	Proposal relocate Toowoomba Base Hospital to the Baillie Henderson site in This project would include construction of a new state of the art Hospital and facilities at the Baillie Henderson site in Cranley.	Queensland Health	\$1,600.00	TBA
<b>Glennie St Town Houses</b>	Glennie St, Drayton	Proposed townhouse development which will include a mixture of one, two and three bedroom townhouses.	Tronrose Pty Ltd	\$4.00	TBA
<b>Shopping Centre - Westbrook Central</b>	Main Street, Westbrook	Two new shopping centre buildings, with 11 commercial tenancies, communal outdoor dining, two storey centre, 61 car parking spaces.	Itanz Pty Ltd (Trading as Willfind Family Trust)	\$3.00	TBA
<b>Childcare Centre and Shopping Precinct</b>	Polzin Road, Highfields	Proposed small retail precinct and 75 place childcare centre, the development will include multiple retail spaces, administration offices, outdoor and indoor play, kitchen and dining, reading room, sleeping room and a carpark.	D Lethbridge	\$2.00	TBA
<b>The Westbrook Motel</b>	Main St, Westbrook	Motel with 27 units to be built next door to existing shopping centre.	Altitude Motel Apartments	\$3.00	TBA
<b>Northgate Vista Estate development</b>	Goombungee Road, Bacon and Griffiths Streets and bordering Mort Street, Harlaxton.	Master planned residential community made up of five precincts including neighbourhood residential, hillside residential, mixed residential, local centre and open space precincts over an area of 55ha.	George Weston Foods Pty Ltd	TBC	TBA
<b>Gabbinbar Homestead Village</b>	Ramsay St, Middle Ridge	Refurbishment of the historic Gabbinbar Homestead which will include four new pavilions, pathways, pergola structure and a new entry way.	Prethink Pty Ltd	\$5.00	TBA
<b>Poultry Sheds - Ellerslie Free Range Farms</b>	Ellerslie Rd, Turallin	10 new poultry sheds and infrastructure to accommodate an additional 735,000 birds.	DA Hall & Co t/a Doug Hall Poultry	\$2.00	TBA
<b>Poultry Sheds - Glenfire Poultry Farm</b>	Western Creek Road, Turallin	18 new sheds to accommodate 720,000 birds, additional chiller areas, caretaker residences, farm packer, switch room, office and more.	DA Hall & Co t/a Doug Hall Poultry	\$45.00	2026



# PROJECTS PROPOSED

## PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Charlton Commercial Centre</b>	Warrego Highway, Charlton	Three hectare mixed use development proposed on the Bronco Motor Inn Site.	TBA	\$20.00	TBA
<b>Glenholme Park Sports and Community Hub</b>	Hursley Road, Toowoomba	Sports and Community Hub, potential medical treatment, indoor and outdoor sports, gymnasiums, allied health services.	Brothers Toowoomba Rugby League	\$10.00	TBA
<b>Kath Dickson Highfields Day Care Centre</b>	Highfields	New child care centre development administration spaces, outdoor and indoor play, kitchen and dining, reading room, sleeping room and a carpark.	Kath Dickson	\$2.00	TBA
<b>Laundromat and unit project</b>	Evan Street, Pittsworth	Transform the former ambulance station into a laundromat and residential unit complex.	Stower Developments	\$2.00	TBA
<b>Defence Housing Mt Lofty</b>	Rifle Range Road	Former Rifle Range site to be re-developed into a masterplanned residential community over a staged construction period.	Defence Housing Australia	\$200.00	TBA
<b>Verona Apartments</b>	James Street & Tourist Drive , Rangeville	Multi storey luxurious residential complex, 45 apartments and communal living spaces which include: pool, cinema, gym and courtyards.	Verona Apartments	\$40.00	TBA
<b>GasWorks Development</b>	Neil Street	10,006 sqm vacant lot development over seven titles. Proposed mixed use development including hotel, office and food & beverage outlets.	TBA	\$30.00	TBA
<b>Project AATLIS</b>	OMara Road, Charlton	A multi stage 29 hectare development surrounding the Pulse DC facility Facilities will include a café, recreational facilities, outdoor collaboration spaces, disaster recovery facilities and offices.	FKG Group	\$40.00	Mid 2020



## Growing Innovation

An Innovation Centre has been planned as part of the FKG Group's AATLIS precinct.

