**STUDENT HOUSING ST LUCIA**

**Consideration:**

Recent studies have shown that strong demand exists for accommodation to house students attending UQ's St Lucia campus. The UQ Student Housing Project (SHP) is an initiative to deliver high quality self-catering on-campus student accommodation facilities equivalent to the best available in Australia.

The development will enhance the campus experience of students and offer a high level of amenity at an affordable rent. It will provide residents with a strong sense of community in a collegial environment. Residents will be provided with high levels of support and pastoral care and the environment will be secure and conducive to academic success.

**Description:**

Two sites have been identified on the St Lucia campus:
- A currently vacant site of 6,737m² on Walcott Street
- An adjacent, partially occupied site of 3,548m² on Hood Street

The sites are within an established residential area on the western fringe of the campus, adjacent to Grace and Cromwell Colleges, International House, a privately owned residential building and the Margaret Cribb childcare centre. They offer convenient access to local roads, public transport, the campus core and recreational facilities. Improvements to enhance vehicular circulation in the area and pedestrian links to the wider campus will be included in the development.

Development of both sites is envisaged and preliminary studies indicate that this could yield in the order of 800 beds. Building height will be guided by campus planning principles, building function and amenity and is expected to be staggered from approximately three to four storeys on the campus perimeter up to approximately ten storeys closer to the campus core. Integral to the design will be communal gathering and recreation spaces, shared laundry facilities and car parking. The inclusion of commercial tenancies (eg. café, bar, convenience store) may also be considered.

Car parking is expected to be largely on the Walcott Street site with possible access from Coldridge Street (subject to Brisbane City Council approval). A comprehensive feasibility study including analysis of specific planning and services infrastructure requirements will be undertaken on approval of the proposed sites.
WALCOTT STREET SITE

- Western edge of campus
- 6,737 m²
- Northern aspect
- Average slope gradient of 1:4
- 2 street frontages
- Convenient to public transport, local businesses and campus core
- Covered by BCC Vegetation Protection Orders
HOOD STREET SITE

- West campus residential precinct
- 3,548 m²
- Relatively flat
- 3 street frontages
- Convenient to public transport, local businesses and campus core
- Not subject to Vegetation Protection Orders
- Able to be developed concurrently