



IMAGE SOURCE: VICTORIAN PLANNING AUTHORITY

Final Concept Design and Report

Bannockburn South-East PSP- Transport Concept Design and Costs

Prepared for: Victorian Planning Authority (VPA)
4 July 2025
Client Reference No. PSP 1364



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Document Control

Document Type	Final Concept Design and Report
Project Title	Bannockburn South-East PSP- Transport Concept Design and Costs
Project Number	30043502T
File Location	X:\Projects\300435\30043502T\200 Detailed Design\215 Deliverables\215-3 Design Reports
Revision Number	D


Revision History

Revision No.	Date	Prepared By	Reviewed By	Approved for Issue By
A	11/03/2025	Hitesh Dadwal	Glen Chrzanowski	Adriano Donato
B	30/04/2025	Matt Christie	Glen Chrzanowski	Adriano Donato
C	26/05/2025	Adriano Donato	Glen Chrzanowski	Adriano Donato
D	04/07/2025	Adriano Donato	Glen Chrzanowski	Adriano Donato

Issue Register

Distribution List	Date Issued	Number of Copies
Victorian Planning Authority (VPA)	4/07/2025	1

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Introduction

The Victorian Planning Authority (VPA) is preparing the Bannockburn South-East Precinct Structure Plan (PSP) and Development Contributions Plan (DCP) in collaboration with Golden Plains Shire Council. The precinct was identified as a priority growth area in the Bannockburn Growth Plan to deliver residential development in the short term. The precinct is located to the southeast of the existing Bannockburn township, approximately 16km north-west of Geelong. The precinct is bound by the existing urban area to the north, the Future Growth Option to the east, a railway line to the south and Bruce's Creek to the west.

The precinct encompasses an area of 523ha. The vision for Bannockburn is to accommodate approximately 4,600-5,200 dwellings and 13,800-16,000 residents.

Project Scope

SMEC was commissioned by the VPA to develop concept level designs for transport projects to be funded under a Development Contributions Plan (DCP). SMEC's scope involved the development of the following infrastructure items for the interim and ultimate cases, and preparation of cost estimates for the interim works for the following infrastructure projects:

- 4 x Road Project
- 3 x Intersections
- 1 x Bridge

See below figure for an overall layout of the PSP designed as part of these scope of works.

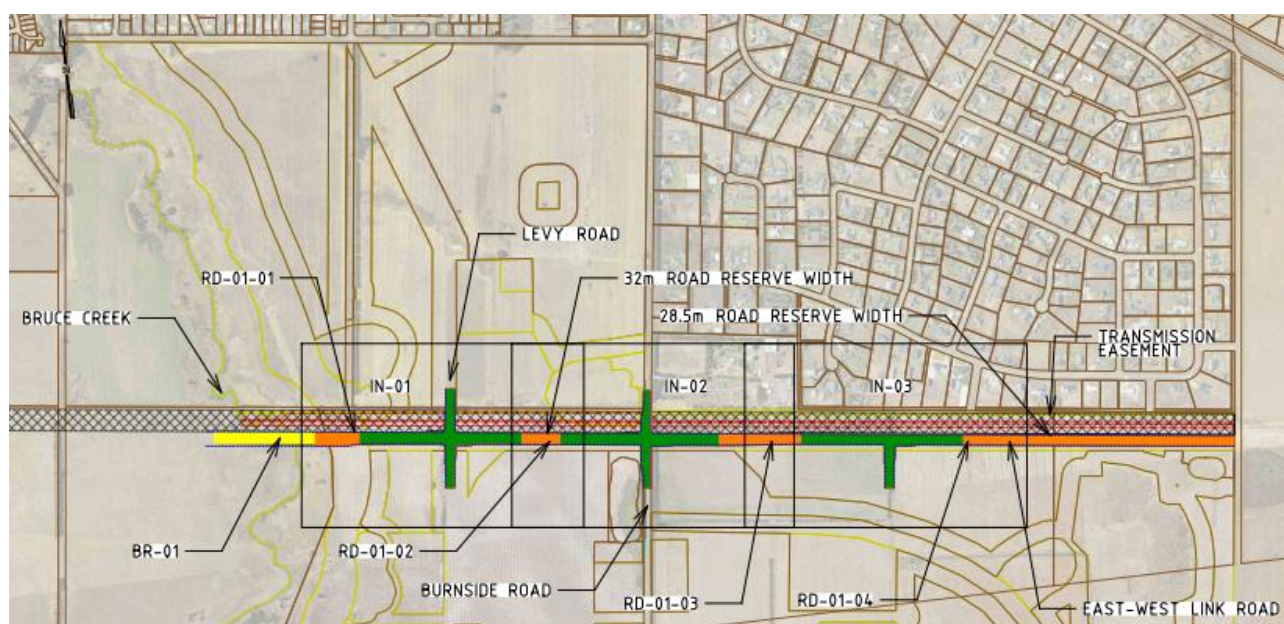


Figure 1: Overall layout Plan

1.1 Road Projects

There are 4 proposed road project included within the PSP scope of works. Both interim and ultimate designs are provided for each road project. The designs are developed using the cross-sections provided by the VPA.

The design of the road takes into consideration the following characteristics:

- Existing non-PSP property boundaries

- Land geometry
- Proposed adjacent land use.
- High voltage easement

1.2 Intersection Projects

There are 3 proposed intersection projects included within the scope of works. All intersections adopt the ultimate layout with respect to lanes adopted. However, the right turn lane lengths adopted vary between the interim and the ultimate layout. The intersection layout will facilitate the location of the proposed right of way boundaries to ensure that enough land is reserved. The interim design is used as the basis for the DCP costing exercise. SMEC did not undertake any traffic analysis for this commission, the designed form of the intersection layouts is adopted from the template intersection layouts and documents provided by the VPA and adjusted as required to fit the existing intersection arrangements.

The design of the intersections takes into consideration the following characteristics:

- The location of the existing road network
- Existing non-PSP property boundaries
- Land geometry
- Proposed adjacent land use
- High voltage easement
- Minimise the redundant construction between interim and ultimate designs

1.3 Bridge

There is 1 proposed bridge project included within the PSP scope of works. An interim and ultimate design layout and typical cross-section is provided in the design drawings. The designed form of the road layout is adopted from the template cross section layouts provided by the VPA within the Bannockburn South East Precinct Bridges Feasibility Assessment by Jacobs (March 2025).

The design of the road takes into consideration the following characteristics:

- The location of the existing road network
- Existing non-PSP property boundaries
- Land geometry and geotechnical constraints
- Bruce Creek Waterway
- Proposed adjacent land use
- High voltage easement

Design Criteria and Methodology

2.1 Design Documents/Standards

The following design documents were adhered to throughout the development of the project concept designs.

- VPA Benchmark Infrastructure Costings Report for Infrastructure in Growth Areas December 2019
- VPA Benchmark Infrastructure Cost Guide October 2019
- VicRoads Guidance for Planning Road Networks in Growth Areas November 2015
- VicRoads Road Design Note RDN 04-01, Heavy Vehicle Network Access Considerations July 2019
- VicRoads Shared Supplement to the Austroads Guide to Road Design
- VicRoads Traffic Engineering Manual
- Austroads Guide to Road Design
- Australian Standards
- Rawlinsons Australian Construction Handbook January 2023

2.2 Typical Cross Sections

Typical cross sections used in the road and intersection projects are shown in the below figures.

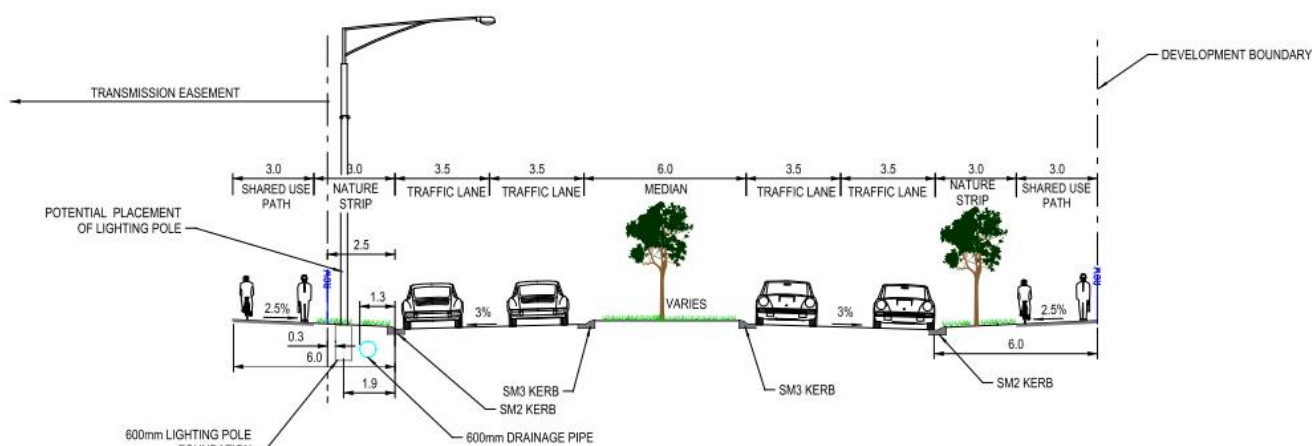


Figure 2: Cross-section Adapted From VPA Standard Arterial

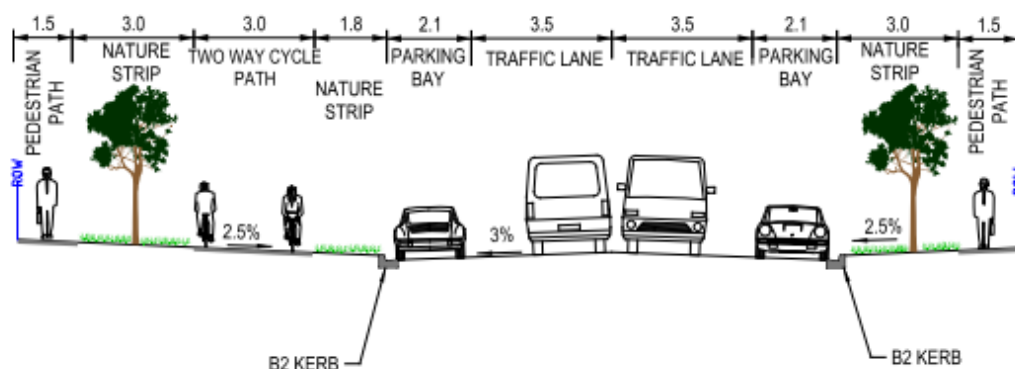


Figure 3: Cross-section Connector Street

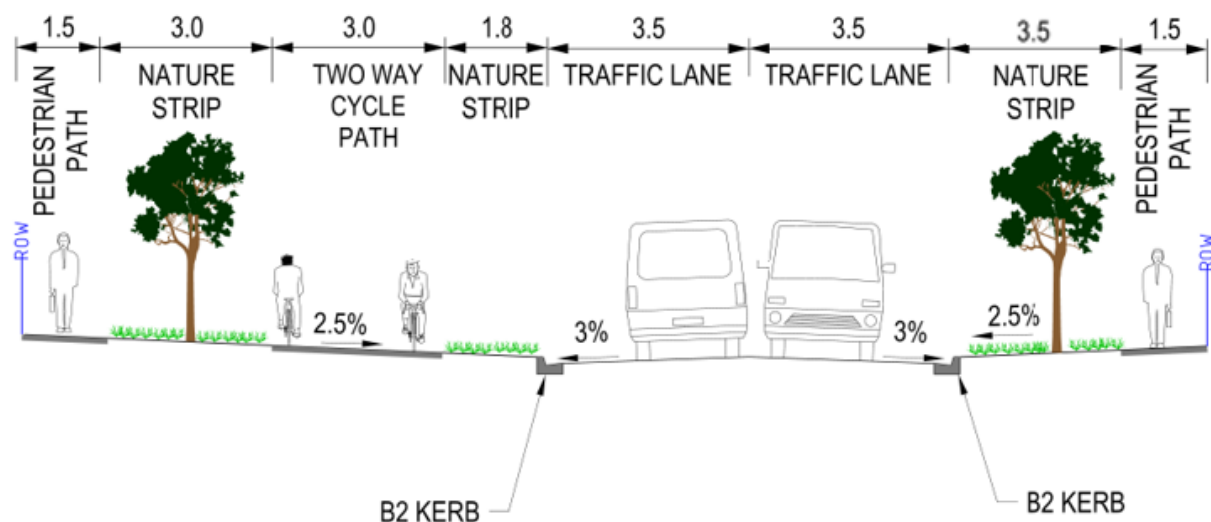


Figure 4: Burnside Road South of East-West Link Road

2.3 Road Projects

Details of the East-West Link Road (RD-01) road project are shown in Table 1.

Table 1: Road Projects

Project No.	Road Name	Project Description	Road reserve width	Design speed	Road Length (PSP section)	Benchmark Infrastructure Report Item No.
RD-01-01	East- West Link Road (BR-01 to IN-01)	Secondary Arterial Ultimate – 4 lanes Interim – single carriageway	Typically 32 m (Varies due to easement)	60 km/h	~116m	Modified Item 2
RD-01-02	East- West Link Road (IN-01 to IN-02)	Secondary Arterial Ultimate – 4 lanes Interim – single carriageway	Typically 32 m (Varies due to easement)	60 km/h	~104m	Modified Item 2
RD-01-03	East- West Link Road (IN-02 to IN-03)	Secondary Arterial Ultimate – 4 lanes Interim – single carriageway	Typically 28.5 m (Varies due to easement)	60 km/h	~227m	Modified Item 2
RD-01-04	East- West Link Road (IN-03 to eastern extent)	Secondary Arterial Ultimate – 4 lanes Interim – single carriageway	Typically 28.5 m (Varies due to easement)	60 km/h	~752m	Modified Item 2

2.4 Intersection Projects

Table 2: Intersection Projects

Project No.	Road Intersection	Project Description	Design Requirements	Benchmark Infrastructure Report Item No.	Design Vehicle	Check Vehicle
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IN-01	East-West Link Road and Levy Road	Secondary Arterial / Connector Road	East-West Link Road 4 lanes and Connector Road. Interim and Ultimate same lane configuration	Item 9	12.5m single unit truck/bus	19m prime mover and semi-trailer
IN-02	East-West Link Road and Burnside Road	Secondary Arterial / Connector Road	East-West Link Road 4 lanes and Connector Road. Interim and Ultimate same lane configuration	Item 9	12.5m single unit truck/bus	19m prime mover and semi-trailer
IN-03	East-West Link Road and South Connector	Secondary Arterial / Connector Road	East-West Link Road 4 lanes and Connector Road. Interim and Ultimate same lane configuration	Item 9	12.5m single unit truck/bus	19m prime mover and semi-trailer

The design vehicles for the intersections are listed in Table 2 for each intersection, based on the classification of the roads intersecting. Design vehicle swept paths shall provide a minimum clearance offset from the extremities of the vehicle path to a kerb, pavement edge or centreline as detailed in Austroads GRD Part 4 and Part 4A. It is expected that swept paths will be verified at the detailed design stage.

Turn lane lengths provided in the design drawings are as per the VPA intersection benchmark drawings. The turn lane lengths in the VPA benchmarks typically allow for deceleration to the stop line as a minimum. Based on design guidelines and project experience, as a minimum DTP would typically adopt a design vehicle plus deceleration as the turn lane length. Therefore, there is a risk that cost estimates (pavement allowance mostly) for the projects are less than the ultimate cost. Turn lane lengths at detailed design will need to be reconfirmed based on traffic modelling undertaken at such time in the future. Longer turn lane lengths should not affect the estimated land take boundaries.

2.5 Bridge

Details for the single bridge project is listed in Table 3.

Table 3: Bridge Projects

Project No.	Location	Project Description	Design requirement	Benchmark Infrastructure Report Item No.
BR-01	East-West Link Road	Secondary Arterial: Concept design prepared by others	60 Km/h Ultimate – 4 lanes Interim – 2 lanes single carriageway	N/A - Bridge design is based off Jacobs Bridge Feasibility Assessment

The bridge has adopted a “clear width” on the shared path of 3.1 m instead of the 3.0 m as proposed by Jacobs. The 3.1m width allows for a 2.5m path with a 0.3m clearance on either side. The 2.5 m width is in accordance with the minimum width for a regional shared path in AGRD Part 6A Table 5.3. Cyclist railing is proposed on both sides of the shared path at a 0.3m offset to provide a smooth feature to meet the minimum offset requirements from AGRD Part 6A Section 5.5. The bridge is proposed to be 280m long between chainages 265-545 with 8 spans of 35m.

2.5.1 Bridge Feasibility Peer Review

Peer review of “Bannockburn South East Precinct Bridges Feasibility Assessment by Jacobs (March 2025)” and necessary application to costing has been undertaken. The proposed BR-01 bridge concept design and associated costing is considered appropriate for the bridge’s purpose.

2.5.1.1 Bridge Form

It is noted that the feasibility report design consists of 10 spans, each 32.3m in length, with 1800mm deep, 2000mm wide Super-T beams. This is considered a conservative design and some potential improvements to be considered in detailed design may include:

- Use of 1500mm deep Super-T beams (keeping 32.3m spans)
- Increase span length up to 40m, reducing number of spans (keeping 1800 deep Super-T beams)
- Increase width of beams (up to 3000mm), reducing number of beams required
- Shift abutments, increasing the abutment height but reducing the total bridge length to 280m

Based on the above assessment, the following bridge concept design for the purpose of costing has been adopted:

- Adopt 1800mm deep Super-T beams (same as feasibility report)
- Slightly lengthen the spans from 32.3m to 35m
- Abutments at locations where the design surface is approximately 4.0m above the existing surface so there is sufficient headroom to undertake future bridge inspections
- This has resulted in a 280m long bridge, with 8 spans of 35m
 - At detailed design there is a further opportunity to adopt 7 spans with 40m pier spacing subject to a more detailed assessment

2.5.1.2 Additional considerations

Through the peer review of the bridge design and cost estimate, the following has been noted:

- It is noted that the report specifies a 200mm thick deck slab, while costing is based on a 250mm thickness. Given the proposed medium performance barriers, a 250mm thick deck is considered more realistic.
- The report also notes that the SUP design is not DDA compliant. Given the relative flat road grades of the proposed option (approx. 1%), DDA compliance should be achievable without major change to proposed cross-section or long-section.
- The report does not provide a 1 in 100 Year Flood level therefore it has not been shown on the bridge elevation drawing. Given the significant height and cross-sectional area under the bridge there are not expected to be any impacts to the design, however future flood modelling is recommended to confirm the impacts (if any).
- The overall design costs for both the contractor and the consultant are likely higher than predicted and in detailed design there may be an opportunity for the costs to be reduced, however, to be confirmed by the contractors.
- The following items on the provided cost estimates have been noted and updated accordingly:
 - Off-structure barriers extend 6m. It is expected that at least 36m of barriers would be required (in accordance with DTP BTN-001).

Refer to appendix C for the complete set of Draft Cost Estimates.

2.6 Design Considerations

The development of each road, intersection and bridge project has considered the adjacent constraints to best minimise impact to existing infrastructure or existing boundaries. The interim designs have generally been developed to minimise the amount of redundant works when the road layout is upgraded to its ultimate configuration. The key design considerations are listed below:

- The ultimate eastbound carriageway of the east-west link road has been determined by providing a minimum offset of 2.5m from the kerb line to the existing transmission easement. This offset allows for potential infrastructure (drainage, traffic pedestals, lighting) to be placed within the road reserve and not

within the transmission easement. This offset increase to 6.0m immediately east of Burnside Road to allow for the development of the 3.5m wide left turn lanes at IN-01 and IN-02.

- The interim carriageway of the east-west link road adopts the ultimate southern carriageway. The southern carriageway was adopted so the service road can be connected to the interim design and the future works can be constructed with minimal impact to the existing service road connections. It also means the future construction works are further away from property frontage, minimising the impact to the community.
- Levy Road alignment (IN-01) has been selected so that if the southern leg continues straight, it will not impact the future parcels proposed. Refer to gold linework on the PSP key plan for precinct plan layout (DRG 30043502T-2200).
- Burnside Road alignment (IN-02) has been developed in a way that will not impact the existing right of way boundary on the northeast corner of the intersection as this land is not part of the PSP. The existing carriageway is proposed to be retained as the ultimate alignment, with works contained within the existing road reserve wherever practical. This alignment impacts existing overhead power, telecoms and water services (DRG 30043502T-3002).

2.7 Pavement

Noting that project specific traffic data or subgrade assessment is not available, indicative pavement profiles have been provided for information only. Typical pavement composition provided for each road category based on common practice and past project experience specific to the geographical area. The pavement design shall be reviewed and updated upon confirmation of project specific design criteria.

Figure 5: shows an extract from the Victoria Geological Map 1:63,000 Series Geelong Mapsheet. Below geological unit is expected at subgrade level:

- Nv1: Newer volcanic. Iddingsite labradorite basalt. Olivine labradorite basalt.

Extremely weathered basalt and basaltic clay present in west regions of Melbourne are generally highly expansive and highly plastic. Allowance for potential subgrade treatment shall be made. A nominal capping layer has been included in the indicative profiles to prevent moisture infiltration in expansive subgrade.

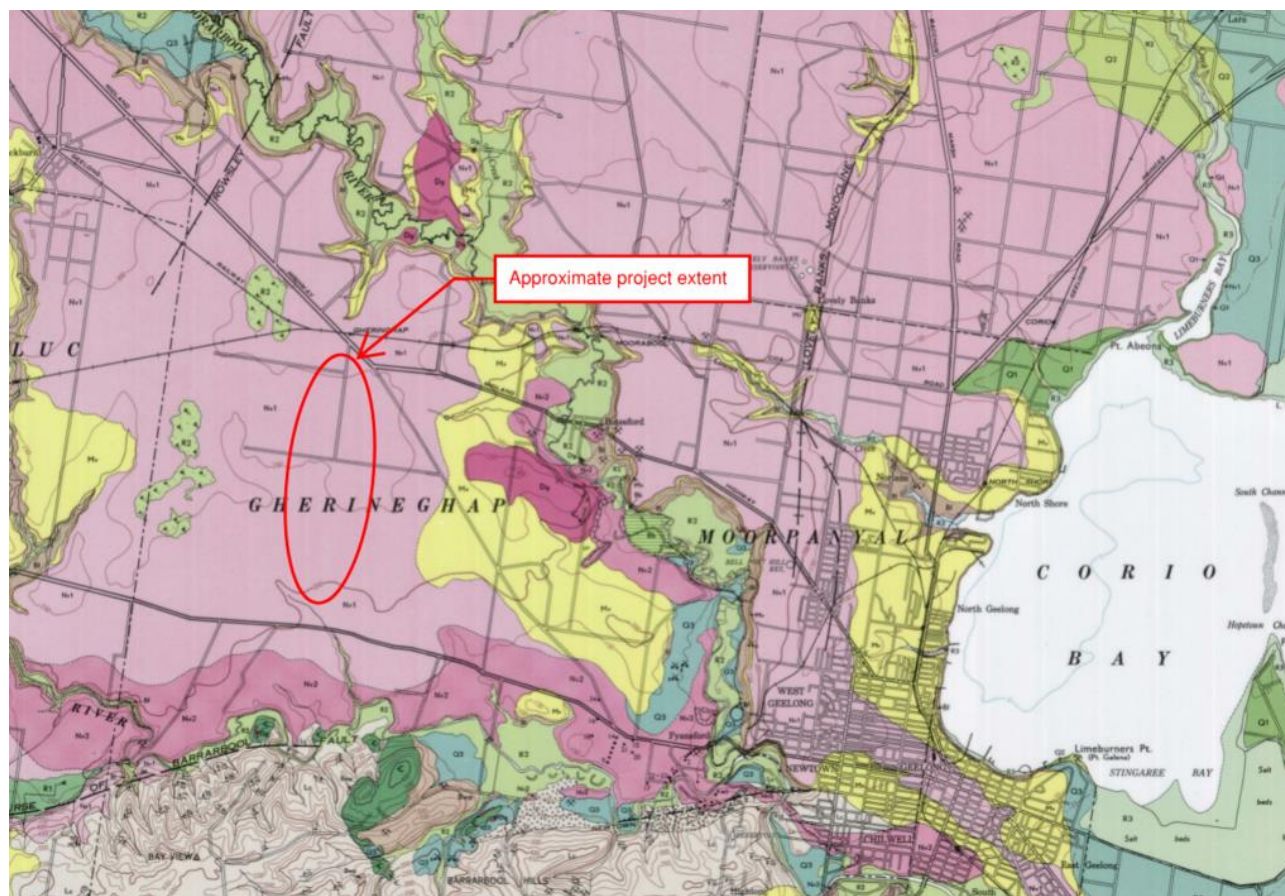


Figure 5: Victoria Geological Map 1:63,000 Series, Geelong Mapsheet

Arterial Roads:

FDA Option:

Pavement Type 1 – Arterial Road (Indicative)			
Layers		Thickness (mm)	Material
A	Wearing Course	40	Size 14mm Type V Asphalt (Intersection) Size 14mm Type H Asphalt (Midblock)
B	Intermediate Course	100	Size 20mm Type SI Asphalt
C	Base Course	100	Size 20mm Type SI Asphalt
D	Subbase	150	Class 4 Crushed Rock / Concrete
E	Capping Layer (if required)	300	Type A Capping Material (Min. CBR 6%, $k \leq 5E-09$ m/s)
Total (including capping layer)		690	Subgrade DCBR to be confirmed

DSA Option:

Pavement Type 1 – Arterial Road (Indicative)			
Layers		Thickness (mm)	Material
A	Wearing Course	40	Size 14mm Type V Asphalt (Intersection) Size 14mm Type H Asphalt (Midblock)
B	Intermediate Course	75	Size 20mm Type SI Asphalt
C	Base Course	75	Size 20mm Type SI Asphalt
D	Upper Subbase	180	Cement Treated Crushed Rock; or (E = 500MPa)

			Cement Treated Crushed Concrete (E = 500MPa)
E	Lower Subbase	150	Class 4 Crushed Rock / Concrete
F	Capping Layer (if required)	150	Type A Capping Material (Min. CBR 6%, $k \leq 5E-09$ m/s)
Total (including capping layer)		670	Subgrade DCBR to be confirmed

Local Connector:

Pavement Type 2 – Local Connector (Indicative)			
Layers		Thickness (mm)	Material
A	Wearing Course	40	Size 14mm Type V Asphalt (Intersection) Size 14mm Type H Asphalt (Midblock)
B	Intermediate Course	60	Size 20mm Type SI Asphalt
C	Base Course	60	Size 20mm Type SI Asphalt
D	Subbase	150	Class 4 Crushed Rock / Concrete
E	Capping Layer (if required)	150	Type A Capping Material (Min. CBR 6%, $k \leq 5E-09$ m/s)
Total (including capping layer)		590	Subgrade DCBR to be confirmed

2.8 Sodic and Dispersive Soil Methodology

According to WSP Sodic/Dispersive Soils Testing and Assessment Report (14 January 2025), it is understood that a field inspection was completed on 25 March 2024, followed by an intrusive ground investigation (GI) conducted between 22 and 23 May 2024. During the site walkover, evidence of erosion along parts of the steep escarpment was observed along Bruce Creek, which forms the western boundary of the precinct.

The GI comprised of twenty (20) boreholes drilled to maximum depth of 3.45 m below ground level (m bgl). Thirty-one (31) samples were collected between 0.1 m and 2.25 m bgl from 13 locations across the precinct to assess soil erosion risk considering the potential presence of sodic and dispersive soils. The GI was also limited by presence of mapped aboriginal heritage artefacts close to Bruce Creek where some features of interest could not be physically sampled by WSP. The soil profile across the site predominantly consists of a sandy layer overlying basaltic clay, with generally high plasticity which is known to be susceptible to shrink-swell effect.

Figure 6: shows the GI location plan, with sampling locations for Emerson Classification testing noted in circles. Red circles highlight the locations with samples classified as Emerson Class 1 or 2, whereas test samples from locations marked in black have Emerson Class 3 (slaking/dispersion only when remoulded) or 7 (no slaking with swelling). The Emerson Class 1 or 2 results indicate materials are likely to be dispersive under influence of water and these are noted predominantly in the flatter parts of the precinct, away from the river escarpment. These samples were also tested with exchangeable sodium percentage (ESP) mostly above 6%, and up to 34.2%, indicating presence of sodic to very sodic soils.

Referring to the laboratory results detailed in WSP report, the upper 0.4 m surface soil is also noted to be less dispersive than the subsurface soils below. This suggests minimal ground disturbance to limit the exposure of subsurface soils could reduce risk of soil erosion to the site. This finding has therefore led to WSP to present a heat map outlining erosion risk for the precinct along with the site inspection observations.

Figure 7 presents the Erosion Risk Map prepared by WSP based on slope gradient where the highest risk being identified on slope greater than 15% as the landscape and exposure of subsurface soils largely dictates the erosion vulnerability at the precinct. Low to medium risk is rated for flatter areas of the precinct.

Based on the review of the sodic/dispersive soil assessment and the proposed concept design, bridge BR-01 and its connecting road section RD-01-01 are identified to be within the highest risk zone, while the rest of the

site is located within low to medium risk zone. Soil stabilisation measures and engineering controls summarised in Table should be considered for the design and construction of the proposed development of this project.



