



CROSSWAYS LUTHERAN SCHOOL CEDUNA
MASTERPLAN REPORT

Issue 01 26th July 2022



Acknowledgement to Country

1

Introduction

2

History

3

Values and Culture

4

Strategic Priorities

5

Population

6

Reviewing Existing Learning Spaces. Future Thinking

7

Other Existing Buildings. Future Thinking

8

Site, Access, Landscaping and Wayfinding

9

THE MASTERPLAN 2022

10

Future Project Summary

11

Master Plan Drawings

12

We acknowledge that Crossways Lutheran School meets on the land of the far West Coast Aboriginal Peoples, the Gugada/Kokatha, the Mirning and the Wirangu Peoples, the traditional owners and custodians of the Far West Coast region.

We respect their Elders past and present.

We respect their history, culture and ancient knowledge, and we acknowledge that their beliefs and practices are just as relevant today to the living traditional owners. We respect their cultural heritage and ongoing connection to these lands and waters.



Crossways Lutheran School is a co-educational Christian school of the Lutheran Church of Australia located in the rural town of Ceduna on Eyre Peninsula, on the west coast of South Australia. The school offers education to students from 3 years in ELC through Primary years to Middle year 10.

Co-located on the one campus, the ELC caters for students from 3 years old, the Junior School from Reception to Year 5 students, and the Middle School Years 6 to 10.

The school sits on an expansive site of nearly 6Ha (59568sqm) fronting Smith Road with an accessible leg to Decres Bay Road. Even without this leg the site totals over 5.5Ha.

We believe that educational outcomes can be influenced by an environment where students can experience a range of learning styles in various settings. As no student is the same as another, a varied learning environment is important to help identify in what setting the best educational outcomes can be achieved. Further, the wellbeing of the student beyond learning is as important, so areas of rest, relaxation and play activity is also of vital importance.

This Masterplan Report reviews the current facilities and makes recommendations for change aligned to the Strategic Plan 2022 including the development of new infrastructure and/or extension of existing that will encourage up to date learning practices and increase and maintain enrolments into the future.

Prepared by:

Architects

Built Design

Tim Geue
Andrew Bradey

Thank you to all members of the school who have made contributions towards the development of this document especially the Principal Tony Peters and the leadership team.

Edited from the School website



The land surrounding Crossways Lutheran School was inhabited by Indigenous people from the Wiringu, Mirning, and Gugada/Kokatha groups long before European settlement. Descendants of these original inhabitants still live here today.

As early as 1858, farmers saw the potential for producing wool in the Ceduna area. A small settlement sprung up at Denial Bay where the first church in the area was built in 1897 – the Bethlehem Lutheran Church. At the same time, a school was established in the church. At the turn of the century, a mission movement was begun at Koonibba with strong support from the Denial Bay congregation. A church was also built there, followed by a school and a children's home in 1903.

The Denial Bay School continued until 1914 when, with the outbreak of World War 1, it was seen as a 'German' school and subsequently closed by the government. Koonibba escaped this treatment as it was seen rather as an Aboriginal school.

In 1980, in response to desire from both indigenous and non-indigenous communities in and around Ceduna, a Lutheran based school investigative committee was set up.

Crossways Lutheran School was dedicated on June 5, 1983, with five classrooms and 111 children.

In 2005, the Middle School also included learning for students to Year 10. In 2008, there were about 160 children in the school who were Indigenous and non-Indigenous.

In 2009-2010, under the Building Education Revolution funding the central courtyard canopy was added and an extension to the junior school was added including an assembly area

In 2018, the Middle School was refurbished adding a dedicated science lab and prep lab facilities together with the opening of all classrooms to the existing breakout independent central learning space.

In 2019, the Early Learning Centre was established operating on the Reggio Emilia approach including extensive nature play areas. At the same time an upgrade of exiting admin areas was undertaken including reception areas and the addition of staff toilets, while a nature play junior school playground area was also completed.

None of the changes across time have altered the goal of the school which is to provide an excellent education in a Christ-centred community.

Excerpts from the Strategic Plan Summary and School website:

Purpose

A purpose statement is a single statement that defines the reason the school exists:

Our purpose is to guide and empower our learning community towards excellence

Mission

A Mission Statement is a statement of purpose. It tells us why the school exists:

Crossways Lutheran School is a Christ-centred, culturally diverse learning community; empowering students to develop attitudes of respect, empathy and social awareness and building skills for service and leadership.

Vision

A Vision Statement describes what the school sees as their future direction:

Our learning community empowers people, in a Christian environment:

- to enlarge their vision,
- to grow and believe in themselves
- to celebrate their achievements
- to value their contribution in life

Values

Strategic traits, ethics, behaviours and beliefs form the core values, practices and offerings of the school:

Love, Respect, Appreciation, Grace, Service, Generosity

Culture

Crossways Lutheran School practices a culture of a welcoming and respectful learning community committing to the positive wellbeing and future of each person

“If a school does not stand for something more profound than raising achievement levels, then it probably does not make a memorable difference to teachers, students, or parents.” — Terrence E. Deal, “Shaping School Culture: Pitfalls, Paradoxes, and Promises”



From the strategic priorities and strategies, we read:

Excellence in Learning

- *Inspire and engage all aspects of the learner*

Learning in an environment that encourages inquiry, provides flexibility of layout, variety of spaces and experiences, while also inspiring facilitators to think beyond the square, regenerative actions beyond sustainable

Ongoing Improvement and Innovation

- *Growth through being informed and focused*

Spaces fit for purpose, identifying new trends and adapting them to place and time, engaging outdoor spaces, connecting outdoors to in, fresh air movement without mechanical aid, variety in available learning spaces, small group and independent learning spaces, variety in furnishings and equipment, colour and tone acoustics and ambient noise, technology and innovation

Strengthening Lutheran Identity

- *Cultivating faith experiences and understanding*

Nature and spirit, celebrating the world that is, assembly spaces and quiet contemplative spaces, sounds and smells of nature and God's creation celebration in dance and music connections to the land

Community Building

- *Building sustainable relationships in the community*

Opening the school to community activities, providing spaces for both school and community use, engaging with professionals bringing them into the school environment, 12 hour thinking





Point of Difference

- From the Principal:

The point of difference is the priority we place on Christian values and how this is enacted every day. Running parallel along with the Christian values, is a whole school philosophy called 'Pillars for Success'. This is shared and discussed with the school community on a weekly basis, where the following 5 Pillars are investigated:

1. **We are Thinkers**
2. **We are Investigators**
3. **We are Communicators**
4. **We are Resilient**
5. **We are Team Players**

Our behaviour management process is very good in that issues are followed up immediately, and are not 'swept under the carpet' etc. Our restorative approach to relationships is a key aspect to behaviour management. Parents/carers are involved in this process so that they are clear about the school's approach and its aim to have lasting and positive relationships. The restorative approach is a whole School community approach i.e., students; parents/carers; staff; School Board members.

Existing and Projected Enrolments

A Kindergarten and Early Learning

The following table sets out existing and projected enrolments to 2025 in the Early Learning Centre. As figures vary from term to term the figures shown are the yearly averages

Year	2017	2018	2019	2020	2021	Actual 2022 current	Projected 2023	2024	2025
Kindy									
3 years old						15			
Early Learning									
4 years old			18	26	19	15	22	22	22

Since the opening in 2019, Early Learning enrolments fluctuate, but show a drop in the current year 2022. The capacity of the centre at any one time is 30 children. Having the Kindy program will assist in boosting the Early Learning enrolments hence the projected enrolments of 22 in future years. Mid-year intake with children passing from ELC to Reception lowers the yearly average.

Emphasis must be given to seeking to maintain and increase Early Learning numbers together with Early Learning to Foundation interaction to ensure a connection through to the early years of the primary school. The recent establishment of the natural play areas for both the Early Learning and Primary years next to one another can only help to encourage this interaction.

B Reception to Year 10

The following table sets out existing and projected enrolments to 2020

Year	2017	2018	2019	2020	2021	Actual 2022 current	Projected 2023	2024	2025
Junior School									
Foundation	17	25	22	21	25	21	13	20	20
1	15	19	17	14	17	17	17	13	20
2	3	19	19	17	15	20	15	15	13
3	11	6	18	18	17	16	17	17	15
4	6	14	5	16	20	15	15	17	17
5	9	6	11	11	14	18	17	15	17
6	9	13	9	11	9	13	12	11	9
Sub-total	70	102	101	108	117	120	106	108	111
Middle School									
7	8	15	9	6	8	9	15	10	10
8	7	10	10	5	7	7	7	8	9
9	7	7	8	7	4	6	8	7	7
10	11	5	4	2	4	3	6	8	7
Sub- total	33	37	31	20	23	25	36	33	33
TOTAL	103	139	132	128	140	145	142	141	144

The total population of the school in the projected years maintains enrolments towards 150 in the low 140s. Overall since 2018 school enrolments have remained relatively steady with a dip in 2020 followed by a “best of” year in 2021.

Considering the Junior School and Middle School separately:

The junior school has seen some certainty of numbers since the opening of the ELC with students, but there is a notable drop in numbers between foundation and year 1. This is attributable to some Foundation students beginning their schooling mid-year so stay in foundation for another year.

The school is also now seeing some feed in from the other Kindy in Ceduna and foreshadows this to continue.

The capacity of the junior school is around 168 assuming an average class size of 24 per class. This is 50% above the current enrolments and is not realisable given the demographic of Ceduna, however, efforts need to be made to introduce students through the early year program into the school and active marketing.

The middle school suffers from lack of students. It seems that after year 5 there is a decline where students move on – assuming mainly to the Ceduna Area school. The middle school is also still seeing some flow through of low student enrolments from 2017 and earlier and numbers are moving positively from 2020 on.

From the Principal:

The school is looking at ways to enhance the programs offered to Middle School. Larger numbers are coming from the primary school, so the next few years will be critical to hold on to the numbers. The community is often asking for the school to go further – Yr 11 & 12, however, going on past figures it is not a viable option. Furthermore, going to Yr 11 & 12 requires a broader range of subjects and specialist teachers which is challenging.

For the Middle School to develop, the school needs to offer an alternative program which caters for students who are traveling down a trade pathway. Crossways has a strong academic focus and some students leave from our middle school as their needs are not being met.

Early Learning Centre

The Early Learning Centre was opened in 2019 after the completion of a conversion from 2 general learning areas and the addition of a amenities and a nature play space.

Condition:

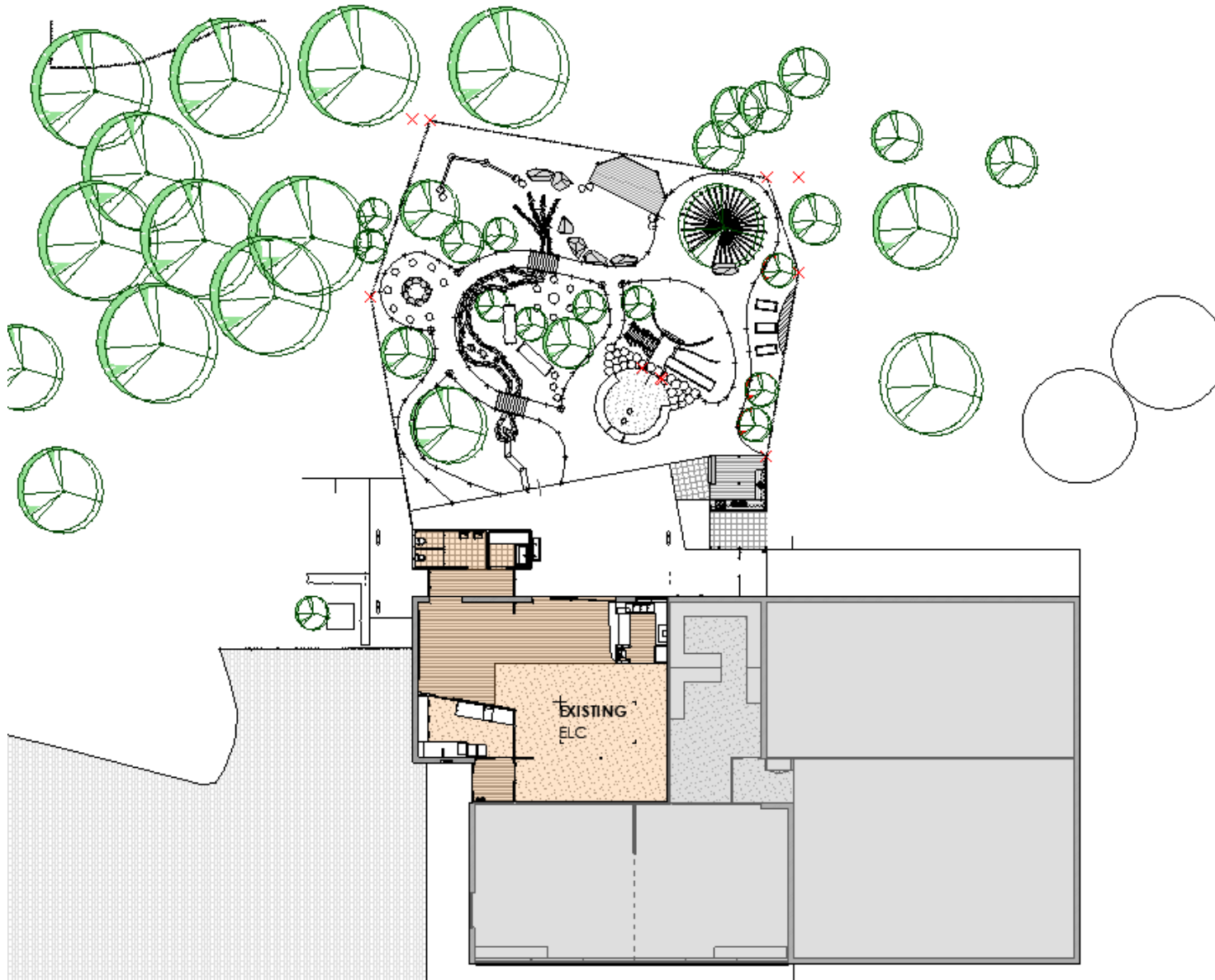
- Excellent facilities and play space

Issues:

