

## Joe Kozlowski

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**From:** Psaros, Evan <Evan.Psaros@yarracity.vic.gov.au>  
**Sent:** Thursday, 20 December 2018 1:08 PM  
**To:** Joe Kozlowski  
**Cc:** Jonathan Hourigan  
**Subject:** RE: Proposed discontinuance of road adjacent to 25 Balmain Street, Cremorne (Road) [MADDOCKS-M.FID3133927]

Joe,

Given that the existing Road will be fully encompassed by a development and therefore repurposed, Engineering Services have no objections to the proposal to discontinue the Road.

Please ensure that this is noted in conjunction with Danny Millican's response on 31 May 2018.

Regards

Evan Psaros  
Road Civil Engineer

City of Yarra PO Box 168 Richmond 3121  
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**From:** Joe Kozlowski [mailto:Joe.Kozlowski@maddocks.com.au]  
**Sent:** Thursday, 20 December 2018 12:27 PM  
**To:** Psaros, Evan  
**Cc:** Jonathan Hourigan  
**Subject:** FW: Proposed discontinuance of road adjacent to 25 Balmain Street, Cremorne (Road) [MADDOCKS-M.FID3133927]

Hi Evan,

Hope you are well. Just following up on our email below.

We look forward to receiving your response.

Kind regards,

**Joe Kozlowski** | Lawyer  
Property  
**Direct** +61 3 9258 3812  
[joe.kozlowski@maddocks.com.au](mailto:joe.kozlowski@maddocks.com.au)

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**From:** Joe Kozlowski  
**Sent:** Thursday, 13 December 2018 11:42 AM  
**To:** 'Evan.Psaros@yarracity.vic.gov.au' <[Evan.Psaros@yarracity.vic.gov.au](mailto:Evan.Psaros@yarracity.vic.gov.au)>  
**Cc:** Jonathan Hourigan <[Jonathan.Hourigan@maddocks.com.au](mailto:Jonathan.Hourigan@maddocks.com.au)>

**Subject:** Proposed discontinuance of road adjacent to 25 Balmain Street, Cremorne (Road) [MADDOCKS-M.FID2877146]

Dear Evan,

Thanks for your time on the phone earlier regarding the above matter.

We confirm that the applicant:

1. is the registered proprietor of all properties abutting the Road; and
2. intends to consolidate the title to the Road (if discontinued) with the titles to its abutting properties.

Please confirm that Council does not require any rights in the Road to be saved in its favour.

If you have any queries, please contact us.

Kind regards,

**Joe Kozlowski** | Lawyer  
Property  
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**From:** Millican, Danny [<mailto:Danny.Millican@yarracity.vic.gov.au>]  
**Sent:** Thursday, 31 May 2018 4:41 PM  
**To:** Sally Louey <[Sally.Louey@maddocks.com.au](mailto:Sally.Louey@maddocks.com.au)>; Melanie Young <[Melanie.Young@maddocks.com.au](mailto:Melanie.Young@maddocks.com.au)>  
**Cc:** Psaros, Evan <[Evan.Psaros@yarracity.vic.gov.au](mailto:Evan.Psaros@yarracity.vic.gov.au)>  
**Subject:** RE: Proposed discontinuance of road adjacent to 25 Balmain Street, Cremorne [MADDOCKS-M.FID3133927]

Melanie/Sally

Council's Civil Engineering team has investigated the proposal to discontinue the road adjacent to Balmain Street, Cremorne as per your letter dated 18 May 2018.

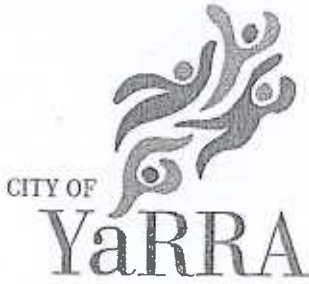
Whilst it appears that no existing council drainage assets are present within the subject road, the land is currently being used as a legal point of discharge for abutting properties. It appears that downpipes are currently discharging stormwater runoff into or under the subject road, with an underground drainage pipe discharging stormwater into Balmain Street.

If the land is sold and used for another purpose, the current functions would likely be affected. Furthermore, this area of Cremorne is likely to be significantly developed over coming years, and the road/land could be used for legal point of discharge or other drainage purposes to facilitate future development.

This should be addressed during the discontinuance process.

Please note the following:

- All abutting/affected property owners are to be consulted and provide consent to any discontinuance and sale proposal.
- A drainage easement may need to be created to maintain the function of any existing property drains discharging into the subject laneway.



- A drainage easement may need to be created to facilitate future development of abutting properties.
- An easement may need to be created to maintain the function existing underground third party utility services if they are present, or to facilitate future development of abutting properties.

If the noted points are addressed, Council Civil Engineering team has no objection to the proposal.

Regards,

**Danny Millican**  
Acting Coordinator Civil Engineering  
Traffic and Civil Engineering

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**From:** Sally Louey [<mailto:Sally.Louey@maddocks.com.au>] **On Behalf Of** Melanie Young  
**Sent:** Friday, 18 May 2018 9:15 AM  
**To:** Psaros, Evan  
**Subject:** Proposed discontinuance of road adjacent to 25 Balmain Street, Cremorne [MADDOCKS-M.FID3133927]

Dear Evan

Please see attached.

Regards

**Melanie Young** | Lawyer  
Property  
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