



Stantec Australia Pty Ltd

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27 February 2024

Project No: 300304220

Ratio
8 Gwynne Street
CREMORNE VIC 3121

Attention: Angela Mok (Associate)

Dear Angela

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**ADVERTISED
PLAN**

**RE: 292-300 City Road, Southbank – Proposed Amended Permit
Waste Management – Transport Engineering & Safety Issues**

A planning permit (TP-2019-979) was issued in 2021 for a proposed high-rise mixed-use development at 292-300 City Road, Southbank. The original permit was for a 26-storey building which included 20 levels of hotel rooms above a mixed-use podium. An amended permit (TP-2019-979/A) was issued in September 2023 to change the use of the upper levels of the building from a residential hotel to apartments and make various amendments to the plans, including a revised basement carpark layout with an automatic car parking system.

Application is now being made to further amend the permit to change the use of the lower levels of the building to provide additional apartments and reduce the size of the other uses. Stantec has been engaged to provide traffic engineering services for the proposed amended development.

The application was referred to Council's Waste Planning Officer, who made a number of comments regarding the architectural plans and Waste Management Plan (WMP) in an email dated 9 February 2024. Subsequently, the architectural plans and WMP have been further amended to address these comments.

Specifically, the transport engineering and safety issues identified in the email have now been appropriately addressed as follows:

- The loading bay has been widened to allow 1.5m clearance on both sides of a truck parked in the loading bay and at all locations along waste bin transfer pathways.
- The plans have been updated to clarify that the doors between the loading bay and the residential and commercial waste rooms will both be roller doors, and hence not reduce the effective width of the loading bay when open.
- The lift at the rear of the loading bay has been relocated such that pedestrians exiting the lift will not walk directly into the path of a truck in the loading bay.
- Further, removable bollards have been provided towards the rear of the loading bay to provide further protection to pedestrians in the rear of the loading bay.
- Updated swept path diagrams (attached) have been prepared, which show that trucks will be able to enter and exit the loading bay appropriately, with the removable bollards in place.

Should you have any questions, please do not hesitate to contact me on 0403 242 034.

Yours sincerely

Stantec Australia Pty Ltd

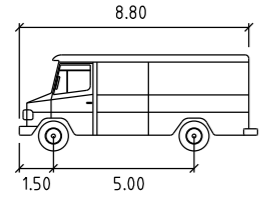
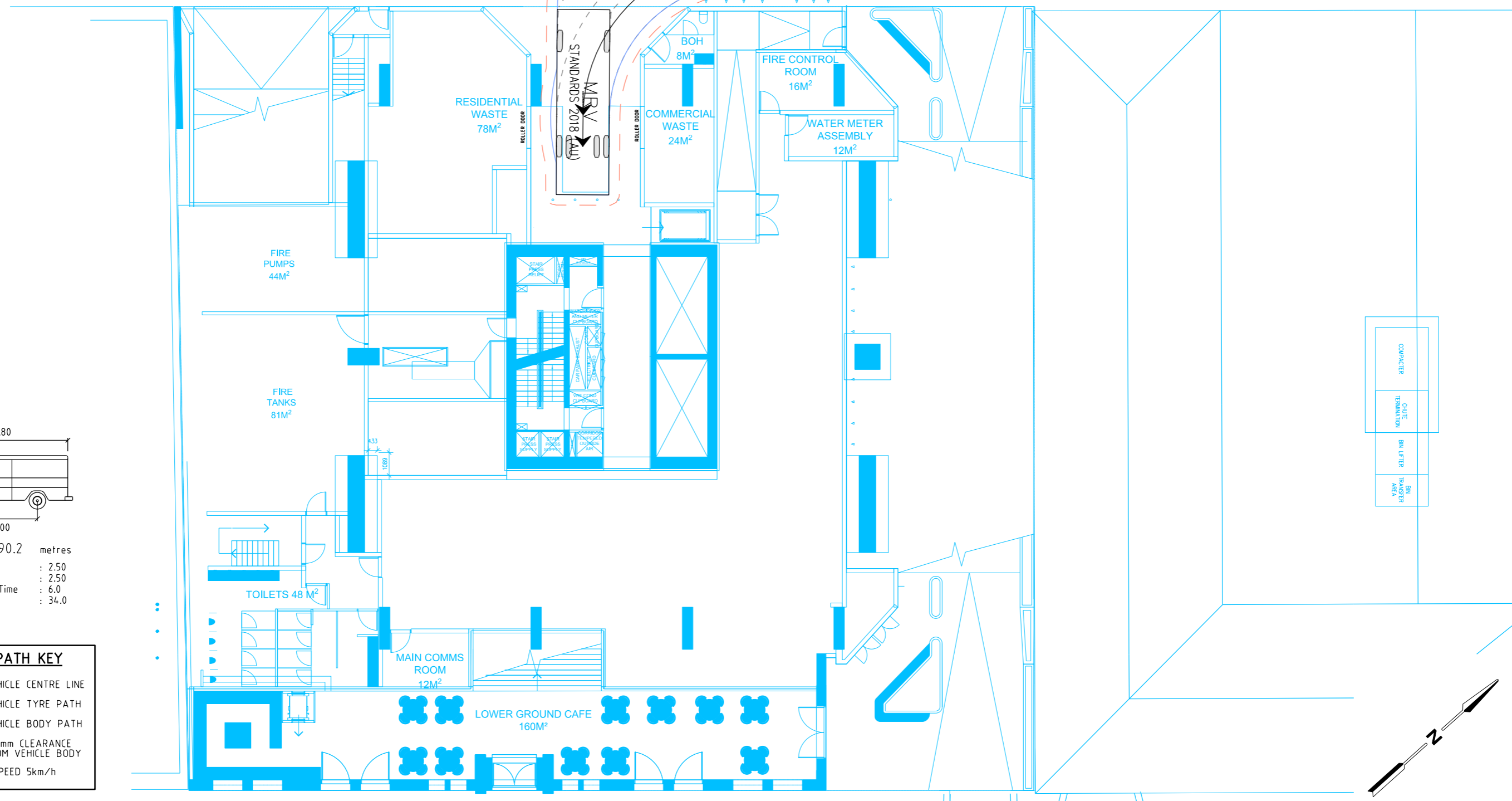
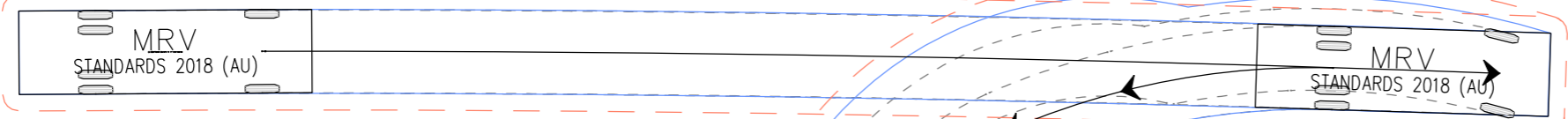
David Graham
Senior Principal Transport Engineer

