STREET PATIO PROGRAM
EOI GUIDELINES



City of Ipswich

OVERVIEW

The **Street Patio Program** is designed to support businesses in Ipswich Central by providing a temporary outdoor space that activates the streetscape, encourages pedestrian activity, and enhances the vibrancy of the city centre.

This Expression of Interest (EOI) process outlines the eligibility, assessment criteria, and terms for businesses seeking to participate in the program.

ABOUT THE PROGRAM

The Street Patio Program allows eligible businesses to temporarily use a car park space outside their premises to create a vibrant, people-focused area for trading, events, or experiences. This initiative is part of the Ipswich Central Revitalisation efforts.

WHAT CAN I APPLY FOR?

Businesses can apply to use a designated car park space for a period of up to **six (6)** months to activate the area with outdoor dining, vending, performances, or other creative uses that enhance the streetscape.

PROGRAM BENEFITS

- Activate Ipswich Central with vibrant outdoor experiences.
- Support local businesses to attract more customers.
- Prioritise people over cars by creating pedestrian-friendly spaces.
- Encourage collaboration and precinct-wide activation.
- Contribute to the revitalisation of Ipswich Central.

WHO CAN APPLY?

To be eligible, applicants must:

- Be a business or not-for-profit operating within Ipswich Central (see Appendix 1)
- Have a car park directly outside their business.
- Be located more than 10 metres from an intersection or 20m from a signalised intersection..
- Be in a speed zone of 40km/h or less,
- Own or hold a lease for a shopfront for a minimum of six (6) months (aligned with the requested activation period).
- Hold $20 million Public Liability Insurance.

ASSESSMENT CRITERIA

There will be two parts to the assessment, Part 1 Location Suitability and Part 2. Activation Proposal.

LOCATION SUITABILITY

- Type of car park (e.g. marked or unmarked parking bay).
- Sight lines and visibility around driveways and crossings.
- Road classification (e.g. State Government roads require road corridor permit).

ACTIVATION PROPOSAL

- Nature of the activation e.g. outdoor dining, performances.
- Styling and presentation of the space e.g. what will the applicant be putting in there, tables and chairs or a musical act.
- Type of business e.g. preference for retail, food, and beverage.
- Proposed operating hours and days.
- Support or collaboration with neighbouring businesses.

APPLICATION PROCESS

1. Expression of Interest opens Tuesday 24 February 2026

2. Submit your application via Ipswichcentral.com.au

3. Receipt of application

4. Expression of Interest closes Friday 24 April 2026

5. Assessment of location suitability

6. Assessment of activation proposal

7. Shortlisted applicants notified

ASSESSMENT AND NOTIFICATION

Applications will endeavour to be assessed within **four (4) weeks**.

Please note: Submission of the application does not guarantee participation in the Program.

TERMS AND CONDITIONS

By submitting the Application, the Applicant agrees to abide by all the terms and conditions listed herein:

1. Each application will be assessed against the criteria outlined in the guidelines.

2. Applicants:

   a. must have legal control over the physical premises from which the business is operating, in the form of ownership or a lease of the premises of not less than six (6) months;
   b. must apply in relation to premises located within the outlined Ipswich Central area as seen here (insert link to Appendix 1); and
   c. must provide evidence of appropriate of a public liability insurance policy

3. Successful applicants must actively utilise the street patio for its intended purpose. Failure to activate or use the space within a reasonable timeframe may result in termination of the agreement at Ipswich City Council's discretion.

4. Successful applicants are expected to maintain the general cleanliness and presentation of the street patio during the period of use. This includes keeping the area tidy and free of litter, ensuring furniture and fixtures are used appropriately, and reporting any damage or issues to Ipswich City Council promptly.

5. Ipswich City Council retains full responsibility for structural maintenance and repairs of the Street Patio. Successful applicants must not undertake any modifications or repairs without prior written approval from Ipswich City Council.

6. Successful applicants agree to cooperate with Council officers during inspections or assessments and respond to reasonable requests regarding the use of the street patio.

