

# NOOSA AQUATIC CENTRE (NAC) DRAFT UPGRADE PLAN

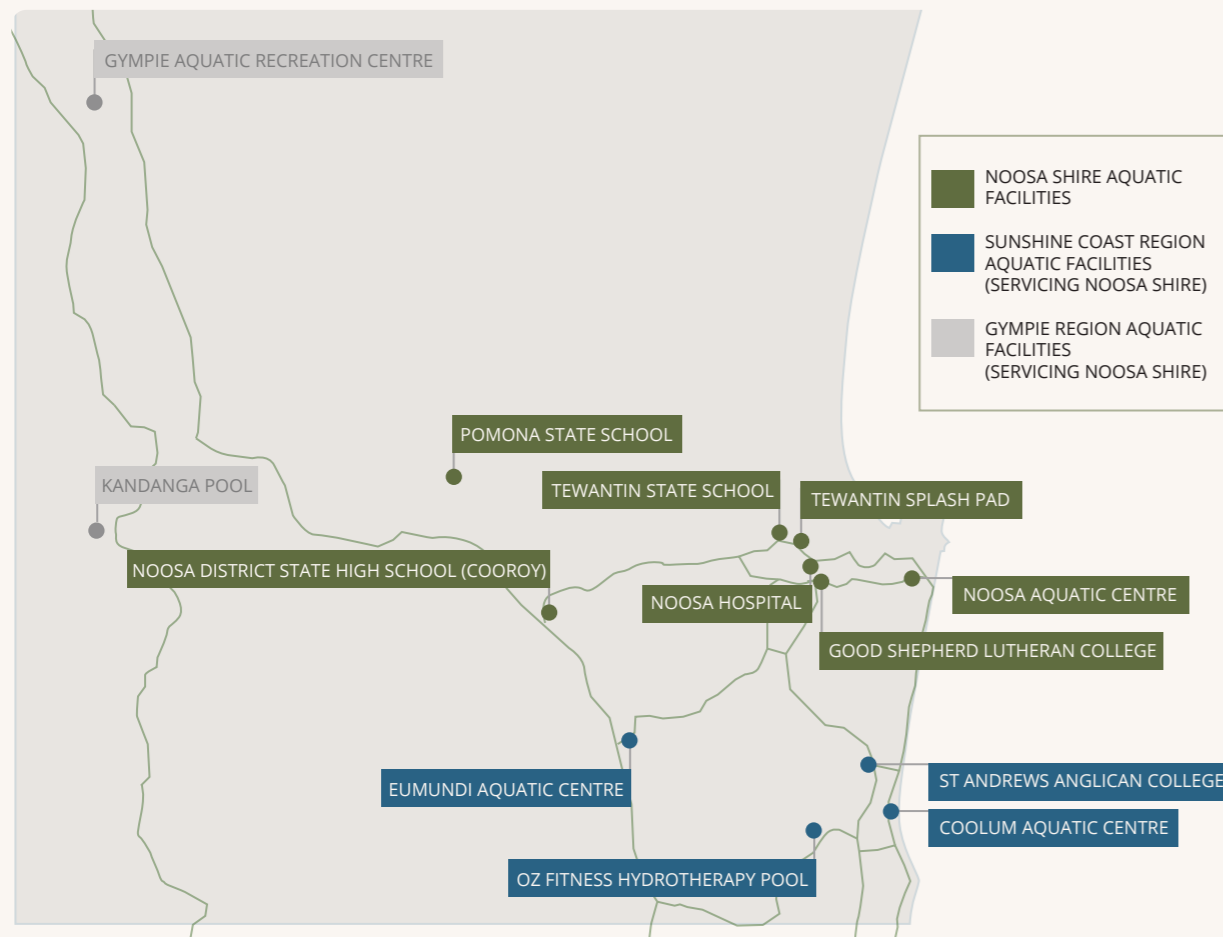
Marking 25 years since the opening of the NAC, 2024 presents an ideal opportunity to revitalise this cherished community facility.

## NOOSA SHIRE AQUATIC FACILITIES

The NAC is Noosa Shire's flagship aquatic facility and plays a critical role in meeting the physical activity needs of many residents.

To inform proposed upgrades to the NAC, Noosa Shire Council completed a needs assessment and demand analysis, which identified the public aquatic facilities currently servicing the Shire, as well as future requirements for built aquatic infrastructure over the next 25 years. Each aquatic facility in the Shire has unique offerings, with amenities tailored to meet the specific needs of its location, its users and its proximity to complementary sites.

The draft NAC Upgrade Plan has been prepared taking account of the findings from the needs assessment and demand analysis, industry trends and additional input from key NAC user groups. The upgrade plan aims to guide a thoughtful and compliant transformation of the NAC over the next 20 years, ensuring the facility continues to serve the needs of the community into the future.