Figure 6: Test locations and Emerson Classification Results

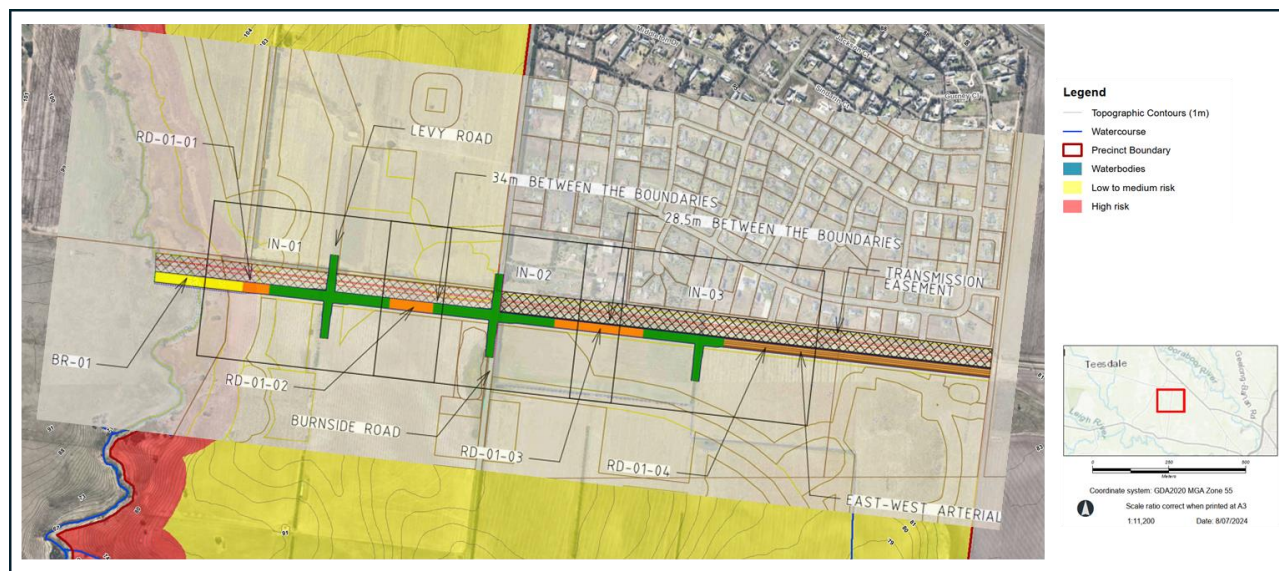


Figure 7: WSP Erosion Risk Map with Bannockburn South East proposed road overlay

Table 4: High level recommendation on control measures for managing dispersive soils

Purposed Development	Relevant Geotechnical Work	Identified Geotechnical Risks	Comments and Discussions	Recommended Control Measures
Site formation/ earthworks	Temporary excavation and fill placement	Proposed road alignment close to the existing waterbodies (northern side of alignment) as shown in Figure 6:	<ul style="list-style-type: none"> Construction and earthwork are likely to cause disturbance to the ground where topsoil will likely be ineffective to protect the underlying subsoil and limit surface runoff or overland flow to the direction or around the waterbodies which will trigger surface erosion and may affect the slope of waterbodies if not managed properly. Earthwork for cutting of subgrade level in the vicinity of waterbodies may induce ground instability to the waterbodies. 	<ul style="list-style-type: none"> Undertake detailed site investigation to assess the stability of the subsurface conditions around waterbodies to ensure no embankment instability occurs during road excavation and to manage water flow and mitigate the effects of flooding on road base and waterbodies embankment slope. Minimise disturbance to the existing waterbodies during earthworks by mean of barricade of site and no-go-zone boundary. If disturbance occurs, restoration should be carried out through revegetation or use of appropriate geosynthetic materials to temporary protect the exposed surface from further deterioration and erosion. Design and adopt high level compaction to the subgrade and road base layers in combination with appropriate drainage system to minimise subsurface drainage flow that could trigger tunnel erosion.
	Subgrade preparation and foundation	Soil erosion due to the dispersive nature of the subsurface soil	<ul style="list-style-type: none"> Dispersive soils are highly prone to erosion when exposed to water, causing instability of road base and foundation of the bridge crossing. 	<ul style="list-style-type: none"> Undertake detailed site investigation to assess the subsurface conditions and stability of the road subgrade and bridge founding materials to inform suitable foundation design and appropriate protection to any exposed soil such as batter around bridge abutment. Avoid constructing subgrade or foundation directly on dispersive and reactive soil. Improve the subgrade layer by replacing the existing dispersive soil and reactive clay (immediate below the proposed subgrade or founding level) with imported granular fill materials for a nominal 200-300 mm thick layer.

Purposed Development	Relevant Geotechnical Work	Identified Geotechnical Risks	Comments and Discussions	Recommended Control Measures
				<ul style="list-style-type: none"> • Adopt lime treatment on the soil layers below the replaced fill if required by design. • Incorporate drainage collection and diversion system in the foundation design to ensure no waterlogging or ponding in and around the subgrade or foundation particularly if parts of the backfill around foundation are to be exposed. • Adopt high level compaction to the subgrade and foundation layers. • All finishes of soil layer should be vegetated to control surface runoff and minimise erosion risk.
	Re-use of site won materials	Soil erosion due to the dispersive nature of subsoil material if not managed properly	<ul style="list-style-type: none"> • Dispersive soils are highly susceptible to erosion when expose to water from rainfall or surface runoff. 	<ul style="list-style-type: none"> • Recommend stripping off the topsoil for reuse for vegetation within site. • Apply capping layer to cover and protect the recycled subsoil when re-use on site during construction. • Alternatively, apply gypsum treatment to the subsoil. • Gypsum-modified subsoil can only be used outside of the road corridors.
Road Pavement	IN01 to IN03 RD-01-01 to RD-01-04	Instability of the road base due to the reuse of site won materials in the subgrade and site may be subject to potential high groundwater table given the site is close to Bruce Creek	<ul style="list-style-type: none"> • The soil profile across the site predominantly consists of a sandy layer overlying basaltic clay, with generally high plasticity and is prone to significant shrinkage and swelling. • Majority of the site is expected to be underlain by dispersive soil, with road section RD-01-01 located within the high erosion risk zone leading up to Bruce Creek. 	<ul style="list-style-type: none"> • Conduct a ground investigation and laboratory testing to determine the characteristics of the subsurface soils and the depths to groundwater across the site. • Apply lime treatment on site won materials before reusing them for subgrade or capping layer. • Lime-modified materials should be compacted and tested to comply with DTP/VicRoads standards. • Limit batter slope to batters with gradient of 15%. Any slope steeper than 15% to be installed with erosion control mats.

Purposed Development	Relevant Geotechnical Work	Identified Geotechnical Risks	Comments and Discussions	Recommended Control Measures
Bridge crossing at Bruce Creek	BR-01	Instability of bridge abutment foundation and revetment batter due to dispersive soil	<ul style="list-style-type: none"> Cutting and/or backfill around bridge abutment or spill through embankment that expose dispersive soils to surface runoff or water are prone to erosion and slope instability. The bridge BR-01 is located within the high erosion risk zone. 	<ul style="list-style-type: none"> Conduct a ground investigation and laboratory testing to determine the characteristics of the subsurface soils, the depths to groundwater, thickness of the dispersive soils and depth to basalt rock. Site walkover at the proposed bridge locations to inspect any signs of tunnel erosion on the riverbank, and possibly any existing slope protective works in the waterway. Erosion control measures such as rock beaching, riprap or erosion control mats to protect the soil from further degradation. Structural support such as soil nail or berms may be required to stabilise slope or embankment to satisfy long term stability depending on the investigation results and design requirement.
Steep slopes	RD-01-01, BR-01 (The western part of site and near Bruce Creek)	Dispersive soil result in soil erosion especially during heavy rainfall	<ul style="list-style-type: none"> Soil wash-off or flooding in downslope can be expected due to the decrease in elevation from west to south-east during heavy rainfall. 	<ul style="list-style-type: none"> Recommend carrying out a surface runoff analysis to estimate the amount of water to be drained during heavy rainfall and assess the need of reprofiling the site to reduce slope gradient. Apply lime treatment to stabilise dispersive soils in the steeper or more critical part of the slope. Recommend improving surface cover protection such as rock/concrete barriers, geotextiles or vegetation to prevent soil from being washed away by rainwater.

Table 5: Sodic soil contingency application

Treatment Option	Percentage applied to projects	Intersections	Roads	Bridges
Provision of soil stabilisation using gypsum to subsoil and 150 mm of earth beneath topsoil	20%	Not applicable	RD-01-01	BR-01
Batter protection matting	100%	IN01 to IN03	RD-01-01 to RD-01-04	BR-01

Lime stabilisation for soil up to 0.5 m Back of kerb	100%	IN01 to IN03	RD-01-01 to RD-01-04	BR-01
200 mm capping layer	100%	IN01 to IN03	RD-01-01 to RD-01-04	BR-01

The Sodic Soil treatments have been applied to the project costings. Refer to Appendix C for information.

2.9 Cost Estimates

Cost estimates have been prepared based on rates from the benchmark rates from the VPA Benchmark Infrastructure Costings Report (2019) using P90 rates. The interim design is used as the basis for the costing. Costs were indexed in accordance with the VPA Benchmark Infrastructure Cost Guide. It should be noted that the indexing rate changed on July 1, 2025, and therefore have now been updated to reflect. Refer to Appendix C.

Cost estimates are provided to the Victorian Planning Authority for budgeting purposes only for the Infrastructure Contributions Plan. SMEC Australia assumed no liability for losses incurred through changes to the quantities required to construct the projects or increases in construction costs. These values are not intended for use in construction and do not constitute a bill of quantities.

Since the previous cost estimates were provided, there have been some changes to quantities and the total cost of projects. See below summary of the reasons for change:

- Landscaping has reduced based on landscaping areas to be limited to 3.0m either side of the paths or back kerb which is a more realistic approach. Site preparation areas have therefore also decreased.
- Street lighting is reduced at intersections due to updating the approach to correctly applying it per leg as opposed to the number of light poles
- Street lighting is increased for road costings due to updating the approach to correctly applying it per linear metre as opposed to the number of light poles

The above resulted in intersection costings being reduced by approximately 15%. This resulted in road projects generally being reduced by 10-15%.

Design Changes from previous submission

The design updates between the draft concept design and the final concept design submission are listed below:

- The “kink” in the Transmission Easement was confirmed to be incorrect. The easement provided by VPA was updated and the alignment of the East-West Link Road has been updated to suit.
- The offset from northern verge kerb line to easement is 6.0m immediately east of Burnside Road to allow for the development of the 3.5m wide left turn lanes at IN-01 and IN-02.
- Burnside Road Ultimate is now the interim design proposed with no allowance for parking.
- Pavement details have been provided in the drawing set.
- The Shared Path on BR-01 has adopted a “clear width” of 3.1m instead of 4.0 m as originally proposed at Draft Concept Design.

The design updates after the final concept design submission are listed below:

- Provided bridge elevation

The design updates after the draft cost estimates submission are listed below:

- Addition of SUP on the north side of the east-west arterial, west of IN-01 to the Bridge
- Shared path on the north side of the east-west link road, east of burnside road has been removed in the interim design
- A path connection from IN-03 to the existing path (gravel) has been added to provide better path connectivity in the interim stage.

Outstanding items

Through the development of the design, SMEC have identified several items that need to be confirmed by VPA. Additionally, there are items that SMEC will revise before the next submission. See below:

- VPA to confirm the final ROW boundary positions where they are interfacing with the high voltage transmission easement.
- The report does not provide a 1 in 100 Year Flood level therefore it has not been shown on the bridge elevation drawing. Given the significant height and cross-sectional area under the bridge there are not expected to be any impacts to the design, however future flood modelling is recommended to confirm the impacts (if any).

Appendix A Draft Concept Drawings



BANNOCKBURN SOUTH EAST PSP

DESIGN DRAWINGS

Controlled
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Number

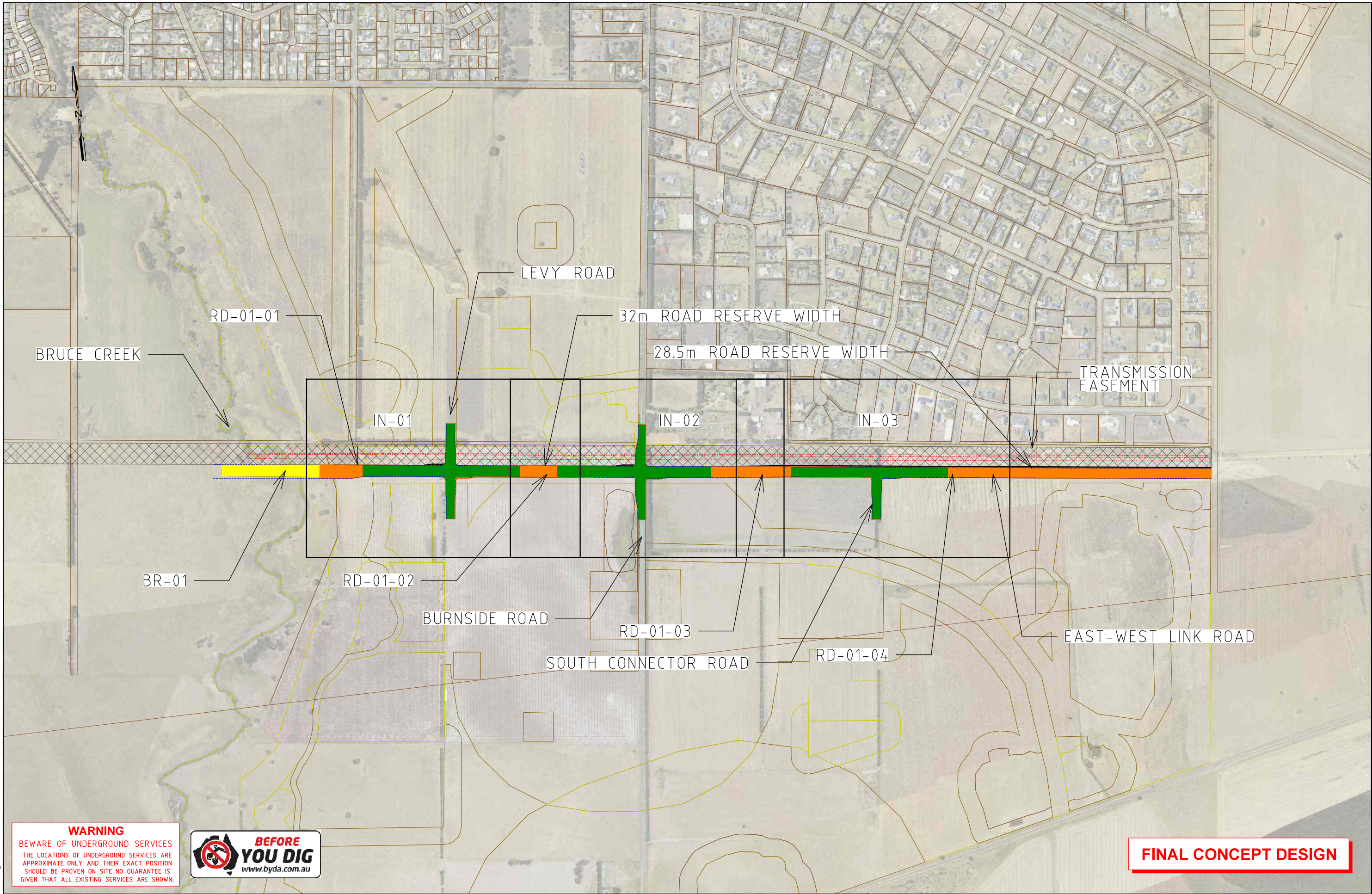


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Drawing No. 30043502T--2000*

SHEET NUMBER	DRAWING NUMBER	TITLE BLOCK
1	30043502T--2000	COVER SHEET
2	30043502T--2100	DRAWING INDEX
3	30043502T--2200	PSP KEY PLAN
4	30043502T--2201	NOTES AND LEGEND
5	30043502T--2301	TYPICAL SECTIONS SHEET 1
6	30043502T--2302	TYPICAL SECTIONS SHEET 2
7	30043502T--2303	TYPICAL SECTIONS SHEET 3
	ALIGNMENT PLANS-INTERSECTION	
8	30043502T--3001	GENERAL ALIGNMNET PLAN IN-01
9	30043502T--3002	GENERAL ALIGNMNET PLAN IN-02
10	30043502T--3003	GENERAL ALIGNMNET PLAN IN-03
	ALIGNMENT PLAN-ROADS	
11	30043502T--5001	GENERAL ALIGNMNET PLAN RD-01-01
12	30043502T--5002	GENERAL ALIGNMNET PLAN RD-01-02
13	30043502T--5003	GENERAL ALIGNMNET PLAN RD-01-03
14	30043502T--5004	GENERAL ALIGNMNET PLAN RD-01-04 SHEET 1
15	30043502T--5005	GENERAL ALIGNMNET PLAN RD-01-04 SHEET 2
	ALIGNMENT PLANS-BRIDGE	
16	30043502T--6001	GENERAL ALIGNMENT PLAN BR-01
	ALIGNMENT LONGSECTION	
17	30043502T--7001	LONG SECTION MC01 SHEET 01
18	30043502T--7002	LONG SECTION MC01 SHEET 02
19	30043502T--7003	LONG SECTION MC01 SHEET 03
20	30043502T--7004	LONG SECTION MC01 SHEET 04
21	30043502T--7005	LONG SECTION MC01 SHEET 05
	TYPICAL DETAILS	
22	30043502T--8001	PAVEMENT PROFILES
	STRUCTURAL DETAILS	
23	30043502T--9001	BRIDGE ELEVATION

FINAL CONCEPT DESIGN

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B	AD	30.04.25	FINAL CONCEPT DESIGN			CAT:		SCALE OF METRES 						
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GENERAL NOTES

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PSP KEY PLAN				
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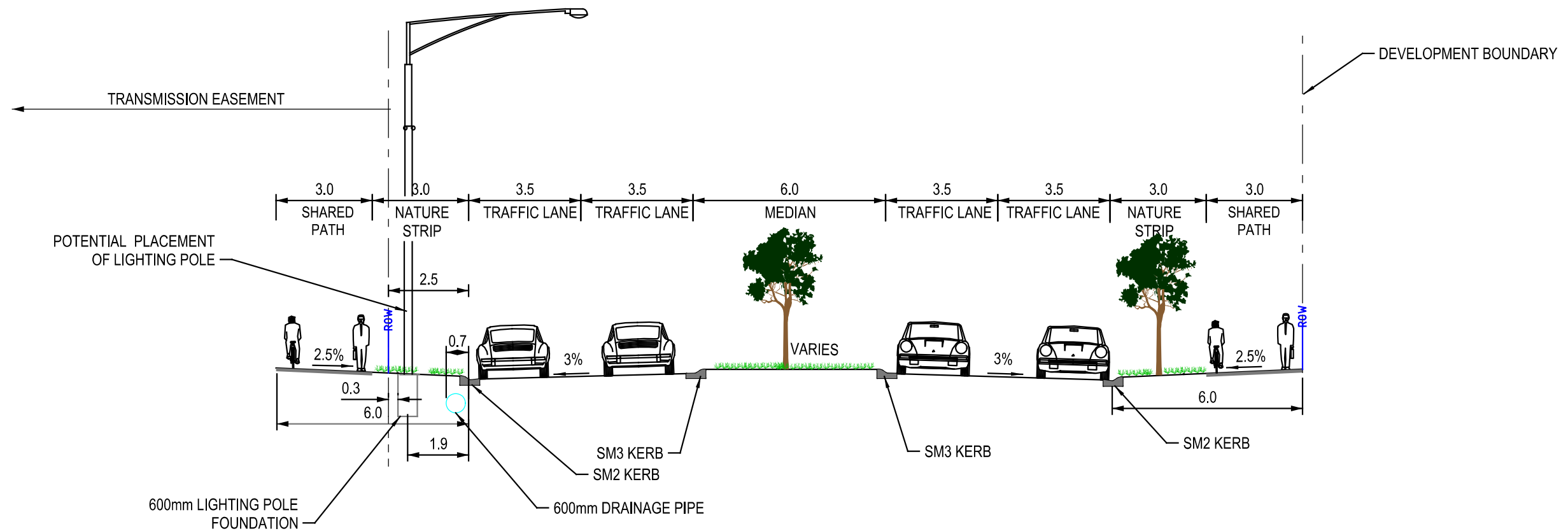
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- 2. ROAD CROSS SECTIONS HAVE BEEN ADOPTED FROM THE VPA BENCHARK TYPICAL CROSS SECTIONS.
- 3. THE CO-ORDINATE SYSTEM USED IN ALL DRAWINGS IS MGA2020 (ZONE 55).
- 4. NO ASSESSMENT OF EXISTING OR PLANNED UTILITY SERVICES HAS BEEN UNDERTAKEN IN THE DEVELOPMENT OF THE INTERSECTIONS.
- 5. LINEMARKING IS INDICATIVE AND REPRESENTATIVE OF THE FUNCTIONALITY OF THE INTERSECTION ONLY.
- 6. TYPICAL TRAFFIC LANE WIDTHS ARE 3.5m
- 7. SQUARE METRE AREAS SHOWN ON PLANS IS EQUAL TO THE TOTAL PROJECT AREA UP TO THE PROPOSED RIGHT OF WAY (ROW). THESE AREAS ARE SUBJECT TO CHANGE PENDING THE ACCEPTANCE OF THE PROPOSED ROW BOUNDARIES.

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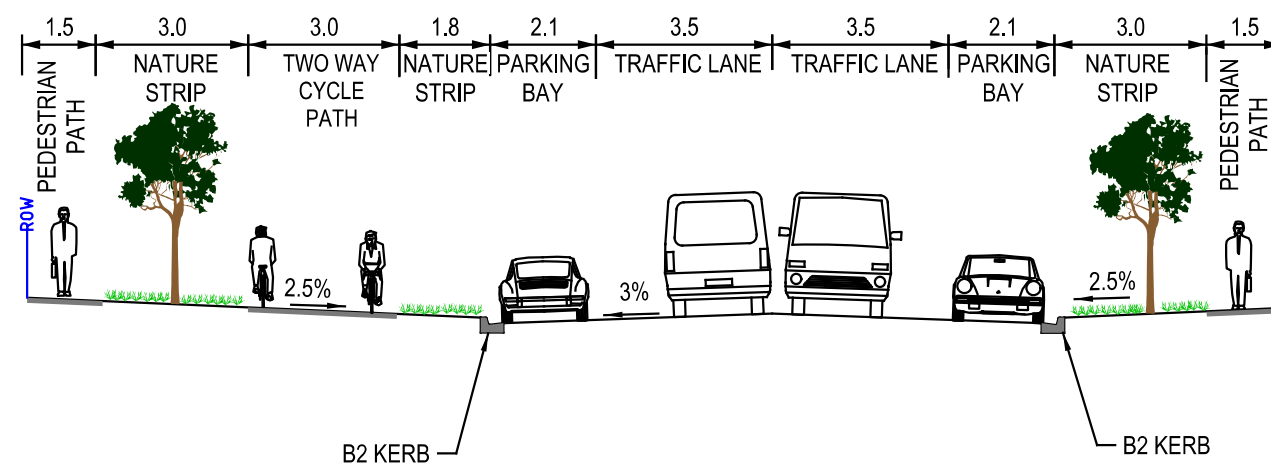
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- ULTIMATE LAYOUT
- PROPOSED ROW BOUNDARY
- EXISTING ROW BOUNDARY
- CADASTRAL BOUNDARY
- INTERSECTION LIMIT OF WORKS
- ROADS LIMIT OF WORKS
- BRIDGE LIMIT OF WORKS
- TRANSMISSION EASEMENT

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SECONDARY ARTERIAL 4 LANES (EAST-WEST LINK ROAD)



CONNECTOR STREET (LEVY ROAD, SOUTH CONNECTOR ROAD)

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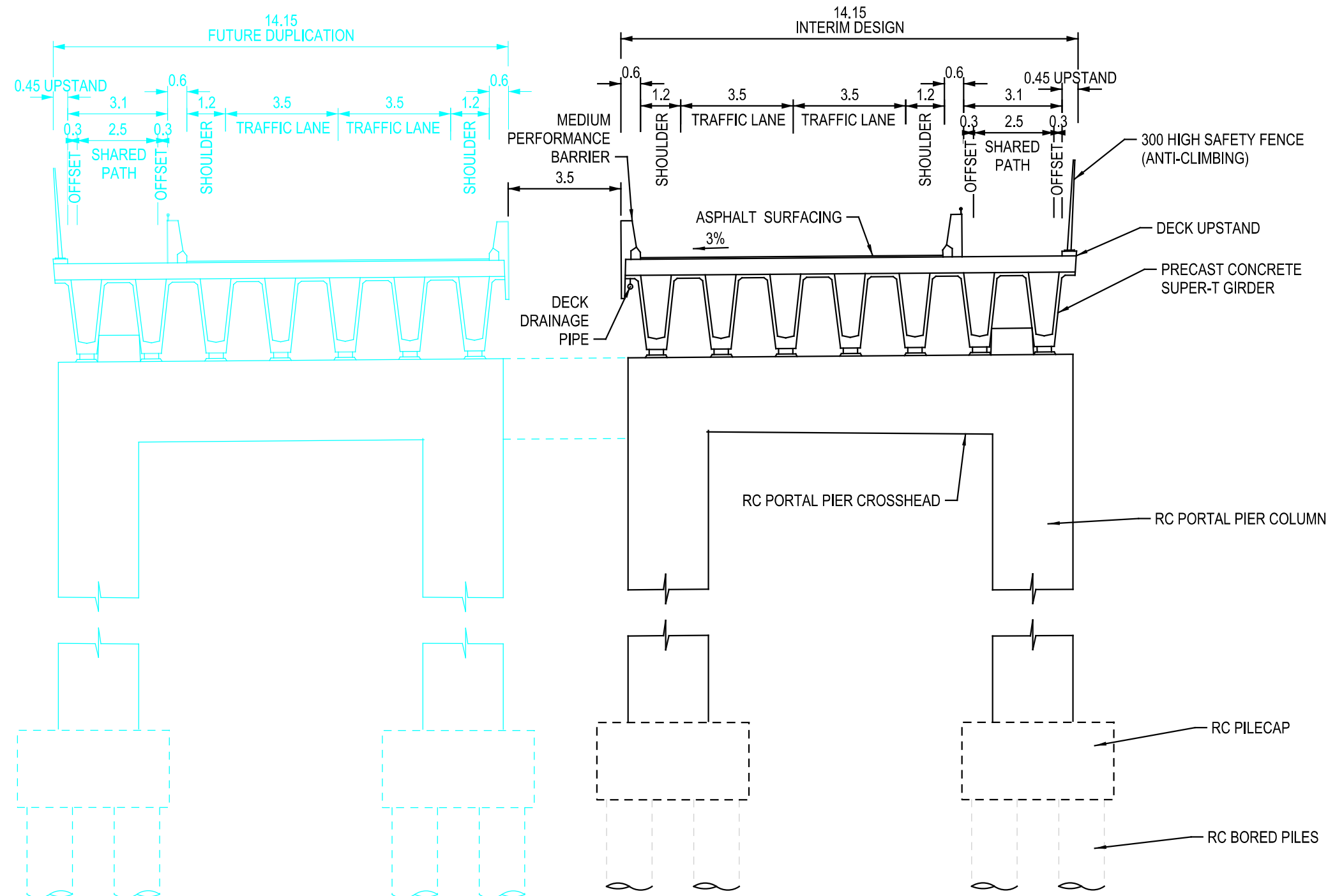
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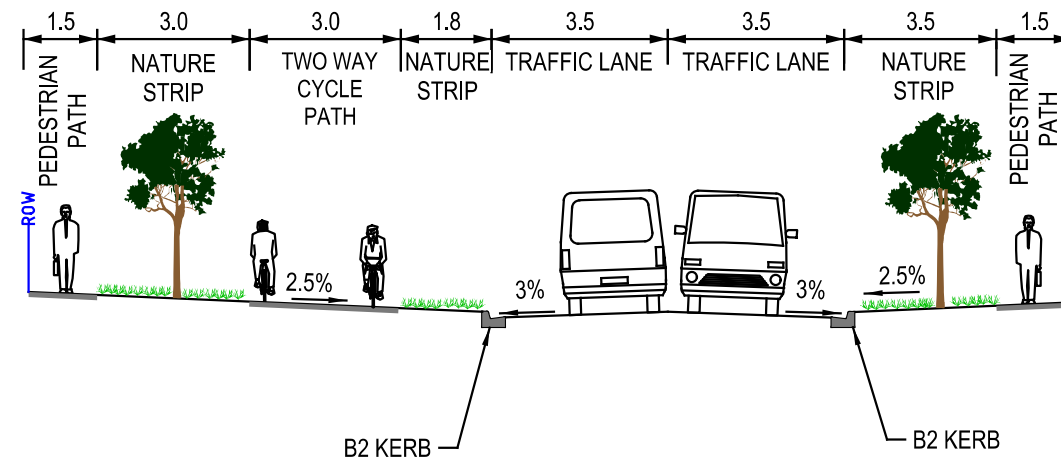
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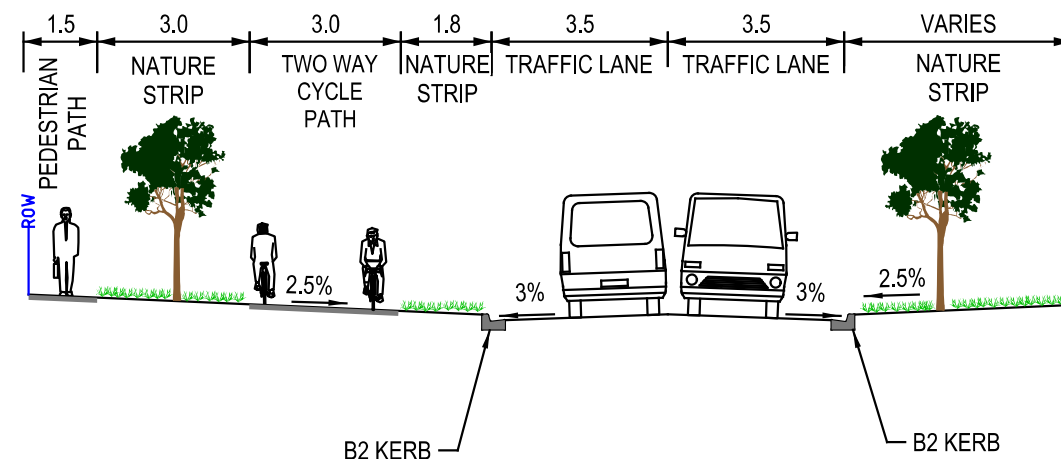
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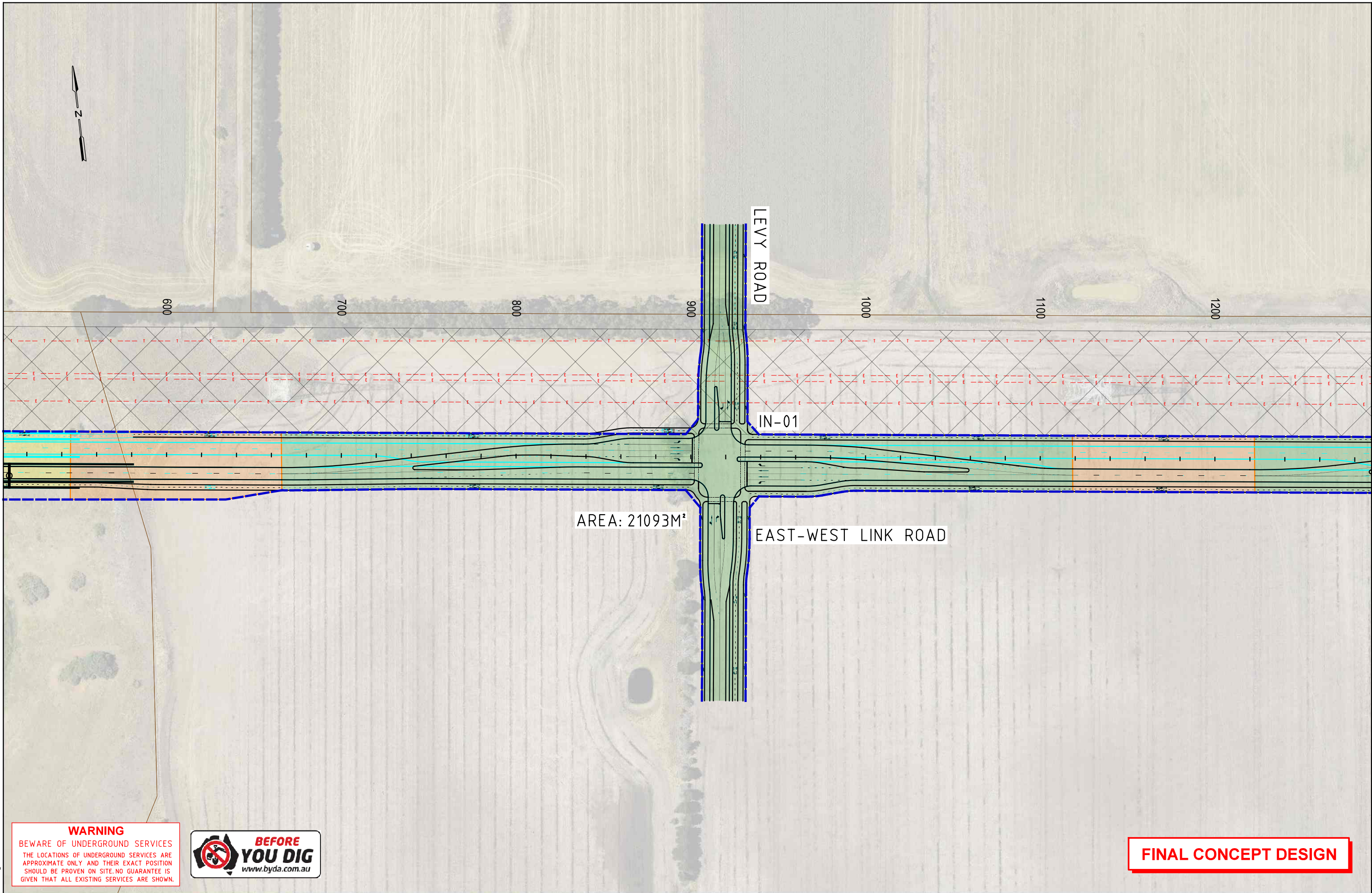
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BURNSIDE ROAD NORTH OF INTERSECTION