- Shade to north verandah area

Immediate Need

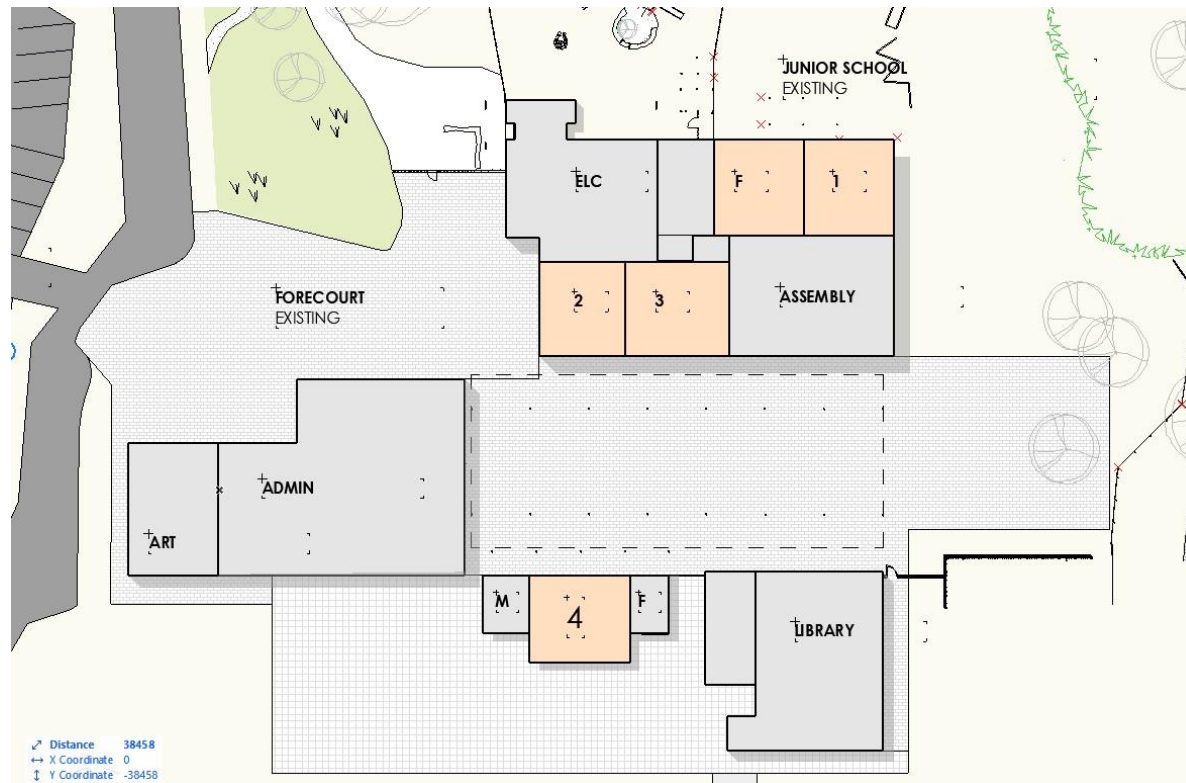
- Shade to northern verandah area
 - Timeline – completion 2022
 - Cost - \$25-30,000 as per prepared sketch



Junior School Current Facilities

(F-5 currently)

The existing junior school comprises general learning areas (GLAs) in good condition. But the years are split with years F-3 located together adjacent the assembly space (3), year 4 in a classroom by itself (4) and year 5 located in the middle school building (8). This is less than ideal. As there is little cohesion to the junior school.



1. Existing F-1 GLAs and Assembly Space

Condition:

- Very good
- Direct access to outdoor nature play refurbished in 2020
- Assembly area tall and airy
- Adjacent teacher prep space generous and refurbed in 2019 with ELC

Issues:

- Classrooms separated and fairly small
- No real feeling of breakout spaces, even though assembly space is immediately next to classrooms
- Feeling of disconnect to rest of the school
- Remote art space
- Assembly area too large and not inviting for a junior school

2. Existing 2-3 GLA Spaces

Condition:

- Good
- Some work to open spaces in 2020
- Large rooms

Issues:

- Classrooms have little access to the assembly space if used as breakout space
- High windows with little variety to the space
- Remote art/wet space

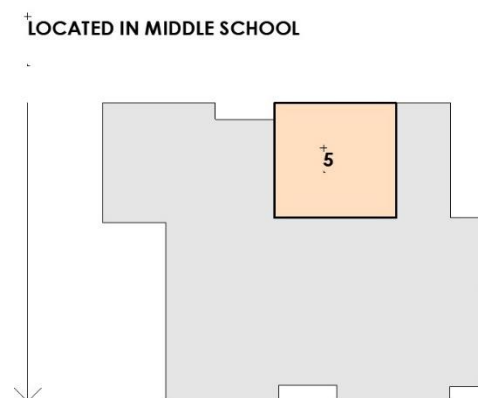
3. Existing Assembly Space

Condition:

- Very Good
- Airy open space used for chapel and assemblies
- Acoustically quite good

Issues:

- As a general assembly space it is not central to the school
- Open and empty, it does not encourage small group work
- No lead-in space, foyer or the like
- F-1 class opens directly off room – good for learning, not so good then as a multi-use space



4. Existing year 4 GLA space

Condition:

- Good but aging (part of the first buildings of the original school)
- Bookended by the student amenities

Issues:

- Isolated
- Single regular space
- Few windows
- Dim, dark and depressing

5. Student Amenities

Condition:

- Good but aging

Issues:

- Require refurbishing at least
- Non-complying disabled toilet
- These together with Year 4 GLA part of the original school
- Blocks the courtyard from the school
- Isolated from the Junior School

6. Grounds

Refer to separate Site, Outdoor Learning and Landscaping Section.

Junior School Future Direction

(F-6)

The ELC/Kindergarten provides a modern up to date facility for those starting their schooling journey. The strategy of putting an ELC in place is for these enrolments to continue into the junior years of the primary school and therefore being a conduit to build enrolments in the whole school.

The junior school within Crossways is hard to define. The junior program is split to different parts of the school and sharing of facilities is convoluted.

As much as a new assembly space and enclosed multi use space is seen as a priority for the school (as noted in the following pages), the building and maintaining of enrolments and the ability to have a cohesive, active junior school is acknowledged as a more pressing priority.

Immediate Need

- The first stage of creating a Junior School Hub would be providing additional general learning areas around the existing assembly space. This will allow F-5 years to operate in the same area.
 - 2 new GLAs
 - Teacher Prep
 - Student amenities*

Future Proposals

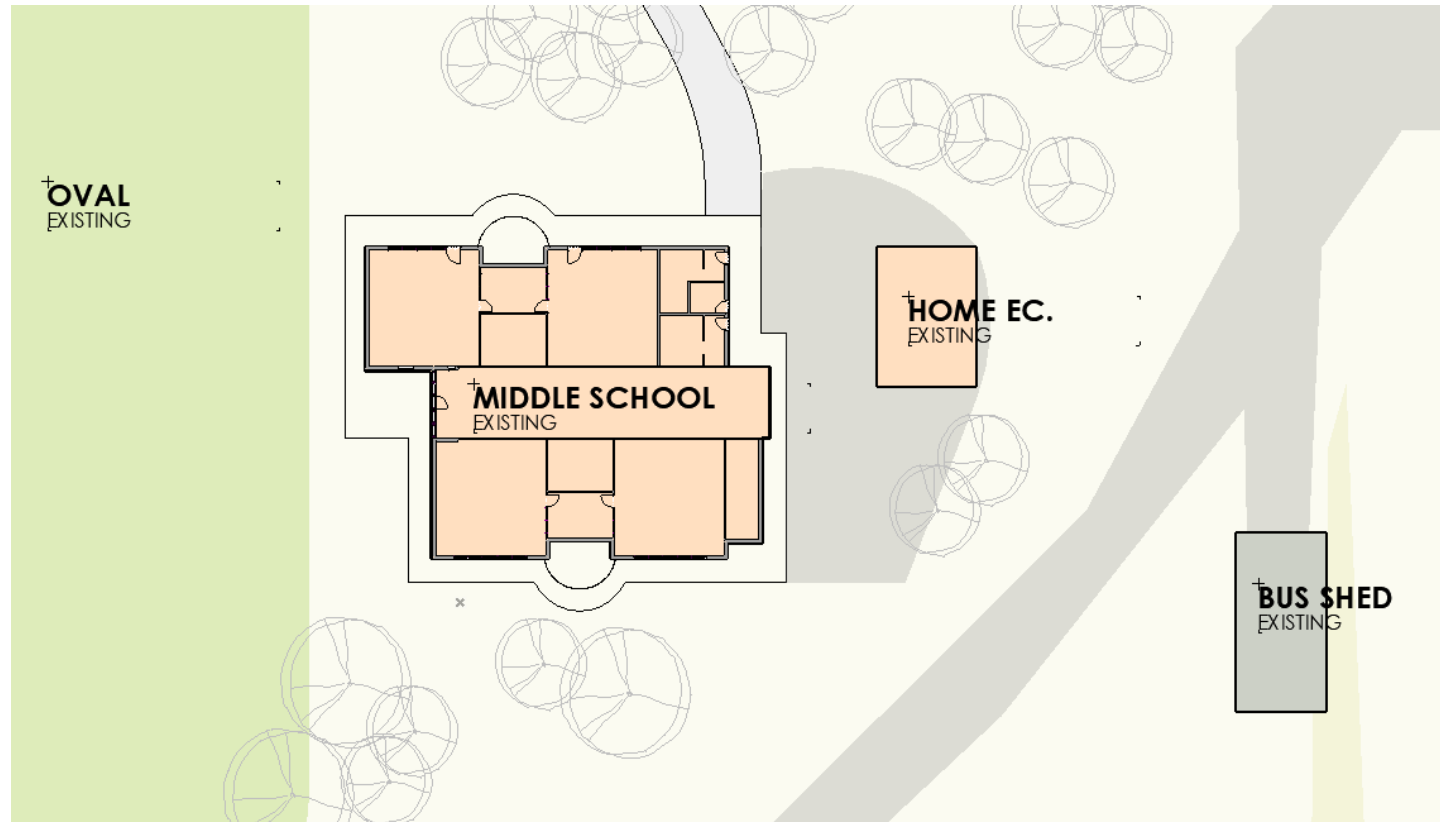
- Through the staging process of the masterplan the assembly space will move to a new multi-purpose hall centrally located to the school. This allows the current space to be adapted as the centre of the Junior School “village”.
- Completing the Junior School “village” by upgrading the existing F-3 GLAs and transforming the current assembly space into a “village square” accessible from all spaces, but with installations to scale down the space and allow a variety of independent and small group learning areas.
 - Opening years F-1 GLA spaces and reconfiguring
 - Extending years 2-3 GLA spaces outwards widening internal access to the village square while reconfiguring the class space with more open connections to the courtyard
 - Demolish student amenities and GLA year 4 building to open courtyard to oval*

* Note: Providing amenities to the Junior School Hub could involve significant drainage works to re-establish services to suit relocated amenities.

- Options:
 - refurbishing the existing amenities block
 - demolition and rebuilding amenities in the same location while providing better connection from courtyard to oval

Middle School Existing Facilities

(6-10)



A Middle School Building

The existing middle school building built in 2005 with student amenities, 4 GLA spaces, 2 teacher prep rooms and 2 ancillary private study, small group rooms. Main access is from a central hall corridor. Somewhat ahead of its time, this allowed an upgrade in 2017 to expand the use of this central space by providing sliding doors from the existing classrooms so the hallway could be utilised as an independent learning area. At the same time an existing classroom was converted to a science lab complete with workstations and an adjoining prep lab, while the remainder of the middle school area received a needed refurbishment with amended (more open) access to all spaces.

1. General Learning Areas

Condition:

- Very good

Issues:

- Currently year 5s are located in the middle school quite apart from the Junior school area
- Some criticism of opening up the spaces and some evidence of that ability not being fully utilised by teaching staff
- Film to sliding doors vandalised
- GLAs can't be further divided for separate subject work with small classes
- Combined classes with current low enrolments
- No room for expansion

2. Independent Learning Areas

Condition:

- Very good

Issues:

- Furnishing and variety of independent study spaces in the central space could be improved

3. Amenities

Male and Female toilets are provided here together with a disabled toilet.

Condition:

- Good. Repainted in 2017

Issues:

- Easily damaged wall materials
- Some signs of vandalism

4. Science and Science Prep Lab

Condition:

- Excellent.

Issues:

- Possible carpet to classroom area of lab in lieu of vinyl

B Food Technology Building

Adjacent the Middle School building this transportable building houses the food technology room

Condition:

- Good

Issues:

- Serves the purpose but does not directly relate to the middle school
- Opportunity in future planning to integrate with middle school

Middle Senior School Future Directions

(6-10)

As discussed under enrolments the school must work towards a strategic direction for the middle/senior school years. This masterplan focusses on the next 3-5 years which concentrates on the growth and upgrading of the Junior School and the provision of additional facilities that will enhance the facilities of the whole school.

Once a strategic direction is completed for the middle/senior years further amendment to this current plan or a following masterplan will consolidate this.

In principle, though there are a number of parameter to consider in this plan that will affect the future planning of the middle/senior school.

Space

- The school is blessed with the land available for future development of a new middle/senior school “village”
- The space to the south-east corner of the property is extensive undeveloped space and should be retained for future extensions to the current buildings

Connection

- Future building of shared facilities should give heed to the positions of both junior and middle/senior schools so that the school, as a whole, can equally share facilities. These, then, being the connection between junior and middle/senior areas.

Vocation

- The future strategic directions of the middle/senior village may provide opportunities for vocational areas to be established as pathways to local opportunities post school
- Space is available for technical trade, maker and media spaces as well as food technology spaces to be a major part of the middle/senior school redevelopment
- Breakfast and food prep and service areas could be moved to and incorporated in this development so that the training provided also offers real life opportunity to serve others.

Science

- As the middle/senior school grows a second science space would be ideal dedicated to providing the science and maths so useful and relevant to the above technology areas.

The space to the south-east quadrant of the site is ample for this future middle/senior school redevelopment.

Other Existing Buildings

1. Library/Resource Centre

The library resource centre is located in one of the early buildings (and original chapel/assembly space) allied to the Junior School,.

The space has recently been fully refurbished to provide a modern up to date resource space together with a small STEM space. The upgrade provides a variety of learning experiences and varied areas for small group and individual use.

Condition:

- Excellent and up to date

Issues:

- Remote from the middle school village

Immediate Need/Future planning

- Satisfies the wants of the school at large
- A student resource hub for middle/senior school in future planning

2. Music

Music is located in a transportable classroom again removed somewhat from the rest of the school.

Condition:

- Good

Issues:

- Remote from the rest of the school including assembly spaces for any performances
- Single classroom size
- No individual music practice spaces
- No acoustic dampening
- No studio space for recording
- No staff prep space

Immediate Need

- A dedicated music hub central to both Junior and Middle schools
 - Timeline - part of Music/Art Hub proposal Stage 5 of the masterplan

3. Art

Art is located as an adjoining space to the existing administration area and consists of a classroom space, and two small spaces currently used as storage spaces for art. The space is very isolated from the rest of the school (both junior and middle schools)

Condition:

- Very good

Issues:

- Remote from the rest of the school and allied more to the administration area
- Store spaces could be organised better with a reorganised teacher prep space
- No space as a gallery /display space

Immediate Need

- A dedicated art hub central to both Junior and Middle schools
 - Timeline - part of Music/Art Hub proposal Stage 5 of the masterplan

4. Administration/Staff/Meeting/Breakfast/Learning Support

Part of the original build for the school this building contains the equivalent of 3 GLAs, reception, Principal and Business Manager's offices and a staff room. The GLA spaces are used as a breakfast room, meeting room and learning support space. In 2018, the reception corridor areas were upgraded and staff toilets added.

