

<<ADDRESSEE_NAME_01>>
<<MAIL_ADDRESS_LINE_01>>
<<SUBURB_STATE_POSTCODE>>

March 2021

Dear <<ADDRESSEE_NAME_01>>

IMPORTANT INFORMATION ABOUT YOUR PROPERTY – SUBURBAN RAIL LOOP STAGE ONE: CHELTENHAM TO BOX HILL

I am writing to update you on Stage One of the Suburban Rail Loop project, and in particular to provide you with further details about the proposed station locations for Stage One and an important update about the anticipated impact on your property.

Suburban Rail Loop will transform Victoria's public transport system, connecting our suburbs and making travel easier and more convenient. It will connect every major train line from the Frankston line to the Werribee line, improving access to housing, jobs, schools, universities, and hospitals in Melbourne's middle suburbs.

Stage One will be built as a 26-kilometre twin-tunnel, standalone line that will fully integrate into our existing public transport network with new underground stations at Cheltenham, Clayton, Monash, Glen Waverley, Burwood and Box Hill.

In November 2020, we wrote to inform you that your property was in an area of interest for the proposed station at <<STATION_LOCATION>>. It is our priority to communicate any likely impacts to affected landowners and tenants as early as possible. We have been working to finalise key elements of the proposed underground stations, including station footprints and entrances, as quickly as possible to provide a greater level of certainty for local residents and businesses.

As a result of further planning, technical and design work, including engineering and geotechnical investigations, and stakeholder consultation to date, we are now in a position to provide you with further information.

The planning and design work undertaken to date identifies that your property at <<PROP_ADDRESS>> is likely to be required for Stage One of Suburban Rail Loop.

Please note that this letter is not a formal notice of property acquisition. The formal acquisition process will not begin until the planning and environmental assessment process is completed, and statutory approvals have been obtained, currently anticipated to be in 2022. While different properties will be required at various stages of the project, we expect that the first compulsorily acquired properties required for Stage One will not need to be vacated until at least late 2022.

Should your property be required for the project, the *Land Acquisition and Compensation Act 1986 (Vic)* provides a process for the acquisition of your property and ensures you will be fairly compensated.

To help explain what this process involves and help you understand your rights, enclosed with this letter is a brochure outlining the key elements and steps involved.

We will continue to engage directly with landowners and tenants affected by land acquisition, including support from a Case Manager, when the formal acquisition process begins.

Planning and environmental assessment process

Like other major infrastructure projects, Suburban Rail Loop requires extensive statutory approvals.

Rail infrastructure for Stage One of Suburban Rail Loop will be assessed through an Environment Effects Statement (EES), Victoria's most robust planning and environmental assessment process. The EES will assess the environmental impacts or effects associated with the project as part of a comprehensive and transparent process.

A factsheet outlining this process is included with this letter.

Over coming months, we will be seeking feedback on Stage One project design, including the stations and proposed construction methodology from landowners and tenants, businesses, community members, councils, universities, and regulatory authorities. You can currently provide feedback at suburbanrailloop.vic.gov.au/have-your-say.

There will also be an opportunity for you to participate in the formal EES process during its public exhibition phase, expected in late 2021.

Next steps

It is important to note that the project design and the construction methodology for Stage One is not yet finalised, and changes may be made as a result of feedback received during the planning and environmental assessment process. We will keep you informed if this affects the anticipated impact on your property.

I encourage you to contact the Suburban Rail Loop information help line on 1800 105 105 so we can arrange a convenient time to discuss what the potential for property acquisition means for you and answer any questions you have about the process.

I appreciate that this letter may raise questions and concerns for you, please be assured we will do all we can to provide you with information and regular updates as the project progresses.

Yours sincerely,



Frankie Carroll
Chief Executive Officer
Suburban Rail Loop Authority

/ /

Enclosed:

- Project overview factsheet
- Land acquisition and compensation brochure
- Planning and environmental assessment process factsheet.

Note: If you no longer have any interest in this property or know of others who should be made aware of the information in this letter, such as a managing agent, please contact us on 1800 105 105 or contact@srla.vic.gov.au so that we may update our records.



Interpreter Service (03) 9209 0147