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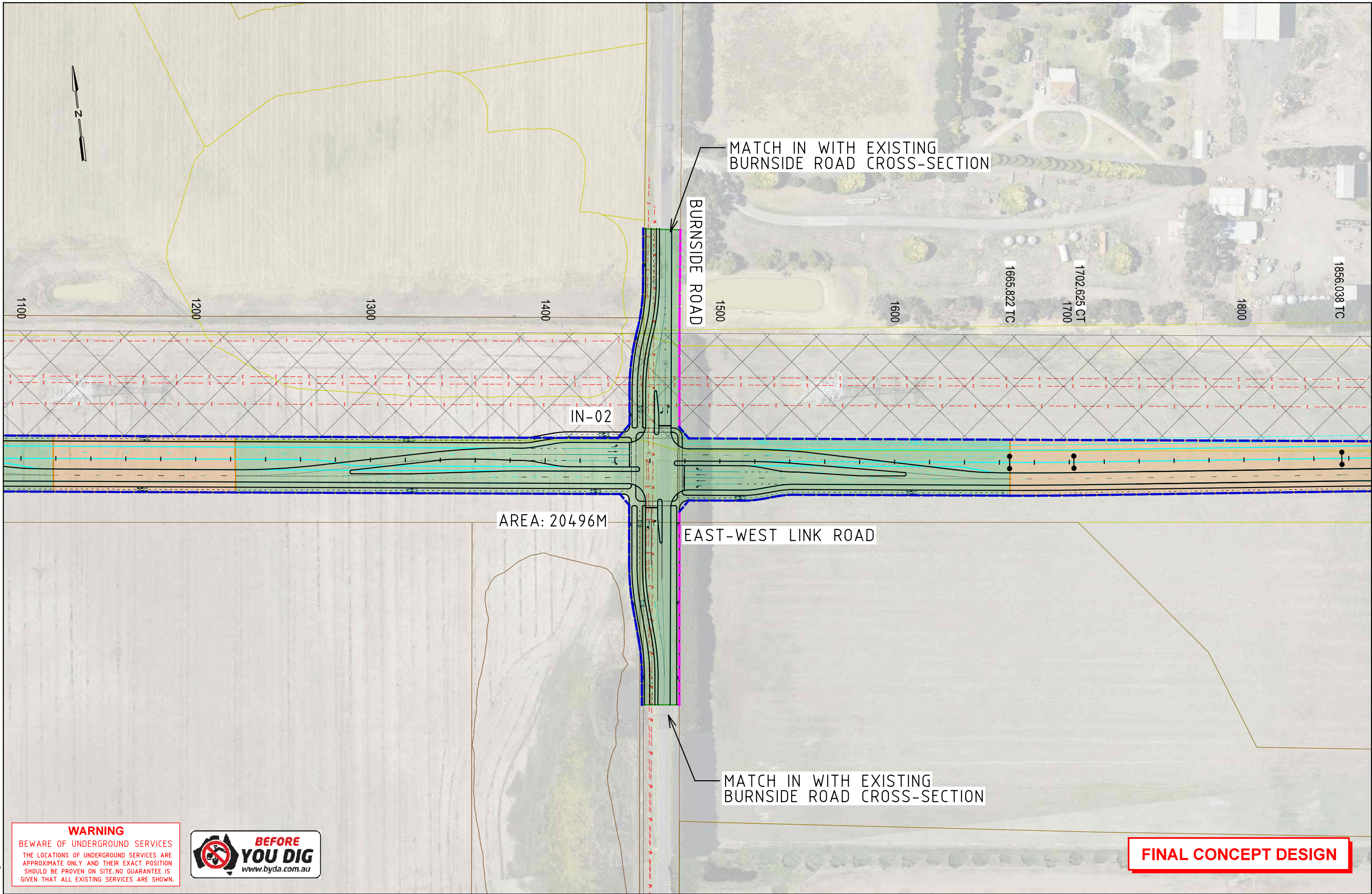
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GENERAL NOTES



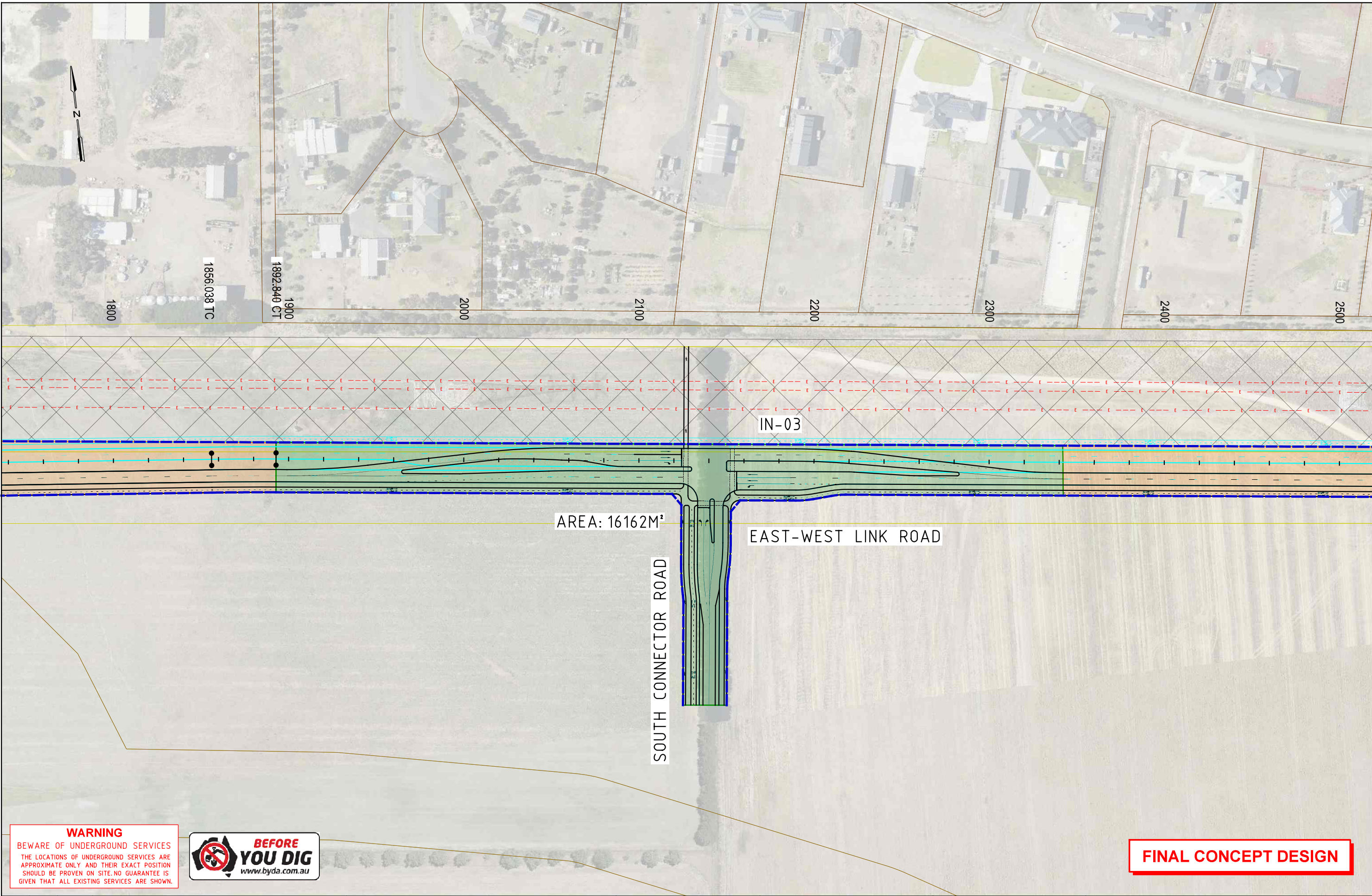
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GENERAL NOTES

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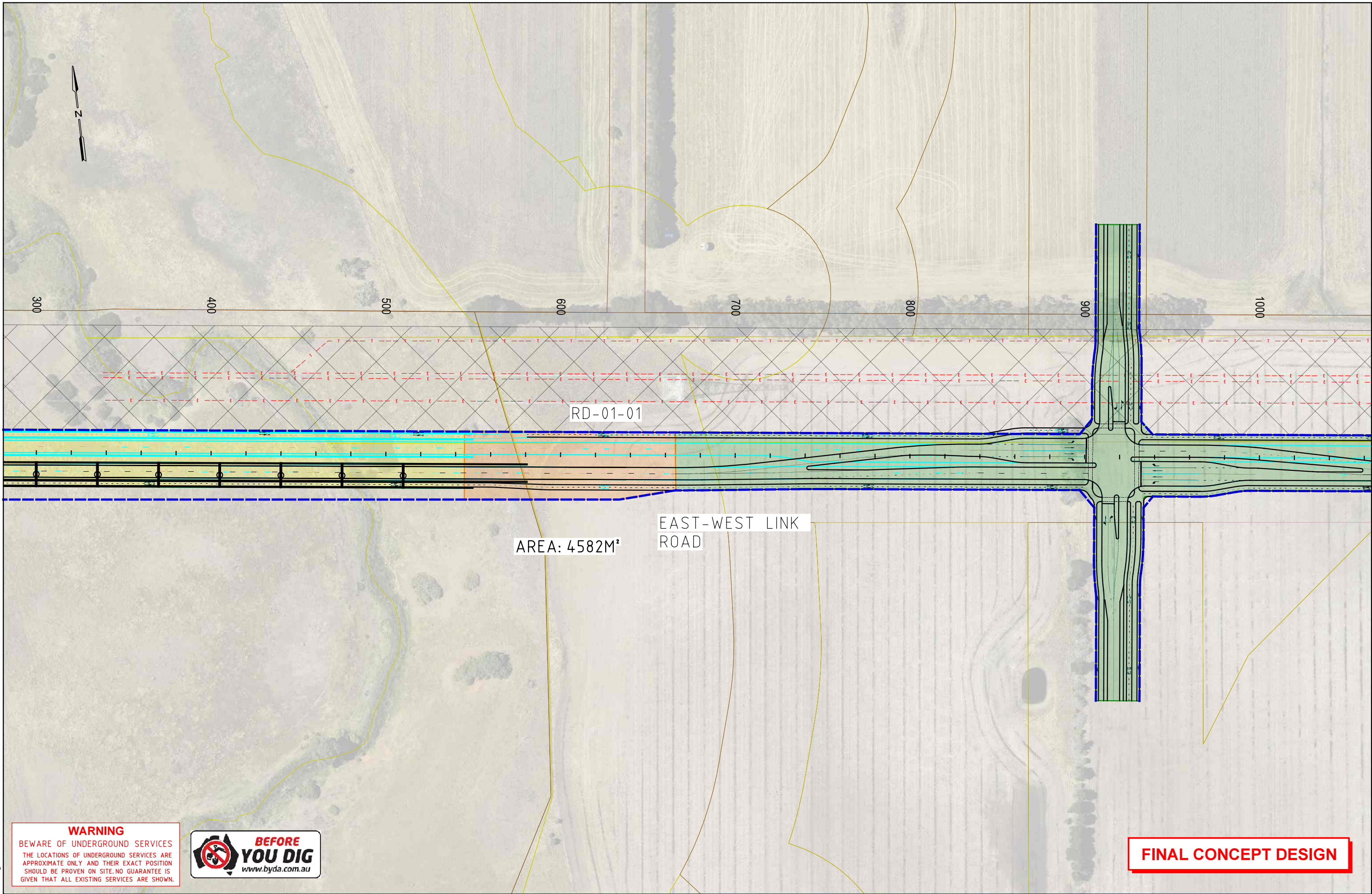
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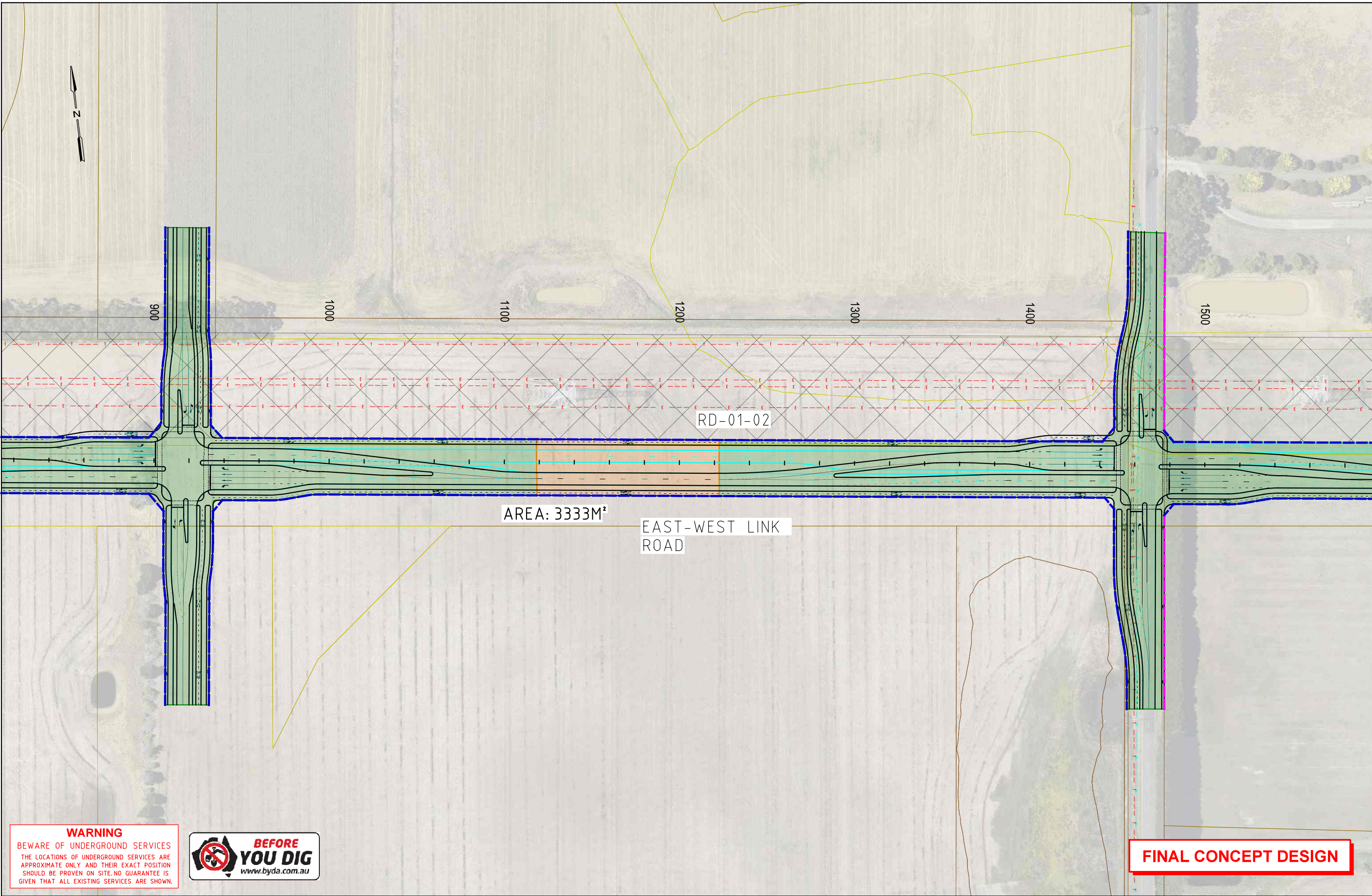
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GENERAL NOTES



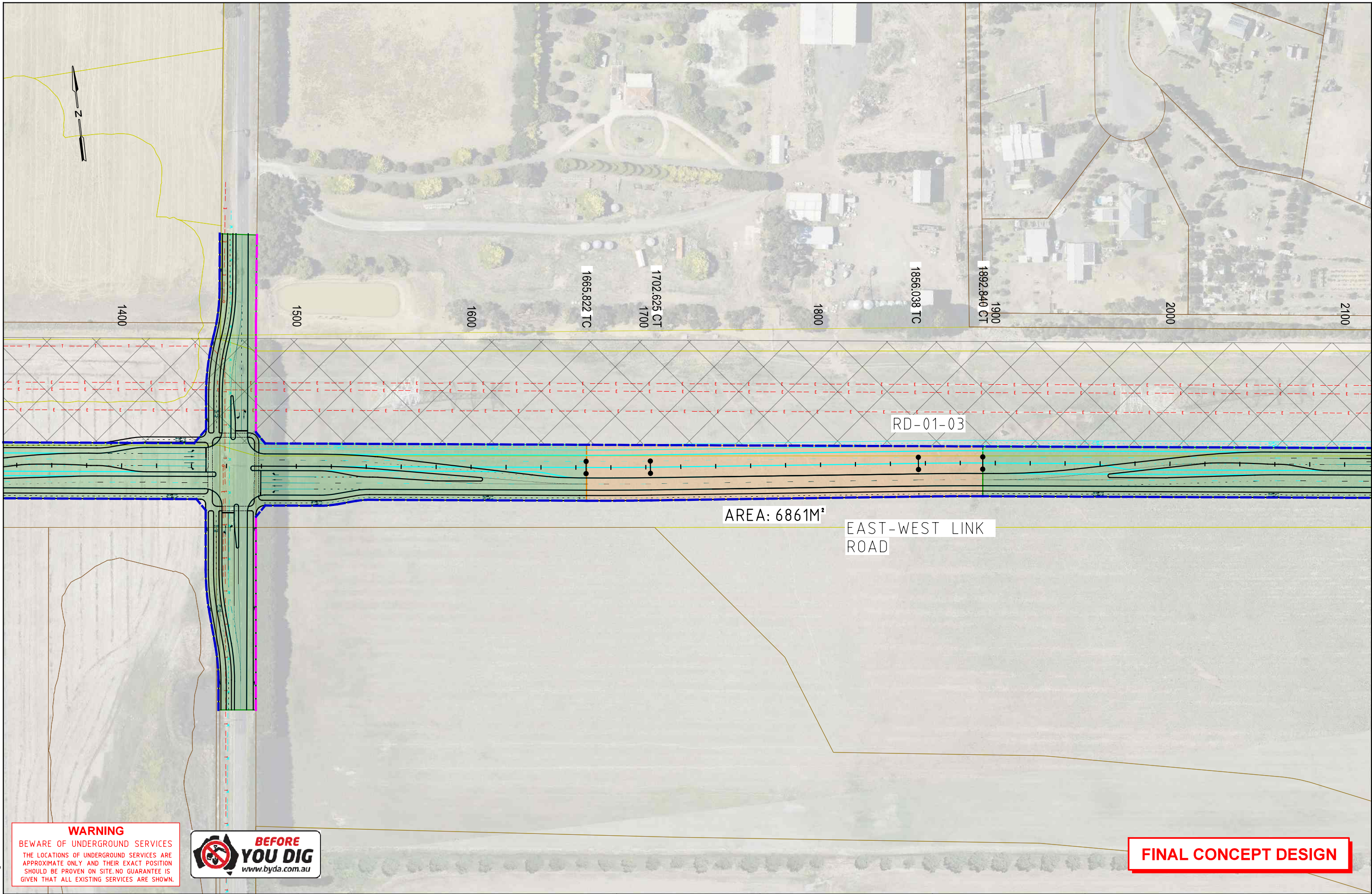
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GENERAL NOTES



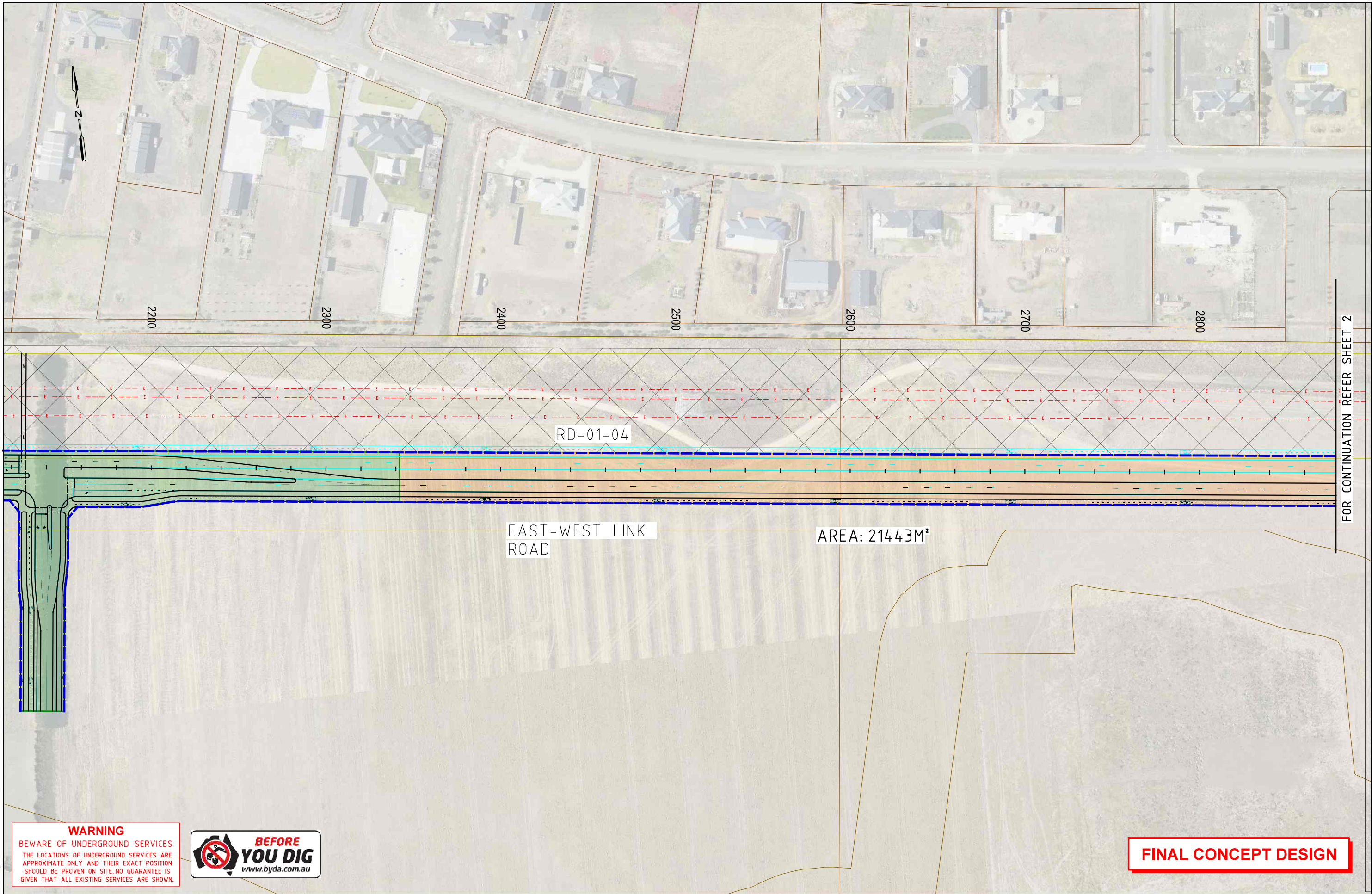
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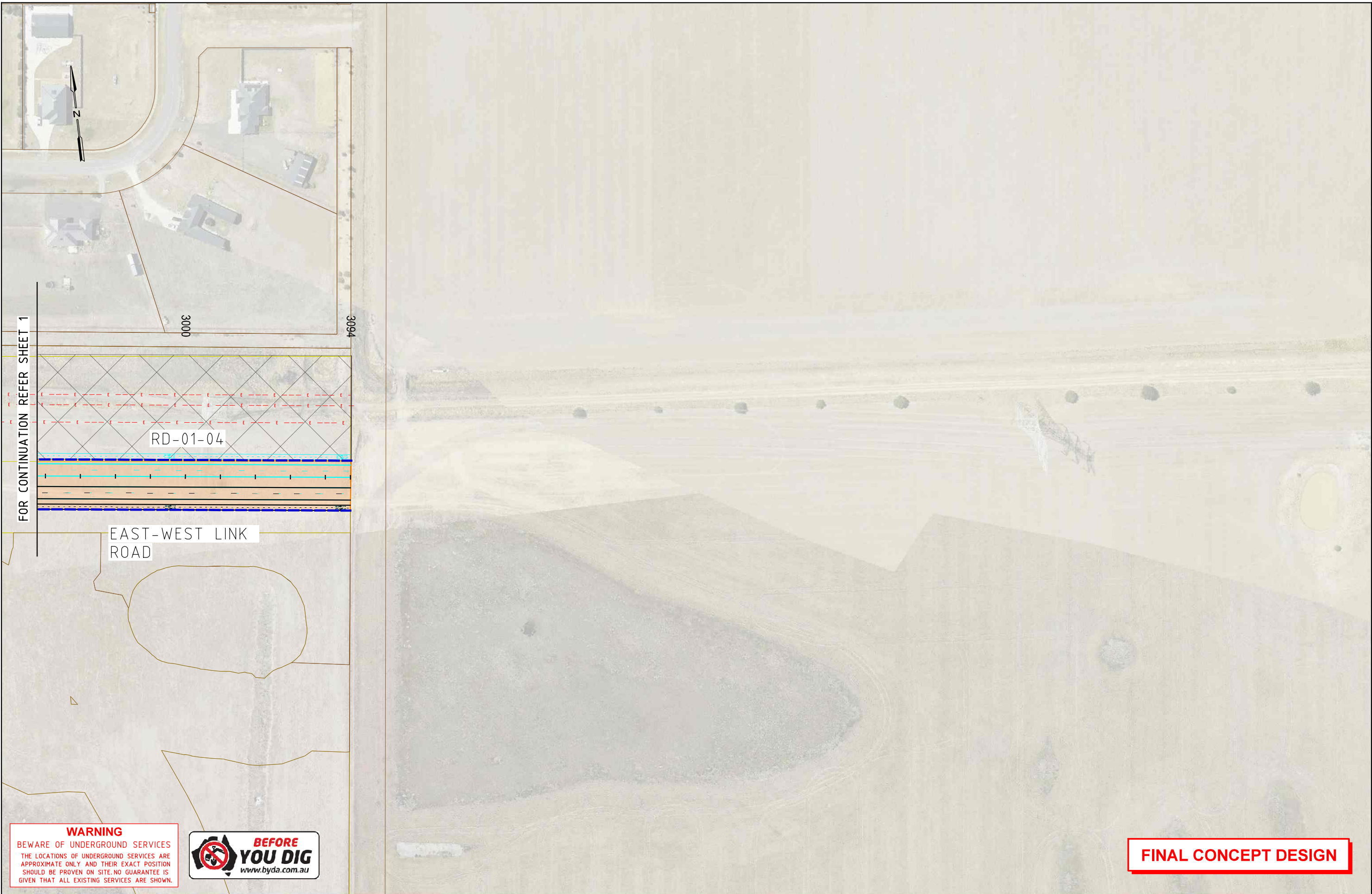


