

# Submission form: Victoria's draft 30-year infrastructure strategy

## Your details

|                                      |                                     |
|--------------------------------------|-------------------------------------|
| <b>Name:</b>                         | Hans Gao                            |
| <b>Organisation (if applicable):</b> | Eukai on behalf of Vicinity Centres |
| <b>Position (if applicable):</b>     | Senior Consultant                   |
| <b>Email:</b>                        | [REDACTED]                          |
| <b>Phone:</b>                        | [REDACTED]                          |

## About you

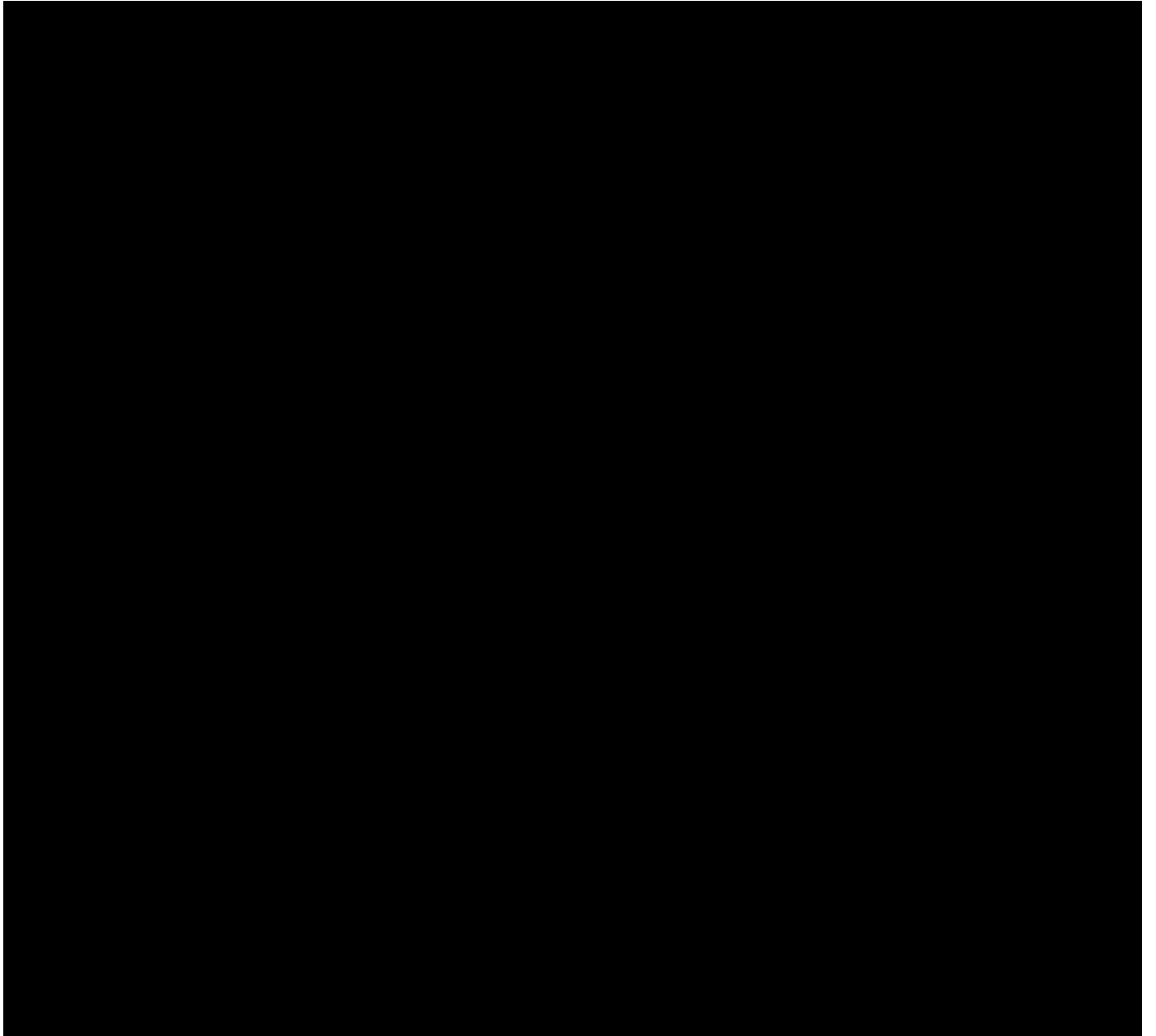
Please tell us which best describes you:

|                                                                                   |
|-----------------------------------------------------------------------------------|
| <input type="checkbox"/> Victorian resident                                       |
| <input checked="" type="checkbox"/> Victorian business owner/operator             |
| <input type="checkbox"/> Industry professional                                    |
| <input type="checkbox"/> Community organisation representative                    |
| <input type="checkbox"/> Local government representative                          |
| <input type="checkbox"/> State government representative                          |
| <input type="checkbox"/> Researcher                                               |
| <input type="checkbox"/> Other (please specify): Click or tap here to enter text. |

## Your focus areas

Select the topics or regions you are providing feedback on (select all that apply):

| Topics                                                               | Regions                                       |
|----------------------------------------------------------------------|-----------------------------------------------|
| <input type="checkbox"/> Across sectors                              | <input type="checkbox"/> Regional Victoria    |
| <input type="checkbox"/> Circular economy                            | <input type="checkbox"/> Urban growth areas   |
| <input type="checkbox"/> Cities                                      | <input checked="" type="checkbox"/> Melbourne |
| <input type="checkbox"/> Climate change                              |                                               |
| <input type="checkbox"/> Community infrastructure                    |                                               |
| <input type="checkbox"/> Education                                   |                                               |
| <input type="checkbox"/> Energy                                      |                                               |
| <input type="checkbox"/> Freight                                     |                                               |
| <input type="checkbox"/> Health                                      |                                               |
| <input type="checkbox"/> Housing                                     |                                               |
| <input type="checkbox"/> Infrastructure for Victoria's First Peoples |                                               |
| <input checked="" type="checkbox"/> Transport                        |                                               |
| <input type="checkbox"/> Water                                       |                                               |