Image supplied by FKG Group.



# PROJECTS PROPOSED

## PROPERTY AND CONSTRUCTION

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Torrington Residential Development</b>	Hursley Road and 6 Hillman Street - Torrington	DA approved for 42ha mixed use development. Approvals currently in place for 79 residential lots as well as a masterplan approval for residential, retirement, aged care and manufactured housing development, potential for more than 600 dwellings.	R Hodge	TBC	TBA
<b>Gowrie Hotel Redevelopment</b>	Bridge Street, Newtown	Redevelopment of current site and potential construction of new tavern.	Hakfoort Group	\$6.50	TBA
<b>Zimms Corner Service Station Upgrades</b>	Toowoomba	Upgrading the Zimms corner service station and fast food outlet; including dedicated truck re-fuel area, truck rest area and shower facilities.	Zimms Corner Pty Ltd	\$4.00	TBA
<b>Fernleigh - Master Planned Community</b>	Shoesmith Rd & Boundary Street, Westbrook	Masterplanned community and town centre to be constructed in multiple stages which will include: 1500 residential lots, supermarket, tavern, speciality retail, child care centre and community facilities, parklands and cycleways.	Hallmark Properties	\$300.00	TBA
<b>Toowoomba Regional Council - New Administration Building</b>	Herries and Ruthven Streets, Toowoomba	Demolition of existing facilities and construction of a new 5-8 story shared tenancy that will accommodate the Toowoomba Regional Council staff.	Toowoomba Regional Council	\$100.00	TBA
<b>Railway Parklands Stage 2</b>	Toowoomba	Stage 2 of the multi stage development will transform the rail yards site into parks and open spaces a pedestrian bridge will be constructed to link the facilities with other areas of the Priority Development Area.	Toowoomba Regional Council	\$30.00	TBA
<b>Oak Tree , Middle Ridge</b>	Large Street, Middle Ridge	Construction of a 52 unit independent living retirement village and a 46 unit residential development and associated infrastructure.	Bernoth Properties / Oak Tree	\$30.00	TBA
<b>Performing Arts Centre - Toowoomba State High School</b>	Stuart Street, Toowoomba	Construction of a new performing arts centre and carpark, refurbishment of existing buildings, and associated infrastructure.	Education Queensland	\$10.90	TBA
<b>11 Storey CBD Tower</b>	Neil Street, Toowoomba	11 storey tower mixed-use development has been proposed to feature 38 one, two and three-bedroom apartments over four levels, plus 310 parking spaces.	Bernoth Properties	\$15.00	TBA
<b>Highfields Catholic College</b>	Hansford Road, Meringandan West	Proposed development of a catholic secondary college.	The Catholic Diocese	TBA	TBA



## PROJECTS PROPOSED RESOURCES

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
New Acland Coal Mine Stage 3	Acland	Continuation of the New Acland open-cut coal mine, boosting employment to 700 people, and providing a further boost of \$12 billion to the local, state and national economies.	New Hope Group	\$869.00	Awaiting approvals
Landfill Gas Utilisation	Bedford Street, Cranley	Construction of a landfill gas plant which would be capable of transferring the landfill by-product into an electricity resource and operational infrastructure.	Toowoomba Regional Council	\$5.00	TBA



### Health Developments

#### Artist Impression of St Vincent's Hospital Project

Image supplied by Hutchinson Builders



## PROJECTS PROPOSED RENEWABLES & ENERGY

Project Name	Location	Description	Proponent	Construction Cost (\$M)	Est. Completion Date
<b>Bulli Creek Solar Farm</b>	Gore Highway, Millmerran	Solar electricity farm located in the Darling Downs to be delivered in a number of stages. This \$1 billion project will be delivered in four stages at \$250 million each.	SunEdison/ Solar Choice	\$1,000.00	2025

### New Industries

University of Southern  
Queensland Control  
Room - Telescope  
Facility

Image supplied by University of Southern Queensland.