Condition:

- Very good (where refurbished), but still small
- Good elsewhere but needing addition refurbishment

Issues:

- Learning support space too small and does not cater for the needs of the school in terms of wellbeing
- Staff Room space too small and doesn't provide a variety of space nor any private study areas
- Reception, Principal and Business Manager's spaces all quite small with this, being the main entrance to the school, not obvious for visitors
- Meeting Room too large and could be reconfigured
- Breakfast Room works well and provides a needed service

Immediate Need

- Larger, more integrated and diverse learning support space required with opportunity for visiting professions. Sensory room(s) needed
 - Timeline - Proposed Wellbeing Centre Stage 1 of the masterplan
- Larger staff room needed with more flexible and varied layout
 - Timeline - part of Stage 6 of the masterplan – the establishment of a Wellbeing Centre will allow the staff space to expand in earlier stages
- New main entry/reception/administration utilising old art room space
 - Timeline - part of Stage 6 of the masterplan – the moving of art in Stage 5 allowing space to expand
- Breakfast Room possible future relocation adjacent to food technology redevelopment

5. Canteen

The canteen, adjacent the oval, was established and refurbished in 2018 within an existing blockwork building to the north-west corner of the oval

Condition:

- Good

Issues:

- Isolated
- Little shelter externally

Future Proposal

- Connect into the Assembly, Multi-purpose space allied to the future food technology redevelopment
 - Timeline - Stage 4, 5, 6 or future middle/senior school development as funds/planning allows

6. Maintenance and Storage Sheds

There are several outbuildings not previously mentioned and used as storage and maintenance

Condition:

- Main maintenance shed – very good
- Double garage storage sheds – reasonable but basic
- Bus shelter - good

Issues:

- Spread relatively randomly around the site
- Will be in the way of future development

Immediate Need

- Under the masterplan Stage 1 the double garage store areas will require demolition
- Under the masterplan Stage 3 the main maintenance shed will need relocating

7. Principal's Residence

The existing Principal's residence will remain and any improvements to this building are not covered by this masterplan

Condition:

- Very good

Issues:

- Needs to be maintained and improved with regular maintenance

A Site

As previously described the school site is extensive and the provision of such a large space is a credit to the original pioneers for the school. The siting of the Junior school and Middle school buildings is also appropriate as this allows for future development of both schools, but particularly the middle/senior school in future years. The site has good northerly exposure and the current general orientation of buildings allows for winter sun and southern light. Wind can be an issue especially winter winds from the south, southwest.

1. The Natural Landscape

The site is still blessed with a good share of original vegetation which needs to be maintained wherever possible. The landscaping around the nature play areas reflects the natural landscape while the trees between the junior and middle schools create a wonderful meeting place adjacent the oval and courts.

Redevelopment of any buildings should address the existing landscape and maintain and improve on the existing natural flora being aware that existing native endemic species are slow growing and take time to re-establish.

2. The South East Corner

While the south-east corner of the site still has some substantial natural vegetation it has also become a dumping ground over many years for all manner of building and scrap materials. While “keeping things because they might be handy” is admirable and that several items were reused in the establishment of the ELC natural play space, the space needs to be tidied and returned to natural ground levels and landscape.

The reinstatement of this area could form a valuable project for the school student community.

The requirements of Stage 3 of the masterplan will require this area to be reinstated and modified for the relocation of the maintenance shed.

3. The South West Leg

The leg of the site which extends to Decres Bay Road. This part of the site is undeveloped. Investigations previously included the position for a new gym, but the proposed masterplan sees it more practical to establish the multi-purpose hall more central to the site.

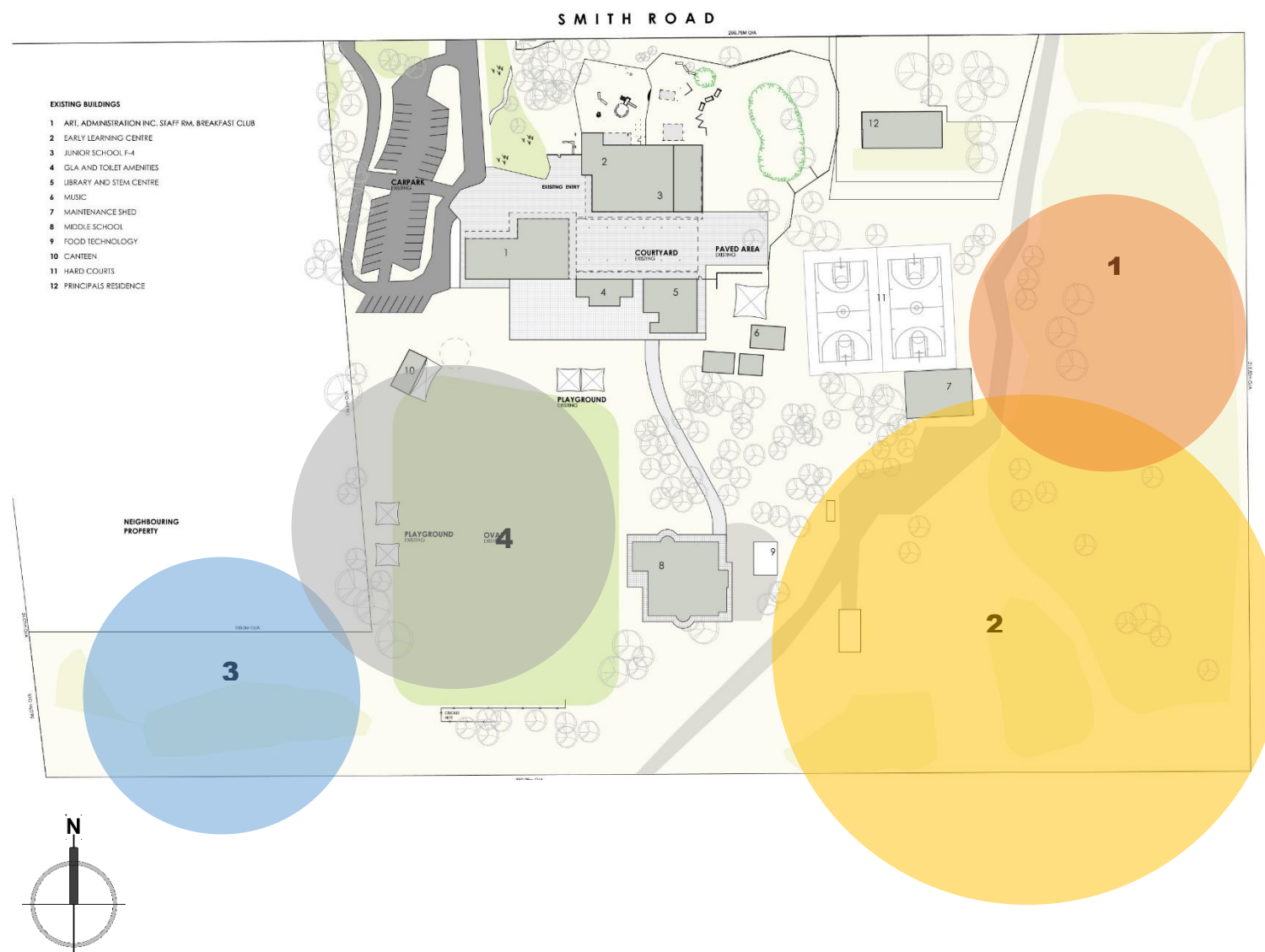
The school could consider the sale of this leg for residential development.

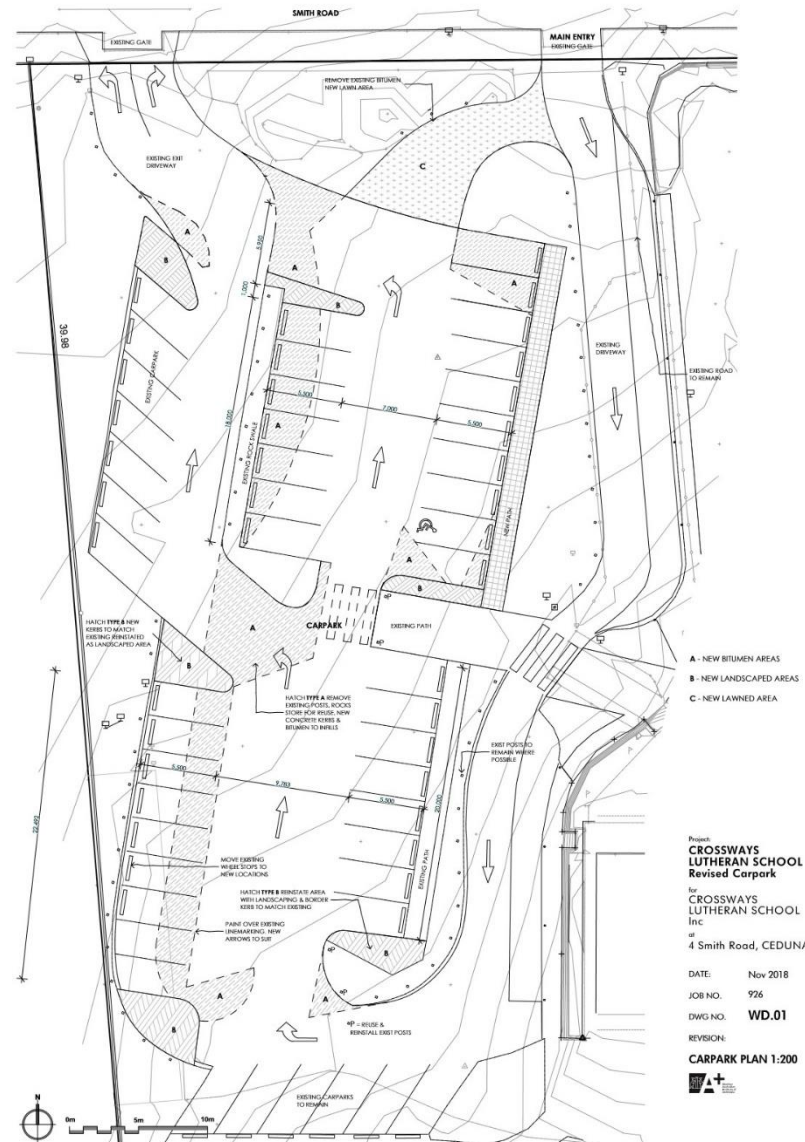
4. Sports and play facilities

The oval remains as the central sports playspace of the school. The double court space and cricket practice nets are all in good condition and should remain.

The nature play areas of both the ELC and Junior school established in 2018/19 provide valuable natural play areas.

The covered courtyard in the junior school is an all-weather space but devoid of substantial sitting or play space, an earlier proposal for sitting and stage platforms not being realised. Work to enhance this space should be included in the redevelopment of the Junior school village.





B Access

1. Accessibility

The sloping site, while ideal in providing an “interesting” environment on different levels presents some challenges in making all spaces accessible. Care must be taken in the future stages and associated landscaping provide accessibility via complying ramp access where applicable. The same philosophy should extend to access outdoor areas. The changes of level in the site provide opportunity for interesting outdoor learning and gathering spaces and are to be encouraged but complying ramping between levels must be provided.

2. Carparking

The current carpark continues as raise the ire of some users. The existing carpark is somewhat convoluted although its construction allows for natural drainage to rock beds without major civil works. A revised carparking layout design has been presented but not yet implemented.

Carparking must continue to be included in major projects and the opportunity is available to establish a carpark to the east of the new proposed multi-purpose hall with a driveway access from Smith Road east of the Principal's residence. This is an existing track to be upgraded to a formed bitumen road.

This new road access allows for:

- Public access to the carpark and multi-purpose hall after hours without entering the school campus proper
- Access to maintenance and the future technology hub of the middle/senior schools
- Access for visiting professionals and access to the wellbeing hub
- Access for emergency vehicles to the new buildings

C Wayfinding

1. Main Entrance

The main entrance off Smith Road is obvious and well signposted. The carpark is in good condition but requiring upgrading as previously mentioned. The entrance to the ELC and junior school are all close and convenient. The least obvious area is the actual main entrance to reception.

Issues:

- Carpark layout and traffic flow
- Prominence of the main entrance

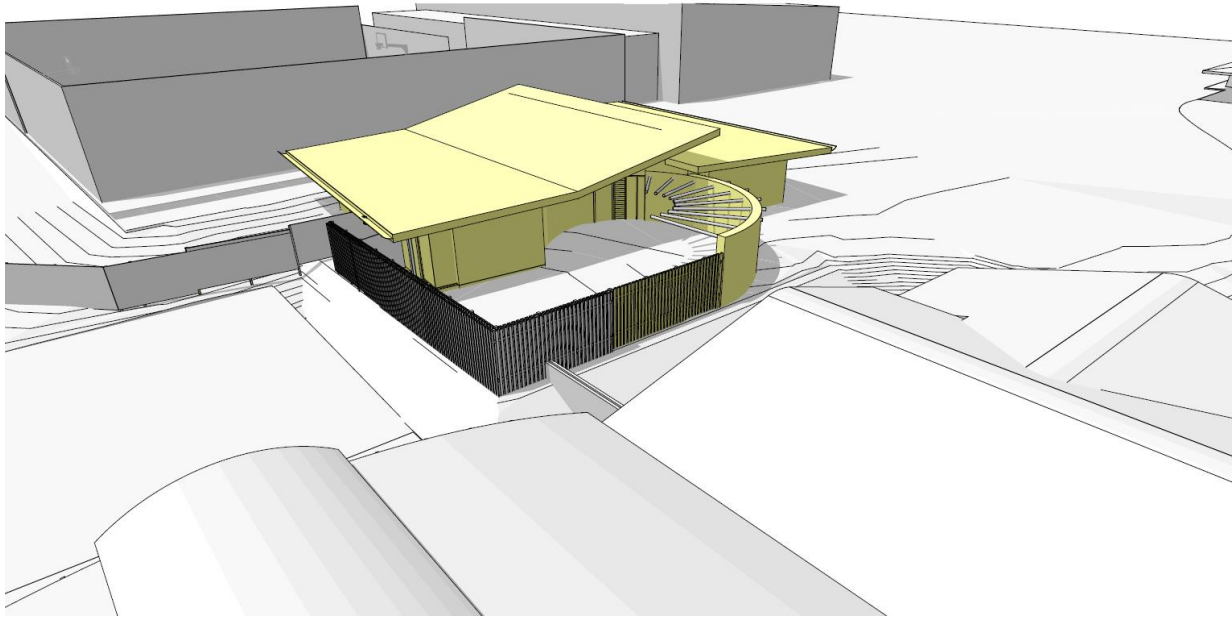
Immediate Need

- Ensure accessibility from the existing carpark
- Upgrading the existing carpark

2. General Wayfinding

To those who know the school, it is relatively easy to find the entrance and other areas. As visitors need to report to reception, wayfinding signage except to the main entrance is not required. Some additional signage will be required with the development of the additional driveway areas and multi-purpose hall entrance mentioned above

