



**MAJOR ROAD
PROJECTS**
VICTORIA

**AUGUST 2020
ENVIRONMENT EFFECTS STATEMENT
YAN YEAN ROAD UPGRADE – STAGE 2**

Social and Business Impacts

The Environment Effects Statement (EES) for Yan Yean Road Upgrade – Stage 2 examines the potential environmental, social, cultural and economic impacts of the Project and identifies how they will be avoided, mitigated or managed.

To inform the EES for the Project, we completed a series of technical investigations. We engaged a team of independent technical experts to carry out these investigations that included field surveys, desktop modelling and assessments.

The results of these investigations helped to identify the potential impacts the Project could have on local residents, community groups and businesses.

We're upgrading
Yan Yean Road to
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Temporary disruption

Social impacts

The social impact assessment considered the length and severity of disruption and change the community could experience as a result of the Project.

The assessment found that the majority of impacts will occur during construction, with the most likely impacts being temporary disruptions and restricted or altered local access.

The assessment looked at:

- potential dislocation, loss or disconnection of residential areas, community facilities, valued places or public open space
- potential disruption or changes to local access routes and connections
- amenity and land use change as a result of property acquisition
- changes to community values once the Project is complete.

The assessment also identified the social value of trees within the Project area by determining their cultural significance and contribution to local amenity.

Overall, the Project will generate benefits for the local community through increased safety, reduced traffic congestion and improved connectivity through the area.

Business impacts

The impact on businesses was assessed by examining existing conditions, the type and severity of Project related impacts and the relevant legislative and policy framework.

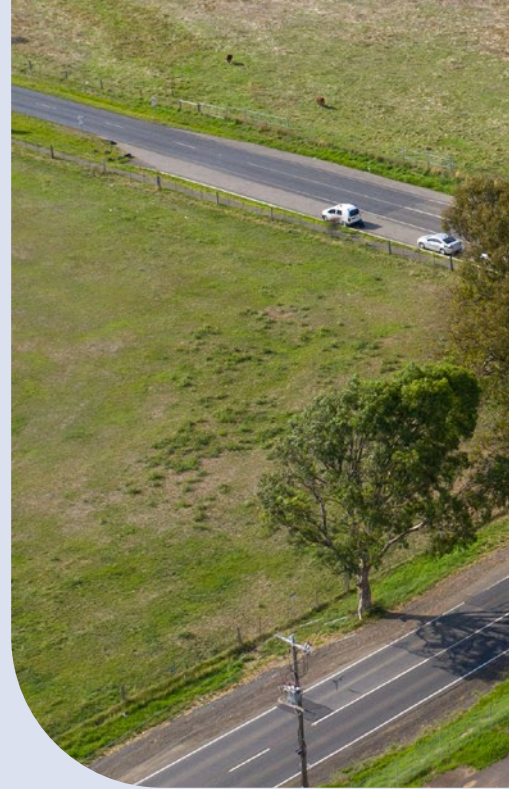
Impacts were mainly identified based on the extent and intensity of:

- land acquisition
- access changes
- amenity, including noise impacts from construction activities.

We identified 42 businesses within 300m of the Project area. Businesses are primarily grouped on Kurrak Road, Ironbark Road, Ashley Road and Bridge Inn Road – close to the intersection with Yan Yean Road. Businesses include accommodation and food services, retail, education and childcare, and automotive repair and maintenance.

The assessment identified the potential for business operations to be impacted due to changes in access and amenity as a result of preconstruction, construction and maintenance works for the Project. During construction, changing road conditions will likely affect all businesses in the Project area at one time or another, and communication and engagement with businesses during this time is imperative.

Works will be appropriately staged to minimise the length and severity of disruption to businesses and engagement will be in line with the trader engagement strategy that will be developed for the Project.



Permanent change

Land acquisition

The Project will need to acquire from 96 parcels of land to upgrade Yan Yean Road. This includes full acquisition of 21 parcels of Council-owned land and partial acquisition from a further 75 parcels of land. Partial land acquisition will affect six businesses.

The partial acquisitions will not displace these businesses but in some cases, operations may need to be altered to accommodate the land reduction.

In total, the Project will need to acquire:

- 21 full parcels and seven partial parcels of land owned by Council (four by Whittlesea City Council and 24 by Nillumbik Shire Council)
- 60 partial parcels of privately-owned land
- eight partial parcels of land owned by the State.

Community facilities

The project is not anticipated to permanently or materially affect access to community facilities or impact their operations.

Partial acquisition of land or changed conditions may have a low to moderate impact on these businesses and discussions are, and will continue to be, ongoing during the design and construction of the Project.

Property access changes

The introduction of roadside and centre median safety barriers will greatly improve safety for road users but will permanently change the way drivers travel in the area.

Upgrading eight key intersections and building new walking and cycling paths will improve safety and connectivity.

The majority of properties fronting onto Yan Yean Road will have their access modified to left in and left out only. This will improve safety and visibility for vehicles entering Yan Yean Road but may result in some longer travel distances for those living along the road.

Permanent adverse changes may be experienced by properties that will have certain access points permanently relocated.

➔ While the design will change access to private property, the overall social impact is considered minor.

Social impacts

HIGH: Change considered to have a high social impact and likely to have ongoing adverse consequences for the local community. May result in major changes to the use of community space. Impact cannot be avoided, mitigated or effectively managed.

