

Loreto Webinar Q&A

Question		Response
1	How many more teachers will be needed to teach the new students? Have aspects such as parking been considered?	We are looking at up to 9 new staff. Current parking on site caters to around 75% of teachers. We are working to establish greater efficiencies for parking on site.
2	Will Year 11 and 12 students have dedicated study areas throughout the day?	Yes. On the third floor of the Dale Street building there is a dedicated senior studies centre, which will be for the Year 11 and 12 students to study should their timetable incorporate study lessons.
3	Why hasn't Loreto bought more houses to give more footprint for development?	A number of issues would surface, such as the safety of students when crossing the road. The preferred option is utilising the existing block, bounded by Dale Street, Lade Street, and Cavendish Road.
4	Will there be an outdoor chill out or meditation zone?	We are committed to the implementation of outdoor learning spaces as well as the maintenance and retention of the existing greenspaces on the campus. Consultation in 2019 revealed that the retention of green spaces was a priority for the community. Cox Architecture has found a balance between retaining greenspaces, providing outdoor learning areas and supporting general learning areas.
5	Will 32 Dale Street be removed as well as 28?	28 and 32 Dale Street are part of the same property.
6	Why isn't underground carparking provided?	One of the constraining factors is the land upon which the College is built. Many undercover carparks are already provided on the southwest corner of the site.
7	How will noise be mitigated for students and nearby residents?	The Construction Management Plan will ensure this is appropriately managed.
8	What is the purpose for the new play space courtyard?	We are looking at this area being dedicated to Years 5 and 6. This allows these students to have appropriate supervision. We will potentially look at developing a playground area for our Years 5 and 6 students in consultation with our community.
9	What is a Transport Management Plan?	A Transport Management Plan is a tool for schools to document and communicate the way in which students can travel to and from school. The TMP covers traffic management, operating of drop off and pick up zones, parking and the use of active transport modes. The plan also seeks to provide information to students, parents, and staff around the behaviours and areas for parking, drop offs and pickups. We are looking at a staggered finish for the Years 5 and 6 to alleviate some traffic pressure.
10	Is the Dale Street home a pre-1946 home?	Yes
11	Will the footpaths on the college side of Dale Street be upgraded?	Yes – as part of the standard processes, Council has requirements for improvements within the verge.

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12	What sun shading is envisaged for the northern side of the Dale Street building?	<p>The sun shading on the northern side is a horizontal orientation. This will block out the high summer sun and admits the lower winter sun. Further solar analysis will occur to determine if additional aspects will be required.</p> <p>High performance glazing will be implemented for energy efficiency, so we are not creating additional load for the mechanical system.</p>
13	What sustainability initiatives/targets are proposed?	<p>A rating scheme has not been settled on yet, however, sustainability is core to our practice, so it is something we will investigate in the next phase of the project. Many passive principles have been considered, including the move to put all transient and circulation spaces external to the building, reducing internal corridors that require air conditioning, having single-loaded classroom spaces to maximise opportunity for natural cross ventilation, good daylight in these spaces, and mix mode air conditioning system.</p>
14	What considerations have been put in place for resident parking in Dale Street?	<p>Apart from signage and line work that may be provided in Dale Street, there aren't any restrictions on the northern side of Dale Street. Brisbane City Council governs parking regulations within public streets. It is an aspect that we can take away and consider in terms of our Transport Management Plan.</p>
15	Will completion by 2025 be achievable?	<p>When we applied to the Non-State School's Accreditation Board, we landed on a commencement date for two classes of Year 5 (50 students) for January 2025. We believe this is feasible, however, we have plans in place should the build be delayed.</p>
16	What consideration has been given to local Catholic primary schools' enrolments?	<p>As part of Loreto's application to the Non-State Schools Accreditation Board, we consulted with Brisbane Catholic Education.</p>
17	Where does the master plan accommodate the biking storage and End of Trip facilities?	<p>The current architectural plans focus on the new build components. We are looking at where existing storage facilities can be consolidated into one area, and where those storage and inter-trip facilities can be provided. These will most likely be in a couple of areas on the site within existing buildings, but we are still working through this process.</p>
18	Will a playground be provided?	<p>There is an area within the centre of the building that the Year 5 and 6 students will be using for play, as well as the oval, which will be encouraged for physical activity. What type of physical playground will best suit the students will be investigated through consultation with our community.</p>
19	Will the 6 bays on Dale Street be large enough to accommodate the hundreds of new students and parent vehicles? Will there be staggered start and finish times to assist traffic?	<p>Staggered finish times are proposed to assist traffic.</p> <p>The MID includes capacity for up to 150 students (3 streams) across Years 5 and 6. In 2026 there will be 2 streams of Year 6 students and 2 streams of Year 5 students (100 new students).</p>
20	What percentage of 5 and 6 students are expected to be driven to school?	<p>It is difficult to give a definitive answer. This will depend on percentage of local families that enrol for the school. If this number is high, it is anticipated that a reasonable percentage of the students will walk to school.</p>

