

Meeting Minutes

Date: 13 March 2024
Program: Suburban Rail Loop
Title: Cheltenham Precinct Reference Group
Meeting Number: 10
Chair: Louisa McPhee (GHD)
Minute Taker: Mitch Getson

Attendees	Apologies
<ul style="list-style-type: none"> Louisa McPhee, Chair Alex Breskin, Kingston Residents Association Daniel Czech, Community representative Derek Screen, Pennydale Residents Action Group Frank Hellier, Cheltenham Chamber of Commerce Jenna Brady, Laing O'Rourke (LOR) Nicole Ekert, LOR Kelsey Southwood, Suburban Rail Loop Authority (SRLA) Mitch Getson, SRLA Briony Coultman-Snoey, SRLA Clint Quealy, SRLA Simon Wollan, SRLA Niamh Moynihan, Department of Transport and Planning (DTP) 	<ul style="list-style-type: none"> Julie Olarenshaw, Community representative Nick Staikos MP for Bentleigh

Item	Discussion topic
1.	Welcome and housekeeping <ul style="list-style-type: none"> Louisa McPhee (LM) opened the meeting and conducted an Acknowledgement of Country LM confirmed the PRG received last meeting's minutes and there were no questions or changes.
2.	Presentation from SRLA on Draft Precinct Vision Engagement & community engagement <ul style="list-style-type: none"> Recent community events SRLA has attended in Cheltenham and Highett Clarification SRLA is required to find a location to permanently replace 1.14ha of public open space due to the permanent impact to Sir William Fry Reserve. SRLA will temporarily occupy 4.3ha of Sir William Fry Reserve to construct the project. Works to the chimney in the Highett Gasworks site are not SRLA works <ul style="list-style-type: none"> Derek Screen (DS) noted that he had spoken to DV and confirmed they are undertaking restoration works. Cheltenham was highly engaged with the Draft Precinct Vision and broadly supportive of the preliminary ideas and opportunity areas. Key themes included amenity, development and transportation. SRLA will release a consultation report summarising the findings, with the next phase due to begin in April approx. Presentation from LOR on Early Works <ul style="list-style-type: none"> Site establishment will begin in Sir William Fry Reserve from late-March to early-April Moving of underground services will begin from mid-late 2024 <p>The community will be notified via works notifications and directly impacted residents will be door knocked ahead of works beginning.</p> Discussion <ul style="list-style-type: none"> Alex Breskin (AB) noted there are areas of vegetation in Sir William Fry Reserve that Kingston City Council (KCC) is interested in retaining and asked how the project will demarcate these important areas <ul style="list-style-type: none"> SRLA explained that the Environment Effects Statement (EES) outlines trees impacts due to works. Trees to be retained will have a Tree Protection Zone (TPZ) set up by the contractor ACTION: SRLA to provide a link to the EES arboricultural impact assessment

	<ul style="list-style-type: none"> ○ ACTION: AB to share KCC tree and vegetation report with SRLA • DS queried the impact of budget requirements on the delivery of Hightett level crossing removal works <ul style="list-style-type: none"> ○ SRLA is working with LXP to ensure coordination of both projects and noted that it would be best to contact LXP directly regarding their timelines. • Frank Hellier (FH) raised that 8.5ha hectares was gazetted in 1980 to be retained as open space in Sir William Fry Reserve and queried if this land would be retained as open space <ul style="list-style-type: none"> ○ ACTION: SRLA to investigate status of the 8.5ha of gazetted open space for Sir William Fry Reserve • DS queried if the offset land includes the plaza delivered as part of the station construction <ul style="list-style-type: none"> ○ SRLA explained that the required offset is calculated using areas like the new bus service lane, pick-up and drop off road and the station buildings. The plaza space is considered to be public open space so SRLA will not be offsetting this. SRLA will come back with a detailed briefing on how the offset is calculated. • DS queried if LOR had informed the Moorabbin Magistrates' Court of the carpark closures <ul style="list-style-type: none"> ○ LOR will only occupy the car parks while works are taking place and will release spare parking as works progress. The courts are in the distribution area and LOR will contact them. • DS flagged the importance of providing notification of works as early as possible, flagging that people were interested in attending the information session and didn't know about it <ul style="list-style-type: none"> ○ SRLA explained that SRLA's contractors are required to provide 5 business days' notice ahead of day works and 10 business days' notice ahead of night works. • FH queried if alternative parking will be provided to offset the closures in the service lane <ul style="list-style-type: none"> ○ LOR can investigate alternative car parking locations however they are not required to offset parking for these works ○ ACTION: LOR to investigate offset parking for impacts on Nepean Highway Service Road. • AB queried when meetings with KCC occurred regarding structure planning <ul style="list-style-type: none"> ○ SRLA noted that SRLA held a structure planning workshop on 17 January 2024 and have held ongoing regular meetings since. ○ SRLA has been engaging regularly with KCC and BCC for several years on various aspects of the SRL East project including structure planning. • DS flagged that Bayside City Council (BCC) and KCC conducted their own engagement into the vision statements which provided different results to SRLA's engagement <ul style="list-style-type: none"> ○ SRLA noted that she is not aware of Councils' engagement results, however SRLA is working through detailed feedback from both councils on the Draft Precinct Vision. ○ Post meeting note: KCC did not conduct their own engagement with the community on the Draft Precinct Visions. • Daniel Czech (DC) enquired if SRLA can provide more detail related to the feedback received <ul style="list-style-type: none"> ○ SRLA advised a consultation report will be published with further detail ○ ACTION: SRLA to confirm when the Draft Precinct Vision consultation report will be released and share to the PRG once available.
3.	<p>Presentation from DTP on Plan Victoria noting:</p> <ul style="list-style-type: none"> • A plan for Victoria is being developed for future growth in both metropolitan and regional Victoria for the next 30 years • An overview of recent engagement DTP has conducted since it began on 22 February 2024, noting that DTP will be hosting a pop up at Bayside Farmers Market 23 March 2024. • Over 400 responses have been received on Engage Victoria to date • There will be the opportunity to attend drop-in events later in the engagement process and have a detailed conversation with a planner from DTP. <p>Discussion</p> <ul style="list-style-type: none"> • DS queried the relationship between Plan Victoria and the existing Plan Melbourne <ul style="list-style-type: none"> ○ DTP advised Plan Victoria replaces Plan Melbourne and provides a state-wide approach to housing, jobs and the environment over the next 30 years • DC asked how Plan Victoria and SRLA integrate in terms of housing and density <ul style="list-style-type: none"> ○ DTP advised precinct work done by SRLA will be captured in Plan Victoria
4.	<p>Discussion</p> <ul style="list-style-type: none"> • AB queried the status of 'quick wins' that KCC advocated for as part of their Draft Precinct Vision submission <ul style="list-style-type: none"> ○ SRLA is still working through submissions • DC queried if the Bay Road overpass will be covered <ul style="list-style-type: none"> ○ ACTION: SRLA to confirm if the Bay Road overpass will be covered. • DC queried the status on the public open space offset