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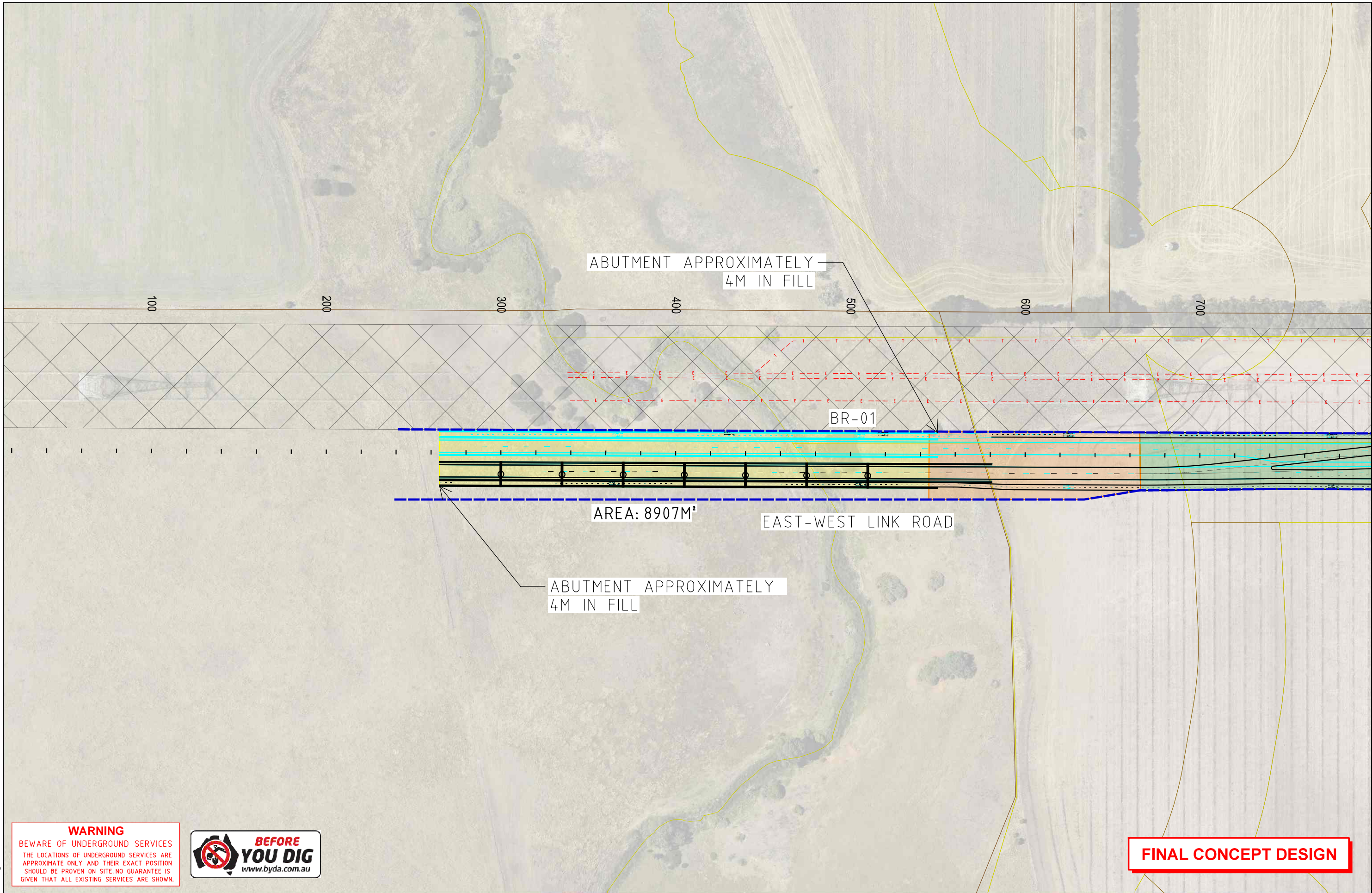
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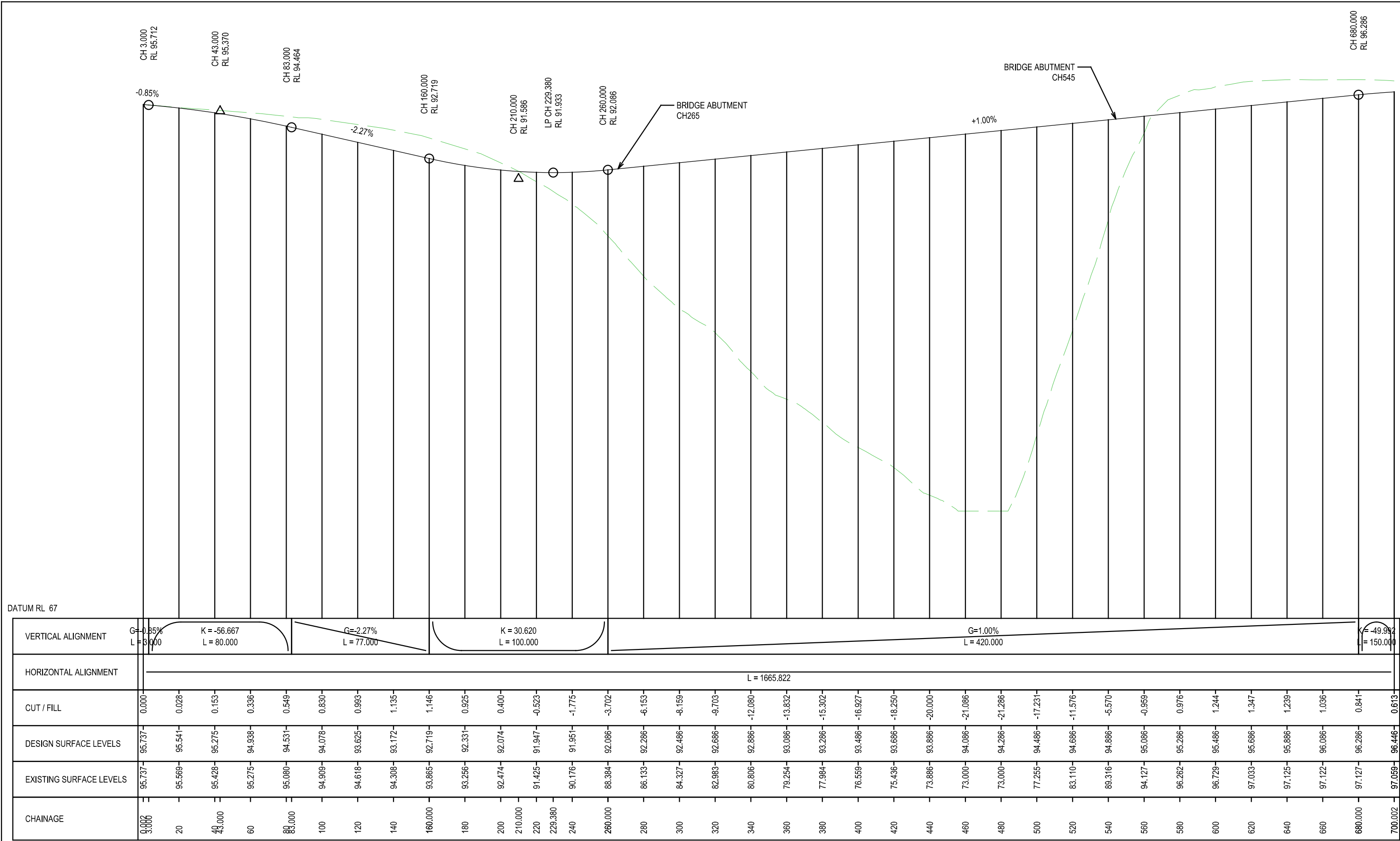
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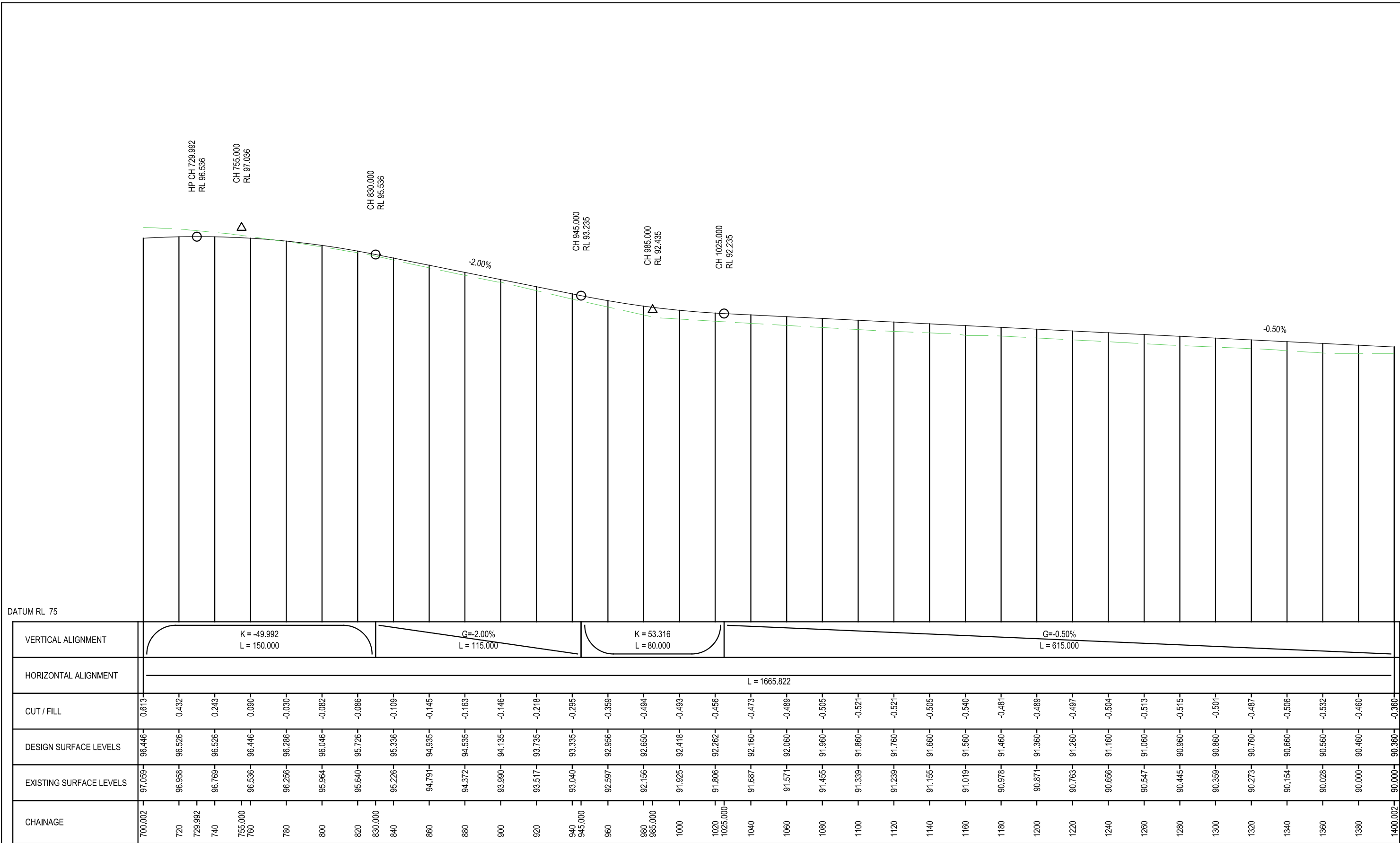
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LONGITUDINAL SECTION MC07

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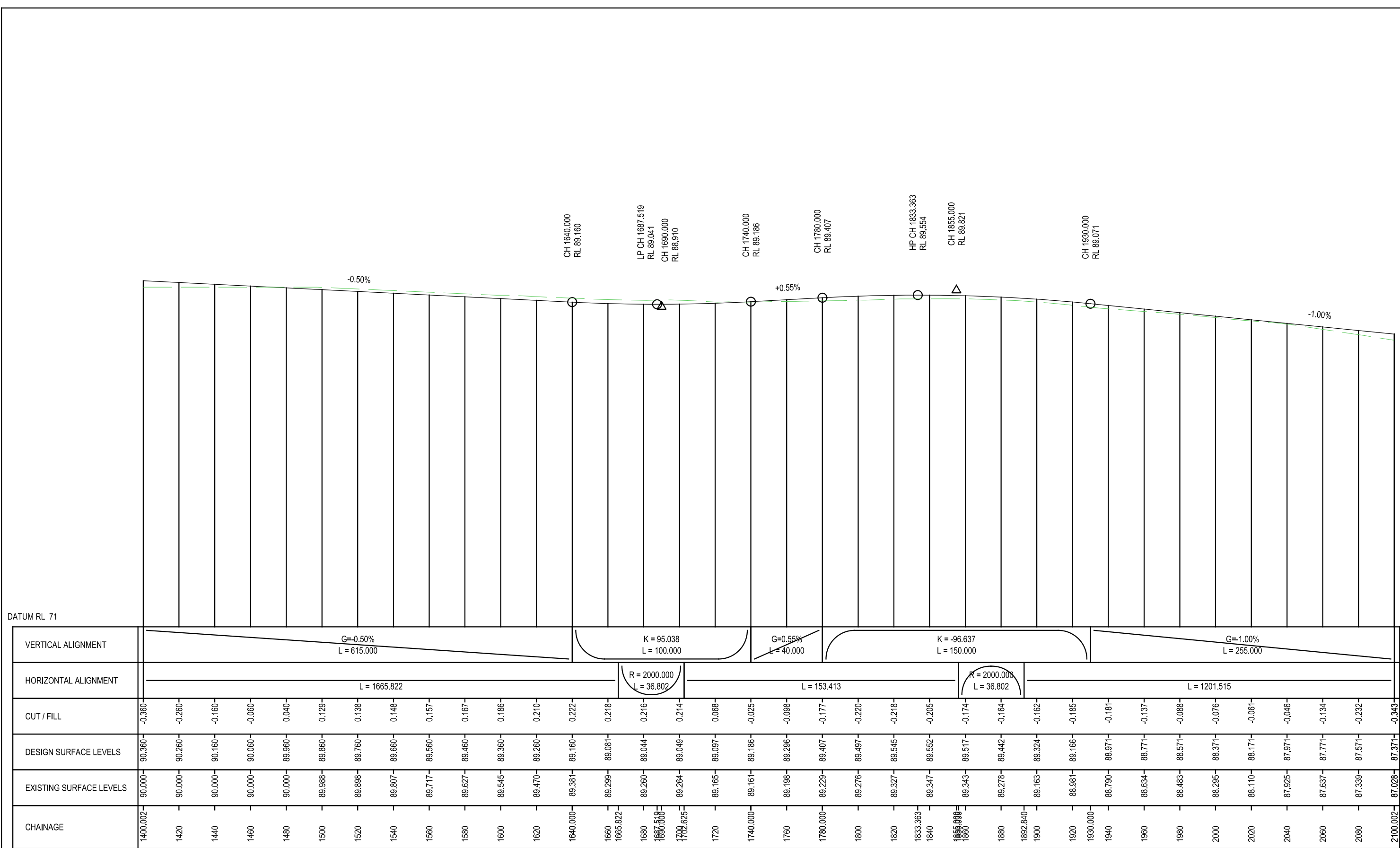
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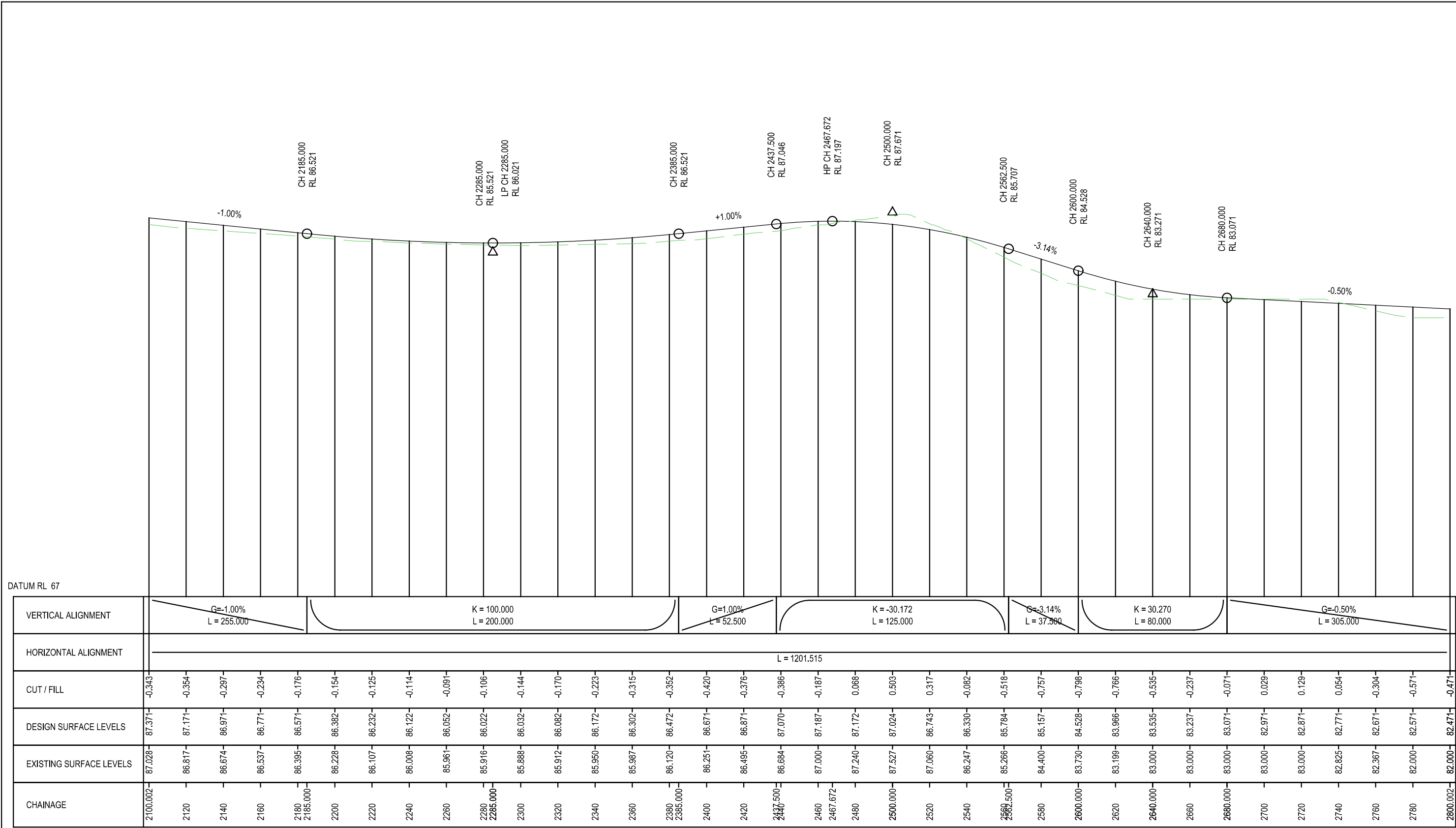
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A	AD	07.03.25	DRAFT CONCEPT DESIGN											
ISSUE	APP'D	DATE	AMENDMENT			CAT: PROJ: FILE: 30043502T--7002.dgn		SCALE OF METRES HOR 0 10 20 VER 0 2 4		FILE NO. 30043502T	CONTRACT NO. -	SHEET NO. 18	DRAWING NO. -7002	ISSUE D



LONGITUDINAL SECTION MC07

FINAL CONCEPT DESIGN

				GENERAL NOTES		DESIGNED M CHRISTIE			<div>BANNOCKBURN SOUTH EAST PSP</div> <div>VICTORIAN PLANNING AUTHORITY</div> <div>LONG SECTION</div> <div>MC01 SHEET 03</div>				
D	AD	04.07.25	FINAL CONCEPT DESIGN			APPROVED A DONATO							
C	AD	26.05.25	FINAL CONCEPT DESIGN										
B	AD	30.04.25	FINAL CONCEPT DESIGN										
A	AD	07.03.25	DRAFT CONCEPT DESIGN										
ISSUE	APP'D	DATE	AMENDMENT			CAT: PROJ: FILE: 30043502T--7003.dgn		<div>SCALE OF METRES</div> <div>HOR 0 10 20</div> <div>VER 0 2 4</div>	FILE NO. 30043502T	CONTRACT NO. -	SHEET NO. 19	DRAWING NO. -7003	ISSUE D

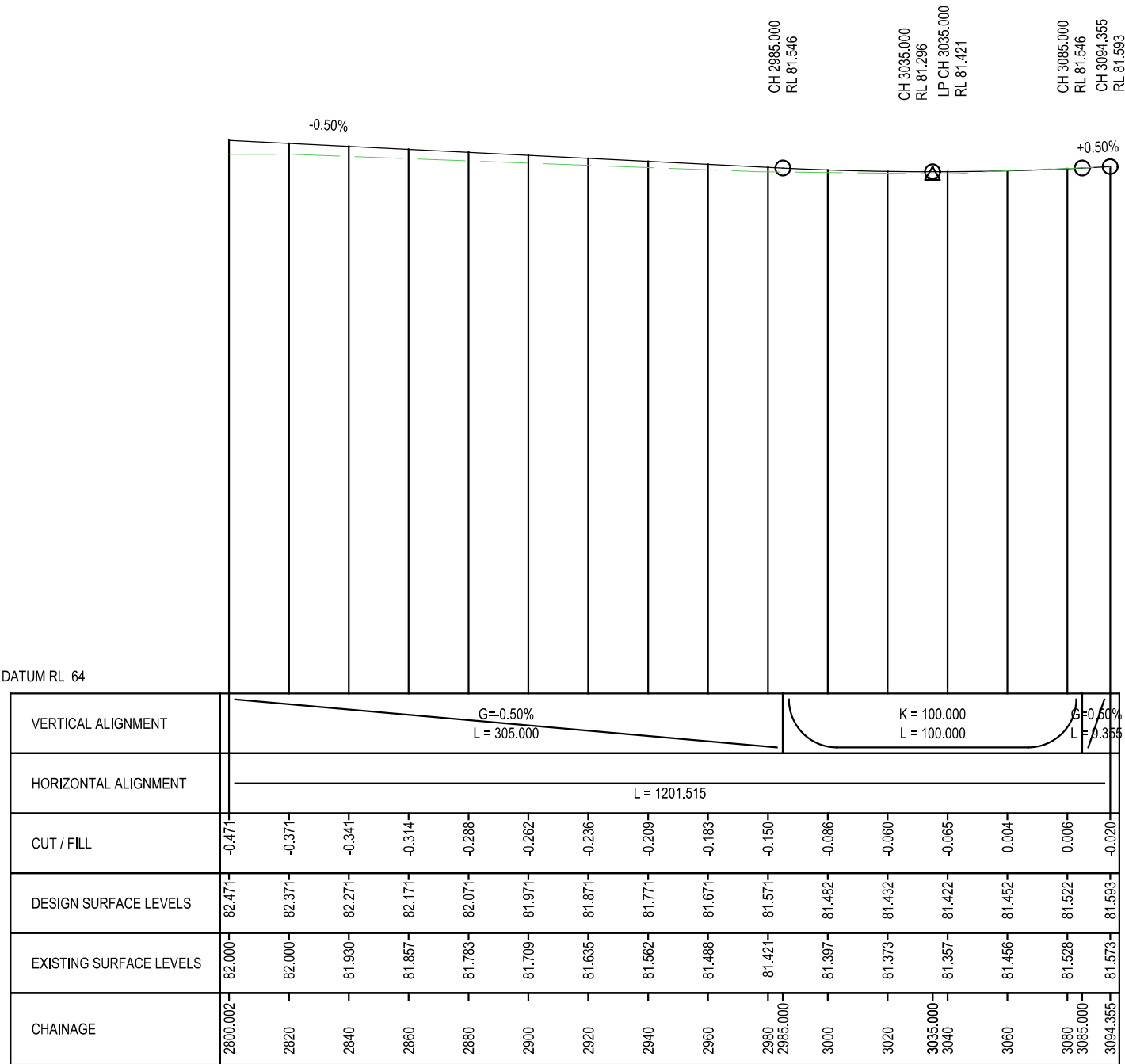


LONGITUDINAL SECTION MC07

FINAL CONCEPT DESIGN

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D	AD	04.07.25	FINAL CONCEPT DESIGN			APPROVED A DONATO								
C	AD	26.05.25	FINAL CONCEPT DESIGN											
B	AD	30.04.25	FINAL CONCEPT DESIGN											
A	AD	07.03.25	DRAFT CONCEPT DESIGN											
ISSUE	APP'D	DATE	AMENDMENT			CAT: PROJ: FILE: 30043502T--7004.dgn		SCALE OF METRES HOR 0 10 20 VER 0 2 4		FILE NO. 30043502T	CONTRACT NO. -	SHEET NO. 20	DRAWING NO. -7004	ISSUE D

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LONGITUDINAL SECTION MC07

FINAL CONCEPT DESIGN

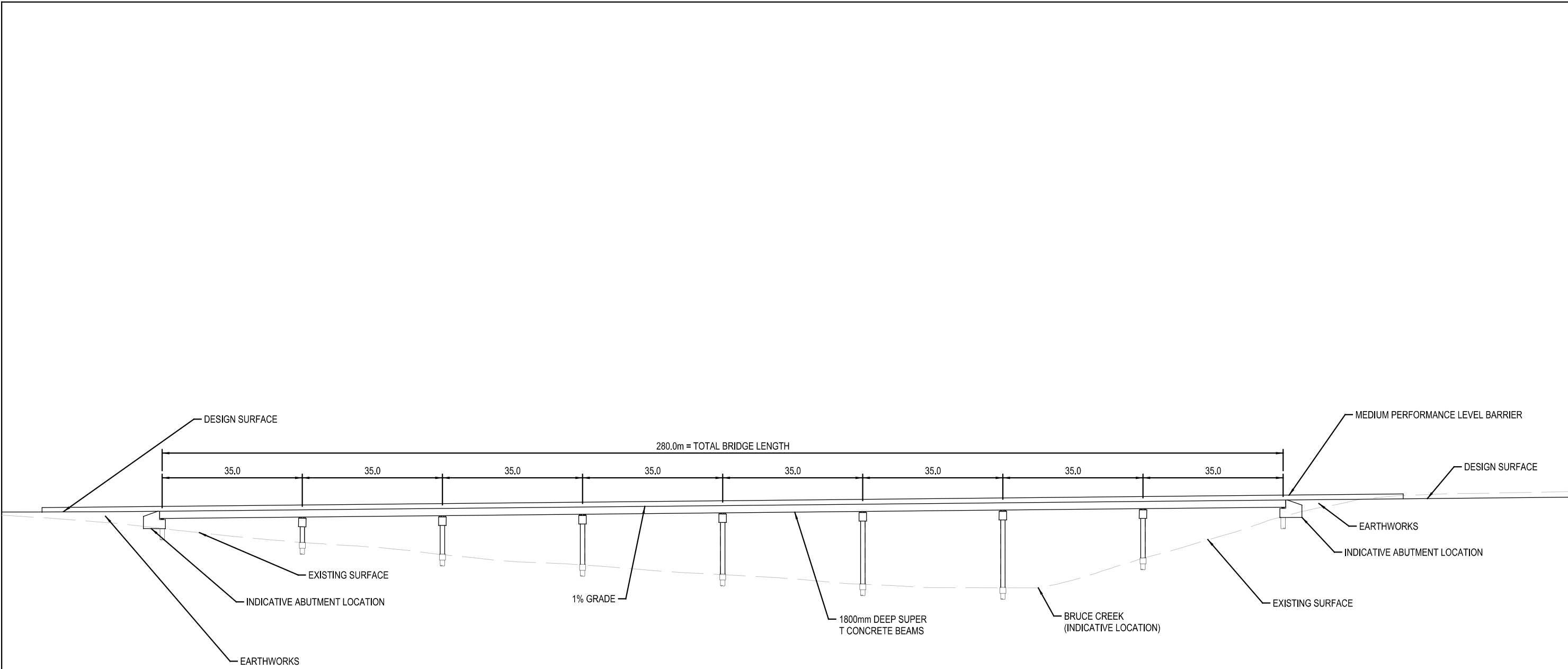
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C	AD	26.05.25	FINAL CONCEPT DESIGN											
B	AD	30.04.25	FINAL CONCEPT DESIGN											
A	AD	07.03.25	DRAFT CONCEPT DESIGN											
ISSUE	APP'D	DATE	AMENDMENT			CAT: PROJ: FILE: 30043502T--7005.dgn		SCALE OF METRES HOR 0 10 20 VER 0 2 4		FILE NO. 30043502T	CONTRACT NO. -	SHEET NO. 21	DRAWING NO. -7005	ISSUE D

ARTERIAL ROAD			
PAVEMENT TYPE 1: NEW DEEP STRENGTH ASPHALT PAVEMENT (INDICATIVE)			
PAVEMENT LAYER		LAYER THICKNESS (mm)	MATERIAL
A	WEARING COURSE	40	SIZE 14mm TYPE V (C320) ASPHALT (INTERSECTION) SIZE 14mm TYPE H (C320) ASPHALT (MIDBLOCK)
B	INTERMEDIATE COURSE	75	SIZE 20mm TYPE SI ASPHALT
C	BASE COURSE	75	SIZE 20mm TYPE SI ASPHALT
D	UPPER SUBBASE	180	CEMENT TREATED CRUSHED ROCK (CTCR) (E=500 MPa); OR CEMENT TREATED CRUSHED CONCRETE (CTCC) (E=500 MPa)
E	LOWER SUBBASE	150	CLASS 4 CRUSHED ROCK (E ≥ 150MPa); OR CLASS 4 RECYCLED CRUSHED CONCRETE (E ≥ 150MPa)
F	CAPPING LAYER (IF REQUIRED)	150	TYPE A CAPPING MATERIAL (CBR ≥ 6%, K ≤ 5E-09M/SEC)
TOTAL DEPTH		670	SUBGRADE DCBR TO BE CONFIRMED

CONNECTOR ROAD			
PAVEMENT TYPE 2: NEW FULL DEPTH ASPHALT PAVEMENT (INDICATIVE)			
PAVEMENT LAYER		LAYER THICKNESS (mm)	MATERIAL
A	WEARING COURSE	40	SIZE 14mm TYPE V (C320) ASPHALT (INTERSECTION) SIZE 14mm TYPE H (C320) ASPHALT (MIDBLOCK)
B	INTERMEDIATE COURSE	60	SIZE 20mm TYPE SI ASPHALT
C	BASE COURSE	60	SIZE 20mm TYPE SI ASPHALT
D	SUBBASE	150	CLASS 4 CRUSHED ROCK (E ≥ 150MPa); OR CLASS 4 RECYCLED CRUSHED CONCRETE (E ≥ 150MPa)
E	CAPPING LAYER (IF REQUIRED)	150	TYPE A CAPPING MATERIAL (CBR ≥ 6%, K ≤ 5E-09M/SEC)
TOTAL DEPTH		590	SUBGRADE DCBR TO BE CONFIRMED

FINAL CONCEPT DESIGN

				GENERAL NOTES		DESIGNED M CHRISTIE			BANNOCKBURN SOUTH EAST PSP VICTORIAN PLANNING AUTHORITY TYPICALS DETAILS PAVEMENT PROFILES					
						APPROVED A DONATO								
C	AD	04.07.25	FINAL CONCEPT DESIGN			CAT:			SCALE OF METRES 	FILE NO.	CONTRACT NO.	SHEET NO.	DRAWING NO.	ISSUE
B	AD	26.05.25	FINAL CONCEPT DESIGN			PROJ:				30043502T	-	22	-8001	C
A	AD	30.04.25	FINAL CONCEPT DESIGN			FILE: 30043502T--8001.dgn								
ISSUE	APP'D	DATE	AMENDMENT											



