

Construction Projects in the Townsville and North West Queensland Region

This information has been gathered by Regional Development Australia Townsville and North West Queensland (RDA) based on information sourced from a variety of organisations' publications including the 2019 Queensland Major Projects Pipeline Report, 2020 Queensland Major Projects Pipeline Report and the CSQ Knowledge Centre. We note that project information is frequently changing and the following is only a guide to the civil and commercial construction projects in Townsville.

NOTE: This report has been prepared by Regional Development Australia Townsville and North West Queensland (RDA) to promote the pipeline of civil and commercial construction projects in Townsville. RDA accepts no liability or responsibility whatsoever for or in respect of any use of or reliance upon this report.

Project name	Project Owner/Sponsor	Project Value \$M	LGA	Project Stage	19/20	20/21	21/22	22/23	23/24	2019 QMPP	2020 QMPP	CSQ	CCF	TCC	TSV Bulletin	Jobs needed	Comments
70 The Strand	Lachlan Bell	3	Townsville	Committed	✓	✓						✓				10	Seven-storey apartment block (12 units) and a two-storey food and drink outlet. Commencing Q2 2020. https://www.townsvillebulletin.com.au/business/70-the-strand-development-to-go-ahead-after-townsville-city-council-ceo-gives-approval/news-story/23d1905d1ffc0dd22b7c04860684541
Armoured Vehicle Simulation Centre - Lavarack Barracks	Department of Defence	40	Townsville	Committed		✓	✓								✓		3 storey simulator facility, construction expected to commence September to mid-2022.
Australia-Singapore Military Training Initiative	Department of Defence	2300	Townsville	Committed								✓			✓		Construction of a Military Training Facility. Commencing Q4 2022 to 2028. The \$2.25 billion Australia Singapore Military Training Initiative will see an estimated \$36.2 million spent in Townsville every year throughout its life and will involve about 14,000 Singaporean soldiers training for 14 weeks a year for 25 years. Laing O'Rourke was awarded the \$800 million managing contract for Shoalwater Bay. https://www.townsvillebulletin.com.au/news/defence/nq-businesses-wanted-for-225-billion-defence-deal/news-story/e351290332fe09c34c6409c7f83577a6
Battery Processing Facility	Imperium3 Consortium/Magnis	3000	Townsville	Committed		✓	✓					✓		✓	✓		Two Townsville-based firms have joined the project team to build the lithium-ion battery plant proposed for the city. GHD and Douglas Partners are now engaged through the Imperium3 consortium to build the \$2 billion battery plant, which would position Townsville as an international and national leader in advanced manufacturing. 18 GWh lithium-ion battery manufacturing plant will be built in Townsville over 3 years, 6 GWh stages with a net present value of \$2.55 billion and estimated 21% internal rate of return. https://www.townsvillebulletin.com.au/business/townsville-battery-plant-moving-forward-after-council-meetings/news-story/9ffd828faf48d6d0c20cfef208999bd0 https://www.pv-magazine.com/2019/10/03/australias-townsville-battery-gigafactory-reaches-new-milestone/