Existing Aquatic Facilities Servicing Noosa Shire

## UPGRADE PLAN GOALS

Noosa Council aims to prioritise the following design considerations to ensure the best possible outcome:

Enhance connectivity and **accessibility**

Ensure best-practice **sustainable facility design**

Improve **usability**

**Beautify** the facility and its surroundings

## FACILITY UPGRADE PROPOSED PRIORITIES

<p><b>Priority Upgrades</b> (Short term)</p> <ul style="list-style-type: none"> <li>- Critical filtration system upgrade for 50m pool</li> <li>- Front garden upgrades</li> <li>- New bike storage (stage 1)</li> <li>- New entry signage</li> <li>- New spectator shelters</li> <li>- Secondary entry</li> <li>- Programmed water/splash park elements</li> <li>- 50m pool boom</li> </ul>	<p><b>New Changeroom, Creche, Gym and Multi-Purpose Room Building and Manager's Office</b> (Medium term) </p> <ul style="list-style-type: none"> <li>- Extension of existing southern building for new manager's office</li> <li>- New Building- Ground Level                     <ul style="list-style-type: none"> <li>- Retail space at entry</li> <li>- Contemporary, inclusive changerooms and amenities</li> <li>- Creche with PWD ensuite</li> <li>- Storage room</li> <li>- Outdoor drying court</li> </ul> </li> <li>- Lift foyer with dual access from car park and pool area</li> <li>- Outdoor showers</li> <li>- New Building- Second Storey                     <ul style="list-style-type: none"> <li>- Multi-purpose room for club use, meetings and functions</li> <li>- Gym space</li> <li>- Shared lift foyer</li> <li>- Contemporary, inclusive amenities</li> </ul> </li> <li>- Options for further embellishment (e.g. larger second storey and/or third storey) are to be further investigated subject to Council approval processes, funding and feasibility.</li> </ul>	<p><b>Administration and Cafe Building Upgrade</b> (Medium- long term) </p> <ul style="list-style-type: none"> <li>- Fit out existing upper gym area as staff lunchroom/meeting/storage</li> <li>- Reconfigure kitchen and lower gym to provide larger kitchen and indoor cafe seating</li> <li>- Renovate reception, staff office and amenities, include new LTS desk space and servery window</li> <li>- Ensure inclusive design</li> </ul>	
<p><b>Storage</b> (Short term)</p> <ul style="list-style-type: none"> <li>- New fit out of existing southern storage shed building and building adjacent to existing caretaker's residence</li> </ul>	<p><b>Wellness Hub</b> (Medium term) </p> <ul style="list-style-type: none"> <li>- Allied health rooms (including a multi-use room for meetings)</li> <li>- Wellness mat exercise studio</li> <li>- Wellness Hub courtyard</li> <li>- New western amenities and lifeguard office</li> </ul>	<p><b>Other Infrastructure</b> (Medium- long term)</p> <ul style="list-style-type: none"> <li>- New picnic/BBQ zone</li> <li>- Covered spectator grandstand seating</li> <li>- 25m pool green space area</li> <li>- Moveable bulkhead for 50m pool</li> <li>- General cosmetic, landscaping, equitable access upgrades and fauna protection across the site</li> </ul>	
<p><b>Entry and Car Park Works</b> (Medium term)</p> <ul style="list-style-type: none"> <li>- Improve car parking</li> <li>- Bike storage (stage 2)</li> </ul>			<p><b>Long Term and Associated Works</b></p> <ul style="list-style-type: none"> <li>- Multi-purpose warm water pool building</li> <li>- Additional/upgraded solar panels</li> <li>- Linemarking and portions of 3P parking along Girraween Court</li> <li>- New 50m pool shade sail structure</li> <li>- Coordination of NAC Upgrade Plan with current and future active transport strategies and works</li> </ul>



To access digital copies of this draft upgrade plan or provide feedback, please scan the QR code or go to: [yoursay.noosa.qld.gov.au](https://yoursay.noosa.qld.gov.au)

# NOOSA AQUATIC CENTRE UPGRADE PLAN SITE PLAN

6 Girraween Ct, Sunshine Beach



## LEGEND

Boundary lines Biodiversity overlay area Scenic amenity buffer area

-  New **Wellness Hub**
-  Upgraded **25m Pool Hub**
-  Upgraded **50m Pool Hub**
-  Upgraded **LTS and Play Hub**
-  New **Changeroom, Creche, Gym and Multi-Purpose Room Building**
-  Upgraded and reconfigured **Administration and Cafe Building**

- 1** Preservation and protection of 10m scenic amenity vegetation buffer area
- 2** Preservation and protection of biodiversity overlay area
- 3** Existing skate park
- 4** Retain existing maintenance access
- 5** Retain existing southern car park
- 6** Reconfigure, seal and install shade tree planting in eastern car park
- 7** Retain maintenance access road
- 8** Retain existing path
- 9** Possible linemarking and portions of time restricted parking (3P) along Girraween Court to maximise car parking opportunities.