Our Ref: 24022

28 April 2025

Infrastructure Victoria  
Level 33, 140 William Street  
MELBOURNE VIC 3000

**Attention: Matthew Raisbeck (Principal Transport Planner)**

Dear Matthew,

## **Public Submission – Victoria’s Draft 30-Year Infrastructure Strategy 2025-2055 Eukai Response on transport matters on behalf of Vicinity Centres**

Thank you for the opportunity to provide a submission on “*Victoria’s Draft 30-Year Infrastructure Strategy 2025-2055*” document (draft Strategy) prepared by Infrastructure Victoria (IV), which is currently open for consultation.

This letter has been prepared by Eukai on behalf of Vicinity Centres, the managers and owners of Chadstone Shopping Centre (Chadstone) which is Australia’s largest retail destination. It has been prepared by Tim De Young<sup>1</sup> (Director) and Hans Gao<sup>2</sup> (Senior Consultant) at Eukai following engagement with Barnaby Giudice, Vicinity Centres General Manager – Retail Development.

We confirm Vicinity Centres’ support of the draft Strategy which will undoubtedly support positive transport, land use and public realm outcomes for the State, including Chadstone and its surrounds. Specifically, we note that the draft Strategy includes a number of recommendations that will improve active and public transport at and near Chadstone. These recommendations include:

- **Draft Recommendation #8 – Extend Melbourne’s trams to encourage more new homes nearby.**

Vicinity Centres supports the extension of the route 3 tram given it would significantly improve public transport connectivity between Chadstone and other nearby activity centres and thus support additional housing development along the route.

We agree that the extension would provide a significant uplift to public transport accessibility along the recommended route as it is currently poorly serviced by public transport. In particular:

- Only the route 767 bus runs between Hughesdale Station and Chadstone
- There are no services that run between the existing route 3 tram terminus and the nearest stops for the route 612 bus located approx. 800m away.

- **Draft Recommendation #9 – Run faster bus services, more often, in Victoria’s largest cities.**

Vicinity Centres supports increased bus service frequency and span in the evenings and on weekends, noting that Chadstone’s bus interchange currently caters for 15 bus routes, including the 900 and 903

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<sup>1</sup> Tim has provided ongoing and extensive transport planning and engineering advice to Vicinity in relation to Chadstone since 2011, including on the Stage 40 redevelopment, Hotel Chadstone, Car Park C expansion, Social Quarter, One Middle Road and Market Pavillion projects.

<sup>2</sup> Hans has provided advice to Vicinity Centres in relation to improving public transport to Chadstone since 2022. In particular, he assisted Vicinity with implementing the additional Chadstone to Oakleigh and Chadstone to Burwood via Holmesglen weekend and public holiday bus services during the 2022 and 2023 busy summer retail shopping period.

SmartBus routes. These improvements would greatly assist Chadstone's staff and visitors, particularly for retail workers who need return home late at night and for weekend visitors arriving via public transport.

We note that there is a significant body of Chadstone-specific evidence to suggest that improvements to bus services would significantly increase bus patronage, including:

- The Vicinity-funded additional weekend and public holiday bus services to Chadstone between 2019 and 2023 during the busy summer retail shopping period. On the days when these additional services were running, patronage numbers during weekends and public holidays at Chadstone's bus interchange were consistently the highest across all bus stops and interchanges in Victoria.
  - Recent improvements introduced in November 2024 to the route 800 bus have shown a significant increase in usage, with data from March 2025 showing that Saturday patronage has increased by over 170 per cent (approx. 1,000 extra trips per day) and patronage for the new Sunday service sitting at approx. 1,100 trips per day.
- **Draft Recommendation #10 – Build a new bus rapid transit network**

Vicinity Centres supports the delivery of a Bus Rapid Transit Route running between Huntingdale and Upper Ferntree Gully (via Monash University), which would significantly improve public transport connectivity between Chadstone and other nearby activity centres.

We note that Vicinity Centres' position is of support for all public transport improvements regardless of the specific public transport system proposed (e.g. bus rapid transit vs trackless tram vs conventional tram), as it considers that if designed well, it is possible for any of these systems to provide similar benefits.

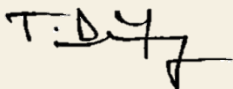
- **Draft recommendation #15 – Build safe cycling networks in Melbourne and regional cities.**

Vicinity Centres supports the delivery of a network of safe cycling corridors, particularly the recommended St Kilda Road to Clayton corridor, which will improve cycling connectivity to Chadstone and encourage more people to ride, reducing car congestion at Chadstone and its surrounds.

On behalf of Vicinity Centres, we congratulate IV on the draft Strategy and look forward to the release of the final Strategy. We also confirm that Vicinity Centres would welcome the opportunity to discuss in detail the next steps for delivering the draft Strategy's recommendations with IV, relevant Councils and the Department of Transport and Planning in the near future. This could include discussion on specific project optioneering and design as well as timing and funding considerations.

Naturally, should you have any questions, please do not hesitate to contact us.

Kind regards,  
**Eukai Pty Ltd**



**Tim De Young**  
Director



**Hans Gao**  
Senior Consultant