

PS Ref: 6653

1 July 2021

Chief Executive Officer
Town of Victoria Park
Locked Bag 437
Victoria Park WA 6979

Dear Sir

PROPOSED PARTIAL ROAD CLOSURE OF DEDICATED ROAD ADJOINING 355-357 SHEPPERTON ROAD

. The subject site is occupied by the East Victoria Park Bunnings Warehouse.

We write in response to the public notice that has been given under Section 58 and 87 of the *Land Administration Act 1997* of the Town's intention to permanently close a 445m² portion of dedicated road identified by the Town as 'Right of Way 54' (**ROW54**) and amalgamate into the adjacent Lots 30, 488, 131 and 132.

ROW54 connects Oats Street and Shepperton Road along the rear of the subject site. It provides service and delivery access to Bunnings Warehouse and is crucial to daily business operations. It is critical to our clients' commercial interests that there be no disruption to their delivery schedule before, during or after the realignment of ROW54. Specifically, that there be uninterrupted access for 12.5m heavy rigid vehicles from ROW54 to Shepperton Road between 6am and 4pm seven days a week.

has made this position clear in correspondence to the Town dated 27 May 2020 and 20 November 2020 and in a public statement to Council on 27 May 2020.

In response to this prior engagement, the Town has provided with a copy of formal correspondence from Woolworths Group dated 3 December 2020. This letter (refer **attached**) states the following:

- That Fabcot acknowledges the importance of the ROW in relation to its continued operation to allow access to other properties along its extent.
- Access to properties along the extent of ROW54 will be maintained from Shepperton Road to Oats Street.

- From time to time during the works access will be modified slightly within the site however access will generally be maintained.

We have no objection to the closure of the portion of ROW54 adjoining 355-357 Shepperton Road subject to the Town ensuring that rear access between Oats Street and Shepperton Road is maintained at all times throughout the realignment process.

Should you have any queries or require further clarification in regard to the above matter please do not hesitate to contact the undersigned.

Yours faithfully

Encl. Letter from Woolworths Group dated 3 December 2020

210701 6653 Letter to City - Partial closure of ROW54

WOOLWORTHS GROUP

3 December 2020

By Email: avuleta@vicpark.wa.gov.au

Mr Anthony Vuleta
Chief Executive Officer
The Town of Victoria Park

(cc: Jon Morellini, JMorellini@vicpark.wa.gov.au)

Dear Mr Vuleta

RE: Sale and Purchase Contract 355 & 357 Shepperton Road, East Victoria Park: ROW 54


I refer to the current process to dedicate, then close and realign the ROW. Fabcot acknowledges the importance of this ROW in relation to its continued operation to allow access to other properties along its extent.

Fabcot can confirm it intends to realign services and subsequently realign the ROW prior to any major project works commencing. In doing so access to the adjoining properties along the extent of ROW 54 will be maintained from Shepperton Road to Oats Street.

It should be noted that from time to time during the works access will be modified slightly within the site however access will be generally maintained and the work will be completed in the shortest possible time frame.

The proposed realignment of ROW 54 significantly improves its operational safety by moving the access on Shepperton Road further away from the busy intersection and by adding a deceleration lane.

Yours faithfully,
Woolworths Limited



Jarrad Wilson

State Manager - Property Development, Fabcot (a subsidiary of Woolworths Group)