## PROJECTS RECENTLY COMPLETED (LAST 12 MONTHS)

Project Name	Location	Description	Proponent	Construction Cost (\$M)
Millmerran Power Station Outage	Millmerran	Stage 2 - programmed maintenance outage works.	Intergen	\$50.00
Hume Street - Subdivision	Hume Street, Middle Ridge	135 lot residential subdivision and associated infrastructure.	Catholic Diocese of Toowoomba	\$6.75
Otto Road - Subdivision	Otto Road, Highfields	69 lot residential subdivision - delivered in two stages of 40 lots and 29 lots the project will also include upgrades to Otto Road.	Clive Berghofer - Jeteld Pty Ltd	\$3.45
Admin Building - Harristown State High School	Harristown High School, Toowoomba	Construction of a new administration and classroom building, additional car parking bays and landscaping.	Education Queensland	\$11.50
Performing Arts Centre - Centenary State High School	Centenary Heights High School, Toowoomba	Construction of a new performing arts centre for Centenary Heights High School.	Education Queensland	\$11.55
The Department of Agriculture and Fisheries Upgrade	Tor Street, Toowoomba	Stage 1- Facilities building upgrade for the Department of Agriculture and Fisheries.	The Department of Agriculture and Fisheries	\$3.80
The Glennie School - Health and Fitness Centre	Herries Street, Toowoomba	Construction of a new health and fitness centre which included car parks, multipurpose courts, staff room, learn to swim centre, general classrooms and exercise rooms.	The Glennie School	\$5.00
Wyreema Early Education	Umbiram Rd, Wyreema	Childcare centre development which included: administration spaces, outdoor and indoor play, kitchen and dining, reading room, sleeping room and a carpark.	Panlawn Pty Ltd	\$2.00
Education and Meditation Facility	Althaus Road, Westbrook	Transform the former Darling Downs Correction Centre into a educational and meditation facility. The development included short term accommodation, educational facilities, child care centre, sports training facilities, worship buildings and carpark upgrades.	Pureland Learning College	\$10.00
Control Room - Telescope Facility	USQ - Toowoomba	Control room building, landscaping, telescope facility, electrical services, hydraulic and mechanical services.	USQ	\$10.00
Catholic Education Office - Toowoomba	James Street, Toowoomba	Renovations and refurbishment of the Heritage listed former Toowoomba South State School buildings. The buildings will be utilised as office space for the Diocese of Toowoomba Catholic Schools.	Diocese of Toowoomba Catholic Schools	\$5.70
Toowoomba Early Learning Centre	Alderley Street, Centenary Heights	A multi storey child care centre, the development included; sleeping rooms, kitchen and laundry, 580 sqm external play area and car parks.	Smithfield Property Group	\$3.00



## PROJECTS RECENTLY COMPLETED (LAST 12 MONTHS)

Project Name	Location	Description	Proponent	Construction Cost (\$M)
<b>Longs Building Redevelopment</b>	Margaret St, Toowoomba CBD	Renovations to the existing Longs Building into a dining and retail precinct.	As Planned Developments	\$5.00
<b>Aubigny Street Accommodation</b>	Aubigny Street East Toowoomba	Five one-bedroom self contained short term accommodation units and a managers residence.	Coffee House Pty Ltd	\$1.50
<b>Toowoomba SHS, Wilsonton Hall</b>	Wilsonton	Multipurpose hall.	Education Queensland	TBA
<b>Mater Dei Primary School Good Samaritan Block</b>	Curzon Street, Toowoomba	New classroom blocks, existing library conversion.	Mater Dei Primary School	TBA
<b>Composite Fibre Manufacturing Facility</b>	Wellcamp Business Park	A new factory manufacturing composite fibre technologies is set to house the existing Wagners CFT facility as well as new technologies and processes that would make it more efficient than the current factory.	Wagners CFT	TBA
<b>Toowoomba Railway Goods Stage 1 - Shed Repair &amp; Remediation</b>	Toowoomba	Repair and refurbishment of the historic Toowoomba Railway Good Shed to create a commercial and cultural focal point for the community.	Toowoomba Regional Council	\$10.00
<b>Asphalt Manufacturing Facility (Boral)</b>	Vision Street, Charlton	Creation of a manufacturing facility and other associated works in regards to asphalt.	Boral Resources	\$5.00
<b>Cathro Park Railway Parklands Linkage Project</b>	Ruthven St, Neil St & Hume St Toowoomba	Redevelopment and upgrade to Cathro Park for Flood Mitigation and Park Revitalisation	Toowoomba Regional Council	\$4.00
<b>Downlands Junior Space</b>	Downlands College, Ruthven Street Toowoomba	Renovations to existing classrooms to accommodate additional students and construction of a new junior school space to accommodate Year 5 and 6 students.	Downlands College	\$5.00
<b>The Raff Campbell Development</b>	Corner of Raff and Campbell Street, Toowoomba	A new three storey office development and café, the building will reflect the neighbouring historical architecture of; The Mills Precinct, The Laundry and The Goods Shed developments.	Raff Campbell Pty Ltd	\$3.00
<b>7-Eleven, Westbrook</b>	Main Street, Westbrook	Construction of a new 7-Eleven service station and fast food outlet.	Hallmark Properties	\$1.00
<b>West Moreton Rail Bridge Upgrade</b>	Ipswich - Chinchilla	Upgrade of 18 timber rail bridges between Ipswich and Chinchilla on the West Moreton Rail Line. The existing structures will be replaced with stronger more durable steel girders.	Queensland Rail	\$28.00
<b>Boomaroo Nursery</b>	Harelmarr Rd, Southbrook	Construction of a 14,000 sqm greenhouse, administration building and other processing facilities.	Boomaroo Nurseries	TBA
<b>Wilsonton car wash with fast food &amp; office spaces</b>	Bridge Street, Wilsonton	A new car wash with drive-through fast food, coffee shop and offices.	Clint & Donna Barham	\$2.00