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Bruce Highway – Sarina to Cairns – Haughton River & Pink Lily Lagoon Upgrade	Qld Government & Federal Government	515	Townsville	Under Construction	✓	✓	✓			✓	✓	✓	✓				Bruce Highway - Haughton River and Pink Lily Lagoon Upgrade. Program of safety and flood immunity upgrades on the Bruce Highway at Giru, including wider and higher-level bridges, reconfigured intersections and 13.5km of upgraded highway pavement across the Haughton River Floodplain. https://www.tmr.qld.gov.au/Projects/Name/H/Haughton-River-Floodplain-Upgrade-Project-Bruce-Highway-Horseshoe-Lagoon-Palm-Creek
Bruce Highway – Sarina to Cairns – Saltwater Creek Upgrade	Federal Government	103	Townsville	Announced	✓	✓	✓				✓					280	Construct a high-level bridge and approaches on a new alignment at Saltwater Creek crossing and a new bridge and approaches to Deadman’s Gully on a new alignment. Upgrade four existing floodway sections north of Saltwater Creek between Maryborough and Torbanlea to improve flood immunity. https://investment.infrastructure.gov.au/projects/ProjectDetails.aspx?Project_id=091547-16QLD-NP https://www.ccfqld.com/saltwater-creek-upgrade-project/
Bruce Highway – Townsville Northern Access Intersections Upgrade	Qld Government & Federal Government	107	Townsville	Announced		✓	✓	✓			✓						This project involves the upgrade of 5.2km of the Bruce Highway between the Veales Road intersection to Pope Road intersection. The project is currently in the planning phase that will determine the project's full scope for delivery. https://investment.infrastructure.gov.au/projects/ProjectDetails.aspx?Project_id=061469-15QLD-NP
Burdekin Falls Dam – Saddle Dam and Monolith Improvement	Sunwater	330	Burdekin	Announced			✓	✓	✓		✓					250	A key project in Sunwater’s Dam Improvement Program. It will ensure the long-term viability of the dam by bringing its infrastructure into line with the safety requirements set out in the Water Supply (Safety and Reliability) Act 2008 (Qld). Improvement works include strengthening of the left spillway abutment, installing post-tensioned anchors to the dam’s main spillway and abutments, and installing anchor bars at the downstream end of the spillway. https://www.sunwater.com.au/projects/burdekin-falls-dam-improvement-project/
Burdekin Solar Farm		220	Burdekin	Committed								✓					Construction of a 75MW Solar Farm (72 Cell Panels). Start Q1 2020 .
Calvary Christian College		1	Townsville	Committed		✓						✓					Classroom block for school - alterations and additions.
Carlyle Gardens	Carlyle Gardens	85	Townsville	Under Construction		✓						✓					Expansion of Existing Retirement Village (additional 344 Homes and 66 Units).
CH2 Warehouse Mount Louisa		2	Townsville	Planned	✓	✓						✓					Warehouse - Single Storey. Commencing Q2 2020 to Q4 2020.
Charters Towers Stock Feed Processing Facility		60	Townsville	Planned								✓				111	Project to end Q4 2020.
City Land and City Arcade Redevelopment	TCC	60	Townsville	Under Construction	✓							✓				31	Redevelopment of the shopping centre. Expected completion Q1 2020.

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CopperString 2.0 Transmission Line	CopperString	1800	Mt Isa	Planned		✓	✓	✓			✓					750	<p>The CopperString transmission line will link the North West Minerals Province’s isolated electricity network into the National Electricity Market (NEM) and deliver lower electricity prices for those critical businesses. The closing date for the submission of proposals in response to the RFP is 1 July 2020. CopperString is preparing an environmental-impact statement to submit to the State Government, while expressions of interest in the project’s engineering, procurement and construction close on March 13.</p> <p>https://www.statedevelopment.qld.gov.au/coordinator-general/assessments-and-approvals/coordinated-projects/current-projects/copperstring-project.html</p> <p>https://www.townsvillebulletin.com.au/business/developers-seek-contractor-for-15b-nq-power-project/news-story/5e3309e3a86e54c4a8ed3f8d80e9c7df</p>
Elliot Springs - Masterplan	Lendlease	4700	Townsville	Under Construction	✓	✓						✓			✓		<p>Masterplan community up to 15,000 residential lots.</p> <p>https://communities.lendlease.com/queensland/elliott-springs/</p>
Gardens Hills Units - Belgian Gardens	Ash Agaibey	10	Townsville	Committed		✓						✓				12	<p>Construction of units (22) and medical centre. Project end date Q4 2020.</p> <p>https://www.townsvillebulletin.com.au/news/townsville/new-belgian-gardens-development-to-inject-10-million-in-townsville-economy/news-story/ec7edc273d18af7285dcc8345233a899</p>
Gorge Weir to Byerwen Coal Project Pipeline Project (110km)	QCoal	240	Townsville	Under Construction	✓	✓					✓						<p>Sourcing and delivery of water for the project from a pipeline system that connects the project to the Burdekin water supply scheme at Gorge Weir and which traverses the western side of the project area.</p> <p>http://eisdocs.dsdip.qld.gov.au/Byerwen%20Coal/EIS/EIS%2026May13/05-project-location.pdf</p>
Haughton Pipeline Duplication – Stage 2	QLD Government	250	Townsville	Announced		✓	✓				✓					76	<p>The Haughton Pipeline Duplication Project (HPDP) involves the duplication of a fully functioning and sustainable 36.5km pipeline from the Haughton Pump Station to the Ross River Dam. A backup to the Ross River Dam, the HPDP will provide a bulk raw water supply link to the Burdekin Haughton Water Supply Scheme. The pipeline is capable of pumping raw water into the Ross River Dam to augment or “top up” water levels during periods of very low rainfall.</p> <p>https://www.townsville.qld.gov.au/building-planning-and-projects/council-projects/haughton-pipeline-duplication-project</p>
James Cook University Townsville - Masterplan	James Cook University	1000	Townsville	Under Construction	✓	✓	✓	✓	✓			✓			✓		<p>Alterations & Additions to the University Campus. Commenced Q1 2019; Anticipated End Q1 2035.</p> <p>https://www.jcu.edu.au/estate-directorate/campus-planning/townsville-campus-master-plan</p>
James Cook University Townsville - ongoing campus renewal	James Cook University	73	Townsville	Planned											✓	348	<p>Adjacent to Technology Innovation Complex, planned to be ready for Semester 1 2022.</p> <p>https://www.jcu.edu.au/estate-directorate/campus-planning/townsville-campus-master-plan</p> <p>https://www.townsvillebulletin.com.au/news/wave-of-development-in-townsville-is-set-to-create-1500-jobs/news-story/cecaeca07c3e474c715c53870081fc7e</p>