MODERATE: Change considered to have a moderate social impact and likely to extend beyond the household level and into the wider community. May result in changes to the use of a community space. Impact on local community is noticeable but can be managed or mitigated.

MINOR: Change considered to have a minor social impact and confined to a household or an individual. Does not affect the wider community and can be managed.



Business access changes

We'll realign sections of Yan Yean Road, Bridge Inn Road and Doctors Gully Road and build the new Bridge Inn Road intersection north east of where it sits now.

Moving the Bridge Inn Road intersection north east allows us to build the intersection on the other side of the two River Red Gum trees and avoid removing them. This intersection design will also avoid impacting the old Doreen Post Office building and protects the two businesses on that south east corner.

Access for these two businesses and the businesses in the Doreen Business Precinct will change. Access to the Doreen Business Precinct will no longer be directly from Yan Yean Road. Access will be from an access road constructed specifically to provide safe access for customers and workers entering and exiting the precinct.

Access for cyclists and pedestrians will be via the new walking and cycling path that we'll build along the western side of Yan Yean Road. The roadside safety barriers will prevent access to the Doreen General Store and Hadlow and Sons Pet Supplies and Stockfeeds directly from Yan Yean Road. Instead, drivers will be able to access these businesses safely via a purpose-built access road.

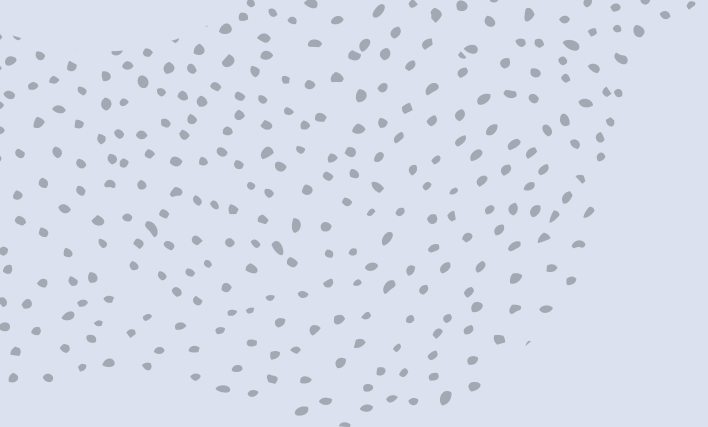
The new footpath along the eastern side of Yan Yean Road will provide pedestrian access to these two businesses.

More information about changes to residential and business access as a result of the road upgrade can be found in the Access Changes fact sheet.

Roadside memorials

Two roadside memorials will need to be relocated when we widen Yan Yean Road. One roadside memorial is located next to the Yarrambat Horse and Pony Club and the other one is next to Yarrambat Veterinary Hospital.

We acknowledge that relocating roadside memorials has the potential to be stressful for some members of the community. The project team will work closely with the memorial owners to relocate the memorials respectfully and with great care.



Feedback received from the community during consultation helped us to understand the community's main concerns and preferred Project outcomes. Consultation with Councils and other relevant agencies identified important state and local government issues and priorities.

The combination of results from technical investigations and input from community, local business, Councils and other relevant agencies allowed us to develop plans to effectively support the vibrant Yarrambat and Doreen communities through temporary disruption and permanent change.



Project impact

Social and business impacts will peak during construction, when tree and vegetation removal has commenced and traffic flow, connectivity and access is disrupted.

Some permanent changes to access and traffic movements post construction may slightly increase journey distances and travel times for some road users. These increases are likely to be minimal, and the safety improvements they provide are considered to deliver an overall social benefit.

Building new walking and cycling paths and installing new pedestrian crossings will improve connectivity – delivering positive social benefits and boosting amenity.

Land acquisition and tree and vegetation loss throughout the Project area may alter some residents' sense of place and connection to the local area.

Due to the potential for community wide, noticeable change the Project is considered to have an overall moderate social impact.

Our commitment

We value the unique look and feel of Yarrambat and Doreen, and the amenity the local area provides to its residents and businesses. We're committed to balancing Project impacts with preserving the amenity of the local area while we deliver this important and much needed road upgrade.

We've developed an Environmental Management Framework (EMF) that provides a transparent and integrated framework for managing the Project's environmental impact.

The EMF establishes Environmental Performance Requirements (EPRs) that set the environmental outcomes that must be achieved during design, construction and operation of the new road.

The EMF and EPRs have been developed to address the Project's identified impacts and deliver environmental benefits. You can view this as part of the EES documentation available for the Project.

The road design and construction methodology will be continually re-evaluated and refined to avoid and minimise impacts on residents, businesses and the local area as much as possible.

EES Documentation

The EES, including the Business Impact Assessment and Social Impact Assessment, is available to view and on display for public comment from 31 August to 9 October 2020.

Commenting on the EES gives you a chance to have your views considered as part of the planning approvals decisions for Yan Yean Road Upgrade – Stage 2. You can read the EES on our website. Copies are also available on USB by request.

More Information

For more information about the EES process, where to read the document and how to make a submission visit roadprojects.vic.gov.au/yyr-ees.

For more information about the project, email contact@roadprojects.vic.gov.au or call 1800 105 105.

Contact us

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