

4 July 2025



Meeting Minutes

Southern Business Liaison Group

Date	10/06/2025	Time	5:30pm - 7:00pm
Chair	Leah Waymark	Meeting no.	4 of 2025
Location	Veneto Club	Minute taker	Niamh Kenny

Attendees

Attendees			
Name	Organisation	Name	Organisation
Leah Waymark (LW)	Independent Chair	Josh Ribarich (JR)	NELP
Mia McMahon (MM)	Spark	Niamh Kenny (NK)	NELP
Jaimie Ledwidge (JL)	Laing O'Rourke/EBTA	Frank Freschi (FF)	Veneto Club
Ivan Zarezkij (IZ)	Spark	Andrew Mangan (AM)	Manningham Council
Helena Vun (HV)	NELP	Helena Vun (HV)	NELP
Yolanda Torrisi (YT)	Greythorn Traders Association	Renato Marnich (RM)	NELP

Apologies			
Name	Organisation	Name	Organisation
Nic Morton (TM)	NELP	Cam Giardina (CG)	Commercial Property Owner
Clare Davey (CD)	Boroondara Council	Tim Sligo (TS)	Heidi Museum of Modern Art
Alison Tobias (AT)	Alot of Good Stuff	Andrea Lomdahl (AL)	Boroondara City Council
Paul McMorran (PM)	Bulleen Art & Garden	Soula Grouios (SG)	Arthurs Fish & Chips Bulleen
Hudson Brown (HB)	The French Lettuce		

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Actions – previous

No.	Action	Owner	Due	Status	Update
SC25 3-1	Eastern Freeway to report on status of Hoddle Street to Burke Road project contract.	MH/HV	10/06/25	CLOSED	Contract award expected in the next month. Group will be updated once awarded.

Key discussion points/decisions

Owner	Discussion
Leah Waymark (LW)	Welcome and Introductions Acknowledgement of Country Acknowledged apologies and introduced new attendees
Mia McMahon (MM) Jamie Ledwidge (JL)	Combined Construction Update - North East Link Tunnels and Eastern Freeways <u>Presentation covered worksite updates, TBM tracker, tunnelling video and three-month lookahead.</u> YT and FF asked what area the tunnel video footage is in. JR: Tunnel footage is in Watsonia/Yallambie, near the Lower Plenty Road intersection roughly 50-100m from Greensborough Road. FF asked if the Musca Reserve noise walls that are being taken down are being replaced in the same spot. JL: The noise walls will be replaced in the same spot or very close to, with roughly three months between the old walls coming down and the new ones going up.
Mia McMahon (MM) Jamie Ledwidge (JL)	Combined Traffic Changes in 2025 Update - North East Link Tunnels and Eastern Freeways <u>Presentation covered upcoming changes to Bulleen Road for 2025, including July works closure and Eastern Freeway August works closure.</u> FF said requested that draft Bulleen Road closure maps for July to be provided with the finalised maps as soon as they are ready. MM confirmed the State is managing combined collateral with Spark and EBTA and will provide as soon as possible YT asked for the link to sign up to receive the weekly electronic direct mail (eDM) updates. Action: JL/HV to send eDM sign up link out to members. LW asked what the hours of an August Eastern Freeway full closure are. JL: Usually from 10pm to 5am with bollard set-up commencing between 8:30pm and 9pm. FF asked if delay time for the August Eastern Freeway full closure will be communicated. JL: At this stage delay times are looking like over an hour. IZ asked what the August Eastern Freeway closure extents will be. JL: Between Doncaster and Tram Roads.