Stage 1

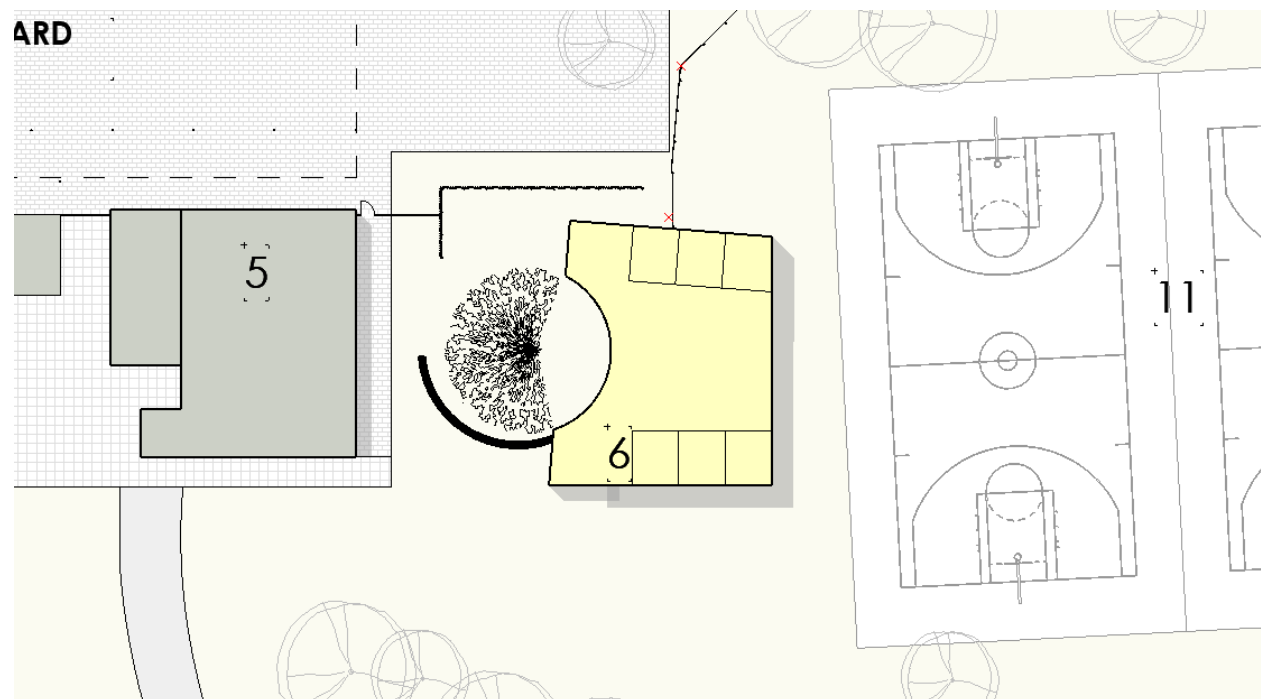
**Wellbeing Centre**

The Wellbeing Centre will bring to the school space to expand the learning support program and provide new and varied support facilities. The new centre is the first stage of centralising a connection of spaces between Junior and Middle Schools. The centre needs to be large enough to cater for multiple needs and will include sensory rooms, small group rooms a larger central quiet space and include kitchen facilities, art sinks and supervising teacher offices.

The space will open to a screened private calming garden with shaded areas and a water feature. There is also a need for consulting room spaces for visiting professionals. Visiting professionals as well as emergency services will have access vi the eastern entrance that will be further developed under Stage 3.

The centre not only can serve the students, but staff use is expected to and should be encouraged.

Completion is expected mid-2023, if commenced in the 2022 year.

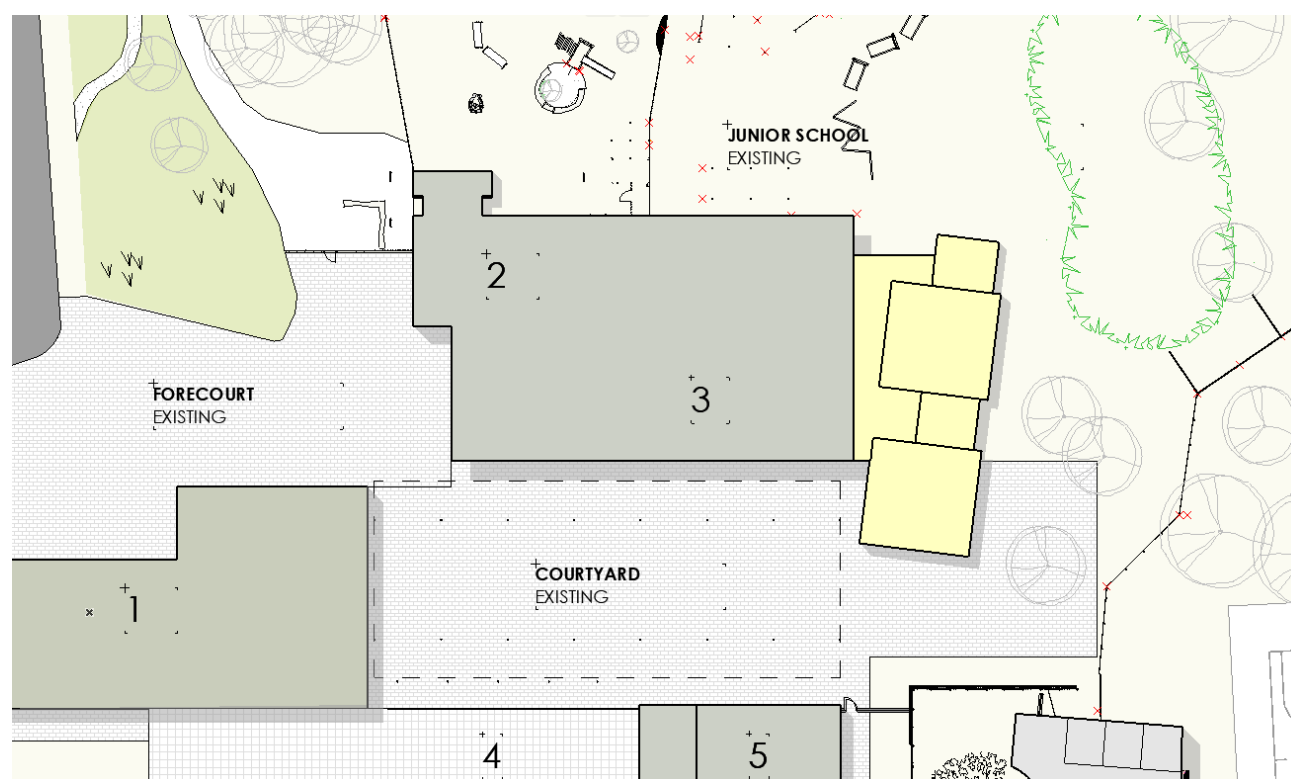
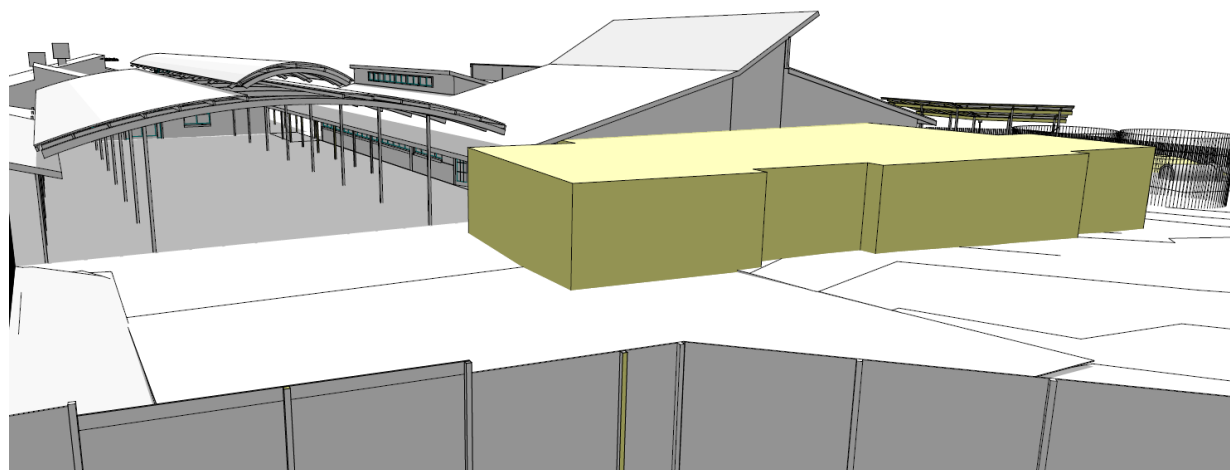


Stage 2

Junior School Redevelopment Stage 1

Junior School Stage 1 provides 2 additional GLA areas adjacent to the existing F-3 classrooms together with teacher prep areas and student amenities. This project brings years 4 and 5 back into the junior school village. This project would include breaking through to the existing assembly space to create the beginnings of a village square.

This stage could run in conjunction or immediately after Stage 1 with completion by commencement of school 2024



Stage 3

Multi-Purpose Hall

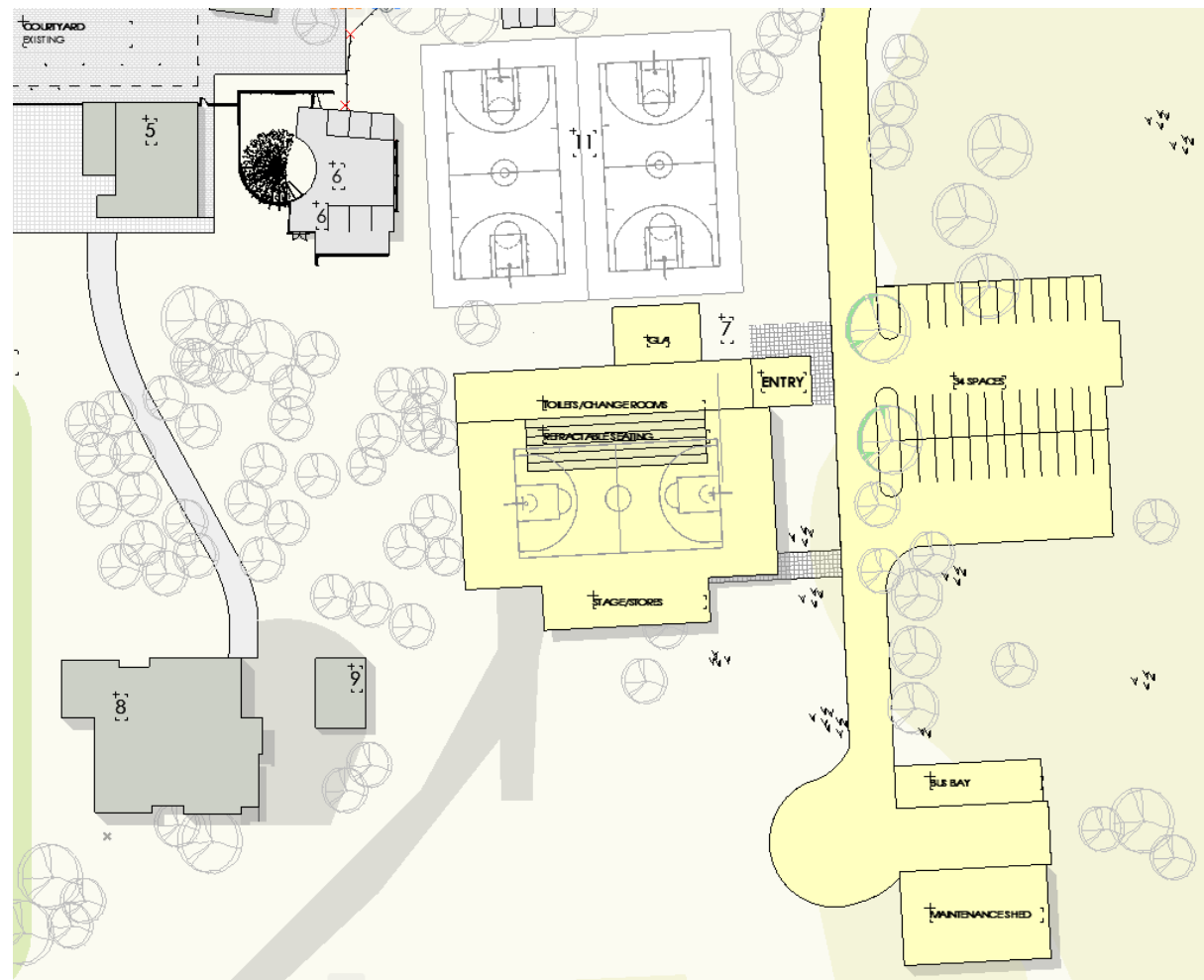
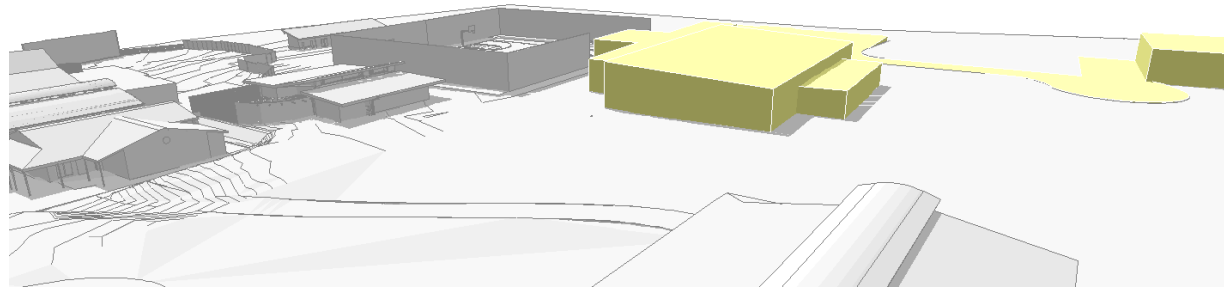
Identified from the earliest workshops undertaken under the strategic plan review, there is a need for a covered gym sports hall, but equally important with a multi-purpose edge that can be used for assemblies, chapels, end of year services music and drama performances.