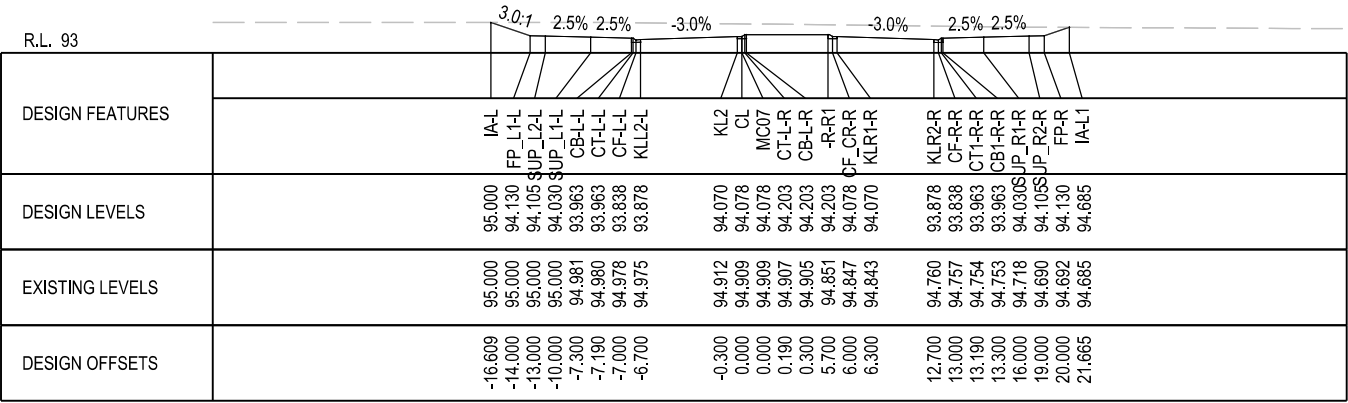
BRIDGE 01 - EAST-WEST LINK ROAD BRUCE CREEK BRIDGE

FINAL CONCEPT DESIGN

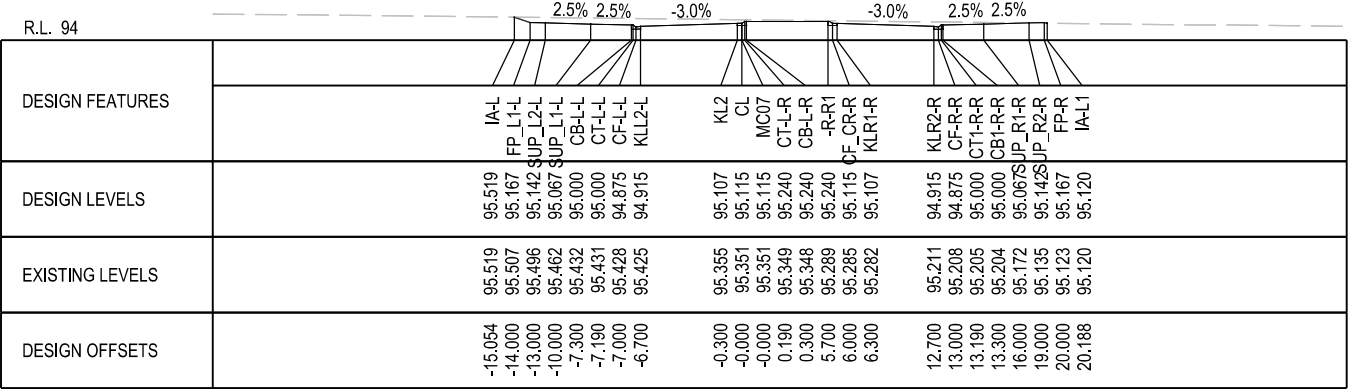
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						APPROVED A DONATO								
						CAT: PROJ: FILE: 30043502T--9001.dgn								SCALE OF METRES HOR 0 10 20 VER
B	AD	04.07.25	FINAL CONCEPT DESIGN						FILE NO. 30043502T		CONTRACT NO. -	SHEET NO. 23	DRAWING NO. -9001	ISSUE B
A	AD	26.05.25	FINAL CONCEPT DESIGN											
ISSUE	APP'D	DATE	AMENDMENT											

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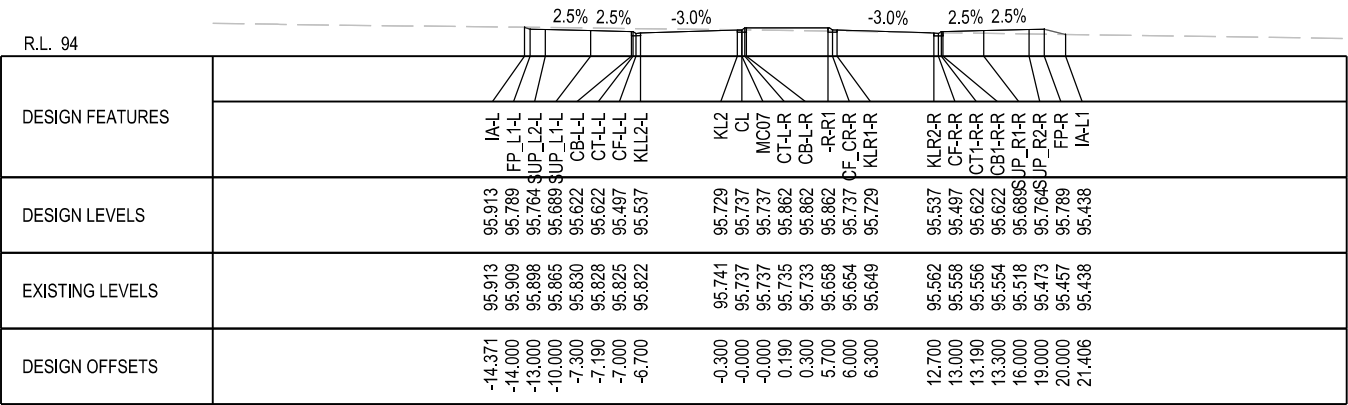
Appendix B Detailed Cross Sections