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James Cook University Townsville - Student Accommodation	James Cook University	53	Townsville	Planned		✓	✓								✓	348	<p>Adjacent to Technology Innovation Complex, planned to be ready for Semester 1 2022.</p> <p>https://www.jcu.edu.au/estate-directorate/campus-planning/townsville-campus-master-plan</p> <p>https://www.townsvillebulletin.com.au/news/james-cook-university-secures-46-million-naif-loan-to-build-7storey-student-housing-complex/news-story/8fa81a3c44ba2f0134a8d76c026905e0</p>
James Cook University Townsville - Technology Innovation Complex	James Cook University	98	Townsville	Under Construction	✓	✓									✓	270	<p>https://www.townsvillebulletin.com.au/news/townsville/early-work-will-start-on-270-job-generating-project-next-year/news-story/090ffd30fd9b67d37a10748532e35504</p>
Kidston Pumped Storage Hydro Project 250MW	Genex Power	700	Etheridge	Announced	✓	✓					✓				✓	500	<p>Bulletin 31/03/20: finalised an energy supply agreement with EnergyAustralia. Fed Govt's Northern Australia Infrastructure Facility offering a concessional loan of up to \$610M, Qld Govt committed \$132M towards cost of transmission line needed for the project. 270km north of Townsville.</p> <p>EOI for subcontractors and suppliers now available on website (01/04/2020)</p> <p>https://www.genexpower.com.au/250mw-kidston-pumped-storage-hydro-project.html</p> <p>https://www.townsvillebulletin.com.au/business/genex-finalises-power-supply-deal-for-700m-kidston-hydro-project/news-story/f3dab7f6cf5f477b1bbc43522d0a4945</p> <p>https://www.mcconnelldowell.com/about-us/procurement</p>
Land 4502 Additional Chinook Facilities	Federal Government	50	Townsville	Committed	✓	✓						✓				52	<p>https://www.aph.gov.au/Parliamentary_Business/Committees/Joint/Public_Works/Land4502Phase1</p>
Little Street Units - Belgian Gardens	Cable Property Developments	24	Townsville	Committed	✓	✓						✓				53	<p>Construction of 30 Units across 3 Buildings. Project end date Q4 2020.</p> <p>https://www.townsvillebulletin.com.au/business/developers-return-to-townsville-market-with-24m-unit-project/news-story/532758d404b7382d0edd8ce53abafe5b</p>
Majors Creek Solar Project 400MW	Edify Energy	500	Townsville	Planned						✓		✓			✓	400	<p>Construction of a Solar Farm (200 MW). Commencing Q3 2020 to Q3 2021.</p> <p>https://www.townsvillebulletin.com.au/news/wave-of-development-in-townsville-is-set-to-create-1500-jobs/news-story/cecaeca07c3e474c715c53870081fc7e</p>
Marina Residences	Maidment Group	50	Townsville	Planned								✓				74	<p>Construction of Apartments (16) and Townhouses (11). Commencing Q2 2020 to Q1 2021. Colliers International Townsville agent Neville Smith helped negotiate the sale of the land.</p> <p>https://www.townsvillebulletin.com.au/business/developers-say-marina-residences-will-be-best-townsville-has-seen/news-story/859b7e26a932ef64cb2f4b8f29591c69</p>