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	Students from independent schools can come from anywhere, so encouraging active transport can be difficult. However, these services are available and encouraged for students.
21 How do we minimise disruption to students from construction especially during exam block?	Currently most senior external examinations are scheduled on the opposite side of the campus. We will also be working closely with the builders to ensure noise is minimised during peak periods of assessment.
22 How are you ensuring backups from Dale/Lade Street onto Cavendish Road won't increase?	The Dale Street pickup/drop off is primarily for the Years 5 and 6 students, but it will not be only for those students. The drop-off bays across the frontages of the site will encourage vehicles to continue with the through traffic around the school rather than queuing.
23 Arrangement for workers during the construction phase? Parking? Noise mitigation for residents?	The Construction Management Plan deals with parking and noise during construction, as well as pedestrian safety. We will be compliant with all regulations and legislation.
24 Is there a contingency plan if the construction is not completed?	Yes.
25 How will this proposal impact the future performing arts centre? Is this still committed to?	The College is still committed long-term to this project.
26 How will dust from the construction site be managed?	The Construction Management Plan deals with this as an item. Specific construction methodology will be implemented.
27 Why does Loreto College need grades 5 and 6?	<ol style="list-style-type: none"> 1. To ensure that girls have the same opportunities as boys. Several opportunities in our local community are provided for boys for Years 5 and 6. The local context doesn't provide this for girls. 2. It also provides greater access to specialist teachers and facilities to ensure a smoother transition from primary to secondary school. 3. To meet community demand.
28 Will existing trees on Dale Street be removed?	A key consideration of the proposal is to retain as many trees as possible. We note that in some instances this may not be possible or appropriate to retain within a school environment.
29 Will the proposed building works be able to cater for an increase in students after the initial intake?	At this point in time, we are committed to two streams only in 2025, and 2026. There is the potential for an additional stream in each grade within the MID proposal. This will be dependent on the ability of the College to house additional students whilst also meeting the needs of the students in Years 7 to 12.
30 Is there consideration for a bus from Carindale direct to Loreto?	The specifics of that question have not been looked at, but there are conversations occurring with Brisbane City Council as part of their bus review within the corridor. The school will be advocating for this.
31 Will the tuckshop be able to handle the additional students?	We are also looking to stagger lunchtime. The College is committed to ongoing refurbishment projects across the College.
32 When is the College aiming for construction to commence?	At the end of 2023. This is dependent on the MID process.

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35	Can Loreto College provide a private bus for students?	It is an aspect that we can take away and consider in terms of our Transport Management Plan.
36	What will the open veranda areas on the Casket building be used for? (Not answered in session)	The Casket building was built in 1931 and has been subject to alterations including enclosing the original balconies. Opening the balconies will enhance the heritage character of the building, whilst improving natural ventilation and access to sunlight.