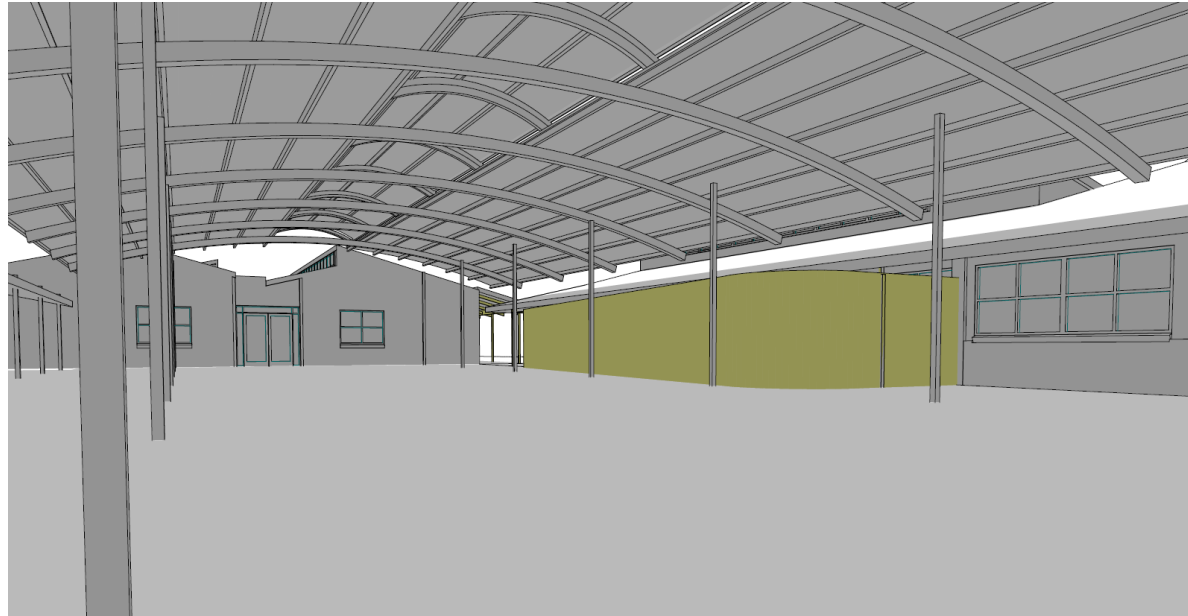
Consideration should be given to an international standard court to encourage visiting teams to the region and the ability to share the facility with the local community.

Located centrally to the school this is a landmark building for the school being the central hub of the school. Amenities, kitchen facilities, both sports and chair storage need to be provided. Semi mobile retractable tiered seating should be considered. A GLA space for physical education should be included that can double as a foyer space for events.

Combined with this project is the provision of a new carpark to the east of the building with new sealed driveway entrance and moving the existing maintenance shed to a new location

Commencing construction early in 2024 an expected opening would be for the school year beginning 2025





Master Plan Review

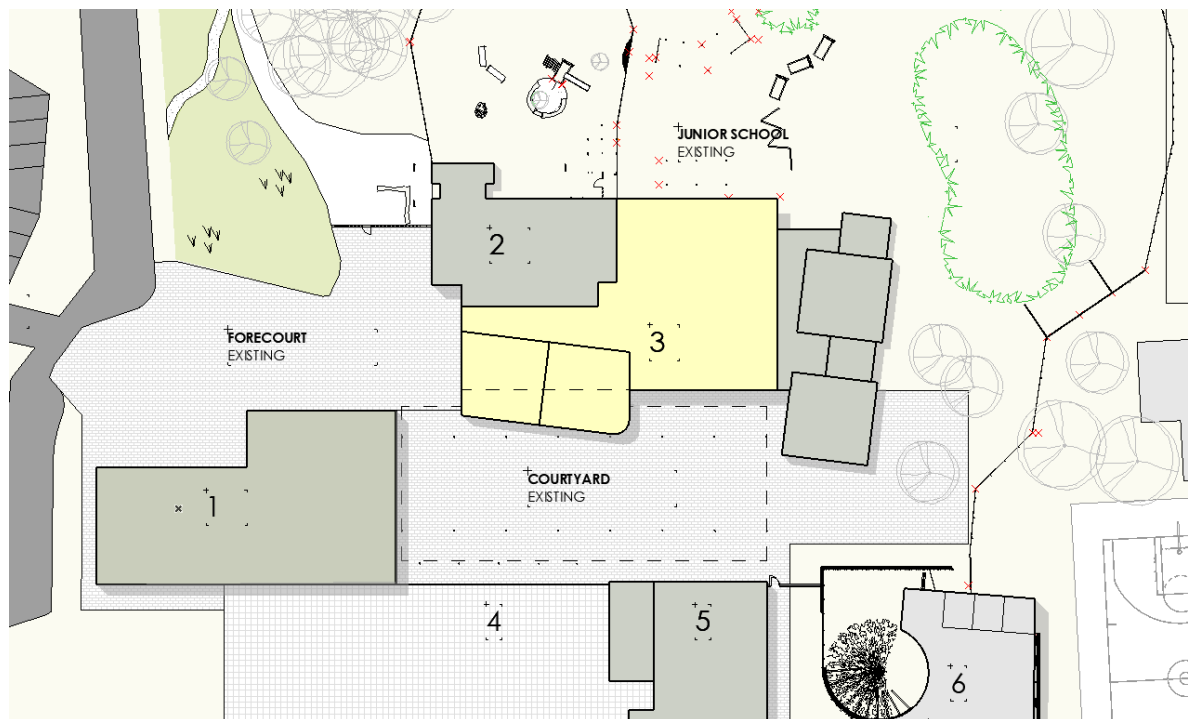
3 years have now passed and it is time to review the current masterplan. Although the masterplan is a fluid document and guide, is the plan working, does it gel and compliment the current strategic planning.

Stage 4

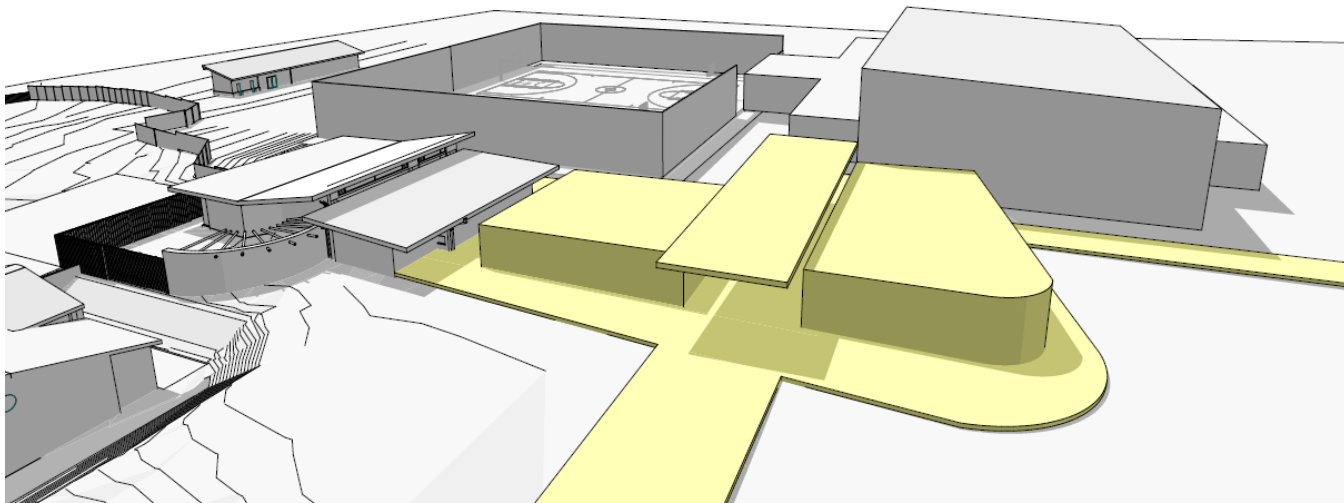
Junior School Redevelopment Stage 2

By freeing spaces in the first 3 stages, junior school classes can now move while the junior school village is completed. A slightly smaller project it is no less important as this needs to update existing GLAs and the existing assembly area creating an exciting learning experience. As well as extensions to existing classes, moving of walls and breaking out to verandah areas, the detailing of small spaces scaled to the student will be important.

The completion of Junior school would see an opening for the school year beginning 2026



Stage 5

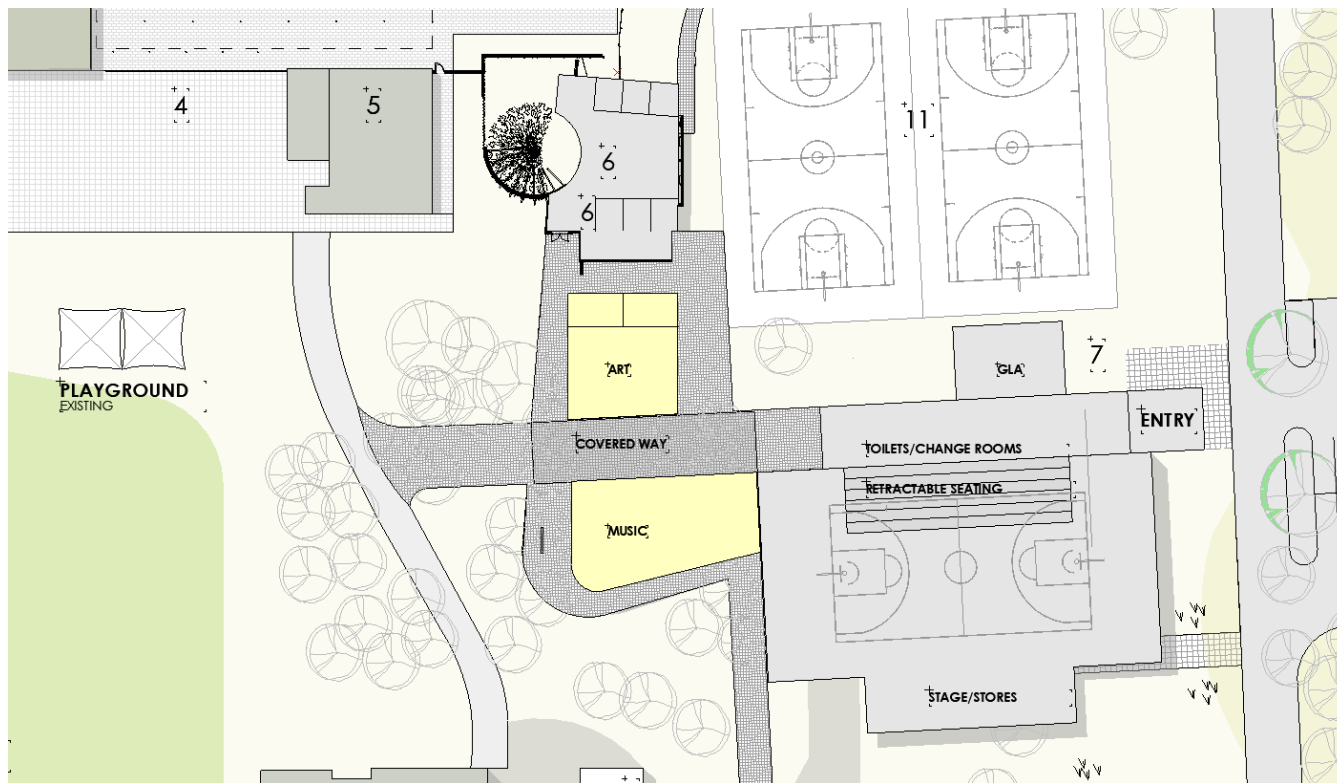


Art and Music Hub

The Art and Music Hub could be considered as the completion of the connected buildings between the schools and also completes the entrance way to the assembly space and gym from the school side. In the ideal, this stage 5 could be combined with stage 3 as the milestone major project cutting another year out of the timeline. It could also be part of stage 5, but here is considered a separate stage.

The Music space will be located and have connection to the assembly hall for ease of transferring instruments for performances and will have its own small practice/performance space together with individual practice rooms. The Art space connects the Wellbeing Centre to the central school development and will have inside and outside work spaces and a gallery area leading through to the assembly hall.

Building in 2026 for an opening in 2027 (refer logistic notes below)



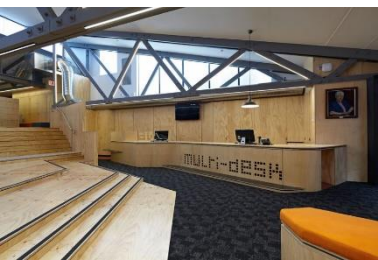
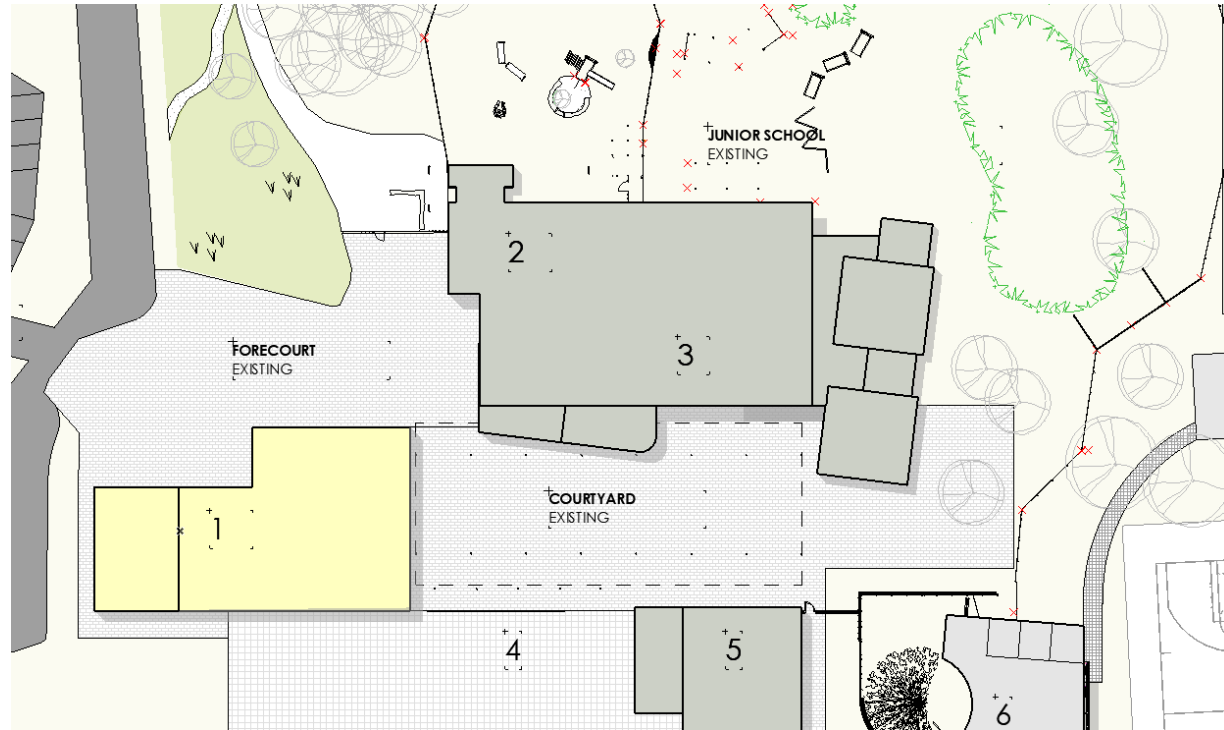
Stage 6

Administration refurbishment

Art has relocated, the Wellbeing Centre has been running for some time. The education focus is near complete. Staff spaces can grow and a new main entry be created incorporating the old art space. Reception can also become a part gallery to display student work and achievements.

This project is fully dependent on the previous stages freeing space. This admin/staff area should have some preliminary planning done under Stage 1 as some areas can be freed after this stage. The extension of the staff room could be effected as a stage 1A small project, but it is important to have preplanning complete, so alterations are not done twice.

On this progressive stage timeline this work would be completed in 2028 but as it is not fully dependent on the student terms and can be isolated as a separate construction site an earlier completion is possible.



The Logistics of Time

Stages 1-6

The ability to continue a building program for 5 continuous years is a huge challenge but is achievable. It will test the patience of some but ultimately be rewarding to see the school prosper within the community.