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Mt Isa to Rockhampton Corridor Upgrade (incl. Yeppoon Road Duplication)	Qld Government & Federal Government	318	Mt Isa	Announced				✓	✓		✓						
Mt Low Masterplan		450	Townsville	Planned								✓				870	Master planned Community.
North Queensland Bio Energy – Ethanol Plant	North Queensland Bio Energy	640	Townsville	Under Construction	✓	✓	✓			✓	✓						
North Queensland Country Club Resort and Equestrian Centre	Landmark Projects	1000	Townsville	Planned				✓	✓			✓				300	The 440 hectare North Queensland Country Club Resort, to be set in 1000 hectares of private land at Toolakea, will feature as many as 2800 rooms, a country club, an Olympic-standard equestrian centre, create 300 direct construction jobs over 25 years, directly employ 3750 people and give the local tourism economy an annual \$360 million boost. https://www.townsvillebulletin.com.au/news/townsville/regional/north-queensland-country-club-resort-proposal-near-townsville-moving-forward/news-story/79b68a06dbb75e41fa9c2351c967540a
North Queensland Cowboys Centre of Excellence	North Queensland Toyota Cowboys	50	Townsville	Planned		✓	✓					✓				213	NAIF - Multi-sport training spaces, sports medical and allied health service and community spaces. Commencing Q2 2020. https://naif.gov.au/case-studies/cowboys-community-training-and-high-performance-centre/ https://www.cowboys.com.au/news/2019/11/12/naif-funding-for-cowboys-community-centre-meets-milestone/
North Rail Yards (Townsville Technology Precinct)	TCC	50	Townsville	Planned								✓					Community Precinct. Expected completion Q4 2020. The North Rail Yards, at the western end of Flinders St, will be turned into the Townsville Technology Precinct, focused on the “emerging software development industry”. https://www.townsville.qld.gov.au/about-council/news-and-publications/media-releases/2019/january/north-rail-yards-redevelopment-on-the-right-track https://www.townsvillebulletin.com.au/news/townsville/north-rail-yards-to-become-townsville-technology-precinct/news-story/e948d8a9858527d0b02756b373841939
Paluma to Wallaman Falls Trail	TCC	6	Townsville	Planned								✓					Biking Trail.
RAAF Health Care Facility	Department of Defence	10.88	Townsville	Committed	✓	✓											The facility will include primary care including mental health and rehabilitation, inpatient unit, pharmacy, physiotherapy, dental, general support, external works, airfield response and deployable health accommodation for No. 1 Expeditionary Health Squadron. https://www.defenceconnect.com.au/key-enablers/5312-st-hillier-s-property-secures-contract-for-construction-of-townsville-adf-health-centre

