

29 March 2018

Yarra City Council  
PO Box 168  
RICHMOND, VIC 3121  
Attention: Mary Osman

Metropolitan North West Region  
12 Clarke Street  
Sunshine Victoria 3020  
Telephone (03) 9313 1333

Send Correspondence to:  
mnw.mail@roads.vic.gov.au

Parcels and Drawings to:  
Private Bag 4000 Sunshine Victoria 3020

[vicroads.vic.gov.au](http://vicroads.vic.gov.au)

Dear Miss Osman,

**PLANNING APPLICATION No.:** PLN17/0991  
**VICROADS REFERENCE NO:** 24737/18  
**PROPERTY ADDRESS:** 115 VICTORIA PARADE, FITZROY

### Section 55 – No objection subject to conditions

Thank you for referring the above application to the Roads Corporation (VicRoads) pursuant to Section 55 of the Planning and Environment Act 1987.

The application is for the construction of a multi storey educational facility and alteration and creation of access to a road in a Road Zone Category 1.

VicRoads does not object to the development in its current form. Please note at this stage in the process VicRoads have reviewed the details on Drawing Number CG150178-TR-DG-2502 dated 11 October 2016 prepared by Cardno as a "concept plan" as opposed to a "functional layout plan" given modifications will be required as part of the formal approval process under the Road Management Act 2004.

If Council regards the proposed development favourably, VicRoads would require that the following conditions be included in any Notice of Decision to issue a Planning Permit or Planning Permit:

- 1) *Before the development starts (excluding site preparation works, demolition, temporary sheds or structures for construction purpose, bulk excavation, retention works, soil remediation, piling), functional layout plans, supplementary information and analysis is required for the modified existing and or new access points from Victoria Parade to Napier Street relating to this development must be submitted to the satisfaction of at no cost to VicRoads (the Roads Corporation) for its approval.*
- 2) *Prior to the occupation of the building/s the following roadworks along the Victoria Parade frontage and at the intersection of Victoria Parade/Napier Street must be completed at no cost to and/ or to the satisfaction of the Roads Corporation:*
  - a. *The construction, modification, relocation and or upgrade of various elements of Victoria Parade and Napier Street adjoining the development, including (but not limited to) any such inclusions or changes to the pedestrian crossing, pedestrian exclusion zones, bicycle line marking, road line marking, signal hardware, signage, road geometry, central medians, lane lengths and widths, and associated road works on Victoria Parade and the intersection of Victoria Parade/Napier Street.*
- 3) *All disused or redundant vehicle crossing/s along Victoria Parade must be removed and the area reinstated to kerb and channel to the satisfaction of the Responsible*

Authority and at no cost to the Roads Corporation prior to the commencement of the use of the building/s hereby approved.

Notes:

- a) Separate consent for works within the road reserve and the specifications of these works is required under the Road Management Act. For the purposes of this application the works may include provision of:
- o Works associated with existing and or new traffic signals adjoining the subject land,
  - o Signage associated with vehicular access to Napier Street from Victoria Parade.
  - o A zebra pedestrian crossing on Napier Street at the Victoria Parade intersection and associated walking leg signs.
  - o Left in/Left out treatment/ signage associated with vehicular access to Napier Street from Victoria Parade.
  - o A traffic island at the intersection of Victoria Parade/Napier Street to allow for a refuge for pedestrians crossing Napier Street.
  - o New bicycle lane line marking
  - o Modified raised central medians
  - o Signs and associated road works
  - o Road line marking, kerb and channel
  - o Pedestrian crossing line marking and or exclusion zones.
  - o A road safety audit
  - o Works associated with the new and or modified lanes on Victoria Parade and Napier Street adjacent to the development site.
- b) Separate consent will be required from VicRoads (the Roads Corporation) under the Road Management Act 2004 for all buildings and works (i.e. canopies and architectural features/ projections) undertaken outside the title boundary within a Road Zone Category 1 (i.e. Victoria Parade). Please contact VicRoads prior to commencing any works.

VicRoads have not considered business/advertising signage as part of this application. It is anticipated that this aspect of the development will be addressed as a separate application in due course.

Once Council makes its decision, please forward a copy of the decision to VicRoads as required under Section 66 of the Planning and Environment Act 1987.

Should you have any enquiries regarding this matter, please contact Gillian Menegas on 03 9313 1148 or Gillian.Menegas@roads.vic.gov.au

Yours sincerely



**GILLIAN MENEGAS**

Principal Planner – Statutory Planning Department (Central)