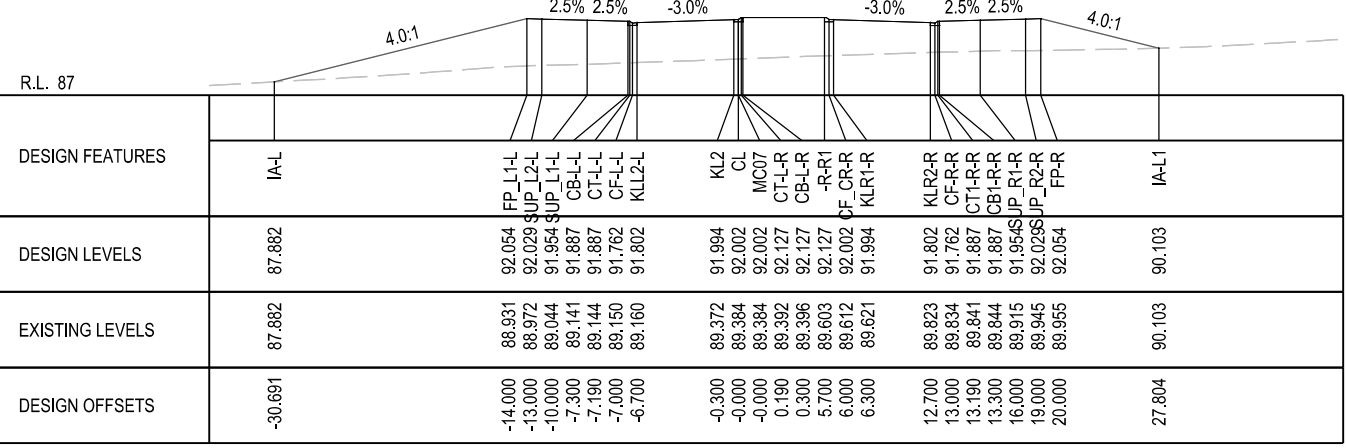
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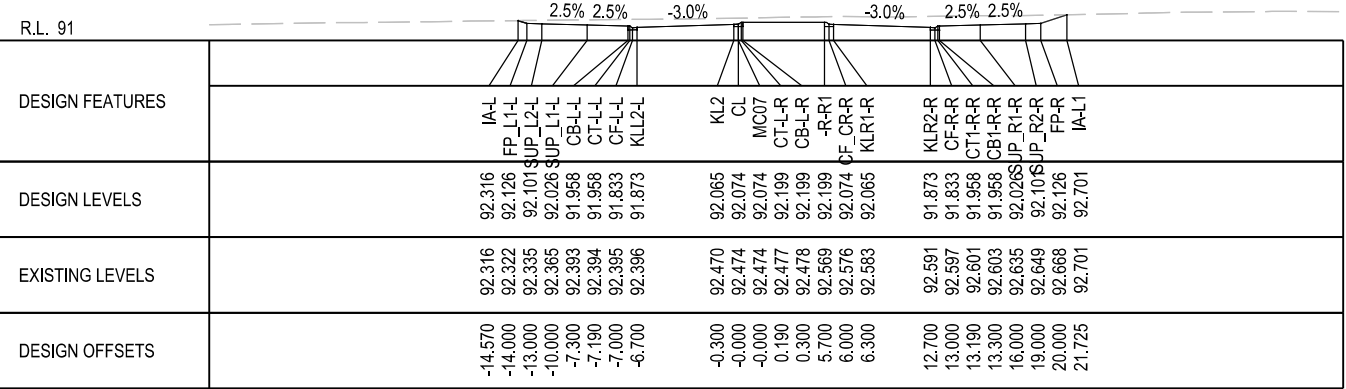
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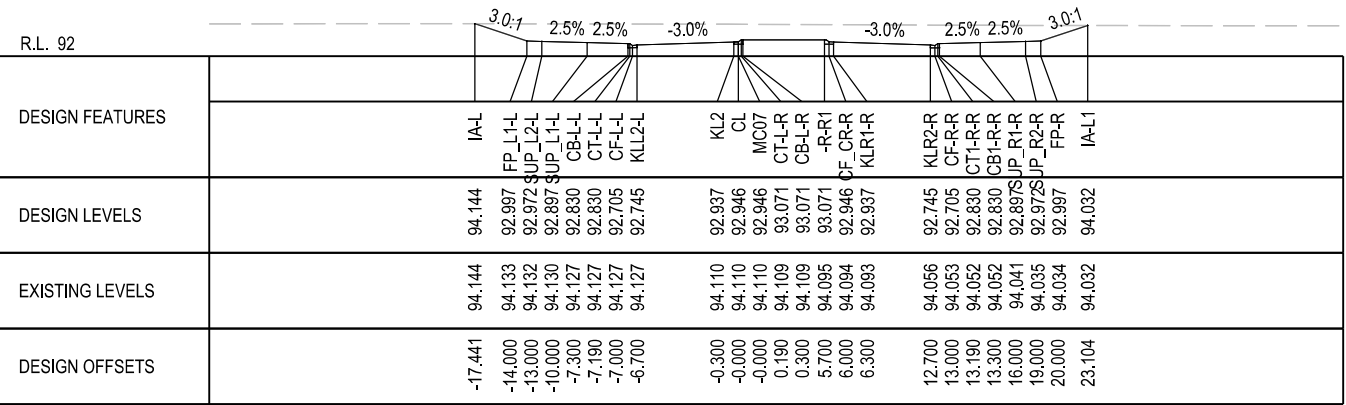
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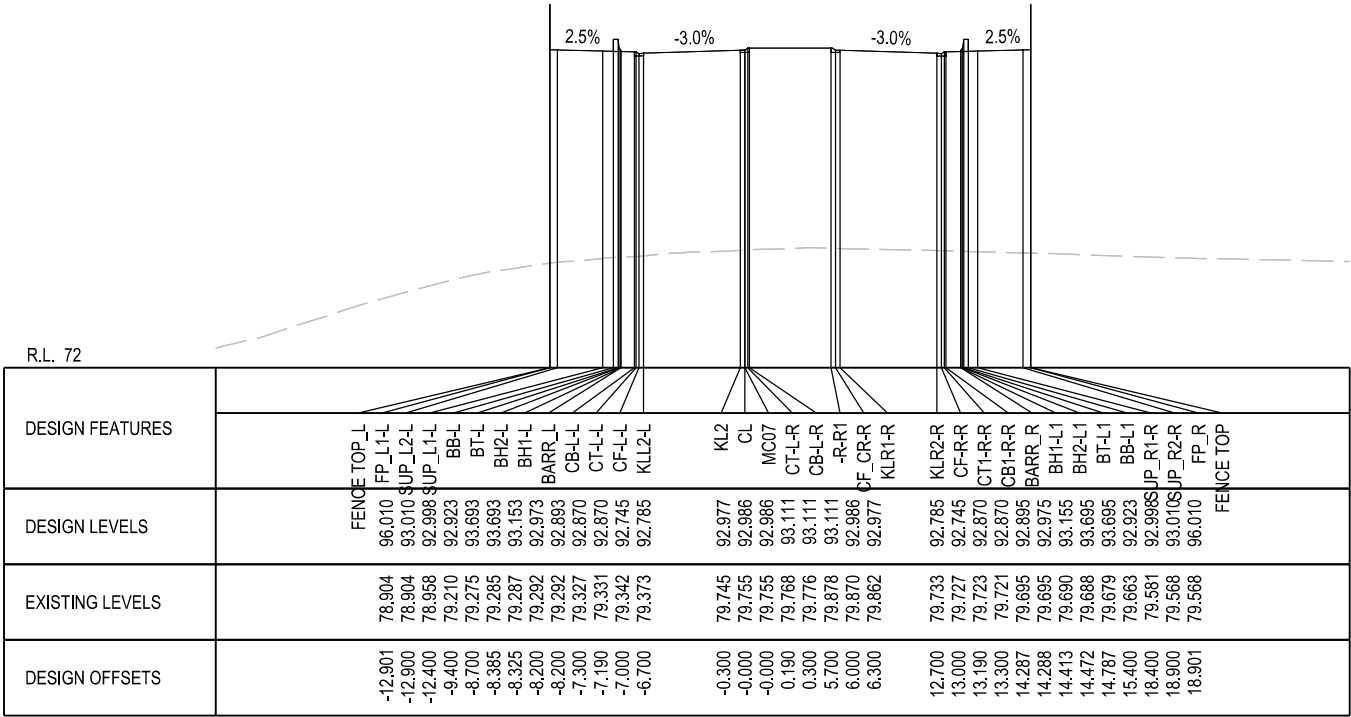
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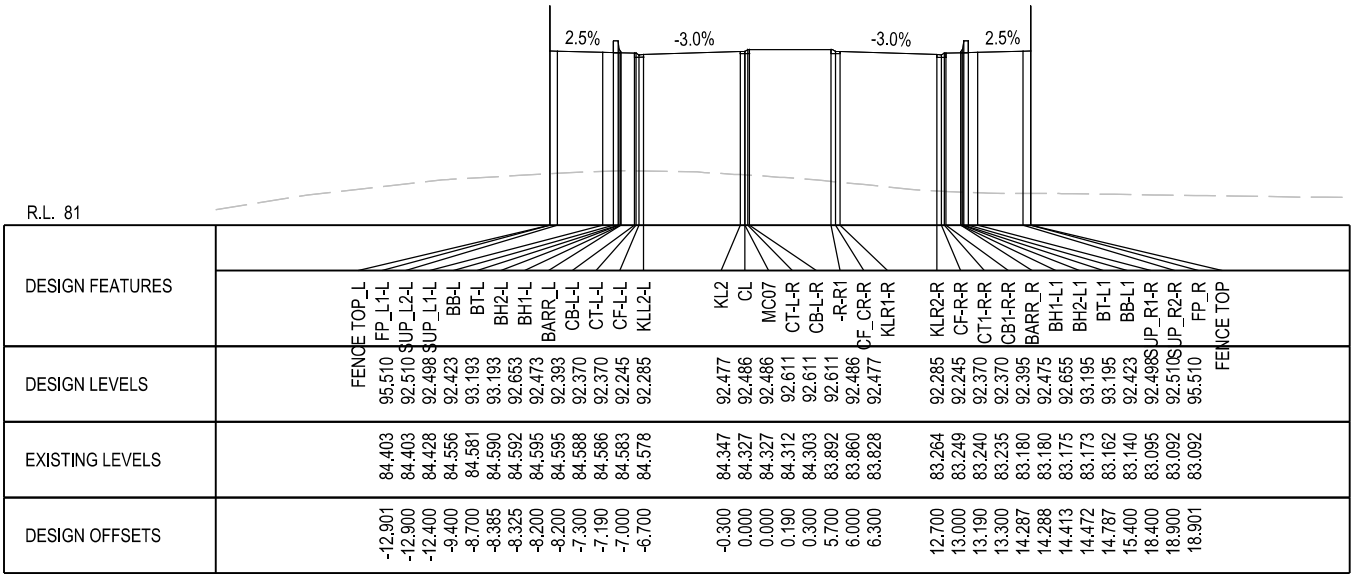
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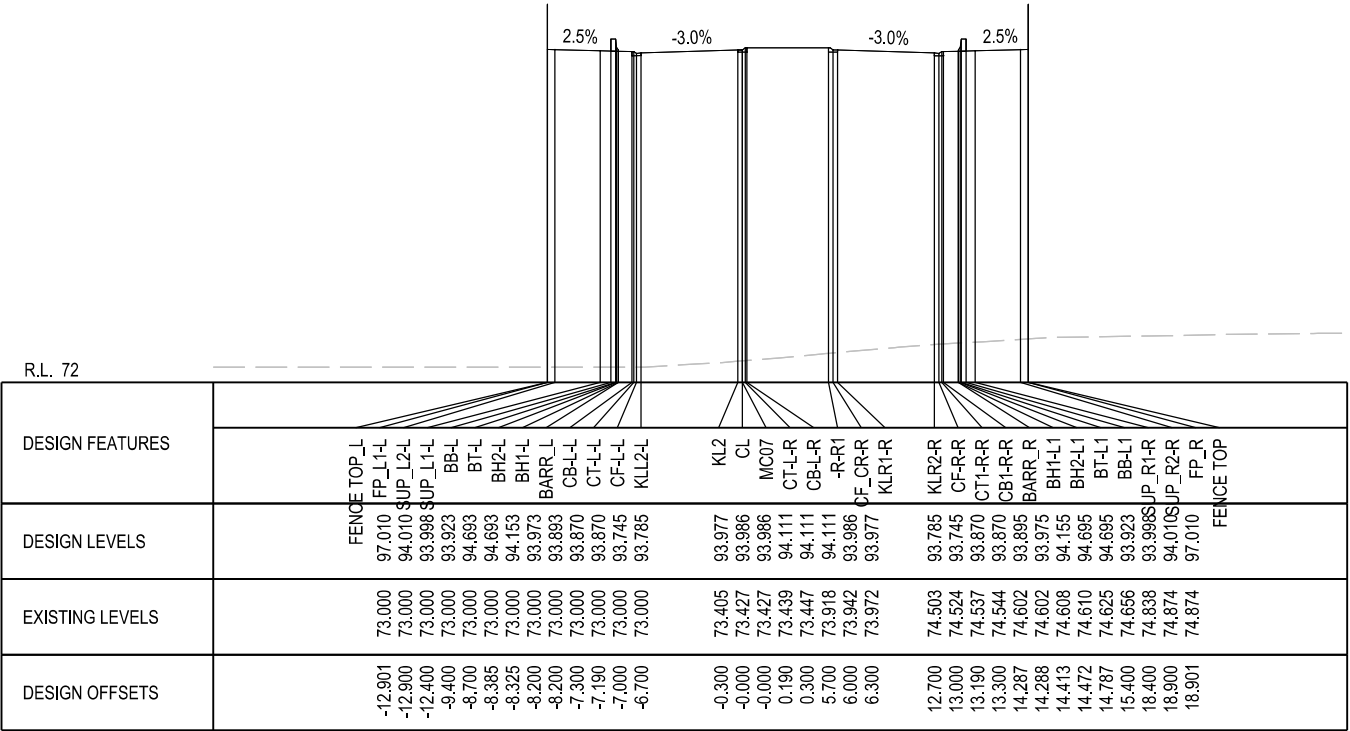
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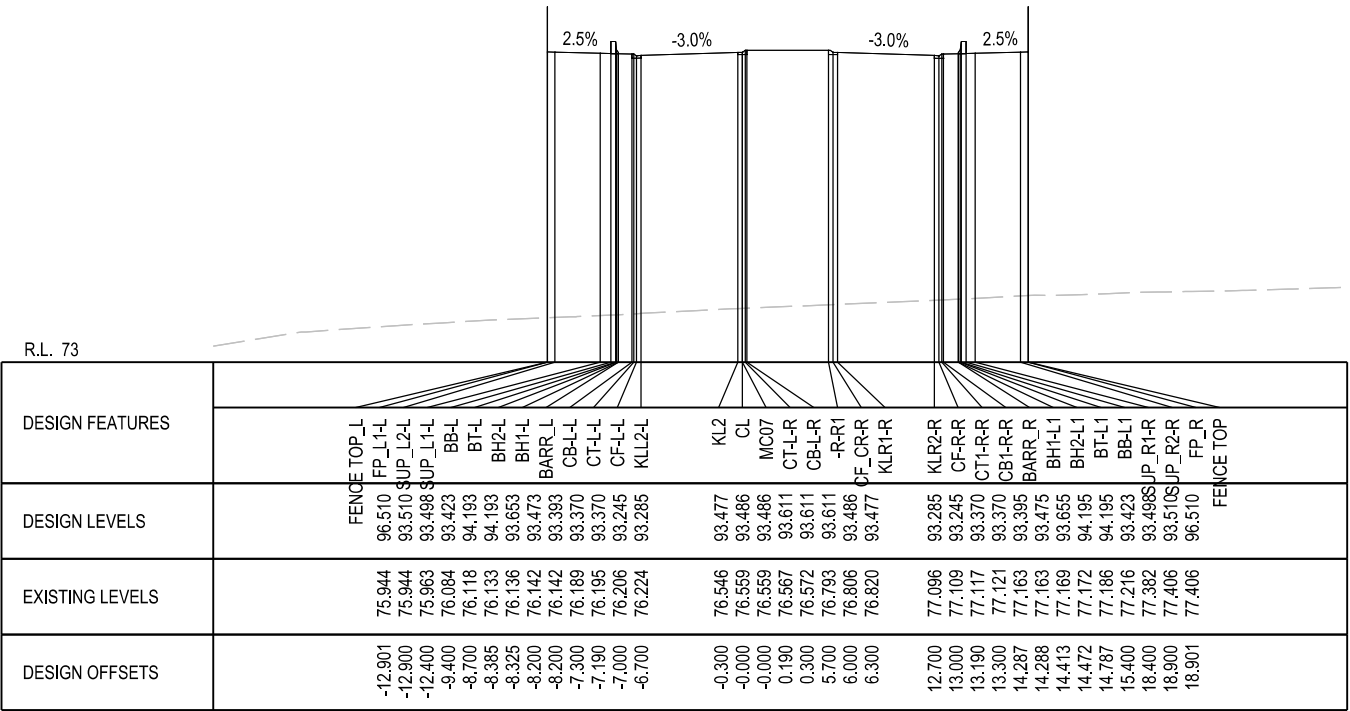
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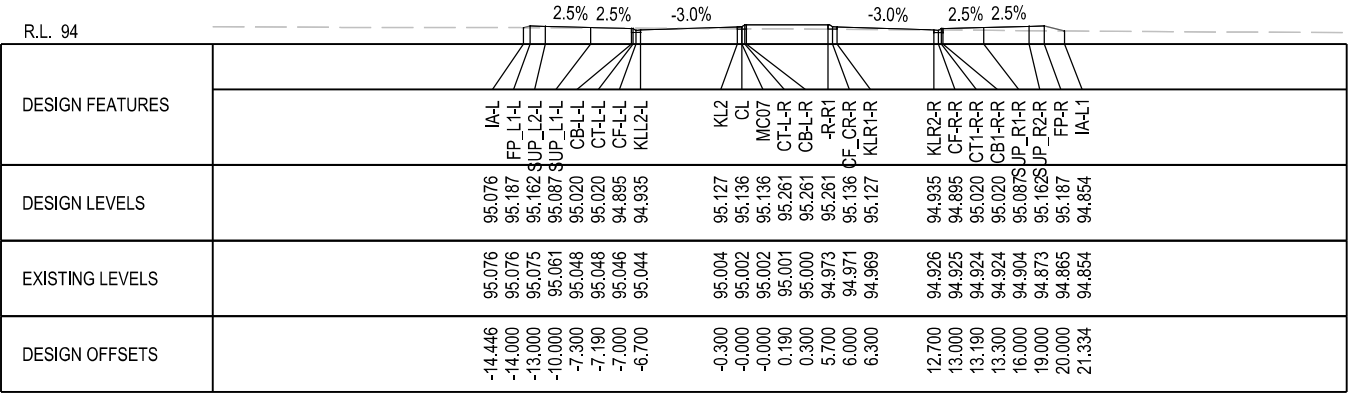
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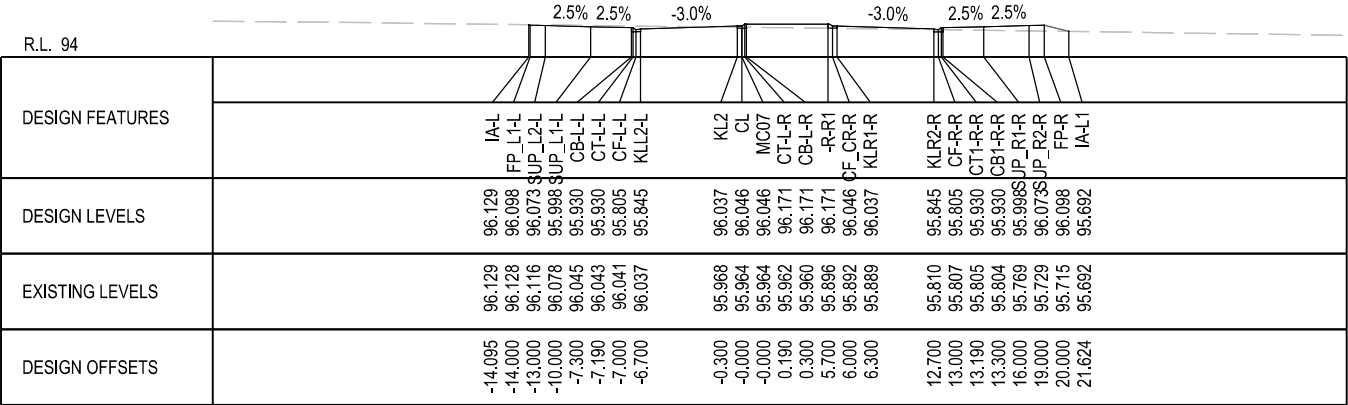
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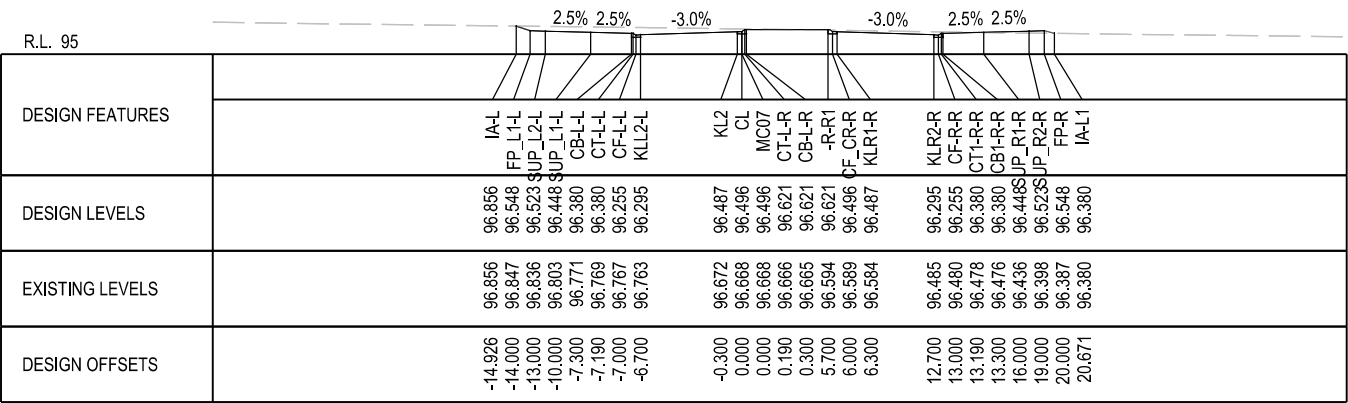
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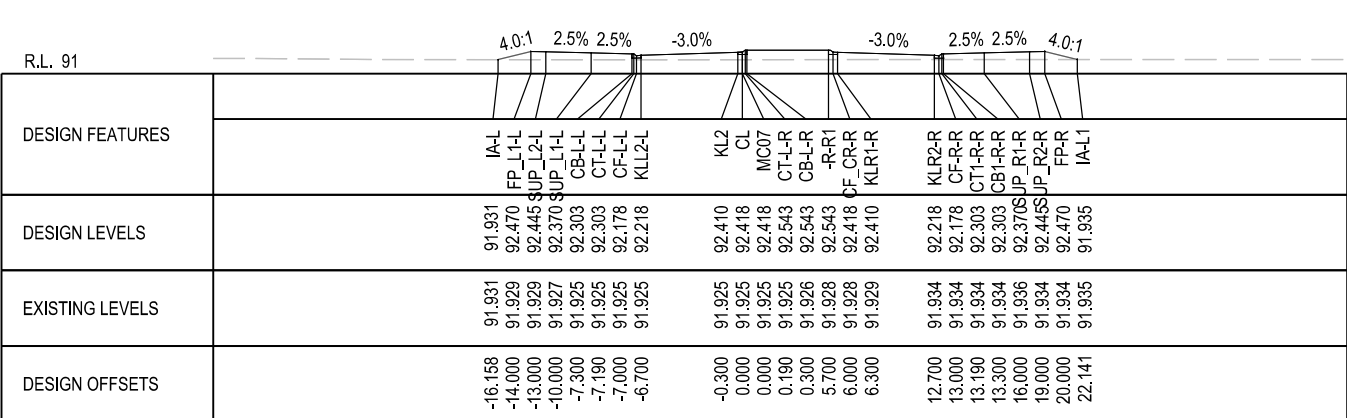
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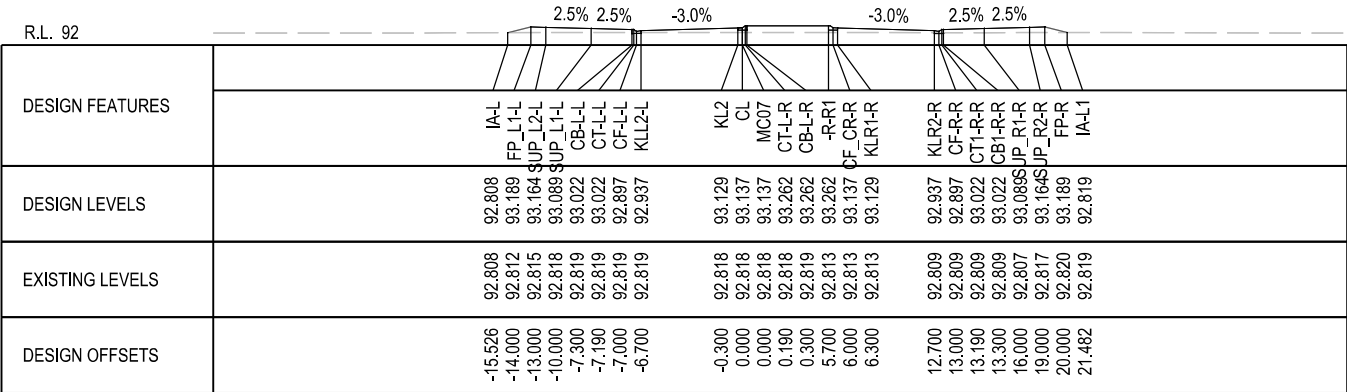
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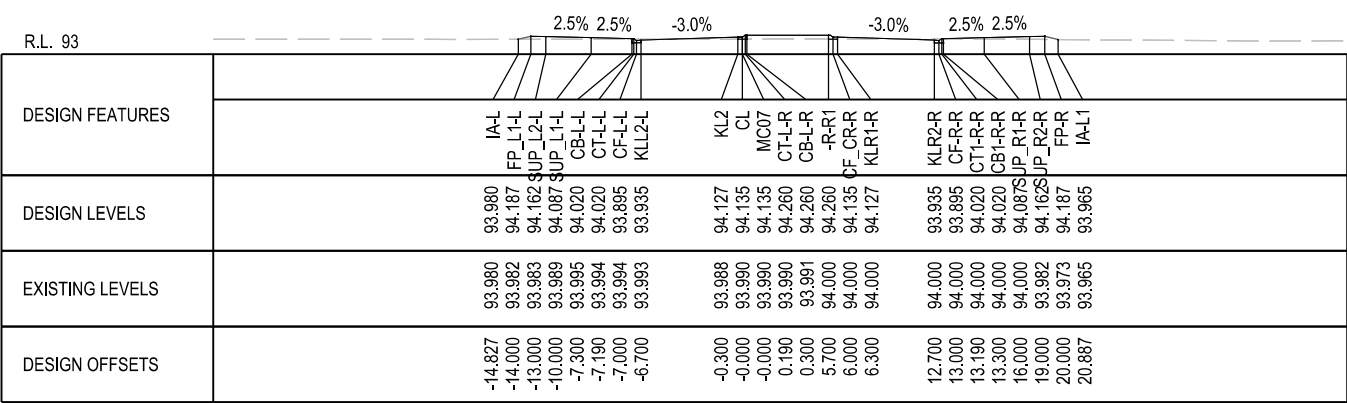
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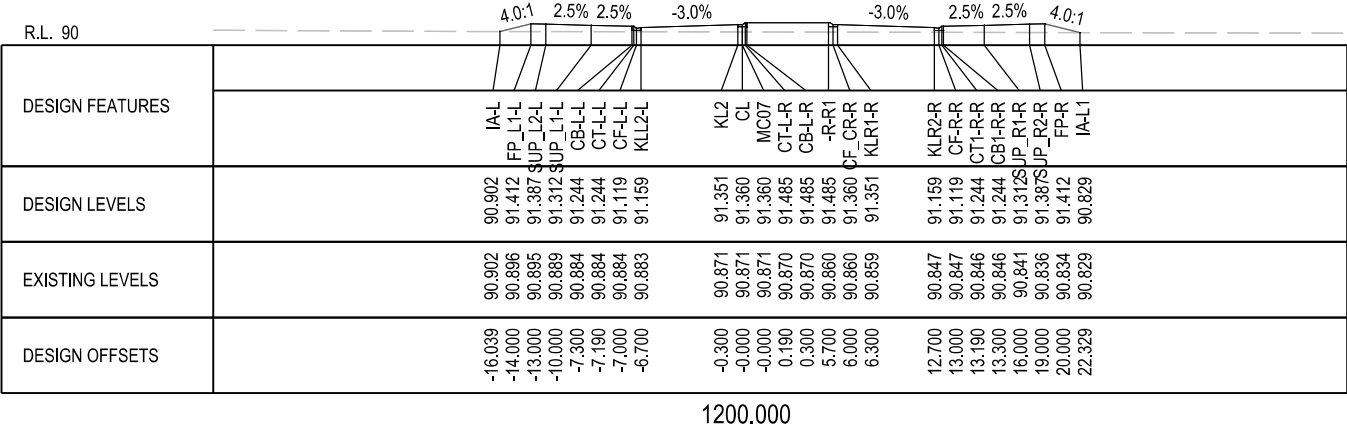
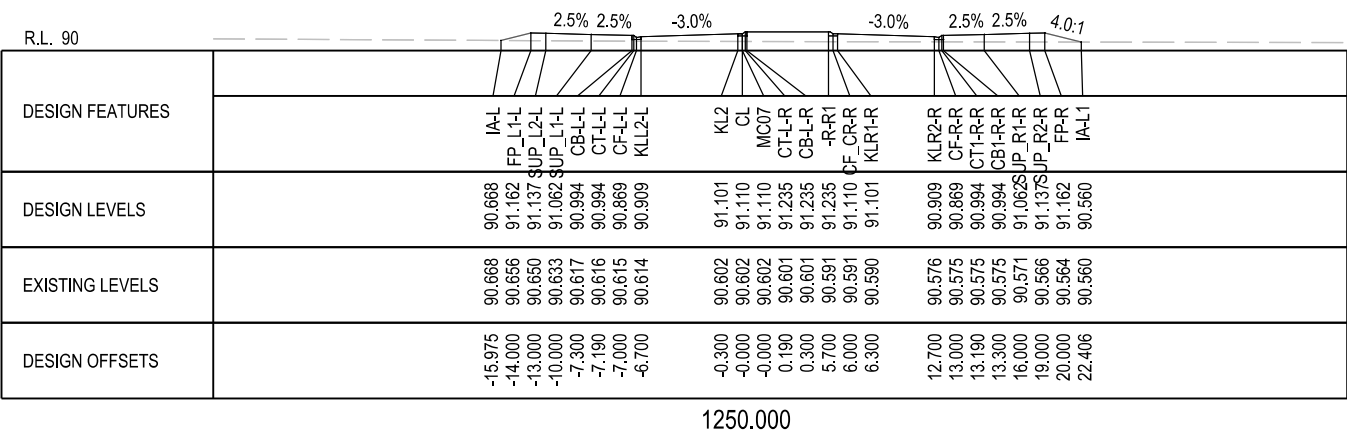
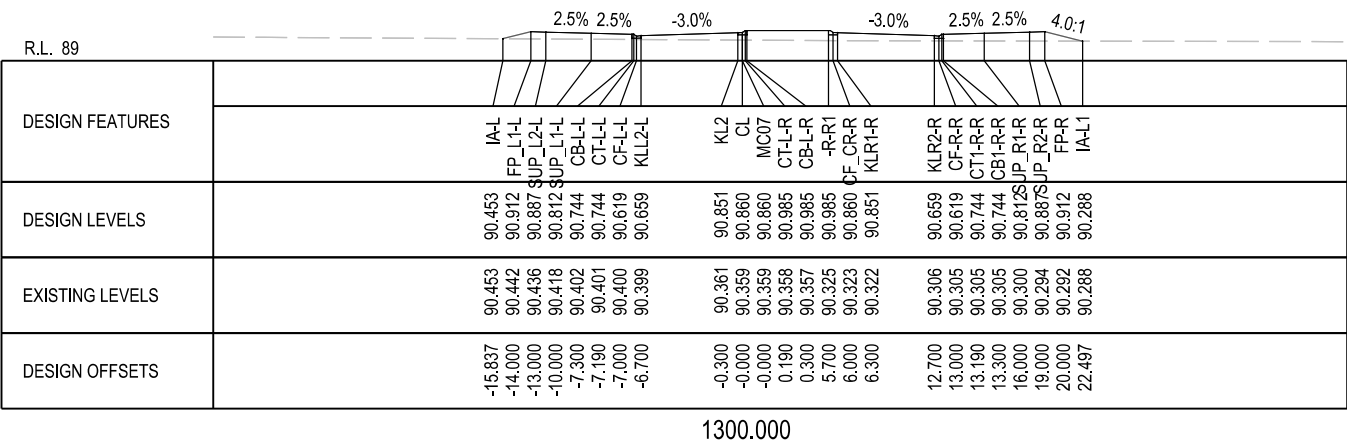
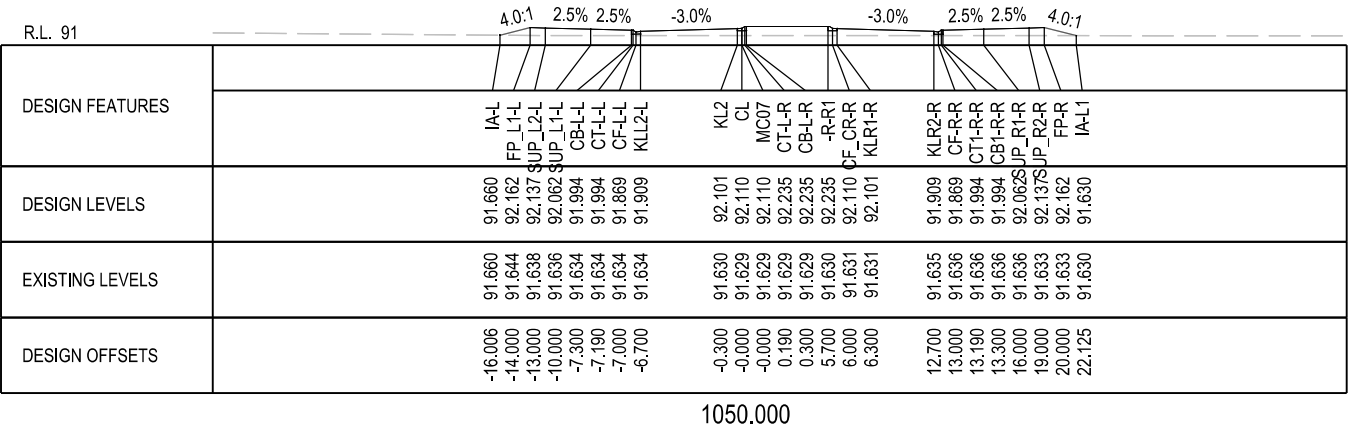
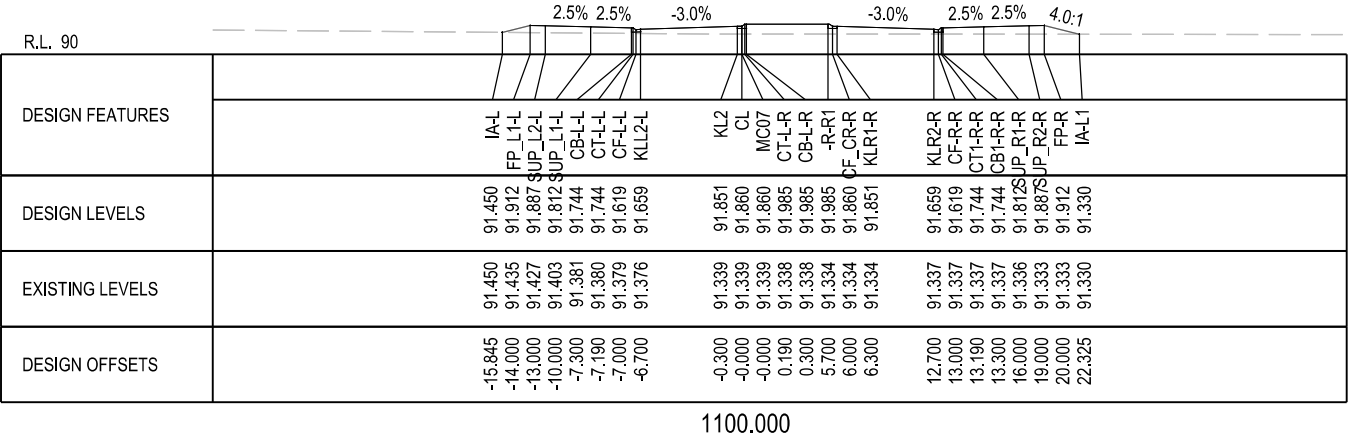
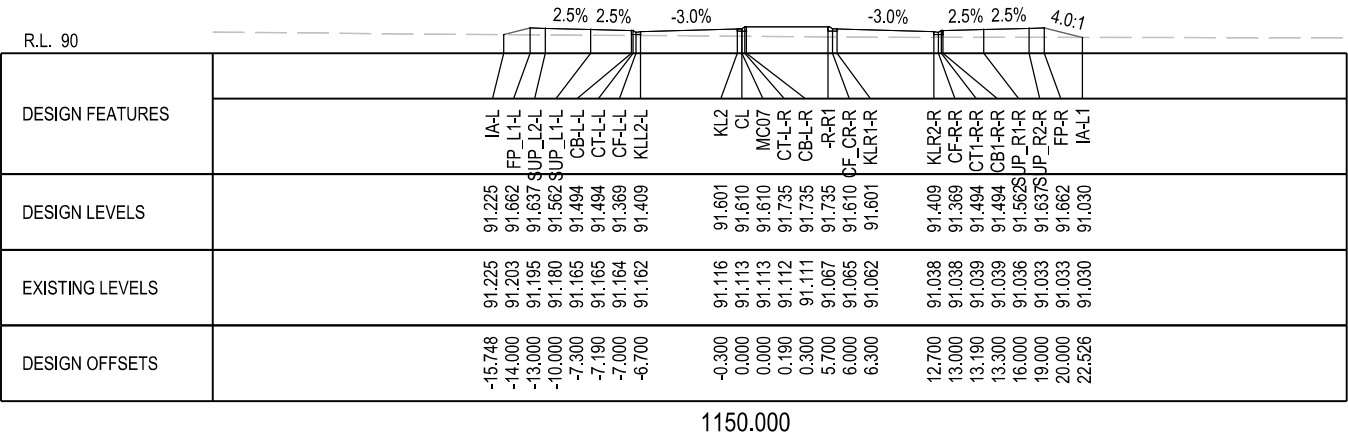
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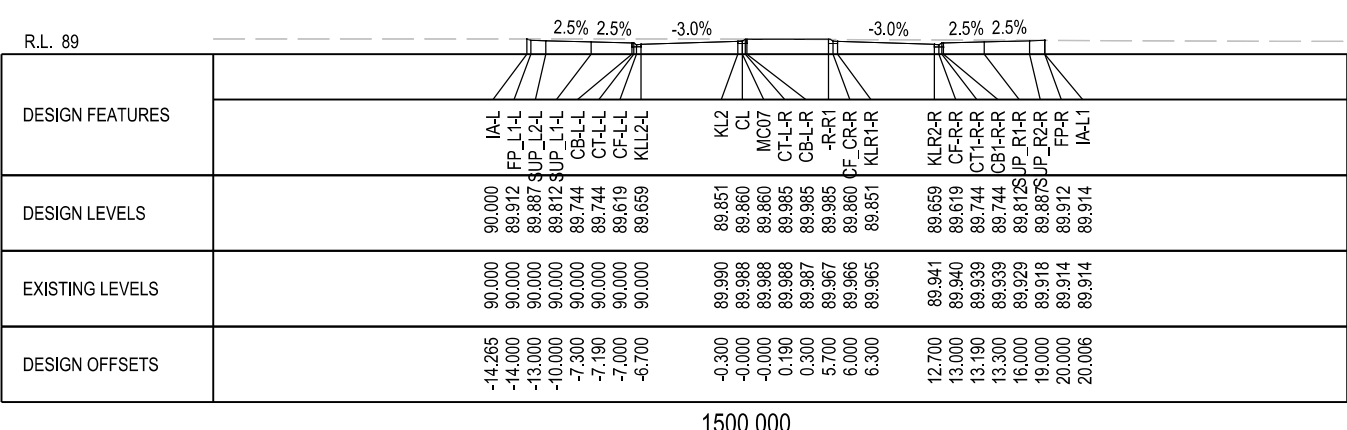
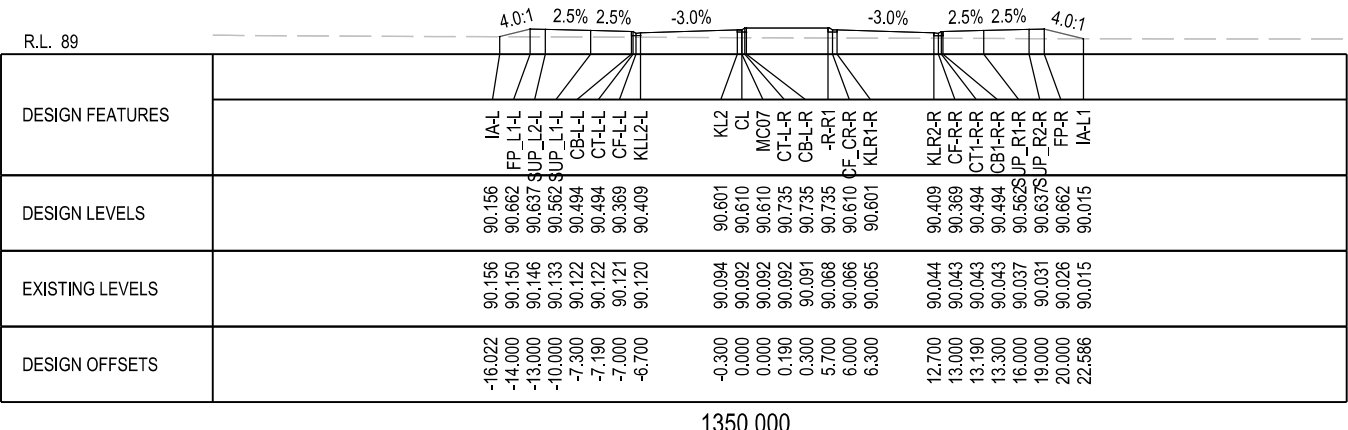
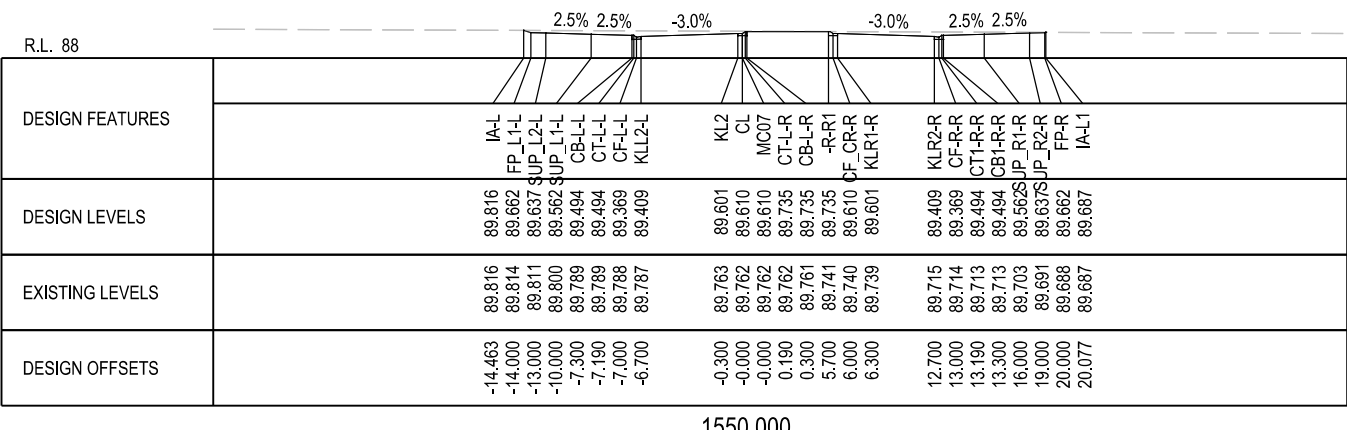
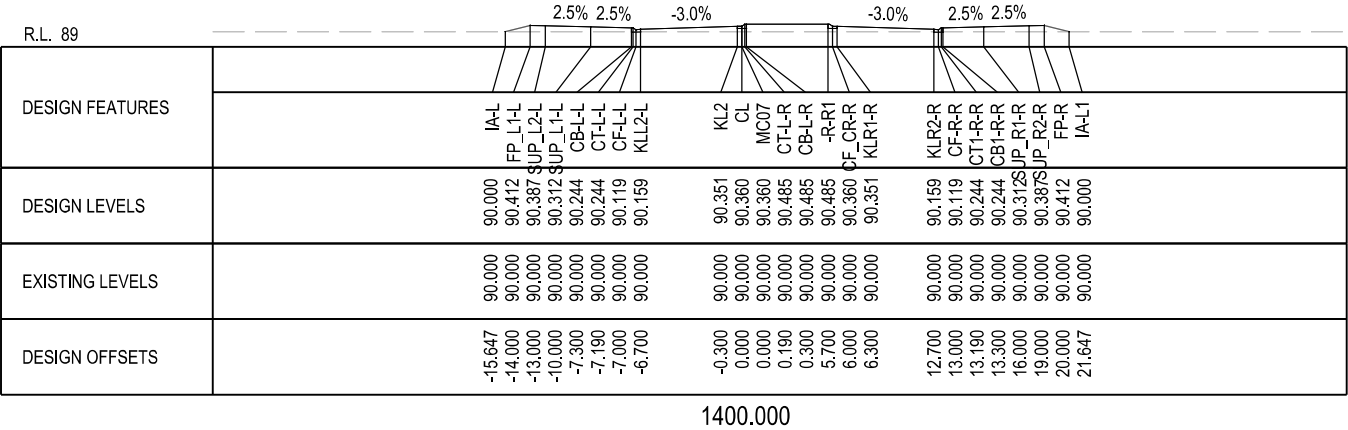
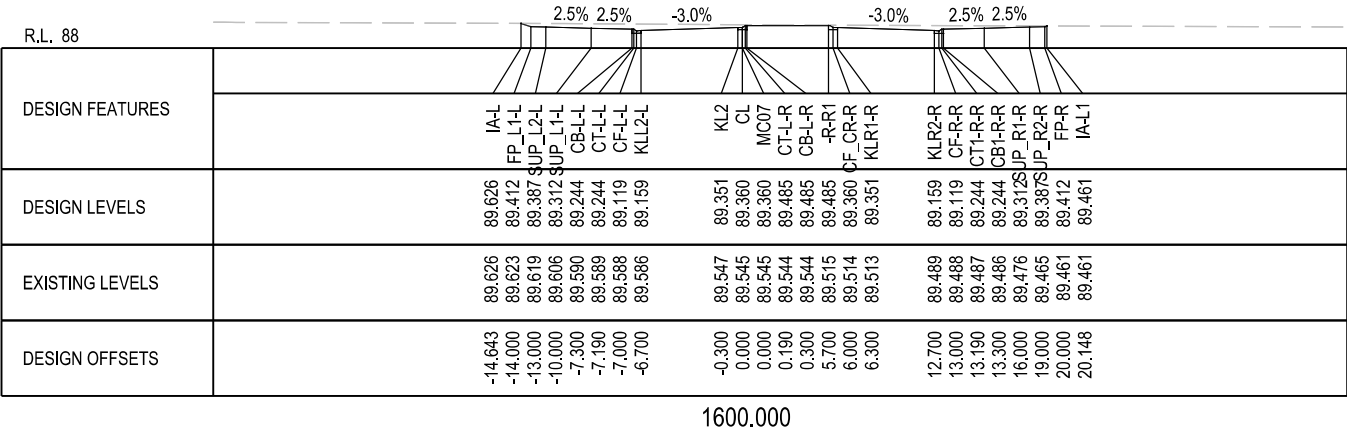
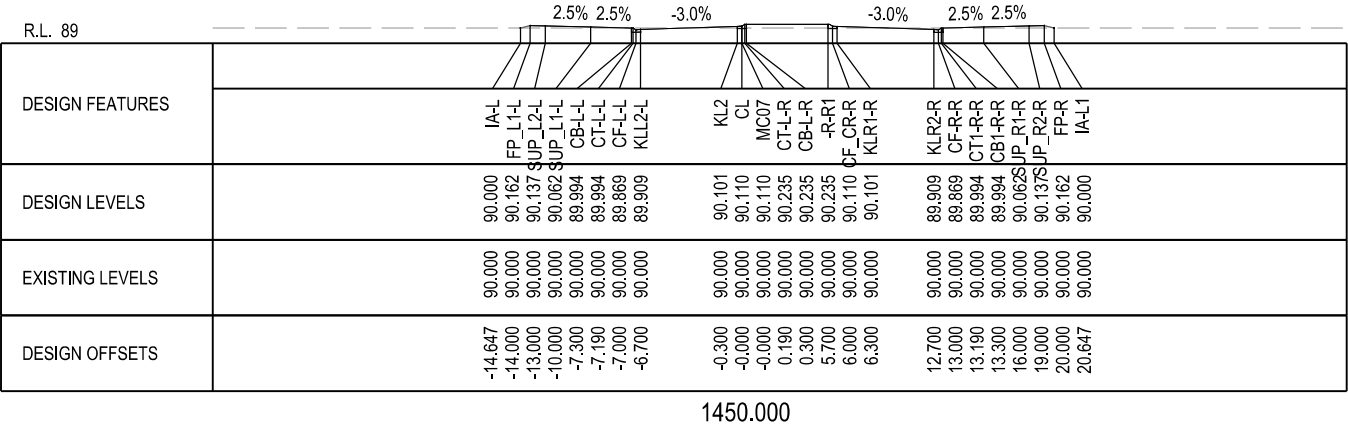


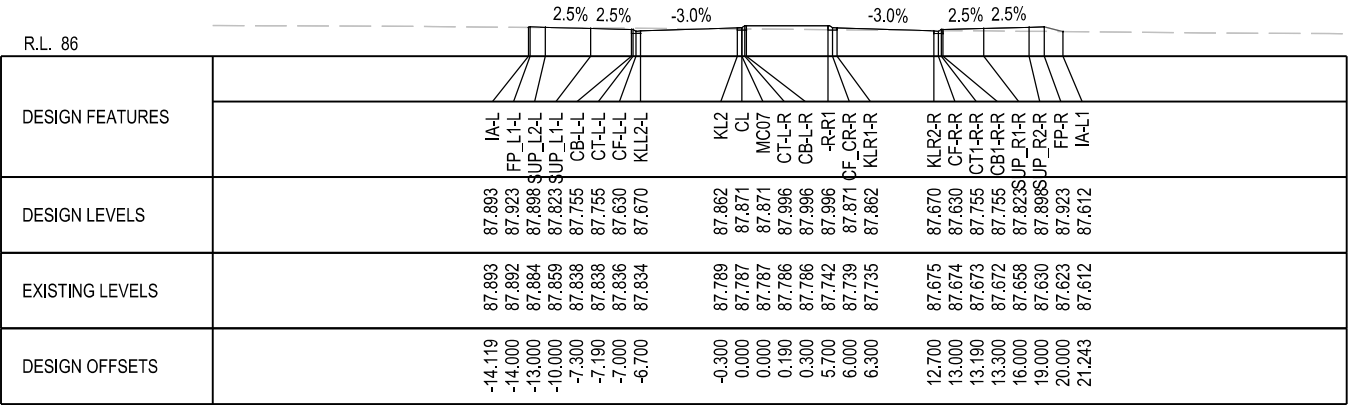
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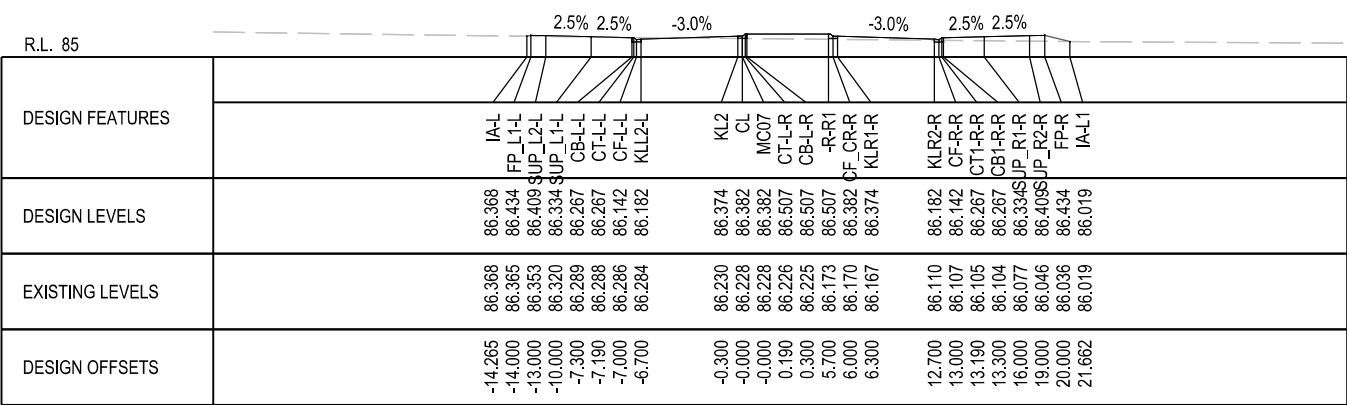
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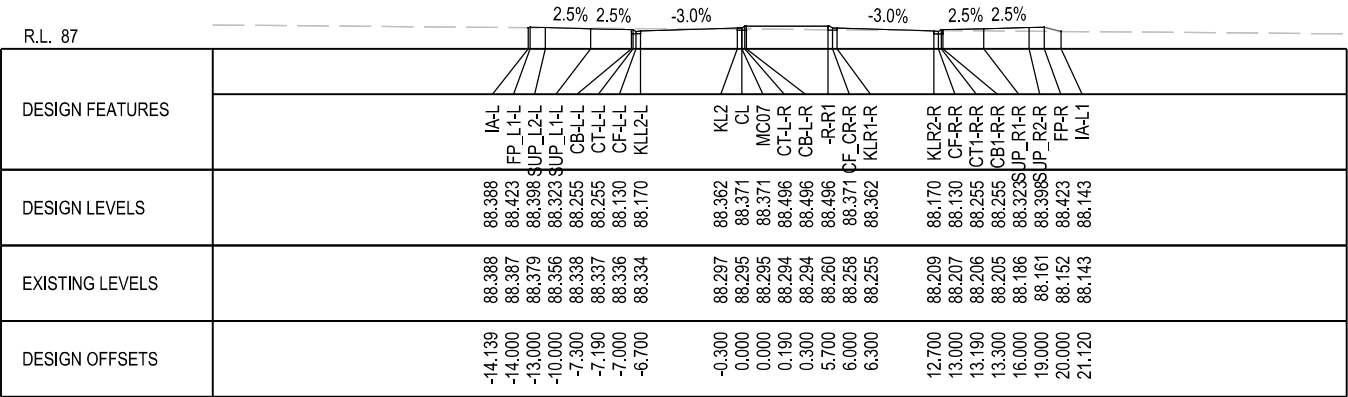