## GENERAL WORKS

- Critical 50m pool filtration system upgrade
- General cosmetic, landscaping and equitable access upgrades across the site
- Following completion and monitoring of above listed works investigate the feasibility / need for the following solar energy upgrades:
  - Installation of new panels to replace existing solar panels on southern building
  - Installation of new panels to replace existing solar panels on Wellness Hub building
  - Design and construction of shade structures with solar panels in car park areas

## CAR PARKING

- Current:**
- Approx. 68 formalised (sealed and linemarked) car parking spaces
  - Approx. 55 informal (unsealed) car parking spaces
  - 6 motorbike/scooter parks
- Proposed:**
- Approx. 150 sealed and linemarked car parking spaces
  - 6 motorbike/scooter parks
  - 1 x bus set down area
  - Secure bike storage zone
  - Formalised and portions of time restricted parking (3P) along Girraween Court
  - Coordination of NAC Upgrade Plan with current and future active transport strategies and works

## NOTE

This upgrade plan drawing is conceptual only. A detailed survey of the site has not been undertaken. All works are subject to Council approval. Future architectural and structural engineering detailed design shall refine building works. Future civil engineering design shall refine car park layout.

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# NOOSA AQUATIC CENTRE UPGRADE PLAN MAIN FACILITY AREA

6 Girraween Ct, Sunshine Beach



- 1 Rationalise and refit the southern storage shed with shelving and lockers for LTS and club use, add entry doors, repaint to match the new colour scheme, and consider hireable storage options for community clubs
- 2 Demolish existing fencing, incorporate screen planting to storage shed and widen footpath access to upgraded storage shed
- 3 New raised deck with cafe seating and umbrellas flush to Wellness Hub building floor level
- 4 Upgrade and extend caretaker residence to create Wellness Hub building accommodating reception area, allied health suites, meeting room and extended mat exercise studio
- 5 Upgrade existing gardens, lift prune existing trees, lay turf, retain water tanks, provide screening under building and ensure chainwire fence aligns with biodiversity area for flora protection
- 6 Possible future long term warm water pool, associated plant and building (short-medium term green space with cafe tables and umbrellas)
- 7 New green space with cafe tables and umbrellas
- 8 Proposed new spectator shelter with bench seating
- 9 Existing 25m pool
- 10 Proposed new spectator shelter with bench seating
- 11 Retain existing maintenance access
- 12 New shade trees
- 13 New shade structure over existing grass terraces for 25m pool viewing
- 14 Proposed new shade structure over new grandstand seating at upper site level for 50m pool viewing
- 15 New contemporary, inclusive amenities building to service 25m pool at lower site level, and new lifeguard office with observation decks viewing both 25m and 50m pools above at 50m pool level
- 16 Retain pump rooms and install new storage systems in existing store rooms for lifeguard use
- 17 New DDA compliant ramped access to 25m pool area
- 18 Demolish existing lifeguard building, upgrade garden area
- 19 Short term moveable boom to enable multi-use of 50m pool
- 20 New shade sail structure
- 21 Long term moveable and traversable bulkhead including possible pool extension subject to feasibility study
- 22 New additional planting north of pool
- 23 New BBQ/picnic zone for club and public use
- 24 Replacement of existing retaining walls and upgrade of gardens
- 25 New designated entry for school/ large group access
- 26 Proposed new spectator shelter with bench seating *or* second storey extension area (shown as dashed line) to allow for a larger gym and multi-purpose room in proposed changeroom, creche, gym and multi-purpose room building
- 27 New 2 storey changeroom, creche, gym and multi-purpose room building constructed at 50m pool level:  
- Ground floor: Retail space, contemporary inclusive changerooms, creche with PWD ensuite, storage room, outdoor drying court and lift foyer with dual access from car park and pool area via swipe card to second storey  
- Second storey: Multi-purpose room for club use, meetings and functions, amenities and gym
- 28 Building extension under existing roof for new manager's office
- 29 Reconfigured and renovated administration and cafe building to include:  
Upgraded entry, reception, offices (including relocated LTS office), staff amenities, office storage, extended kitchen, indoor cafe seating and staff lunchroom
- 30 Upgraded water play opportunities in existing LTS and wading pool
- 31 Proposed new filtration system area
- 32 Retain existing southern car park
- 33 Upgrades to entry signage, landscaping and pedestrian access
- 34 New bike storage zone including "bikeep" system or similar
- 35 Upgrades to entry signage and landscaping
- 36 New bus set down area (bus turnaround path shown in grey)
- 37 Bus passenger waiting zone (under cantilevered second storey)
- 38 After hours lift access entry point for gym and multi-purpose room access (under cantilevered second storey)

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