Owner	Discussion
Mia McMahon (MM) Jamie Ledwidge (JL)	<p>Combined Business and Community Engagement Update</p> <p><u>Presentation covered trader sentiment, communication effectiveness, business and community support, recommendations for 2025 and beyond, trader support case study, noise complaints, noise walls, community initiatives, business engagement and upcoming community events.</u></p> <p>North East Link Tunnels</p> <p>FF asked if the traders have seen a decline in business. IZ: Some have seen a decline, and some, like Healthy Vibes, are seeing increases. An update on some targeted Bulleen trader support packages will be provided at the next meeting.</p> <p>YT said the support from Marty, the photographer, has been outstanding and much appreciated as many local traders don't have the professional capacity or expertise to create content like this.</p> <p>FF asked if dust has been an issue for the Bulleen traders and if cleaning support has helped. IZ: Additional cleans have been arranged to help mitigate dust. Support in the form of increasing customers is preferred as this results in long term benefits for these businesses.</p> <p>FF asked where the Bulleen Traders video can be found. IZ: The video can be found on the North East Link Facebook page.</p> <p>Eastern Freeways</p> <p>FF asked if Ros Magee's email regarding the driven piling works on the nights of May 15 and 16 was received. JL: The email had been received and acknowledged. The noise across the two nights had travelled further than anticipated. The response provided the team with learnings that the community cannot handle that type of noise. The project team has changed methodology to ensure no more driven piling works occur at night.</p> <p>FF asked what the predicted noise modelling for the works suggested and if complaints were about vibration or noise. JL: The noise modelling was based on more consistent noise rather than on and off driven piling noise and therefore showed the noise to be within the project's approved limits. Complaints were about noise as the residents closest to site at risk of experiencing vibration impacts had already been relocated.</p> <p>FF asked if any consequences occurred as a result of the noise on the nights of May 15 and 16. JL responded: There are no noise limits for unavoidable works at night. However, there are triggers for respite and relocation offerings and notification requirements for night noise. EBTA used extensive noise modelling to determine which areas to notify of the works and identify properties eligible for relocation. Noise monitoring from that night showed that the modelling was correct. What it didn't consider was the intrusiveness of that type of noise.</p> <p>FF asked if the noise wall information sessions are still held at the Greythorn site. JL: Yes.</p> <p>FF asked when the new Eastern Freeway noise walls are going up. JL: The majority of the existing noise walls between Doncaster and Tram Road will remain. Temporary walls are in place to provide protection for walls that have been removed.</p>
Josh Ribarich (JR)	<p>Veneto Club Offset Car Park Planning Scheme Amendment (PSA)</p> <p><u>Presentation covered background and PSA details</u></p> <p>JR said the PSA is expected to be lodged with the Minister in Q3 of 2025.</p>

Owner	Discussion
	FF asked if the PSA lodgement timeline was consistent with Manningham Council's planning. AM: Will check with the planning team.
Leah Waymark (LW)	<p>Open Forum</p> <p>IZ said on behalf of Cam Giardina (CG) who wished to minute a point in his absence. Cam wishes to retain the existing parking arrangements on Noelle St and that it should be North East Link's responsibility to manage the parking.</p> <p>AM: The main six streets and interconnecting streets south of Manningham Road currently have the 2P parking restriction signage being installed. An additional nine streets further north towards Manningham Road (excluding Piccadilly Place, Greenhill Crescent, York Street and Jindalee Crescent) will also have the new 2P restrictions implemented in the coming month. Streets north of Manningham Road don't currently have restrictions but Councillors have delegated authority to the Manningham CEO to implement restrictions on them if needed without requiring further approval. Enforcement officers are out most days monitoring the new restrictions.</p> <p>YT asked when NELP Community Grant assessments start and how many applications were received RM: They have already started with submissions currently being assessed, will find out how many applications were received.</p> <p>Action: RM to find out how many NELP Community Grant applications were received in the latest round.</p> <p>UPDATE: North East Community Fund 2025 grants and partnerships opened on 13 March 2025 and closed at 3pm on Tuesday 29 April 2025. 148 applications were received for the round.</p> <p>LW closed the meeting.</p>

Actions – new

No.	Action	Owner	Due	Update
SC25 4-1	HV to send weekly eDM sign up link to out to members.	HV/JL	When minutes are sent out	
SC25 4-3	RM to provide the number of applications received in the last round of NELP Community Grant submissions.	RM	22/07/2022	CLOSED. Update provided in meeting minutes.