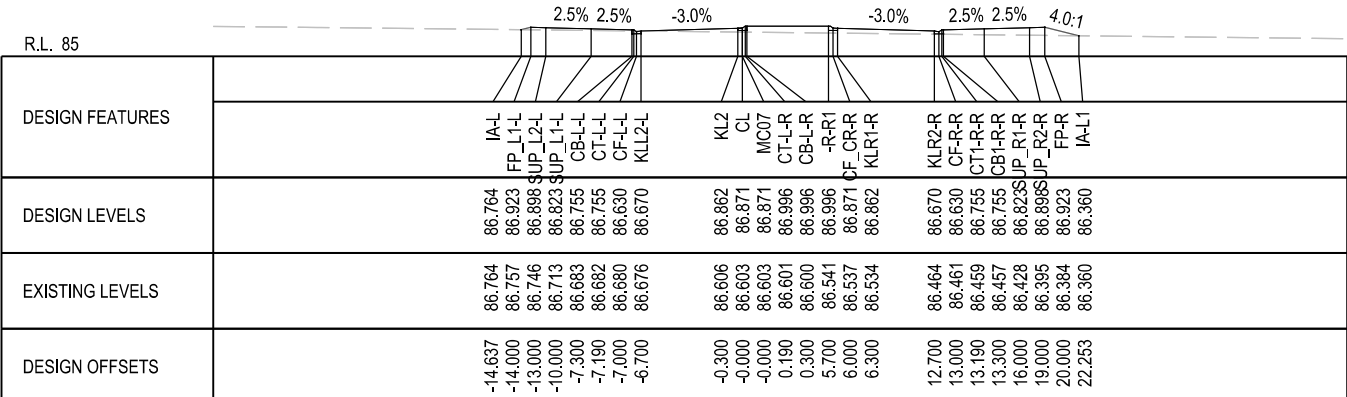
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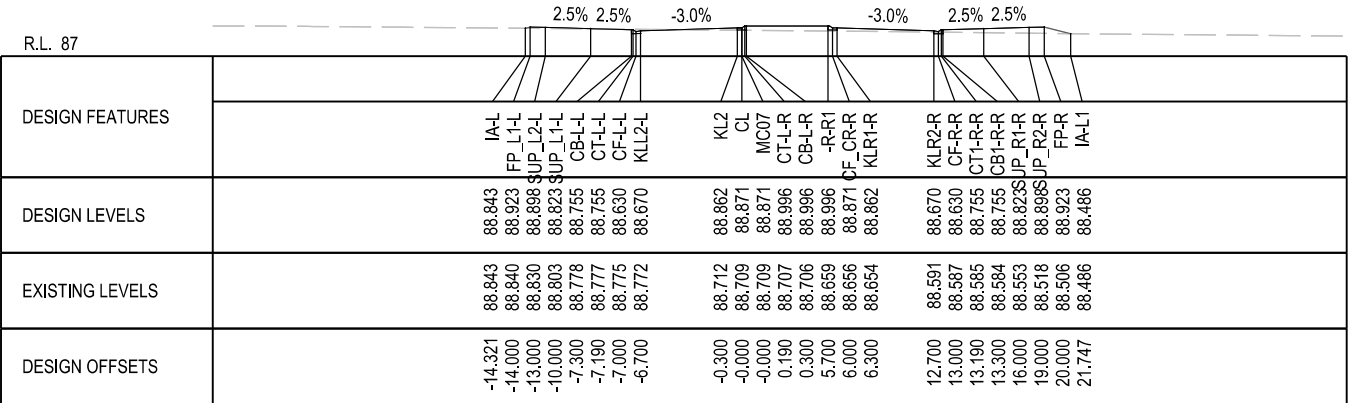
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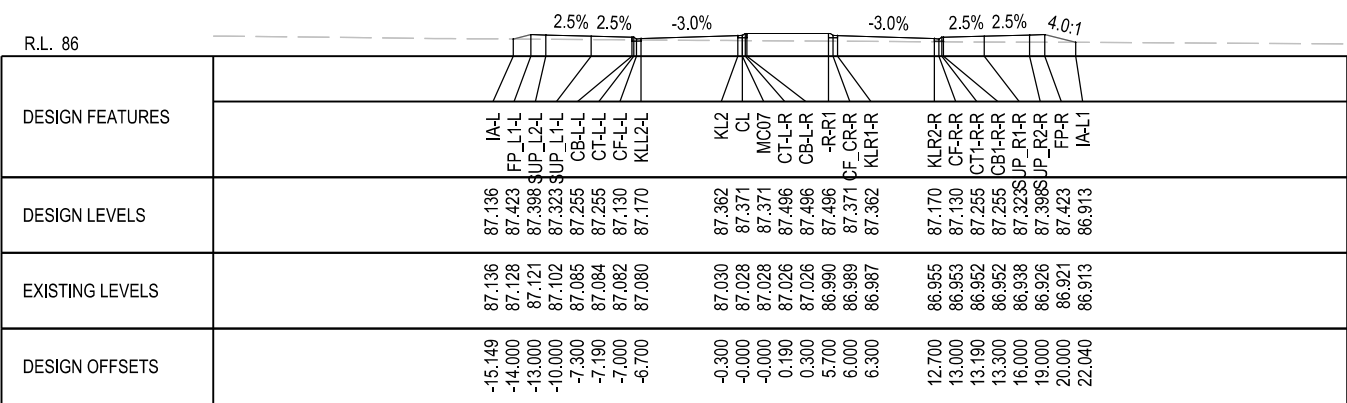
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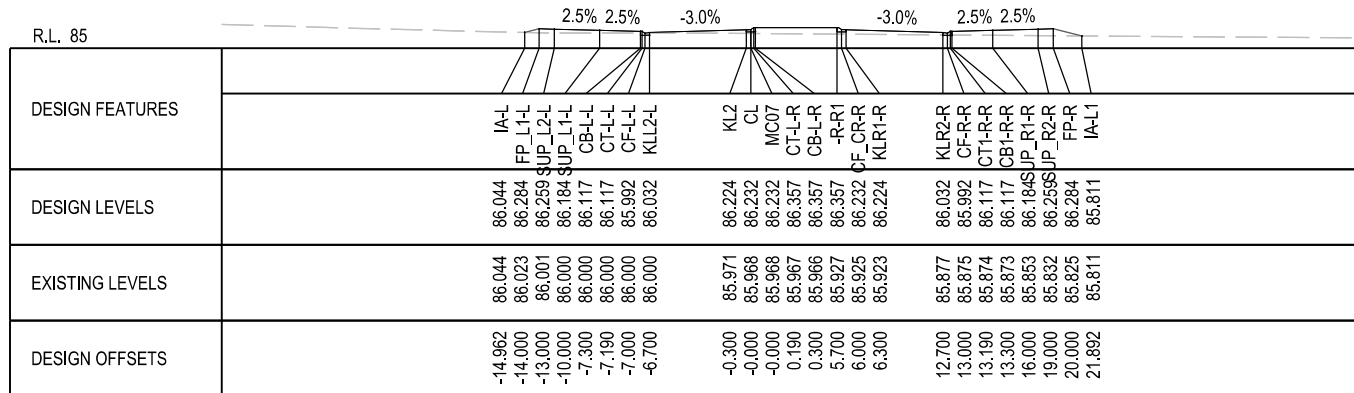
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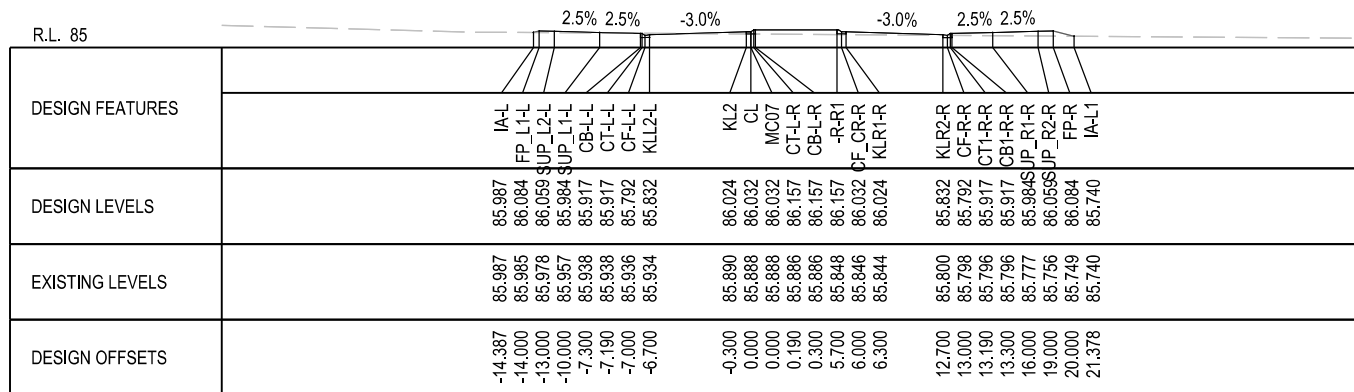
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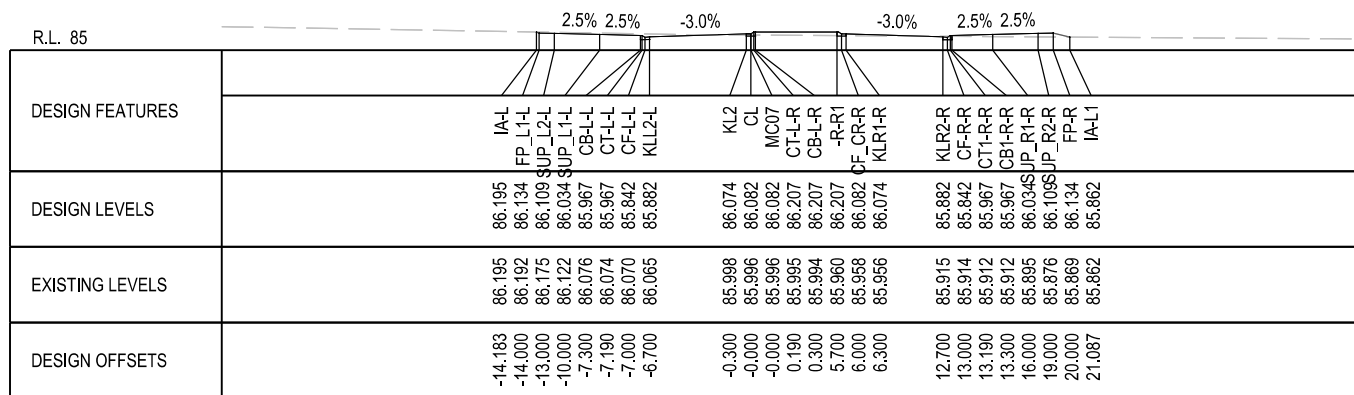
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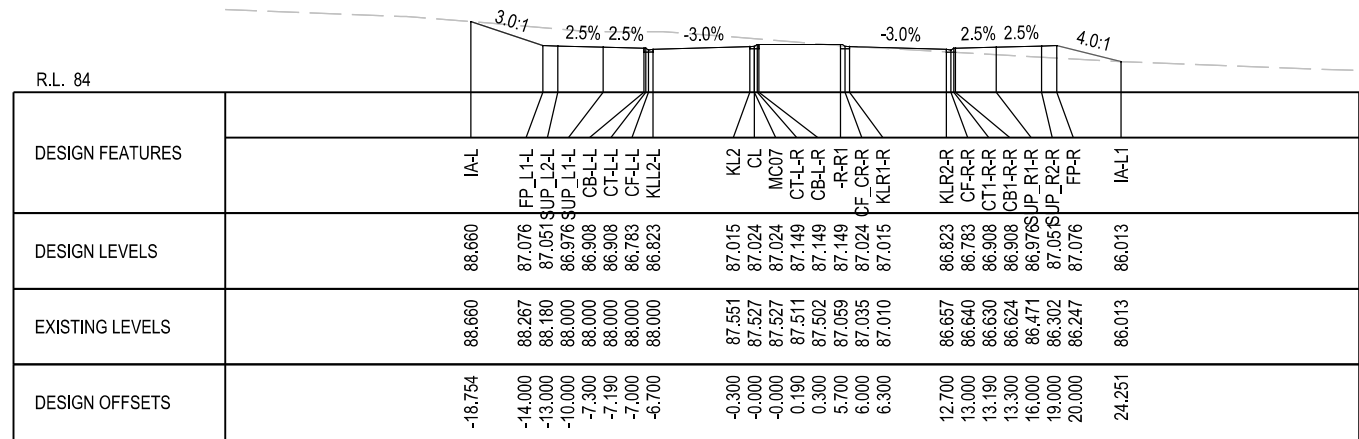
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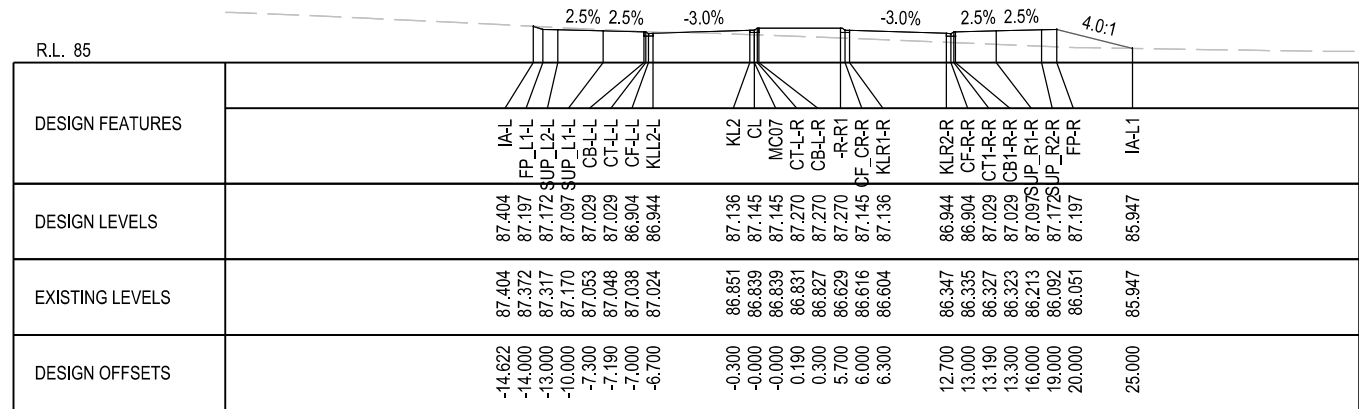
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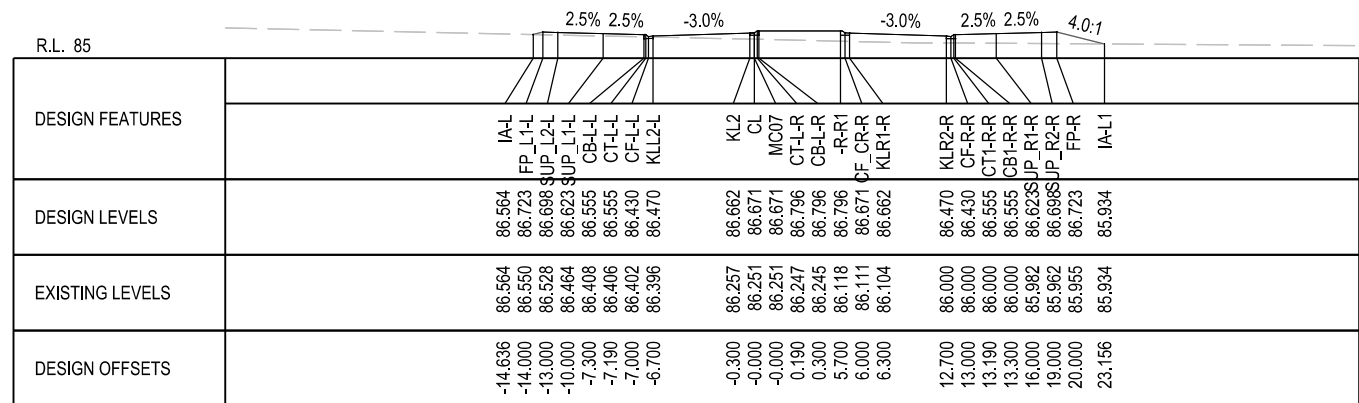
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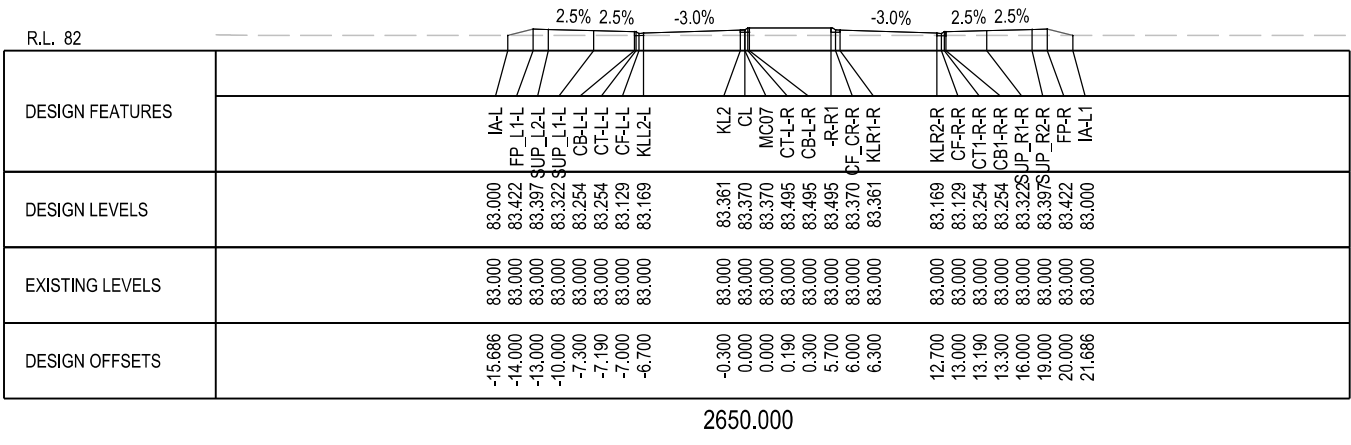
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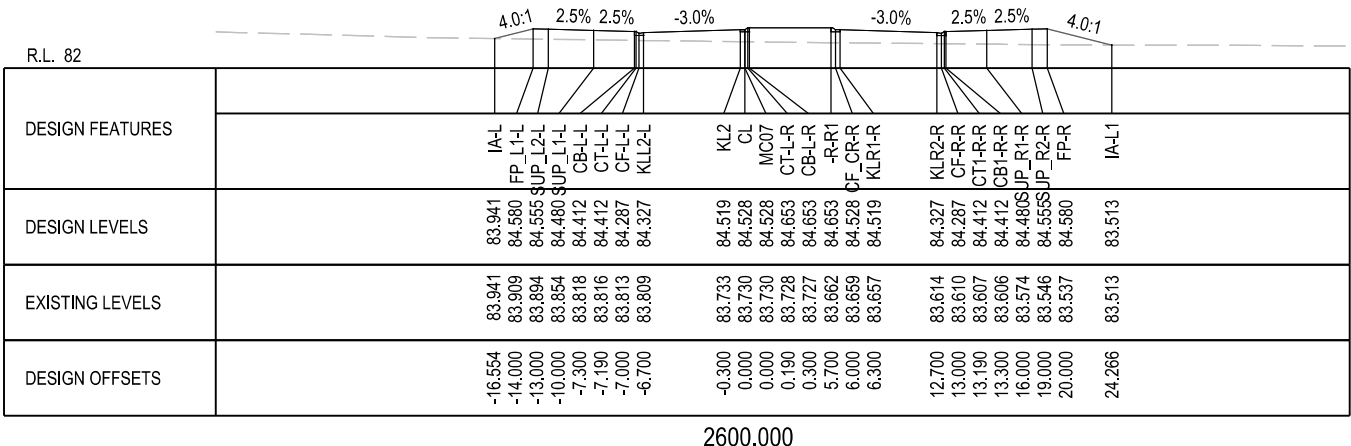
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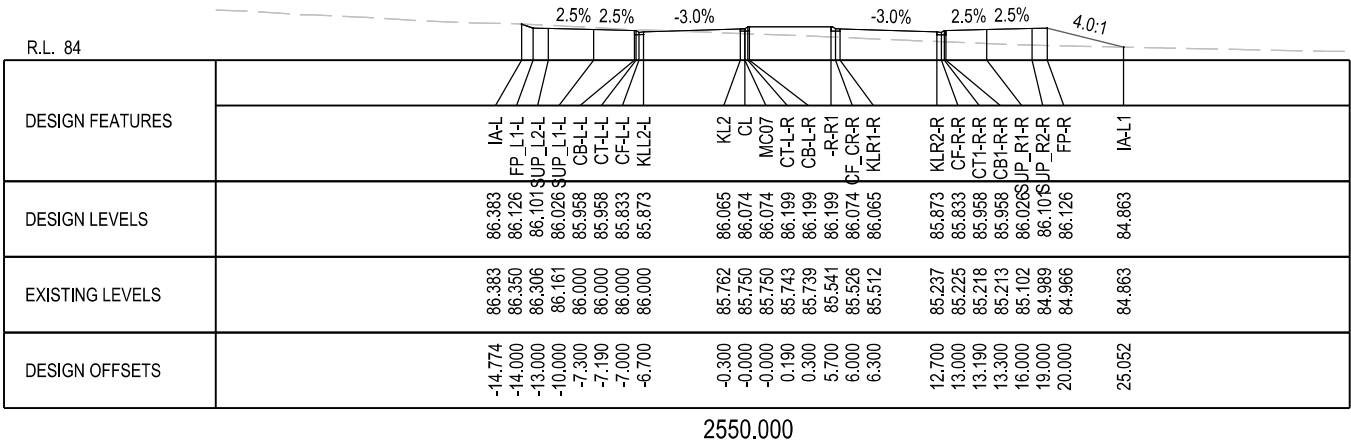
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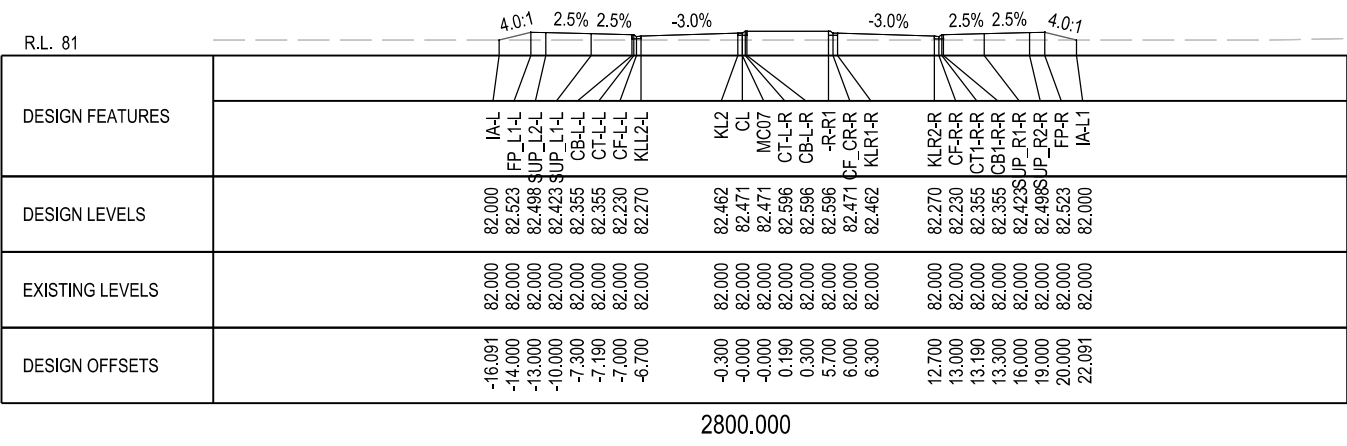
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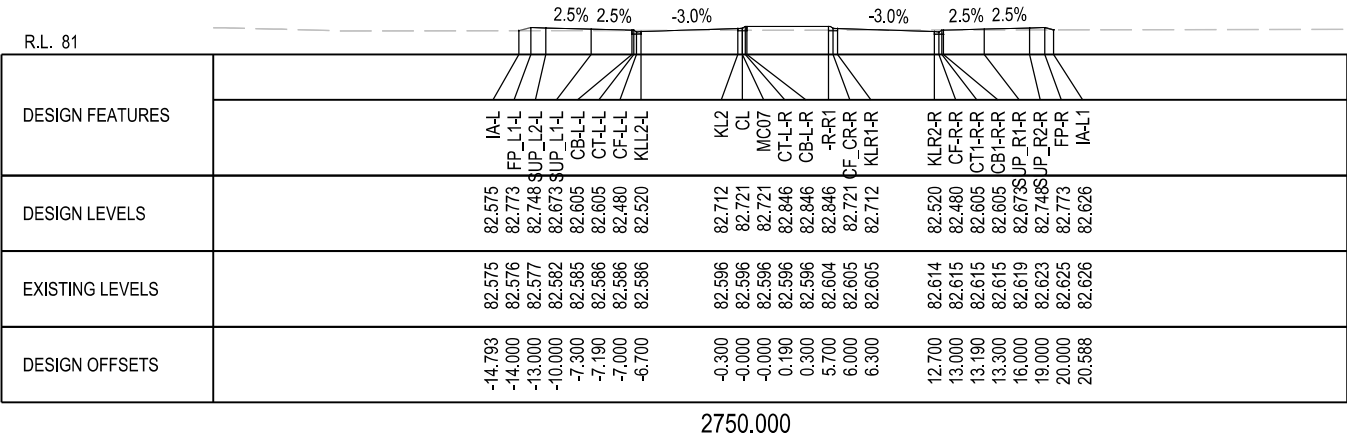
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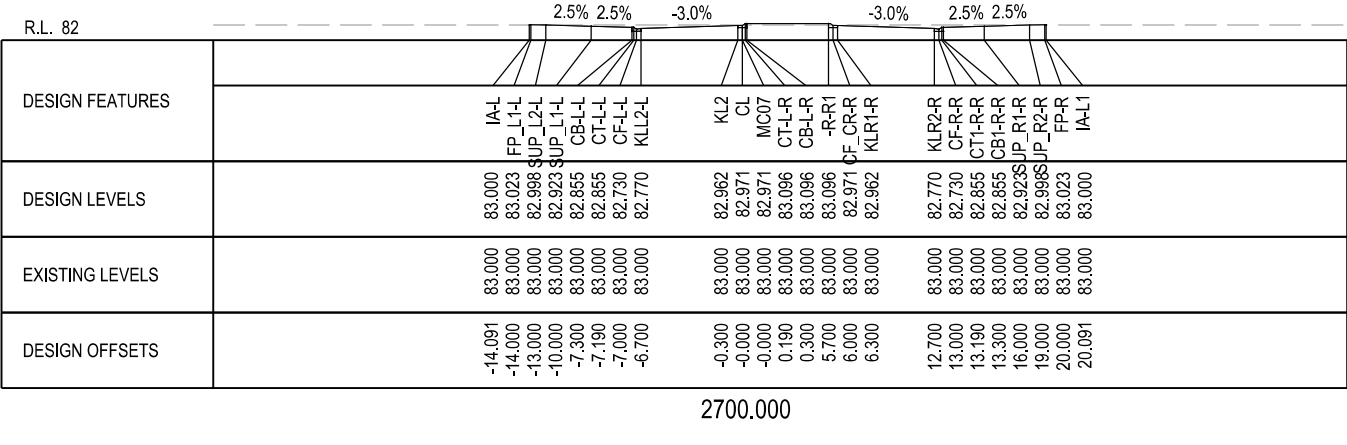
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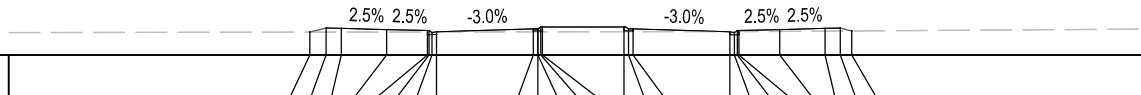


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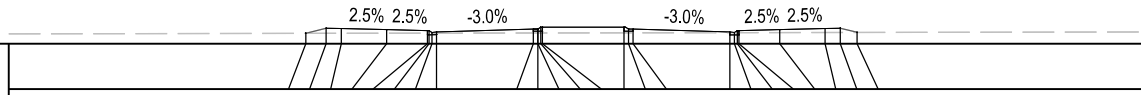
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R.L. 80

DESIGN FEATURES																								
	IA-L	FP_L-L	SUP_L2-L	SUP_L1-L	CB-L-L	CT-L-L	CF-L-L	KLL2-L	KL2	CL	MC07	CT-L-R	CB-L-R	-R-R1	CF_CR-R	KLR1-R	KLR2-R	CF-R-R	CT1-R-R	CB1-R-R	JP_R1-R	JP_R2-R	FP-R	IA-L1
DESIGN LEVELS	81.500	81.773	81.748	81.503	81.673	81.513	81.605	81.520	81.712	81.721	81.721	81.846	81.846	81.846	81.721	81.712	81.520	81.480	81.605	81.605	81.673	81.748	81.579	81.583
EXISTING LEVELS	81.500	81.502	81.503	81.508	81.513	81.513	81.605	81.514	81.524	81.525	81.525	81.525	81.525	81.525	81.534	81.535	81.546	81.547	81.547	81.547	81.547	81.547	81.572	81.583
DESIGN OFFSETS	-15.092	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	0.000	0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	20.759

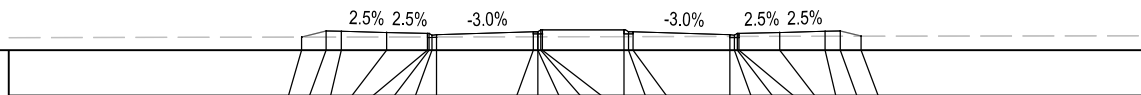
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R.L. 81