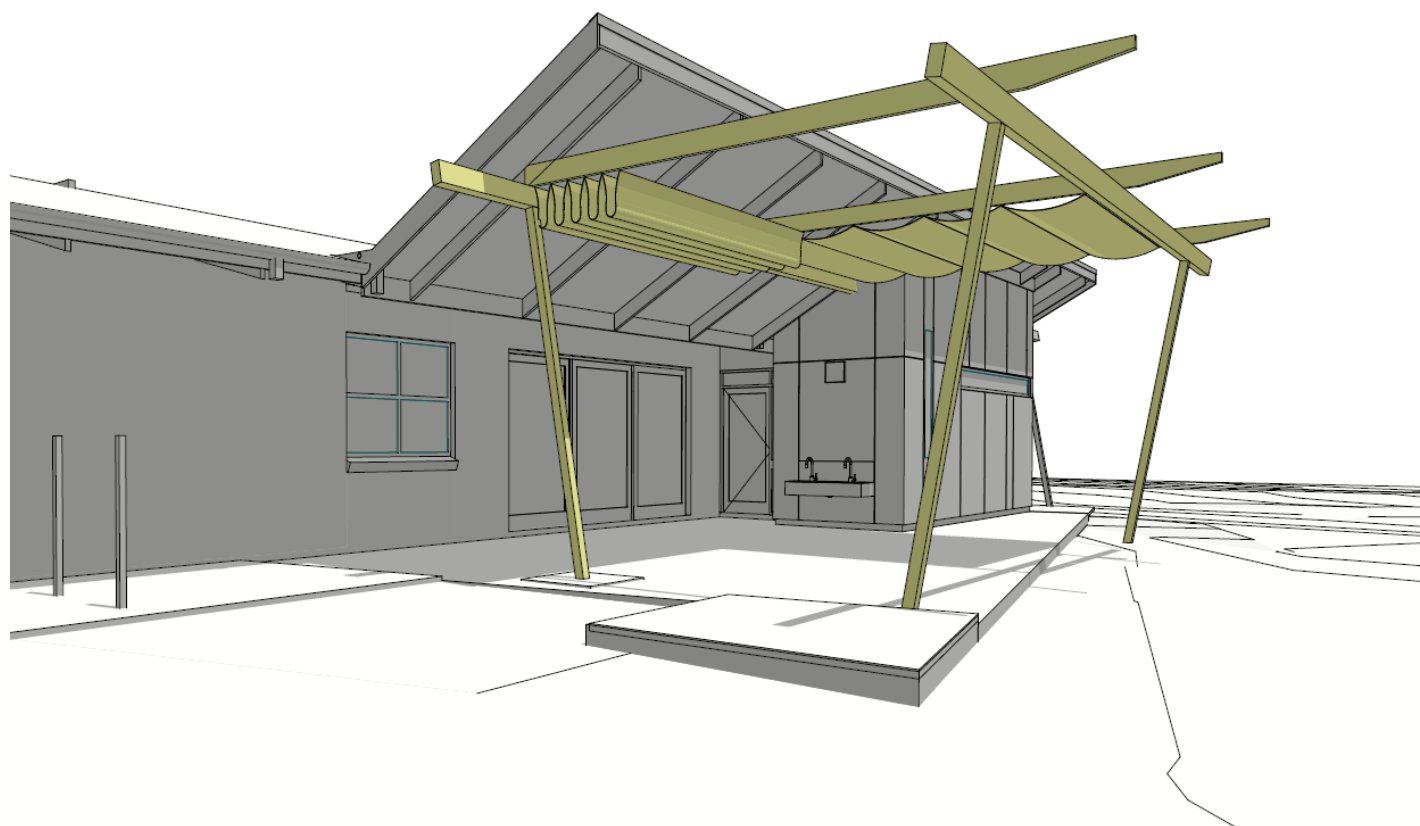
Combining some stages into larger projects could condense the timeline or allow single year breaks between building projects. Access to builders continuously for 5 years or for builders to competitively tender over this time also presents a challenge, especially in the Ceduna community and combining. As much as using locals is a desired outcome creating a larger project will open the tender market to a larger tender list including builders from Adelaide.

It is important to review the progress of the masterplan after each project to ensure any changes to priorities can be incorporated along the way.

Minor Projects

This masterplan identifies the major projects that align with the school's strategic plan. There are other minor or allied projects that will occur over this period – some listed here:

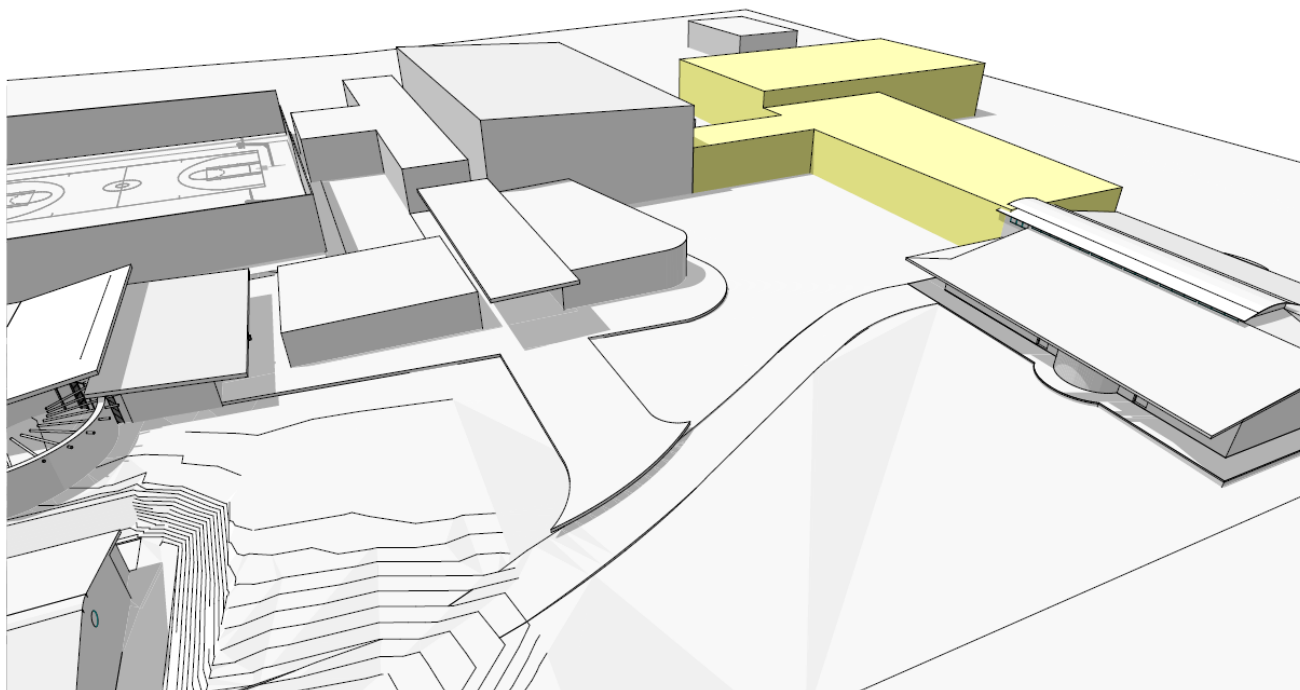
- ELC shade structure to existing verandah
- Redefining the existing carpark
- Demolition of the existing GLA and original amenities block
- Upgrading the existing covered courtyard
- Additional storage sheds to replace those moved under the various stages
- Ongoing general maintenance



Stage 7

Future Middle Senior School and Technology Hub

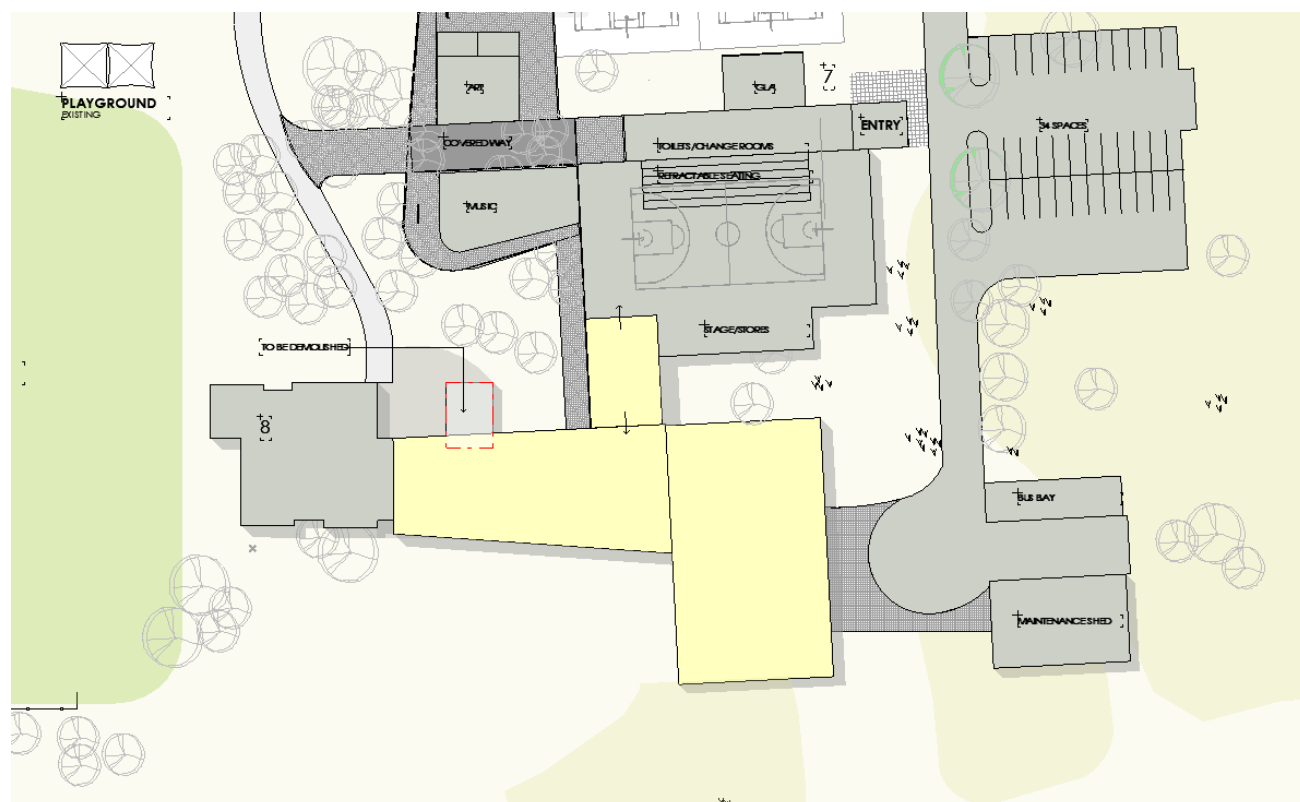
The redevelopment of the middle school and possible introduction of a senior school is an important strategic consideration over the coming years. Likewise, the type of curriculum followed and the direction of the middle/senior years will determine the type and extent of redevelopment required for the school. The final decisions will influence the continuing masterplan with final directions provided by the new plan



New Masterplan 2027

A new masterplan should be undertaken between 3 and 5 years from now – that is, 2027 at the very latest.

Again, the masterplan is fully influenced by the strategic planning for the school.



PROJECT SUMMARY AND TIMELINE

Below is a list of projects referred to in this document including timeline suggestions and cost indications:

MAJOR PROJECTS		
	Cost	TIMELINE to completion
		2022
Stage 1 Wellbeing Hub	\$1,100,000.00	July 2023
Stage 2 Junior School Redevelopment Stage 1	\$1,300,000.00	Jan 2024
Stage 3 Multi-Purpose Gym and Assembly Space	\$4,500,000.00	Jan 2025
	Review Master Plan	2025
Stage 4 Junior School Redevelopment Stage 2	\$1,000,000.00	Jan 2026
Stage 5 Art and Music Hub	\$1,500,000.00	Jan 2027
	New Master Plan	2027
Stage 6 Administration Redevelopment	\$2,100,000.00	Jan 2028
Stage 7 Middle/Senior School Redevelopment	undefined	Future

Costings are based on area rates as advised by Robert Friend Cost Consultants. They are based on 2022 published estimate costs plus regional loadings which for Ceduna could be as high as 40%. As some of these projects are well into the future and the costs here are current, so it is important to reassess project costs closer to realization of the projects.

SMITH ROAD

266.79M O/A

EXISTING BUILDINGS

- 1 ART, ADMINISTRATION INC. STAFF RM, BREAKFAST CLUB
- 2 EARLY LEARNING CENTRE
- 3 JUNIOR SCHOOL F-4
- 4 GLA AND TOILET AMENITIES
- 5 LIBRARY AND STEM CENTRE
- 6 MUSIC
- 7 MAINTENANCE SHED
- 8 MIDDLE SCHOOL
- 9 FOOD TECHNOLOGY
- 10 CANTEEN
- 11 HARD COURTS
- 12 PRINCIPALS RESIDENCE



BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.00**

REVISION
SITE PLAN EXISTING



SMITH ROAD

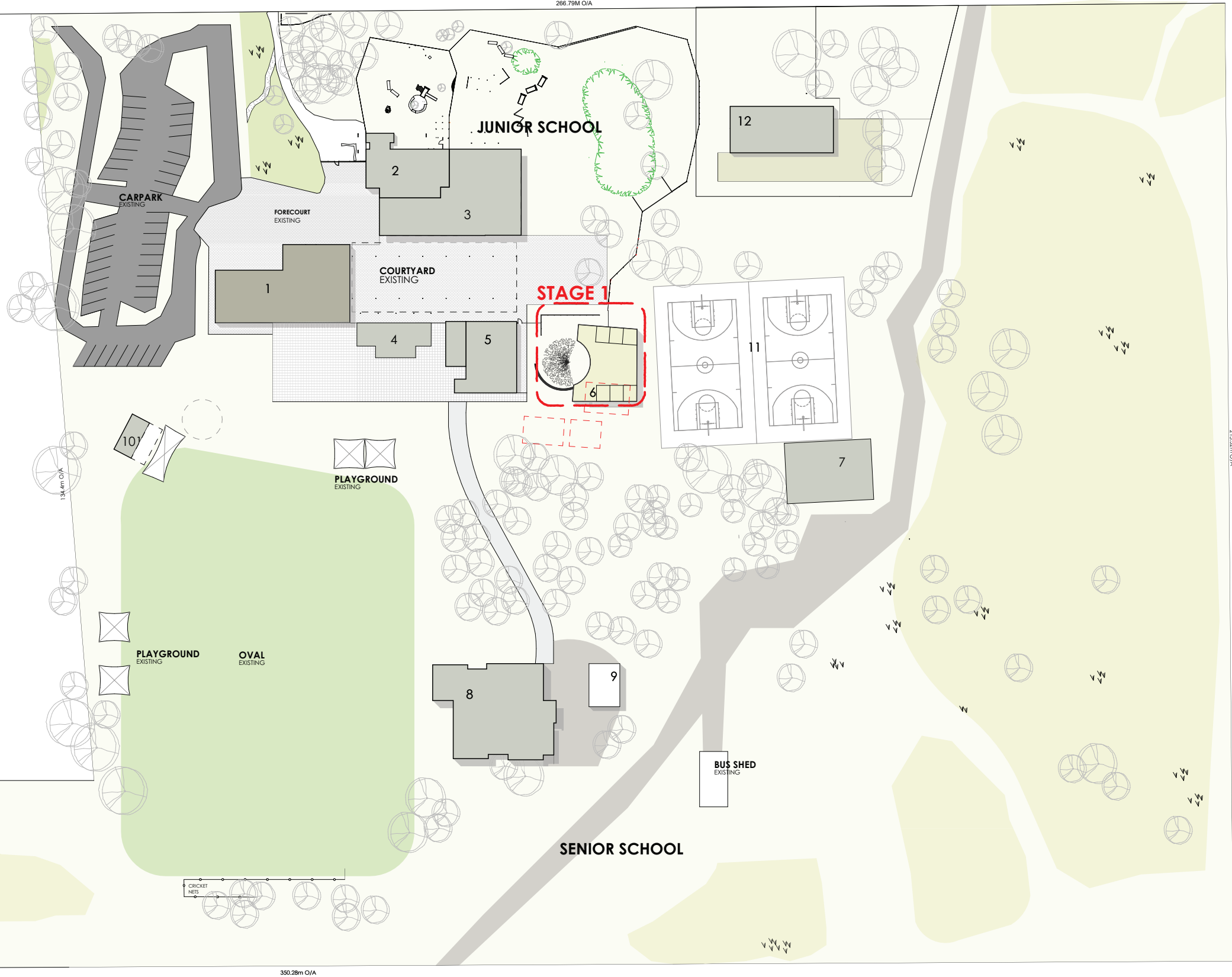
266.79M O/A

EXISTING BUILDINGS

- 1 ART, ADMINISTRATION INC. STAFF RM, BREAKFAST CLUB
- 2 EARLY LEARNING CENTRE
- 3 JUNIOR SCHOOL F-4
- 4 GLA AND TOILET AMENITIES
- 5 LIBRARY AND STEM CENTRE
- 6 MUSIC
- 7 MAINTENANCE SHED
- 8 MIDDLE SCHOOL
- 9 FOOD TECHNOLOGY
- 10 CANTEN
- 11 HARD COURTS
- 12 PRINCIPALS RESIDENCE

PROPOSED DEVELOPMENTS

- STAGE 1 WELLBEING CENTRE



BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

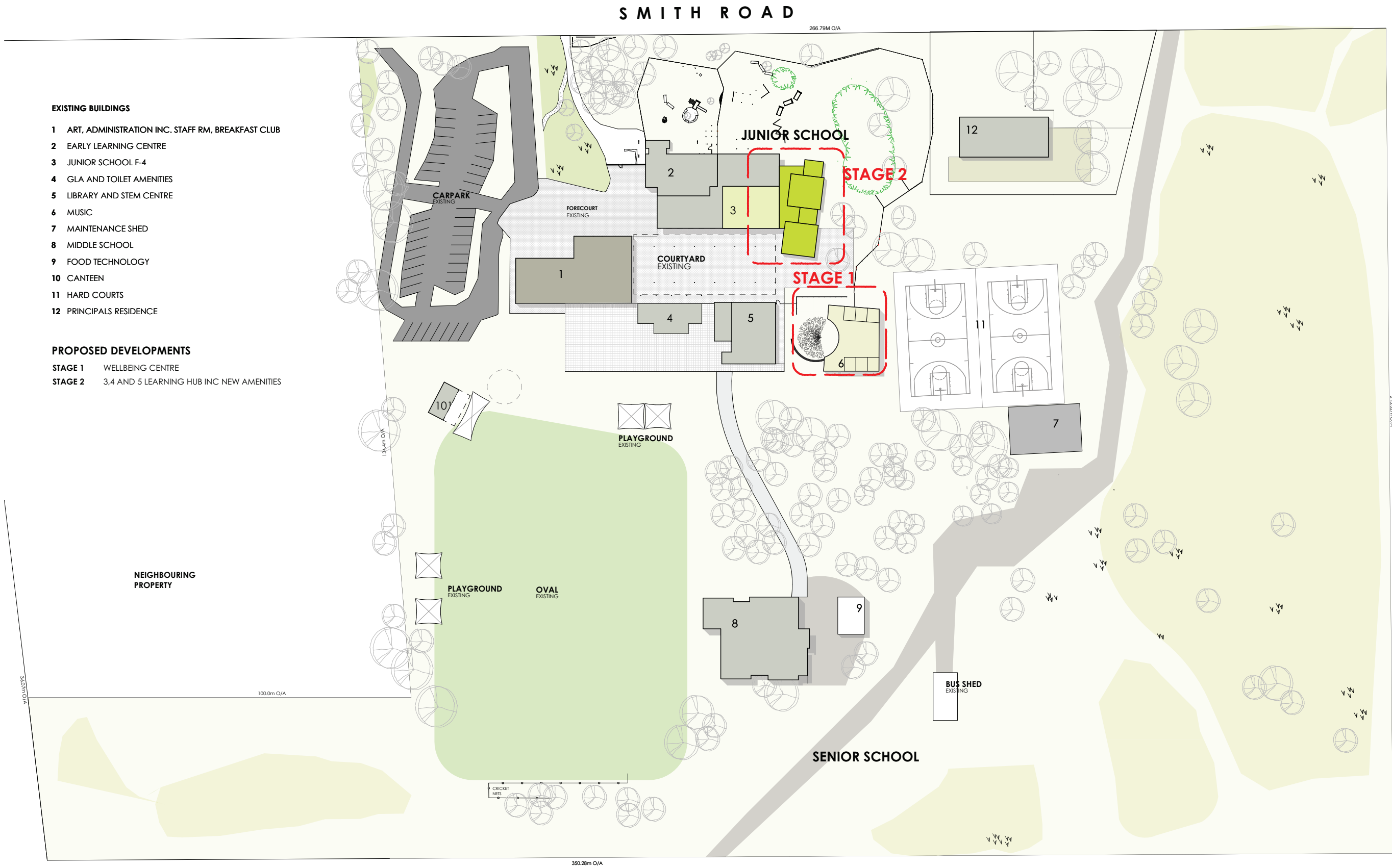
PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.01**
REVISION
MP STAGE 1





BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

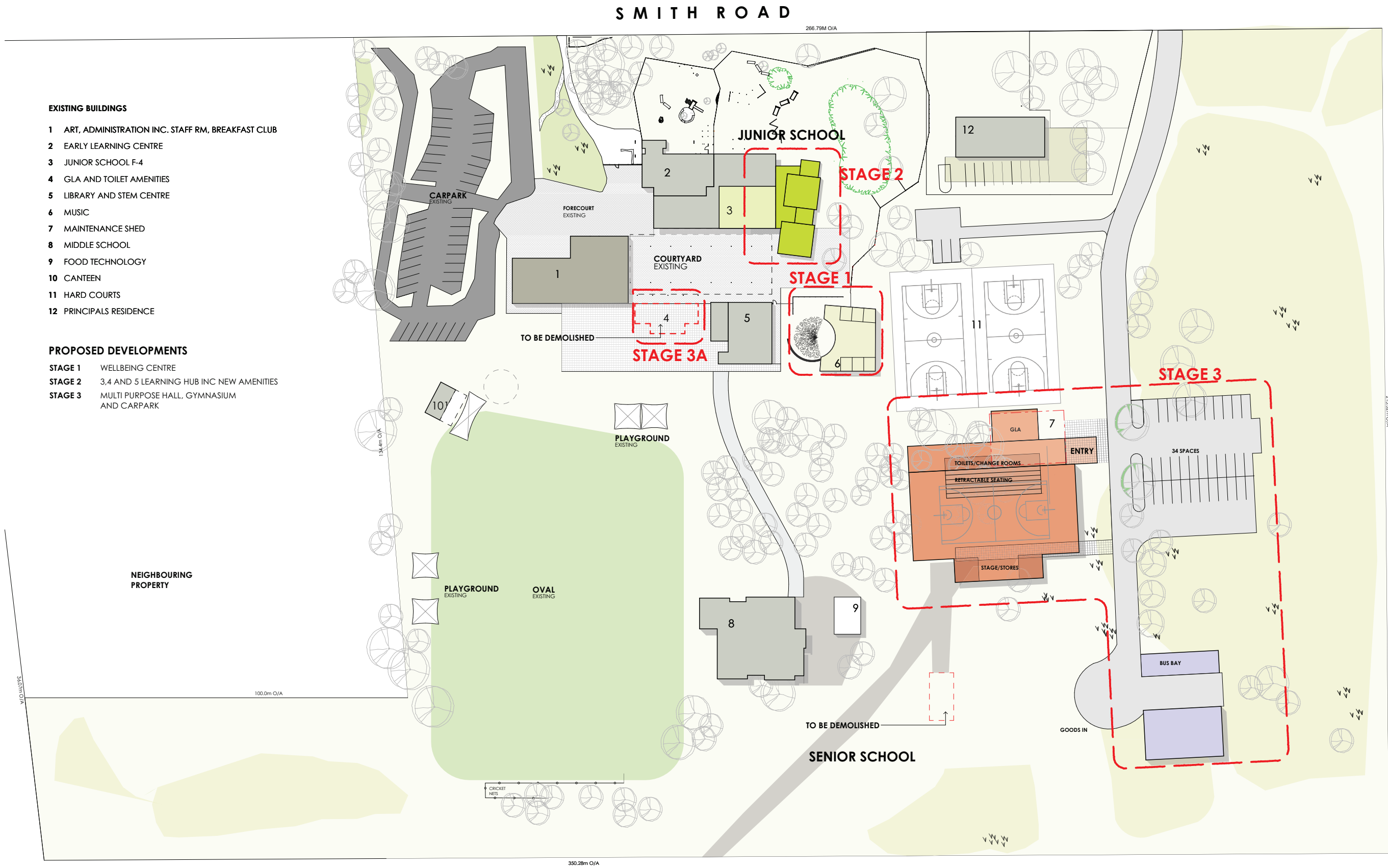
PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.02**
REVISION
MP STAGE 2





BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

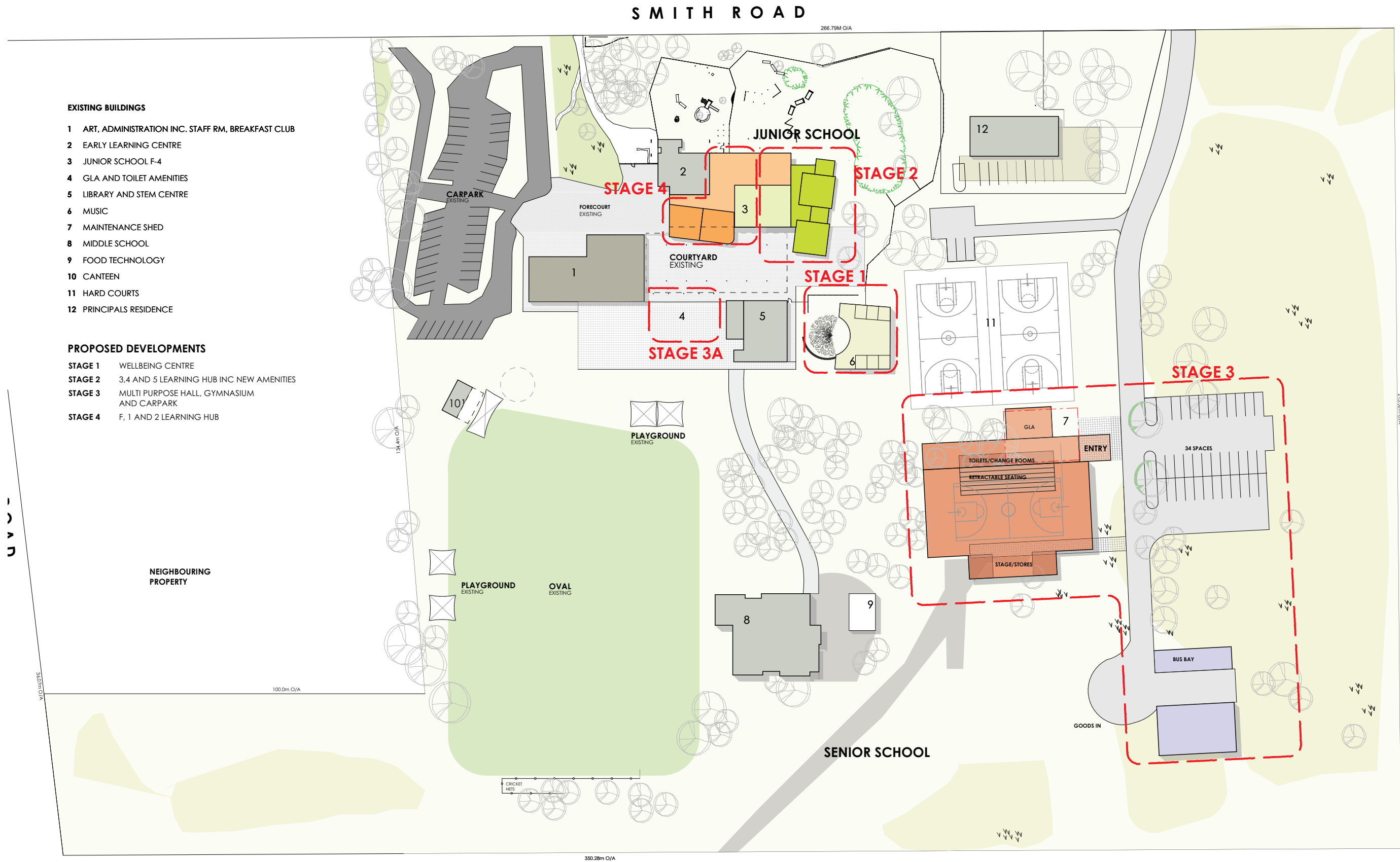
PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

For
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.03**
REVISION
MP STAGE 3





BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

For
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.04**
REVISION
MP STAGE 4