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Reef HQ Aquarium	Federal Government	26.9	Townsville	Planned	✓	✓	✓	✓	✓			✓					Upgrade of the coral reef exhibit and turtle hospital. The world's largest living coral reef aquarium, is due to undergo a four-year Federal Government-funded \$26.9 million upgrade from mid-2020. https://www.townsvillebulletin.com.au/news/queensland/reef-hq-in-a-critical-state-of-disrepair-will-shut-for-12-months-for-269-million-upgrade/news-story/c4a7900ded258803e48d4b63831cacd5
Riverway Plaza	Geon Property	33	Townsville	Under Construction	✓	✓											Shopping centre redevelopment. https://geonproperty.com.au/project/riverway-plaza/
Rollingstone Solar Farm	ESCO Pacific	210	Townsville	Planned	✓	✓	✓				✓	✓					Construction of a 110MW Solar Farm (400,000 Panels). Project to end Q1 2021
Salvation Army : Townsville Recovery Services Centre	Salvation Army	1	Townsville	Committed								✓					Assessment Centre for Rehabilitation Facility - Single Storey. Q1 2020 to Q2 2020.
SCONI (Norinco) Scandium Project	Metallica Minerals	1300	Townsville	Planned	✓	✓	✓	✓		✓	✓	✓				500	Sconi's proposed development is based on three pits and a 2 million tonne-per-annum processing plant, with an 18-year mine life and average annual revenue from production estimated at \$512 million. Projected to be completed Q4 2023. https://www.townsvillebulletin.com.au/news/townsville/life-of-greenvale-battery-metals-project-extended-to-30-years/news-story/f1b51735c6b11e15fdfca5b7b7289c8c
Sea View Hotel	Paul Irvin Hotel Group	8	Townsville	Under Construction											✓		Rejuvenation of internal areas, redevelopment of new gaming room, renovation of beer garden, restoration of former public bar, relocation of bottle shop. https://www.townsvillebulletin.com.au/news/townsville/public-bar-of-townsvilles-seaview-hotel-will-be-restored/news-story/7d40c283e712cabcce4f318f30d41b4b
Singapore Force Posture Initiatives	Federal Government	1100	Townsville	Announced	✓	✓	✓	✓		✓	✓						
South Beach		5	Townsville	Planned								✓				20	Construction of apartments (40) and restaurant complex.
Southern Suburbs New Sewer	TCC	23	Townsville	Committed											✓	20	Cost: Stage 1 – \$10m, Stage 2 – \$13m Tender: Stage 1 – Newlands, Stage 2 – BMD The new Southern Suburbs Rising Main will reduce pressure on sewerage and cater for growth. Stage 2 of these works will link the pump in Yolanda Drive, Annandale by installing an 11.15km pipeline. The project was expected to create 20 local jobs. The Queensland Government provided \$5 million towards the project.
St Patrick's College	St Patrick's College	15	Townsville	Under Construction											✓		Performing arts, library and learning facility.
Steam Hub		80	Townsville	Planned								✓					Alterations & Additions to the Science, Technology, Engineering, Arts & Mathematics precinct.
Sun metals Zinc Refinery Stage 2	Sun Metals	300	Townsville	Under Construction	✓	✓				✓	✓	✓			✓	374	Zinc Refinery Expansion. https://www.townsvillebulletin.com.au/business/premier-heading-overseas-to-talk-sun-metals-expansion/news-story/51932b47b76b8b568d15bc7627bc158d