## PROJECTS RECENTLY COMPLETED (LAST 12 MONTHS)

Project Name	Location	Description	Proponent	Construction Cost (\$M)
Charleys Place - Child care Centre	Burnage Street, East Toowoomba	New 98 place childcare centre next to the Toowoomba Motel and Events Centre in East Toowoomba. The development included administration spaces, outdoor and indoor play, kitchen and dining, sleeping room and extension the existing motel carpark.	Bernside	\$3.00
Toowoomba Range Tunnels Clearance Project	Toowoomba Range	Expand the capacity of 11 historically listed rail tunnels through Toowoomba Range by lowering tunnel floors to allow the clearance of 9'6 high freight shipping containers, which are increasingly used to export goods.	Queensland Rail	\$48.00
Agricultural Engineering and Technology Precinct	University of Southern QLD	Cedar Centre refurb, glasshousing, head housing, laboratories, outdoor trial sites, new road, artificial lake.	USQ	\$10.00
Pittsworth Industrial Precinct Enabling Project Sewerage	Pittsworth	New road and sewerage infrastructure at Pittsworth Industrial Precinct will open up industrial land for industries servicing agriculture and the wider region.	Toowoomba Regional Council	\$2.13
Toowoomba Bypass Construction	Toowoomba	A bypass route to the north of Toowoomba, approximately 41km in length, running from the Warrego Hwy at Helidon in the east to the Gore Hwy at Athol.	Queensland and Federal Government	\$1,200.00
Toowoomba Second Range Crossing Related Capital Works	Toowoomba	Major road works to be undertaken connecting to the Toowoomba Second Range Crossing involving Mort, Jellicoe, West and Boundary Streets.	Toowoomba Regional Council	\$50.00
Highfields Sport and Recreation Park - Stage 2	Kuhls Road, Highfields	Stage 2- Highfields Sport and Recreation Park is set to provide a multi-sports facility will provide quality recreation and physical activity spaces for visitors and nearby residents.	Toowoomba Regional Council	\$11.63
Toowoomba Enterprise Hub Stimulus Project	Charlton	The works will service the 529ha northern precinct of the Toowoomba Enterprise Hub and include upgrading 1.7km of Nass Road to provide access for multi-combination vehicles, constructing 4.7km of trunk water mains along Wirth and Nass Roads, building a storm water detention basin.	Toowoomba Regional Council	\$9.95
National Broadband Network	Toowoomba Region	Continued rollout of the NBN in Toowoomba.	Australian Government	\$246.00
Gap Road Upgrade	Toowoomba	Widening and overlay works, drainage on Gap Road, upgrades to the intersection to Gap Road and Gore Highway.	Toowoomba Regional Council	\$6.50