SMITH ROAD

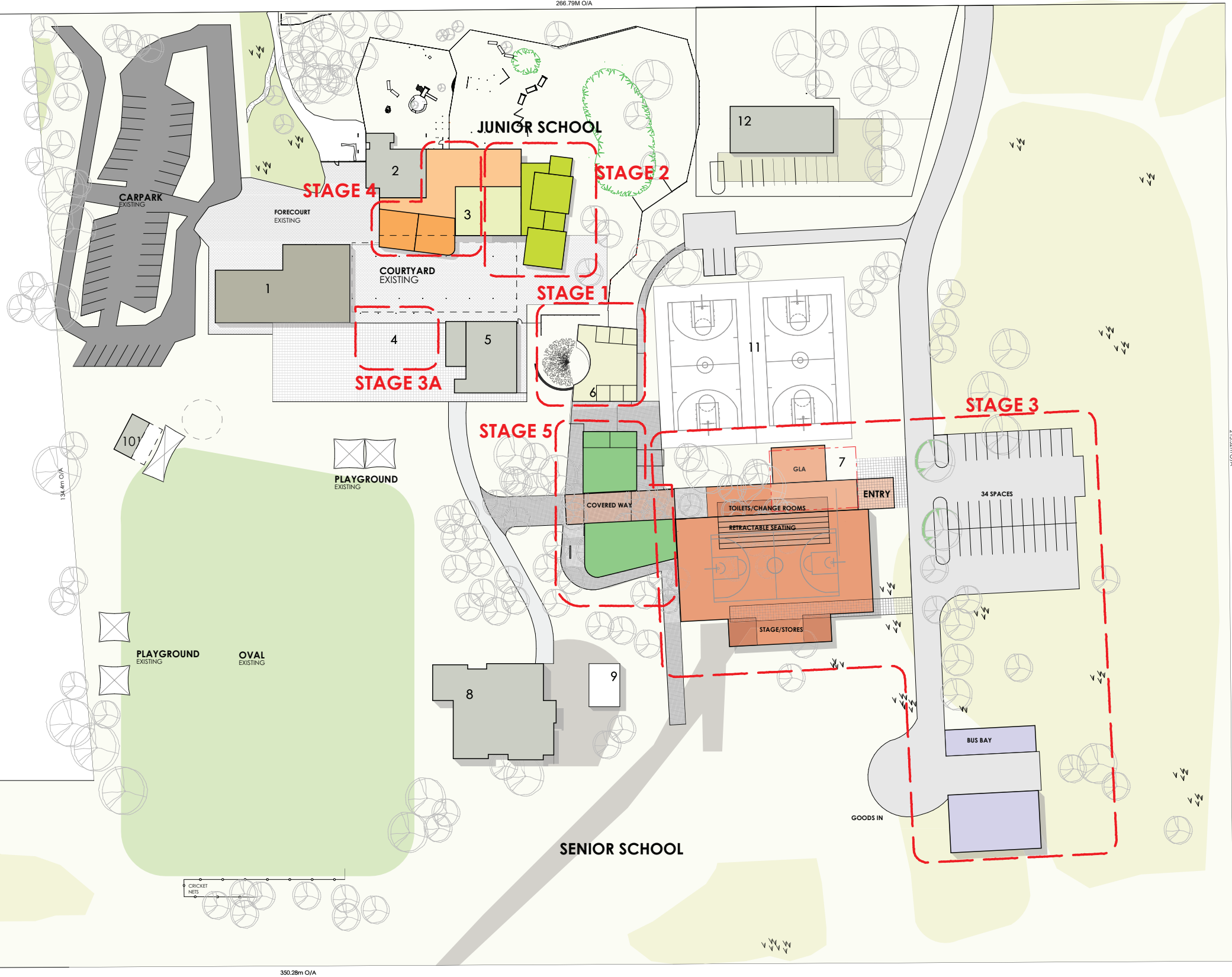
266.79M O/A

EXISTING BUILDINGS

- 1 ART, ADMINISTRATION INC. STAFF RM, BREAKFAST CLUB
- 2 EARLY LEARNING CENTRE
- 3 JUNIOR SCHOOL F-4
- 4 GLA AND TOILET AMENITIES
- 5 LIBRARY AND STEM CENTRE
- 6 MUSIC
- 7 MAINTENANCE SHED
- 8 MIDDLE SCHOOL
- 9 FOOD TECHNOLOGY
- 10 CANTEN
- 11 HARD COURTS
- 12 PRINCIPALS RESIDENCE

PROPOSED DEVELOPMENTS

- STAGE 1** WELLBEING CENTRE
STAGE 2 3,4 AND 5 LEARNING HUB INC NEW AMENITIES
STAGE 3 MULTI PURPOSE HALL, GYMNASIUM AND CARPARK
STAGE 4 F, 1 AND 2 LEARNING HUB
STAGE 5 NEW ARTS PRECINCT - ART AND MUSIC



BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

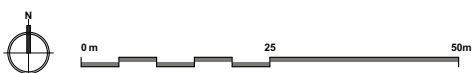
T 08 7006 2487
email
mail@builtesign.com.au

PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.05**
REVISION
MP STAGE 5



SMITH ROAD

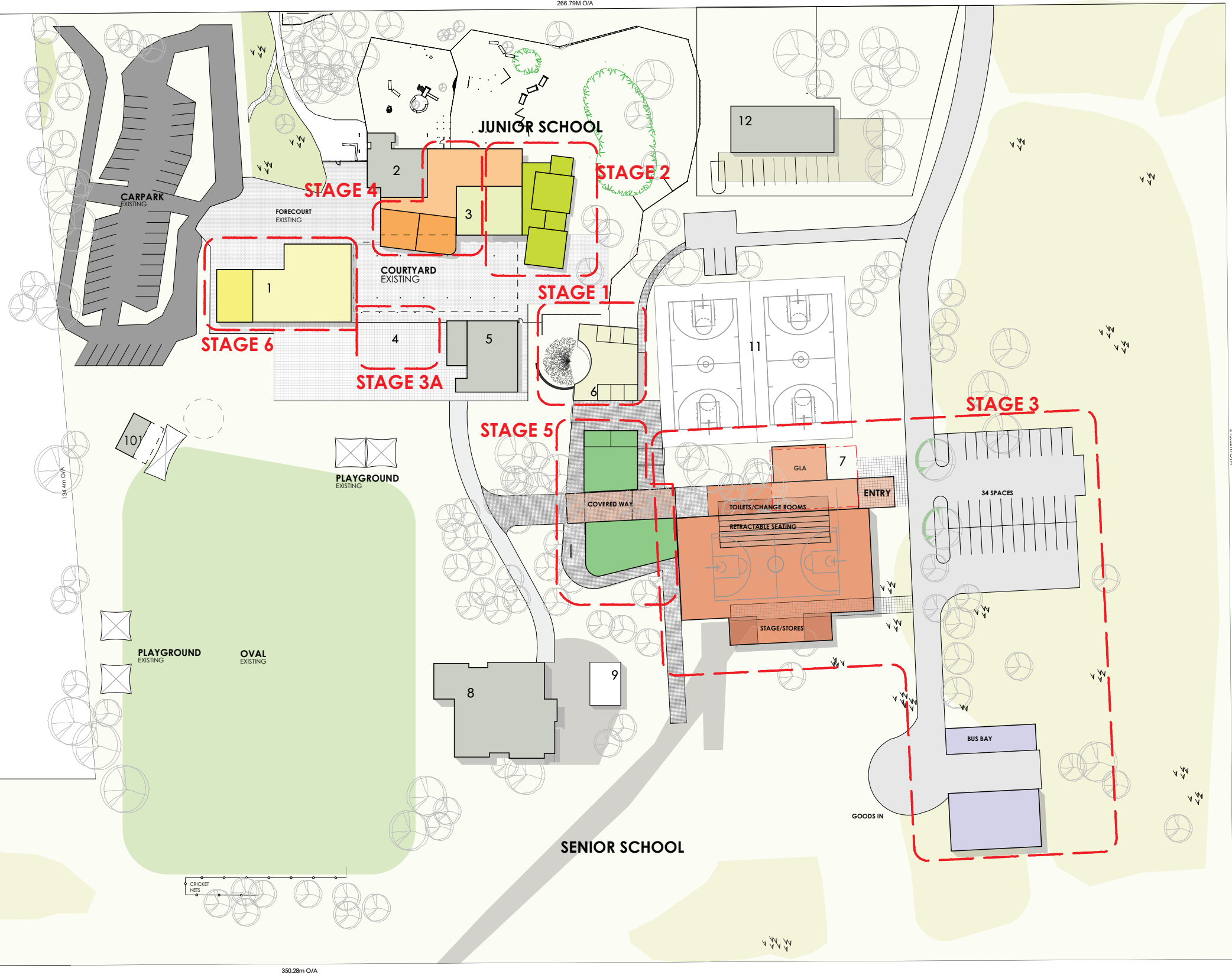
266.79M O/A

EXISTING BUILDINGS

- 1 ART, ADMINISTRATION INC. STAFF RM, BREAKFAST CLUB
- 2 EARLY LEARNING CENTRE
- 3 JUNIOR SCHOOL F-4
- 4 GLA AND TOILET AMENITIES
- 5 LIBRARY AND STEM CENTRE
- 6 MUSIC
- 7 MAINTENANCE SHED
- 8 MIDDLE SCHOOL
- 9 FOOD TECHNOLOGY
- 10 CANTEN
- 11 HARD COURTS
- 12 PRINCIPALS RESIDENCE

PROPOSED DEVELOPMENTS

- STAGE 1** WELLBEING CENTRE
STAGE 2 3, 4 AND 5 LEARNING HUB INC NEW AMENITIES
STAGE 3 MULTI PURPOSE HALL, GYMNASIUM AND CARPARK
STAGE 4 F, 1 AND 2 LEARNING HUB
STAGE 5 NEW ARTS PRECINCT - ART AND MUSIC
STAGE 6 ADMIN REFURBISHMENT, STAFF ROOM ADDITIONA AND NEW SCHOOL ENTRANCE



BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.06**
REVISION
MP STAGE 6



SMITH ROAD

266.79M O/A

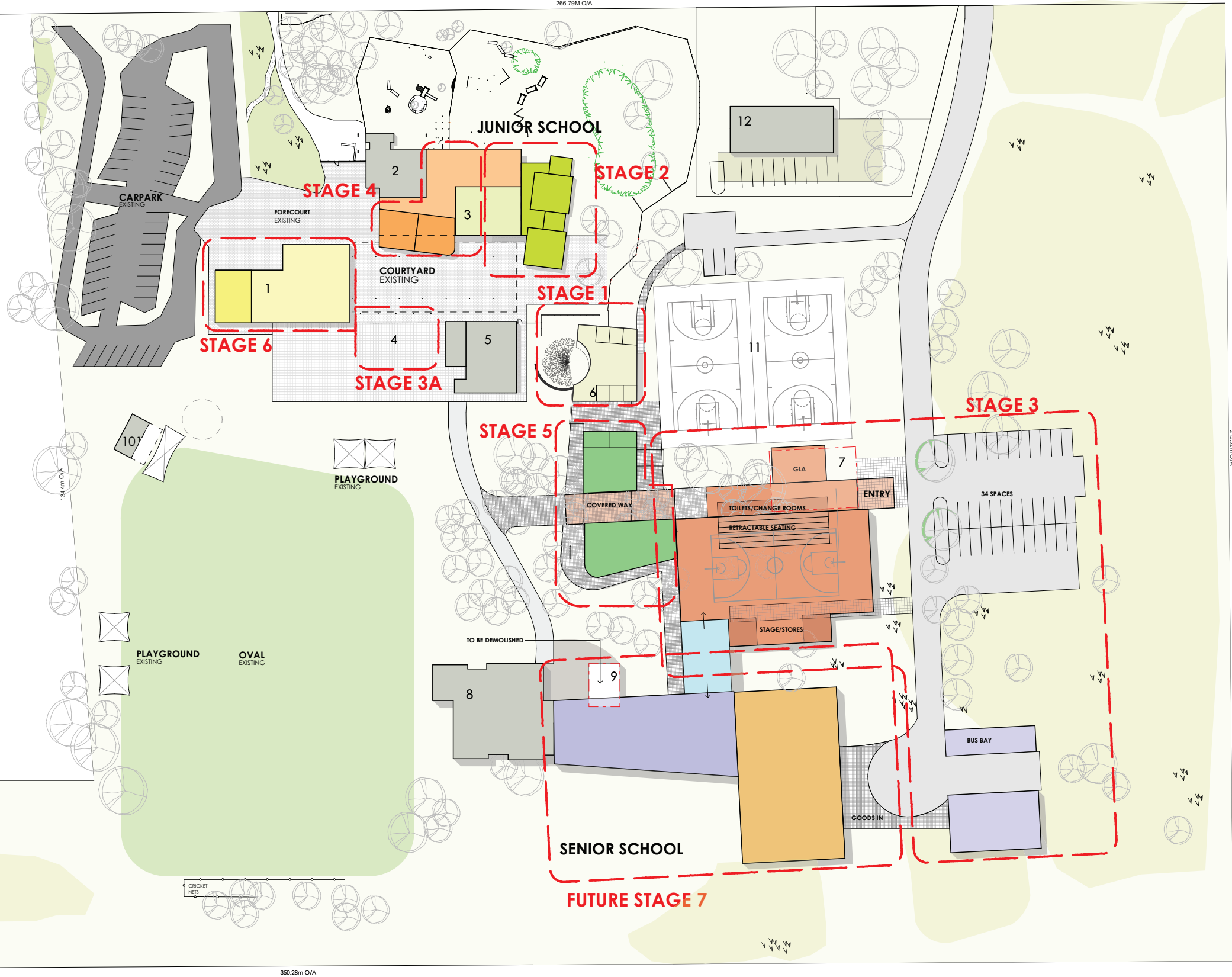
EXISTING BUILDINGS

- 1 ART, ADMINISTRATION INC. STAFF RM, BREAKFAST CLUB
- 2 EARLY LEARNING CENTRE
- 3 JUNIOR SCHOOL F-4
- 4 GLA AND TOILET AMENITIES
- 5 LIBRARY AND STEM CENTRE
- 6 MUSIC
- 7 MAINTENANCE SHED
- 8 MIDDLE SCHOOL
- 9 FOOD TECHNOLOGY
- 10 CANTEN
- 11 HARD COURTS
- 12 PRINCIPALS RESIDENCE

PROPOSED DEVELOPMENTS

- STAGE 1** WELLBEING CENTRE
- STAGE 2** 3,4 AND 5 LEARNING HUB INC NEW AMENITIES
- STAGE 3** MULTI PURPOSE HALL, GYMNASIUM AND CARPARK
- STAGE 4** F, 1 AND 2 LEARNING HUB
- STAGE 5** NEW ARTS PRECINCT - ART AND MUSIC
- STAGE 6** ADMIN REFURBISHMENT, STAFF ROOM ADDITIONA AND NEW SCHOOL ENTRANCE
- STAGE 7** SENIOR SCHOOL REDEVELOPMENT AND NEW VOCATIONAL TECHNOLOGY HUB

NEIGHBOURING PROPERTY

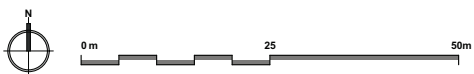


34.0m O/A

100.0m O/A

350.28m O/A

MASTERPLAN STAGE 7 FUTURE
SCALE 1:500



BUILT DESIGN
architects

U4, 146 Greenhill Road
Parkside SA 5063
PO Box 1091
Blackwood SA 5051

T 08 7006 2487
email
mail@builtesign.com.au

PROJECT
**CROSSWAYS LUTHERAN
SCHOOL .**
MASTERPLAN

for
Crossways Lutheran School Inc

at
4 Smith Road, CEDUNA

DATE FEB 2022
JOB NO. 940
DWG NO. **SD.07**
REVISION
MP STAGE 7 FUTURE