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The Hive	Gleeson Group	450	Townsville	Planned		✓	✓	✓	✓			✓				561	Mixed Use Development including residential, commercial and cultural precinct to include Concert Hall, Convention Centre, indigenous Art Gallery and performance space. https://www.thehivetownsville.com.au/
Tobruk Memorial Baths Redevelopment	TCC	11.3	Townsville	Under Construction								✓			✓		Restoration of the Tobruk Memorial Baths including new eight lane pool, new toddler pool and improved disability access. Commenced Aug 2019, due for completion April 2020. https://www.townsville.qld.gov.au/building-planning-and-projects/council-projects/tobruk-pool-redevelopment
Townsville Airport Redevelopment	Qld Airport Ltd	80	Townsville	Planned			✓	✓	✓			✓			✓	207	Redevelopment of Townsville Airport. Expected end date Q4 2023. Upgrade works would include refurbishment of the terminal, construction of a new terminal roof and new water fire and waste facilities. https://www.townsvillebulletin.com.au/news/major-80-million-townsville-airport-redevelopment-hits-milestone-with-naif/news-story/a310afb00a706219b7c4afea17524cbb
Townsville Eastern Access Rail Corridor	TMR	700	Townsville	Planned								✓					The TEARC project is a proposed 8.3km rail freight line which would connect the North Coast rail line directly into the Port of Townsville through the Townsville State Development Area via a path parallel to the Port Access Road. The project is a proposed 8.3km rail freight line connecting the North Coast rail line directly into the Port of Townsville. https://www.tmr.qld.gov.au/Projects/Name/T/Townsville-Eastern-Access-Rail-Corridor.aspx
Townsville Flood Recovery		1500	Townsville	Under Construction	✓	✓	✓					✓				680	Q1 2019 to Q2 2021.
Townsville Marine Tourism Precinct	Honeycomb property & Sealink	72	Townsville	Committed	✓	✓	✓					✓			✓	250	Reclamation and development of approximately 34 hectares of land for marine-dependent industries. Project scheduled for 2020/2021, due to start May/June. On Hold** https://www.statedevelopment.qld.gov.au/assessments-and-approvals/townsville-marine-precinct.html https://www.ditid.qld.gov.au/our-work/attracting-tourism-fund/townsville-marine-tourism-precinct
Townsville Mater Hospital Carpark	Mater		Townsville	Committed											✓		400 space carpark. https://www.townsvillebulletin.com.au/news/20m-naif-funding-to-fix-parking-woes-at-townsville-mater-private-hospital/news-story/ee94a5b403f4b04bafdc9c54b419296e
Townsville Mater NQ Specialist Centre	PDS Qld	25	Townsville	Planned	✓	✓	✓										Mater Private Hospital Townsville has commenced delivery of a 10 year Master Plan to enhance the health care services for the communities of the North Queensland region. The construction of the specialist centre is scheduled to start in August. https://www.matertsv.org.au/page/about-us/our-story/hospital-redevelopment https://www.townsvillebulletin.com.au/business/healthy-interest-expressed-in-townsville-specialist-centre/news-story/850344b39065900f42f6cdac2328383b

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Townsville Port Expansion Project	Qld Government	1600	Townsville	Committed								✓					Expansion of the Port of Townsville to accommodate forecast growth in trade at the port and address current capacity constraints. Planned completion by Q4 2040. http://statedevelopment.qld.gov.au/assessments-and-approvals/townsville-port-expansion.html
Townsville Port Expansion Project – Channel Capacity Upgrade	Qld Government	193	Townsville	Under Construction	✓	✓	✓	✓		✓	✓					120	The Channel Upgrade will be delivered over a period of six years from 2018 to 2023. Under the deliver schedule, it will create 120 FTE jobs in Townsville during construction and support 245 Full Time Equivalent jobs in Queensland. https://www.townsville-port.com.au/infrastructure/infrastructure-projects/channel-upgrade/project-schedule/
Townsville Port Freight Terminal	Qld Government	48	Townsville	Committed								✓				50	Open Cut Underground Mine - Thermal Coal https://www.townsville-port.com.au/townsville-port-welcomes-pit-to-port-rail-freight-initiatives/ http://statements.qld.gov.au/Statement/2019/6/9/mount-isa-line-plan-puts-north-west-minerals-freight-on-fast-track
Townsville Ringroad stage 5	Qld Government & Federal Government	230	Townsville	Planned		✓	✓	✓		✓	✓	✓					The \$230 million TRR5 project is jointly funded by the Australian and Queensland governments on an 80:20 basis under the 15-year, \$12.6 billion Bruce Highway Upgrade Program. The Australian Government has committed \$184 million and the Queensland Government has committed \$46 million to deliver the TRR5 project. The Townsville Ring Road link is a 22-kilometre section of the 36-kilometre Bruce Highway route through Townsville, forming part of the National Highway which is Queensland's primary freight, passenger and tourism corridor. It also connects Townsville's suburbs to key employment nodes and essential services. https://www.tmr.qld.gov.au/Projects/Name/T/Townsville-Ring-Road-Stage-5-project
Townsville to Roma Corridor Upgrade	Qld Government & Federal Government	125	Townsville	Announced							✓						