7. Ipswich City Council reserves the right to terminate use of the street patio if the space is not activated or used as agreed, the area is not maintained to a satisfactory standard, or the terms and conditions are breached.

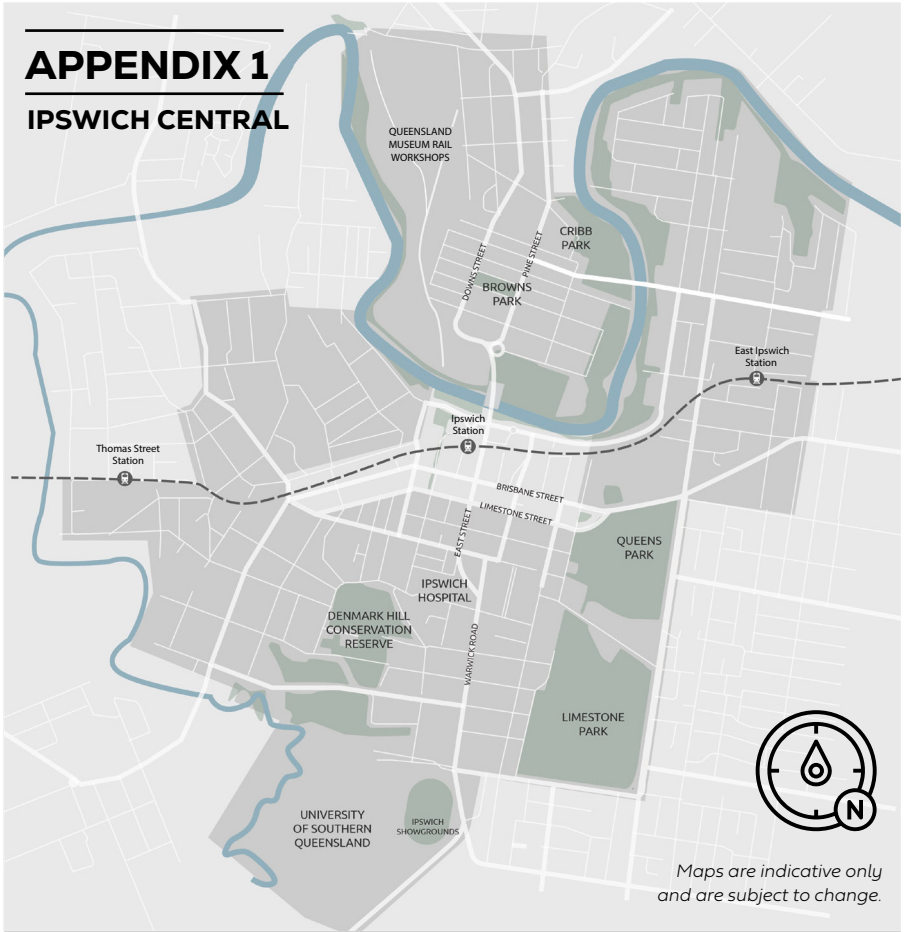
8. By applying for and using the street patio, successful applicants agree to hold Ipswich City Council harmless and indemnify it against any claims arising from the use of the space. To the maximum extent permitted by law, Ipswich City Council disclaims all liability for any injury, loss, expense, or damage (including consequential loss) incurred directly or indirectly in connection with the use of the street patio.

9. Use of the street patio is granted to a successful applicant for a period of six (6) months only. One (1) month prior to the end of the period Ipswich City Council will contact the business owner to make appropriate arrangements for removal of the street patio at the end of the six (6) month term.

10. If any of these terms and conditions (in whole or in part) becomes illegal, void or unenforceable, that should not invalidate the remaining Terms and Conditions above.

APPENDIX 1

IPSWICH CENTRAL



Maps are indicative only and are subject to change.

City of Ipswich

Ipswich City Council PO Box 191, Ipswich QLD 4305, Australia

Phone (07) 3810 6666
business@ipswich.qld.gov.au
Ipswich.qld.gov.au

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