## PROJECTS RECENTLY COMPLETED (LAST 12 MONTHS)

Project Name	Location	Description	Proponent	Construction Cost (\$M)
St Andrews Hospital Expansion	Toowoomba	Construction of four additional medical suites which include a STEMI lift for cardiology.	St Andrew's Hospital Toowoomba	\$3.10
Life Flight Hangar & Office	McDougall St, Toowoomba	This project involves the construction of a two helicopter hangar, office space and eight bed living quarters.	Life Flight Foundation Limited	\$3.90
Water Reservoir	O'Mara's Road, Charlton	Construction of an 8.2ML water reservoir for the Charlton Enterprise Hub development.	Toowoomba Regional Council	\$4.30
Oakey Solar Farm	Oakey	Progressed build over two stages: Stage 1 25Mw and Stage 2 55MW.	Canadian Solar	\$136.00
Highfields State High School	Highfields	Construction of a new two level classroom and sports hall, including two general learning areas and ancillary rooms.	Education Queensland	\$10.00
Mary Mackillop Catholic High School	Highfields	Extension of existing Mary Mackillop Primary school to become a preschool to Year 12 campus. Stage 1 - \$7.5million.	Mary Mackillop Primary School	\$30.00
George Banks Bar and Bistro	Corner Margaret and Ruthven Streets	The former Westpac Bank will be transformed into 'The Bank'; a development combining retail, office suites. While the inside will be remodelled, the historical exterior will remain the same.	Killea Investments	\$1.50
Empire Theatre Refurbishment Stage 1	Neil Street, Toowoomba	Refurbishment includes painting and re-covering seats. The maintenance project is part of a five year plan for upgrades to the buildings in the precinct.	Toowoomba Regional Council	\$5.00
Government Housing Units	Lovett Street	16 one bedroom units, living rooms, balcony entry foyer, laundry area.	QLD Government	\$2.70
Ozcare Aged Care Facility	Greenwattle Street, Toowoomba	Four stories and 150 beds, with activities room, assisted care, kitchen and dining, offices, living areas and more.	Ozcare	\$38.00
Infinite Aged Care Facility	Stuart Street, Harlaxton	Multi level aged care facility with 134 single bed units.	Infin8 Care	\$30.00
Oak Tree Retirement	Baker Street, Darling Downs	59 self contained villas.	Oak Tree Group Pty Ltd	\$15.00
Essence Estate	Gowrie Junction Road, Cotswold Hills	Master planned residential community project includes 600 lots, parklands and open space corridor and proposed commercial parcel for retail facilities. Stage 1 (63 lots) completed was 2017. with futures stages yet to be constructed.	Hillscorp	\$60.00
Kilalah Park Estate	Highfields	18.35ha with over 200 homes, carried out over eight stages (Stage 1 Complete).	Kilalah Park Developments Pty Ltd	\$10.00



## PROJECTS RECENTLY COMPLETED (LAST 12 MONTHS)

Project Name	Location	Description	Proponent	Construction Cost (\$M)
Keira View Estate	Murphys Creek Road	19 lot residential subdivision.	Keira View Holding Pty Ltd	\$3.50
McIntosh	Westbrook	8-10 lot residential development.	Confidential	\$2.00
Toowoomba Christian College Expansion	Toowoomba	Four stage expansion including new learning areas, music facilities, parking areas, outdoor amphitheatre, multipurpose courts.	Toowoomba Christian College	TBA
Park Hill	Glenvale	141 Lot residential subdivision constructed over seven stages.	Catapult Group	\$26.00
Grammar Stadium	Margaret Street, Toowoomba	A new sporting hub for Toowoomba Grammar School. The Grammar Stadium accommodates basketball and volleyball courts, a synthetic multipurpose court, covered courtyard, reception area, changing rooms.	Toowoomba Grammar School	\$14.00
ALDI -Bridge Street	Bridge Street, Torrington	Renovations of the Bridge Street shopping centre to facilitate a new ALDI shopping centre.	ALDI stores	\$3.00
RSPCA Building	Wellcamp Business Park	Construction of a new RSPCA animal shelter, boarding kennels and offices at the Wellcamp Industry Park.	RSPCA	\$12.50
Toowoomba Base Hospital - Renal Dialysis Unit	Toowoomba Base Hospital, West Street, Toowoomba	Construction of a new a single storey stand alone Renal Dialysis Unit. The facility will include; a self care unit, amenities, staff rooms, water treatment unit, and a court yard.	Queensland Health	\$2.00



### Private Sector Growth

Artist Impression  
of RMA Engineers  
Expansion

Image supplied by RMA Engineers.





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