- SRLA is still working with Development Victoria and will provide an update once available.
- DS queried if the bus interchange at the new station has moved and how far away from the Bay Road/Nepean Highway intersection it is
 - **ACTION: SRLA to confirm the distance from the Bay Road/Nepean Highway intersection to the new bus interchange exit.**
- DS asked when the petrol station on the corner of Bay Road and Nepean Highway is closing
 - SRLA still working through the acquisition of the petrol station with the landowner
 - **ACTION: SRLA to confirm timeline for the acquisition of United Petroleum.**
- DS flagged incident with tunnelling in Sydney and queried the risk for Cheltenham
 - SRLA explained that cross passages are required for safety of the tunnels. Suburban Connect (SC) is working through surface impacts related to the tunnel alignment and will provide a Tunnels South briefing at a later date.
- AB queried if there is acquisition of property related to surface works
 - SRLA confirmed there is no acquisition for the tunnel construction, noting there are strata acquisitions to protect the tunnel infrastructure.
- DS noted the Bay Road rail bridge is due for replacement at a similar time to SRL works and if SRLA is working with VicRoads regarding the replacement
 - **ACTION: SRLA to investigate Bay Road rail bridge replacement with VicRoads and interface with SRLA works.**
- DS queried if the soil is contaminated where the gas main is being relocated
 - SRLA is aware of the contamination at Sir William Fry Reserve, noting that all soil needs to be removed in line with the spoil management strategy.
 - LOR added the EPA regularly conducts checks and ongoing monitoring will take place throughout the works.
- FH queried if remediation timeframes are considered when properties are acquired
 - SRLA confirmed that timeframes to remediate sites are included as part of the acquisition timeline.
- LM closed the meeting.

Item	Stakeholder	Details	Status / due	Owner
New				
1.	Precinct Reference Group (PRG)	SRLA to provide a link to the EES arboricultural impact assessment	Complete	SRLA
2.	Alex Breskin (AB)	AB to share KCC tree and vegetation report with SRLA	Complete	AB
3.	PRG	SRLA to investigate status of the 8.5ha of gazetted open space for Sir William Fry Reserve	Complete	SRLA
4.	PRG	LOR to investigate offset parking for impacts on Nepean Highway Service Road	Complete	LOR
5.	PRG	SRLA to confirm when the Draft Precinct Vision consultation report will be released and share to the PRG once available.	Complete	SRLA
6.	PRG	SRLA to confirm if the Bay Road overpass will be covered.	Complete	SRLA
7.	PRG	SRLA to confirm the distance from the Bay Road/Nepean Highway intersection to the new bus interchange exit.	Complete	SRLA
8.	PRG	SRLA to confirm timeline for the acquisition of United Petroleum	Complete	SRLA
9.	PRG	SRLA to investigate Bay Road rail bridge replacement with VicRoads and the interface with SRLA works.	Complete	SRLA
Ongoing				
1.	All	PRG members to flag any prospective events with SRLA where attendance may be relevant.	Ongoing action	PRG members