Encl
Stantec Drawing No.300304220-AT01-P2

Design with **community** in mind

HAIG

LANE

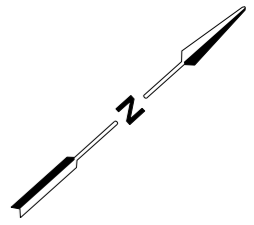
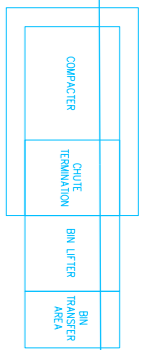


MRV AS2890.2 metres
 Width : 2.50
 Track : 2.50
 Lock to Lock Time : 6.0
 Steering Angle : 34.0

SWEPT PATH KEY

- VEHICLE CENTRE LINE
- - VEHICLE TYRE PATH
- VEHICLE BODY PATH
- - 500mm CLEARANCE FROM VEHICLE BODY

ASSUMED SPEED 5km/h



PLOTTED BY : skumar ON 23/02/2024 AT 2:38:07 PM



PRELIMINARY PLAN
 FOR DISCUSSION PURPOSES
 ONLY SUBJECT TO CHANGE
 WITHOUT NOTIFICATION

WARNING
 BEWARE OF UNDERGROUND SERVICES
 THE LOCATIONS OF UNDERGROUND SERVICES ARE
 APPROXIMATE ONLY AND THEIR EXACT POSITION
 SHOULD BE PROVEN ON SITE. NO GUARANTEE IS
 GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.

DESIGNED
S. KUMAR

 APPROVED BY
D. GRAHAM

DESIGN CHECK
D. GRAHAM

 DATE ISSUED
23 FEBRUARY 2024

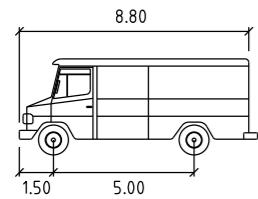
SCALE
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PROPOSED DEVELOPMENT
 300 CITY ROAD
 SOUTHBANK
 SWEPT PATH ASSESSMENT
 DRAWING NO. 300304220-AT01-01 SHEET 01 OF 02 ISSUE P2

HAIG

LANE



MRV AS2890.2 metres
 Width : 2.50
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 Lock to Lock Time : 6.0
 Steering Angle : 34.0

SWEEP PATH KEY	
	VEHICLE CENTRE LINE
	VEHICLE TYRE PATH
	VEHICLE BODY PATH
	500mm CLEARANCE FROM VEHICLE BODY
ASSUMED SPEED 5km/h	

DN 23/02/2024 AT 2:38:07 PM
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PROPOSED DEVELOPMENT
300 CITY ROAD
SOUTHBANK
SWEEP PATH ASSESSMENT
DRAWING NO. 300304220-AT01-02

SHEET 02 OF 02
ISSUE P2