

## Mordialloc Freeway Project EES Presentation

Submission by Peter Wain of Peter Wain Plumbing, 25 Woodlands Drive Braeside,.

My original submission was reading the redirection and truncations of Woodlands Drive into Tarnard Drive. I welcome the alternative proposal of Woodlands Drive Braeside, it is far superior to the original design, however, as our property is in a unique position at the start of the business estate, it would be detrimental if our property is compromised in any way.

I still have the following concerns regarding this project:

- These business at 21-27 Woodlands Drive have a shared driveway which accesses the rear roller doors and loading bays, which is used on a daily basis with trucks coming and going together with shipping containers being unloaded and loaded on occasions
- These properties also have the unique feature that they have a considerable amount of open space which is appealing to the occupants of the property. I believe when this property was originally developed (1998), VIC ROADS/MELBOURNE WATER released this land to the property developer, Pellicano Group, as it was not needed for any future freeway development being considered at the time
- In Mr Peter Kelly's report, he stated that there was scope for the off ramp to be moved further north closer to Lower Dandenong Road, this would be a more acceptable outcome for our property
- As a point for clarification in Mr Sherman's submission on 6/3/19, on behalf of Kingston Council, page 24, paragraph 13.4, the car parks are on title, except for the disabled car park, which is on common property. With regards to his comment 'only' a loss to owners corporation' this common property still shares the same ownership with property owners which would be impacted if any part of the property was acquired
- I would also like to request that a parking area at the side of the road in Woodlands Drive be considered as part of this alternative for the parking of trucks and trailers as part of this project, as this would free up Woodlands Drive and allow the traffic to flow freely in this area. I have included a couple of photos taken earlier this week
- Another request of ours is to have the Woodlands Industrial Estate mural, currently at the entrance to the estate in Woodlands Drive, be retained in this area. If this mural is to be relocated, could the relocation be to the area adjacent to 21 Woodlands Drive. I feel that the identity of this estate should be recognised
- In closing, I would like to thank Major Road Projects Victoria for considering my requests over the last few years and this committee for allowing me the time to hear my submission. This EES hearing has been a new experience and interesting process for me, which I have found helpful.

8<sup>th</sup> March 2019

Peter Wain Plumbing Pty Ltd