DESIGN FEATURES																								
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DESIGN LEVELS	81.684	82.023	81.998	81.923	81.855	81.855	81.730	81.770	81.962	81.971	81.971	82.096	82.096	82.096	81.971	81.962	81.770	81.730	81.855	81.855	81.923	81.998	82.023	81.744
EXISTING LEVELS	81.684	81.686	81.686	81.693	81.697	81.697	81.698	81.698	81.709	81.709	81.709	81.709	81.710	81.719	81.719	81.720	81.730	81.731	81.731	81.731	81.731	81.731	81.741	81.744
DESIGN OFFSETS	-15.357	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	0.000	0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	21.114

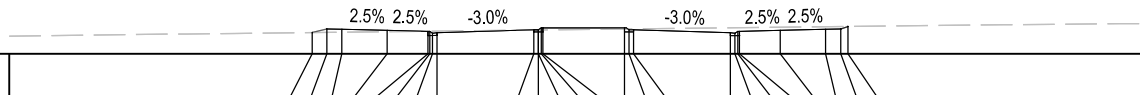
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R.L. 81

DESIGN FEATURES																								
	IA-L	FP_L-L	SUP_L2-L	SUP_L1-L	CB-L-L	CT-L-L	CF-L-L	KLL2-L	KL2	CL	MC07	CT-L-R	CB-L-R	-R-R1	CF_CR-R	KLR1-R	KLR2-R	CF-R-R	CT1-R-R	CB1-R-R	JP_R1-R	JP_R2-R	FP-R	IA-L1
DESIGN LEVELS	81.867	82.273	82.248	82.173	82.105	82.105	81.980	82.020	82.212	82.221	82.221	82.346	82.346	82.346	82.221	82.212	82.020	81.980	82.105	82.105	82.173	82.248	82.273	81.929
EXISTING LEVELS	81.867	81.870	81.872	81.877	81.881	81.881	81.882	81.882	81.893	81.893	81.893	81.894	81.894	81.894	81.903	81.903	81.915	81.915	81.915	81.915	81.915	81.925	81.927	81.929
DESIGN OFFSETS	-15.622	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	-0.000	-0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	21.375

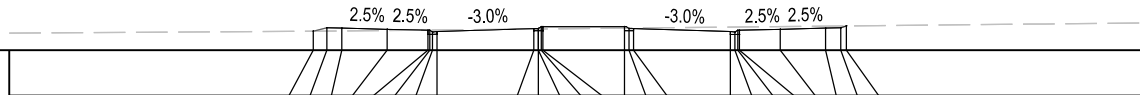
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R.L. 80

DESIGN FEATURES																								
	IA-L	FP_L-L	SUP_L2-L	SUP_L1-L	CB-L-L	CT-L-L	CF-L-L	KLL2-L	KL2	CL	MC07	CT-L-R	CB-L-R	-R-R1	CF_CR-R	KLR1-R	KLR2-R	CF-R-R	CT1-R-R	CB1-R-R	JP_R1-R	JP_R2-R	FP-R	IA-L1
DESIGN LEVELS	81.406	81.645	81.620	81.545	81.477	81.477	81.352	81.392	81.584	81.593	81.593	81.718	81.718	81.718	81.593	81.584	81.392	81.352	81.477	81.477	81.545	81.620	81.645	81.801
EXISTING LEVELS	81.406	81.417	81.428	81.461	81.491	81.492	81.495	81.498	81.569	81.573	81.573	81.575	81.576	81.576	81.640	81.643	81.714	81.718	81.720	81.721	81.751	81.785	81.796	81.801
DESIGN OFFSETS	-14.955	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	-0.000	-0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	20.469

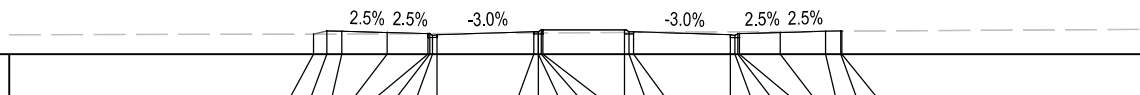
3094.355

R.L. 80

DESIGN FEATURES																								
	IA-L	FP_L-L	SUP_L2-L	SUP_L1-L	CB-L-L	CT-L-L	CF-L-L	KLL2-L	KL2	CL	MC07	CT-L-R	CB-L-R	-R-R1	CF_CR-R	KLR1-R	KLR2-R	CF-R-R	CT1-R-R	CB1-R-R	JP_R1-R	JP_R2-R	FP-R	IA-L1
DESIGN LEVELS	81.261	81.484	81.459	81.384	81.317	81.317	81.192	81.232	81.424	81.432	81.432	81.557	81.557	81.557	81.432	81.424	81.232	81.192	81.317	81.317	81.384	81.459	81.484	81.608
EXISTING LEVELS	81.261	81.268	81.277	81.306	81.333	81.334	81.335	81.338	81.401	81.404	81.404	81.406	81.407	81.407	81.463	81.466	81.530	81.533	81.535	81.536	81.564	81.594	81.604	81.608
DESIGN OFFSETS	-14.894	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	-0.000	-0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	20.372

3050.000

R.L. 80

DESIGN FEATURES																									
	IA-L	FP_L-L	SUP_L2-L	SUP_L1-L	CB-L-L	CT-L-L	CF-L-L	KLL2-L	KL2	CL	MC07	CT-L-R	CB-L-R	-R-R1	CF_CR-R	KLR1-R	KLR2-R	CF-R-R	CT1-R-R	CB1-R-R	JP_R1-R	JP_R2-R	FP-R	IA-L1	
DESIGN LEVELS	81.315	81.534	81.509	81.434	81.367	81.367	81.242	81.282	81.474	81.482	81.482	81.607	81.607	81.607	81.482	81.474	81.282	81.242	81.367	81.367	81.434	81.509	81.534	81.519	
EXISTING LEVELS	81.315	81.316	81.318	81.336	81.352	81.353	81.354	81.356	81.395	81.397	81.397	81.398	81.399	81.399	81.433	81.435	81.474	81.476	81.477	81.477	81.494	81.512	81.518	81.519	
DESIGN OFFSETS	-14.876	-14.000	-13.000	-10.000	-7.300	-7.190	-7.000	-6.700	-0.300	-0.000	-0.000	0.190	0.300	0.300	6.000	6.300	12.700	13.000	13.190	13.300	16.000	19.000	20.000	20.062	

3000.000

Appendix C Draft Cost Estimates

Project	Description	Estimated Cost With benchmark cost index
IN-01	East West Link Road and Levy Road	\$ 8,355,244.56
IN-02	East West Link Road and Burnside Road	\$ 8,510,277.24
IN-03	East West Link Road and South Connector	\$ 6,734,603.69
	TOTAL INTERSECTION COST	\$ 23,600,125.49

BR-01	East-West Link Road	\$ 50,299,380.14
	TOTAL BRIDGE COST	\$ 50,299,380.14

RD-01-01	East-West Link Road (BR-01 to IN-01) ~ 116m	\$ 966,341.13
RD-01-02	East-West Link Road (IN-01 to IN-02) ~ 104m	\$ 846,061.59
RD-01-03	East-West Link Road (IN-02 to IN-03) ~ 227m	\$ 1,614,828.11
RD-01-04	East-West Link Road (IN-03 to Eastern extent) ~ 752m	\$ 5,398,116.26
	TOTAL ROAD SECTION COST	\$ 8,825,347.09

TOTAL PROJECT COST \$ 82,724,852.73

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IN-01 - East West Link Road and Levy Road
Intersection - Secondary - Connector Signalised Intersection (Benchmark Item 9)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	19879	m2	4.96	1.32	\$ 130,148.75
	1.2	Earthworks		m3	40.52	1.32	\$ -
	1.3	Erosion protection for 1:4 batters	2067	m2	4.29	1.32	\$ 11,705.01
Road Pavement	2.1	Secondary Arterial Pavement	6556	m2	133.78	1.32	\$ 1,157,722.48
	2.2	Collector Arterial Pavement	2704	m2	112.44	1.32	\$ 401,351.08
	2.3	Subgrade Preparation	1852	m2	16.16	1.32	\$ 39,506.02
	2.4	Lime stabilisation, 0.5m past BoK	9260	m2	54.22	1.32	\$ 662,752.58
Concrete Works	3.1	Kerb and Channel	2067	m	60.9	1.32	\$ 166,162.00
	3.2	Traffic Island	337	m2	84.07	1.32	\$ 37,363.64
	3.3	SUP/footpath/ Cycle Path	4088	m2	91.94	1.32	\$ 496,093.14
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	800	m	282.96	1.32	\$ 298,805.76
	4.3	Drainage Pipe 450mm CR Bfilled	400	m	334.33	1.32	\$ 176,526.24
	4.4	Drainage Pipe 600mm CR Bfilled	400	m	550	1.32	\$ 290,400.00
	4.5	Drainage - Pits	37	No.	2806.1	1.32	\$ 137,049.92
	4.6	Drainage - Subsoil Drainage	2096	m	43.4	1.32	\$ 120,075.65
Traffic	5.1	Traffic Signals	4	Item/ per leg	128786.34	1.32	\$ 679,991.88
Landscape	6.1	Trees	41	No. m2 m2	363.01	1.32	\$ 19,646.10
	6.2	Landscaping	6194	m2	25.16	1.32	\$ 205,708.14
	6.3	Topsoil Seeding	6194	m2	8.44	1.32	\$ 69,005.43
Street Lighting	7.1	Street Lighting (intersections)	4	Item/ per leg	55617.74	1.32	\$ 293,661.67
Miscellaneous	8.1	Linemarking	17436	m2 of pavement	4.09	1.32	\$ 94,131.63
	8.2	Regulatory Signage	32	Item	380.39	1.32	\$ 16,067.67
	8.3	Landscape Maintenance (intersections)	1.00	Item	88131.43	1.32	\$ 116,333.49
	8.4	Tactile Pavers (Hazard only)	24	Item	319.78	1.32	\$ 10,130.63
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	1852	m3	116.53	1.32	\$ 284,878.49
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 192,244.57
	10.2	VicRoads Fees	1	%	1	1	\$ 59,152.17
	10.3	Traffic Management	1	%	5	1	\$ 295,760.87
	10.4	Environmental Management	1	%	0.5	1	\$ 29,576.09
	10.5	Survey/Design	1	%	5	1	\$ 295,760.87
	10.6	Supervision and Project Management	1	%	9	1	\$ 532,369.57
	10.7	Site Establishment	1	%	2.5	1	\$ 147,880.43
	10.8	Contingency	1	%	15	1	\$ 887,282.61
Total		Excluding Delivery				1	\$ 5,915,217.39
		Including Delivery					\$ 8,355,244.56

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IN-02 - East West Link Road and Burnside Road
Intersection - Secondary - Connector Signalised Intersection (Benchmark Item 9)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	18510	m2	4.96	1.32	\$ 121,190.39
	1.2	Earthworks	6613	m3	40.52	1.32	\$ 353,727.38
	1.3	Erosion protection for 1:4 batters	2049	m2	4.29	1.32	\$ 11,602.66
Road Pavement	2.1	Secondary Arterial Pavement	6436	m2	133.78	1.32	\$ 1,136,591.47
	2.2	Collector Arterial Pavement	2400	m2	112.44	1.32	\$ 356,257.70
	2.3	Subgrade Preparation	1767	m2	16.16	1.32	\$ 37,699.34
	2.4	Lime stabilisation, 0.5m past BoK	8837	m2	54.22	1.32	\$ 632,443.73
Concrete Works	3.1	Kerb and Channel	2049	m	60.9	1.32	\$ 164,709.02
	3.2	Traffic Island	347	m2	84.07	1.32	\$ 38,489.36
	3.3	SUP/footpath/ Cycle Path	3289	m2	91.94	1.32	\$ 399,205.44
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	790	m	282.96	1.32	\$ 295,070.69
	4.3	Drainage Pipe 450mm CR Bfilled	400	m	334.33	1.32	\$ 176,526.24
	4.4	Drainage Pipe 600mm CR Bfilled	400	m	550	1.32	\$ 290,400.00
	4.5	Drainage - Pits	36	No.	2806.1	1.32	\$ 133,345.87
	4.6	Drainage - Subsoil Drainage	2078	m	43.4	1.32	\$ 119,040.20
Traffic	5.1	Traffic Signals	4	Item/ per leg	128786.34	1.32	\$ 679,991.88
Landscape	6.1	Trees	41	No. m2	363.01	1.32	\$ 19,646.10
	6.2	Landscaping	6037	m2	25.16	1.32	\$ 200,507.61
	6.3	Topsoil Seeding	6037	m2	8.44	1.32	\$ 67,260.90
Street Lighting	7.1	Street Lighting (intersections)	4	Item/ per leg	55617.74	1.32	\$ 293,661.67
Miscellaneous	8.1	Linemarking	15415	m2 of pavement	4.09	1.32	\$ 83,225.13
	8.2	Regulatory Signage	32	Item	380.39	1.32	\$ 16,067.67
	8.3	Landscape Maintenance (intersections)	1.00	Item	88131.43	1.32	\$ 116,333.49
	8.4	Tactile Pavers (Hazard only)	24	Item	319.78	1.32	\$ 10,130.63
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	1767	m3	116.53	1.32	\$ 271,850.49
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 195,811.69
	10.2	VicRoads Fees	1	%	1	1	\$ 60,249.75
	10.3	Traffic Management	1	%	5	1	\$ 301,248.75
	10.4	Environmental Management	1	%	0.5	1	\$ 30,124.88
	10.5	Survey/Design	1	%	5	1	\$ 301,248.75
	10.6	Supervision and Project Management	1	%	9	1	\$ 542,247.75
	10.7	Site Establishment	1	%	2.5	1	\$ 150,624.38
	10.8	Contingency	1	%	15	1	\$ 903,746.26
Total		Excluding Delivery				1	\$ 6,024,975.03
		Including Delivery					\$ 8,510,277.24

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IN-03 - East West Link Road and South Connector

Rev 2 - 04 July 2025

Intersection - Secondary - Connector T-Signalised Intersection (Benchmark Item 9)

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	14715	m2	4.96	1.32	\$ 96,339.23
	1.2	Earthworks	5421	m3	40.52	1.32	\$ 289,939.53
	1.3	Erosion protection for 1:4 batters	1786	m2	4.29	1.32	\$ 10,112.27
Road Pavement	2.1	Secondary Arterial Pavement	5907	m2	133.78	1.32	\$ 1,043,072.77
	2.2	Collector Arterial Pavement	1355	m2	112.44	1.32	\$ 201,120.43
	2.3	Subgrade Preparation	1452	m2	16.16	1.32	\$ 30,980.71
	2.4	Lime stabilisation, 0.5m past BoK	7262	m2	54.22	1.32	\$ 519,732.16
Concrete Works	3.1	Kerb and Channel	1786	m	60.9	1.32	\$ 143,551.86
	3.2	Traffic Island	182	m2	84.07	1.32	\$ 20,222.87
	3.3	SUP/footpath/ Cycle Path	2180	m2	91.94	1.32	\$ 264,605.89
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	560	m	282.96	1.32	\$ 209,164.03
	4.3	Drainage Pipe 450mm CR Bfilled	280	m	334.33	1.32	\$ 123,568.37
	4.4	Drainage Pipe 600mm CR Bfilled	280	m	550	1.32	\$ 203,280.00
	4.5	Drainage - Pits	29	No.	2806.1	1.32	\$ 107,417.51
	4.6	Drainage - Subsoil Drainage	1815	m	43.4	1.32	\$ 103,962.68
Traffic	5.1	Traffic Signals	3	Item/ per leg	128786.34	1.32	\$ 509,993.91
Landscape	6.1	Trees	41	No. m2 m2	363.01	1.32	\$ 19,646.10
	6.2	Landscaping	5090	m2	25.16	1.32	\$ 169,051.02
	6.3	Topsoil Seeding	5090	m2	8.44	1.32	\$ 56,708.69
Street Lighting	7.1	Street Lighting (intersections)	3	Item/ per leg	55617.74	1.32	\$ 220,246.25
Miscellaneous	8.1	Linemarking	11622	m2 of pavement	4.09	1.32	\$ 62,747.44
	8.2	Regulatory Signage	30	Item	380.39	1.32	\$ 15,063.44
	8.3	Landscape Maintenance (intersections)	1.00	Item	88131.43	1.32	\$ 116,333.49
	8.4	Tactile Pavers (Hazard only)	18	Item	319.78	1.32	\$ 7,597.97
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	1452	m3	116.53	1.32	\$ 223,402.39
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 154,955.48
	10.2	VicRoads Fees	1	%	1	1	\$ 47,678.61
	10.3	Traffic Management	1	%	5	1	\$ 238,393.05
	10.4	Environmental Management	1	%	0.5	1	\$ 23,839.31
	10.5	Survey/Design	1	%	5	1	\$ 238,393.05
	10.6	Supervision and Project Management	1	%	9	1	\$ 429,107.49
	10.7	Site Establishment	1	%	2.5	1	\$ 119,196.53
	10.8	Contingency	1	%	15	1	\$ 715,179.15
Total		Excluding Delivery				1	\$ 4,767,861.02
		Including Delivery					\$ 6,734,603.69

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RD-01-01 - East-West Link Road (BR-01 to IN-01) ~ 120m
Road - Secondary Arterial -800m (Modified Benchmark Item 2)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	2736	m2	4.96	1.32	\$ 17,910.43
	1.2	Soil stabilisation - gypsum treatment	378	m2	4.65	1.32	\$ 2,319.10
	1.3	Earthworks	713	m3	40.52	1.32	\$ 38,124.34
	1.4	Erosion protection for 1:4 batters	242	m2	4.29	1.32	\$ 1,369.51
Road Pavement	2.1	Secondary Arterial Pavement	846	m2	133.78	1.32	\$ 149,474.60
	2.2	Collector Arterial Pavement	0	m2	112.44	1.32	\$ -
	2.3	Subgrade Preparation	169	m2	16.16	1.32	\$ 3,611.17
	2.4	Lime stabilisation, 0.5m past BoK	846	m2	54.22	1.32	\$ 60,580.90
Concrete Works	3.1	Kerb and Channel	242	m	60.9	1.32	\$ 19,441.31
	3.2	Traffic Island	0	m2	84.07	1.32	\$ -
	3.3	SUP/footpath/ Cycle Path	601	m2	91.94	1.32	\$ 72,979.88
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	120	m	282.96	1.32	\$ 44,820.86
	4.3	Drainage Pipe 450mm CR Bfilled	40	m	334.33	1.32	\$ 17,652.62
	4.4	Drainage Pipe 600mm CR Bfilled	120	m	550	1.32	\$ 87,120.00
	4.5	Drainage - Pits	3	No.	2806.1	1.32	\$ 11,112.16
	4.6	Drainage - Subsoil Drainage	242	m	43.4	1.32	\$ 13,854.72
Traffic	5.1	Traffic Signals	0	Item/ per leg	128786.3	1.32	\$ -
Landscape	6.1	Trees	16	No. m2	363.01	1.32	\$ 7,762.61
	6.2	Landscaping	1288	m2	25.16	1.32	\$ 42,769.00
	6.3	Topsoil Seeding	1288	m2	8.44	1.32	\$ 14,346.99
Street Lighting	7.1	Street Lighting (Road)	120	m	225.67	1.32	\$ 35,746.13
Miscellaneous	8.1	Linemarking	2049	m2 of pavement	4.09	1.32	\$ 11,062.92
	8.2	Regulatory Signage	2	Item	380.39	1.32	\$ 1,004.23
	8.3	Landscape Maintenance (road)	1288	m2	2.96	1.32	\$ 5,031.65
	8.4	Tactile Pavers (Hazard only)	0	Item	319.78	1.32	\$ -
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	169	m3	116.53	1.32	\$ 26,040.18
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 22,234.40
	10.2	VicRoads Fees	1	%	1	1	\$ 6,841.35
	10.3	Traffic Management	1	%	5	1	\$ 34,206.77
	10.4	Environmental Management	1	%	0.5	1	\$ 3,420.68
	10.5	Survey/Design	1	%	5	1	\$ 34,206.77
	10.6	Supervision and Project Management	1	%	9	1	\$ 61,572.18
	10.7	Site Establishment	1	%	2.5	1	\$ 17,103.38
	10.8	Contingency	1	%	15	1	\$ 102,620.30
		Excluding Delivery				1	\$ 684,135.32
		Including Delivery					\$ 966,341.13

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RD-01-02 - East-West Link Road (IN-01 to IN-02) ~ 104m
Road - Secondary Arterial -800m (Modified Benchmark Item 2)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	2292	m2	4.96	1.32	\$ 15,004.42
	1.2	Earthworks	636	m3	40.52	1.32	\$ 33,991.20
	1.3	Erosion protection for 1:4 batters	208	m2	4.29	1.32	\$ 1,179.43
Road Pavement	2.1	Secondary Arterial Pavement	729	m2	133.78	1.32	\$ 128,788.46
	2.2	Collector Arterial Pavement	0	m2	112.44	1.32	\$ -
	2.3	Subgrade Preparation	146	m2	16.16	1.32	\$ 3,111.41
	2.4	Lime stabilisation, 0.5m past BoK	729	m2	54.22	1.32	\$ 52,196.97
Concrete Works	3.1	Kerb and Channel	208	m	60.9	1.32	\$ 16,742.96
	3.2	Traffic Island	0	m2	84.07	1.32	\$ -
	3.3	SUP/footpath/ Cycle Path	625	m2	91.94	1.32	\$ 75,847.17
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	104	m	282.96	1.32	\$ 38,844.75
	4.3	Drainage Pipe 450mm CR Bfilled	40	m	334.33	1.32	\$ 17,652.62
	4.4	Drainage Pipe 600mm CR Bfilled	104	m	550	1.32	\$ 75,504.00
	4.5	Drainage - Pits	3	No.	2806.1	1.32	\$ 11,112.16
	4.6	Drainage - Subsoil Drainage	208	m	43.4	1.32	\$ 11,931.77
Traffic	5.1	Traffic Signals	0	Item/ per leg	128786.34	1.32	\$ -
Landscape	6.1	Trees	14	No. m2 m2	363.01	1.32	\$ 6,727.59
	6.2	Landscaping	937	m2	25.16	1.32	\$ 31,133.80
	6.3	Topsoil Seeding	937	m2	8.44	1.32	\$ 10,443.93
Street Lighting	7.1	Street Lighting (Road)	104	m	225.67	1.32	\$ 30,979.98
Miscellaneous	8.1	Linemarking	1979	m2 of pavement t	4.09	1.32	\$ 10,685.60
	8.2	Regulatory Signage	2	Item	380.39	1.32	\$ 1,004.23
	8.3	Landscape Maintenance (road)	937	m2	2.96	1.32	\$ 3,662.80
	8.4	Tactile Pavers (Hazard only)	0	Item	319.78	1.32	\$ -
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	146	m3	116.53	1.32	\$ 22,436.42
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 19,466.90
	10.2	VicRoads Fees	1	%	1	1	\$ 5,989.82
	10.3	Traffic Management	1	%	5	1	\$ 29,949.08
	10.4	Environmental Management	1	%	0.5	1	\$ 2,994.91
	10.5	Survey/Design	1	%	5	1	\$ 29,949.08
	10.6	Supervision and Project Management	1	%	9	1	\$ 53,908.35
	10.7	Site Establishment	1	%	2.5	1	\$ 14,974.54
	10.8	Contingency	1	%	15	1	\$ 89,847.25
		Excluding Delivery				1	\$ 598,981.65
		Including Delivery					\$ 846,061.59

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RD-01-03 - East-West Link Road (IN-02 to IN-03) - 227m
Road - Secondary Arterial -800m (Modified Benchmark Item 2)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	3630	m2	4.96	1.32	\$ 23,763.68
	1.2	Earthworks	1248	m3	40.52	1.32	\$ 66,738.89
	1.3	Erosion protection for 1:4 batters	454	m2	4.29	1.32	\$ 2,569.32
Road Pavement	2.1	Secondary Arterial Pavement	1588	m2	133.78	1.32	\$ 280,436.43
	2.2	Collector Arterial Pavement	0	m2	112.44	1.32	\$ -
	2.3	Subgrade Preparation	318	m2	16.16	1.32	\$ 6,775.08
	2.4	Lime stabilisation, 0.5m past BoK	1588	m2	54.22	1.32	\$ 113,658.72
Concrete Works	3.1	Kerb and Channel	454	m	60.9	1.32	\$ 36,473.60
	3.2	Traffic Island	0	m2	84.07	1.32	\$ -
	3.3	SUP/footpath/ Cycle Path	681	m2	91.94	1.32	\$ 82,601.19
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	227	m	282.96	1.32	\$ 84,786.13
	4.3	Drainage Pipe 450mm CR Bfilled	40	m	334.33	1.32	\$ 17,652.62
	4.4	Drainage Pipe 600mm CR Bfilled	227	m	550	1.32	\$ 164,802.00
	4.5	Drainage - Pits	6	No.	2806.1	1.32	\$ 22,224.31
	4.6	Drainage - Subsoil Drainage	454	m	43.4	1.32	\$ 25,992.68
Traffic	5.1	Traffic Signals	0	Item/ per leg	128786.3	1.32	\$ -
Landscape	6.1	Trees	31	No. m2	363.01	1.32	\$ 14,684.26
	6.2	Landscaping	1361	m2	25.16	1.32	\$ 45,197.15
	6.3	Topsoil Seeding	1361	m2	8.44	1.32	\$ 15,161.52
Street Lighting	7.1	Street Lighting (Road)	227	m	225.67	1.32	\$ 67,619.76
Miscellaneous	8.1	Linemarking	2949	m2 of pavement	4.09	1.32	\$ 15,922.78
	8.2	Regulatory Signage	4	Item	380.39	1.32	\$ 2,008.46
	8.3	Landscape Maintenance (road)	1361	m2	2.96	1.32	\$ 5,317.31
	8.4	Tactile Pavers (Hazard only)	0	Item	319.78	1.32	\$ -
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	318	m3	116.53	1.32	\$ 48,855.22
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 37,155.34
	10.2	VicRoads Fees	1	%	1	1	\$ 11,432.41
	10.3	Traffic Management	1	%	5	1	\$ 57,162.06
	10.4	Environmental Management	1	%	0.5	1	\$ 5,716.21
	10.5	Survey/Design	1	%	5	1	\$ 57,162.06
	10.6	Supervision and Project Management	1	%	9	1	\$ 102,891.70
	10.7	Site Establishment	1	%	2.5	1	\$ 28,581.03
	10.8	Contingency	1	%	15	1	\$ 171,486.17
		Excluding Delivery				1	\$ 1,143,241.14
		Including Delivery					\$ 1,614,828.11

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RD-01-04 - East-West Link Road (IN-03 to Eastern extent) ~ 752m
Road - Secondary Arterial -800m (Modified Benchmark Item 2)

Rev 2 - 04 July 2025

Group	Item	Description	Quantity	Unit	Rate (\$)	Benchmark cost index	Amount (\$) (With Benchmark cost index)
Siteworks and Earthworks	1.1	Site Preparation	12043	m2	4.96	1.32	\$ 78,845.53
	1.2	Earthworks	4138	m3	40.52	1.32	\$ 221,348.07
	1.3	Erosion protection for 1:4 batters	1504	m2	4.29	1.32	\$ 8,517.91
Road Pavement	2.1	Secondary Arterial Pavement	5265	m2	133.78	1.32	\$ 929,683.44
	2.2	Collector Arterial Pavement	0	m2	112.44	1.32	\$ -
	2.3	Subgrade Preparation	1053	m2	16.16	1.32	\$ 22,460.28
	2.4	Lime stabilisation, 0.5m past BoK	5265	m2	54.22	1.32	\$ 376,793.51
Concrete Works	3.1	Kerb and Channel	1504	m	60.9	1.32	\$ 120,918.61
	3.2	Traffic Island	10	m2	84.07	1.32	\$ 1,076.55
	3.3	SUP/footpath/ Cycle Path	2256	m2	91.94	1.32	\$ 273,789.88
	3.4	Cycle Path	0	m2	91.94	1.32	\$ -
Drainage	4.1	Drainage Pipe 300mm CR Bfilled	0	m	197.96	1.32	\$ -
	4.2	Drainage Pipe 375mm CR Bfilled	752	m	282.96	1.32	\$ 280,877.41
	4.3	Drainage Pipe 450mm CR Bfilled	210	m	334.33	1.32	\$ 92,676.28
	4.4	Drainage Pipe 600mm CR Bfilled	752	m	550	1.32	\$ 545,952.00
	4.5	Drainage - Pits	19	No.	2806.1	1.32	\$ 70,376.99
	4.6	Drainage - Subsoil Drainage	1504	m	43.4	1.32	\$ 86,171.88
Traffic	5.1	Traffic Signals	0	Item/ per leg	128786.34	1.32	\$ -
Landscape	6.1	Trees	102	No. m2	363.01	1.32	\$ 48,645.66
	6.2	Landscaping	4512	m2	25.16	1.32	\$ 149,858.14
	6.3	Topsoil Seeding	4512	m2	8.44	1.32	\$ 50,270.38
Street Lighting	7.1	Street Lighting (Road)	752	m	225.67	1.32	\$ 224,009.07
Miscellaneous	8.1	Linemarking	9777	m2 of pavement	4.09	1.32	\$ 52,782.20
	8.2	Regulatory Signage	14	Item	380.39	1.32	\$ 7,029.61
	8.3	Landscape Maintenance (road)	4512	m2	2.96	1.32	\$ 17,630.37
	8.4	Tactile Pavers (Hazard only)	0	Item	319.78	1.32	\$ -
Other	9.1	Demolition of existing concrete kerbs, footpath, islands	0	m3	206	1.32	\$ -
	9.2	Rock excavation and removal / sodic soil treatment (capping layer)	1053	m3	116.53	1.32	\$ 161,961.45
	9.3	Redundant pavement demolition	0	m3	206	1.32	\$ -
Delivery	10.1	Council Fees	1	%	3.25	1	\$ 124,204.44
	10.2	VicRoads Fees	1	%	1	1	\$ 38,216.75
	10.3	Traffic Management	1	%	5	1	\$ 191,083.76
	10.4	Environmental Management	1	%	0.5	1	\$ 19,108.38
	10.5	Survey/Design	1	%	5	1	\$ 191,083.76
	10.6	Supervision and Project Management	1	%	9	1	\$ 343,950.77
	10.7	Site Establishment	1	%	2.5	1	\$ 95,541.88
	10.8	Contingency	1	%	15	1	\$ 573,251.28
		Excluding Delivery				1	\$ 3,821,675.23
		Including Delivery					\$ 5,398,116.26

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BR-01 - East-West Link Road
Cost Estimate

Rev 2 - 04 July 2025

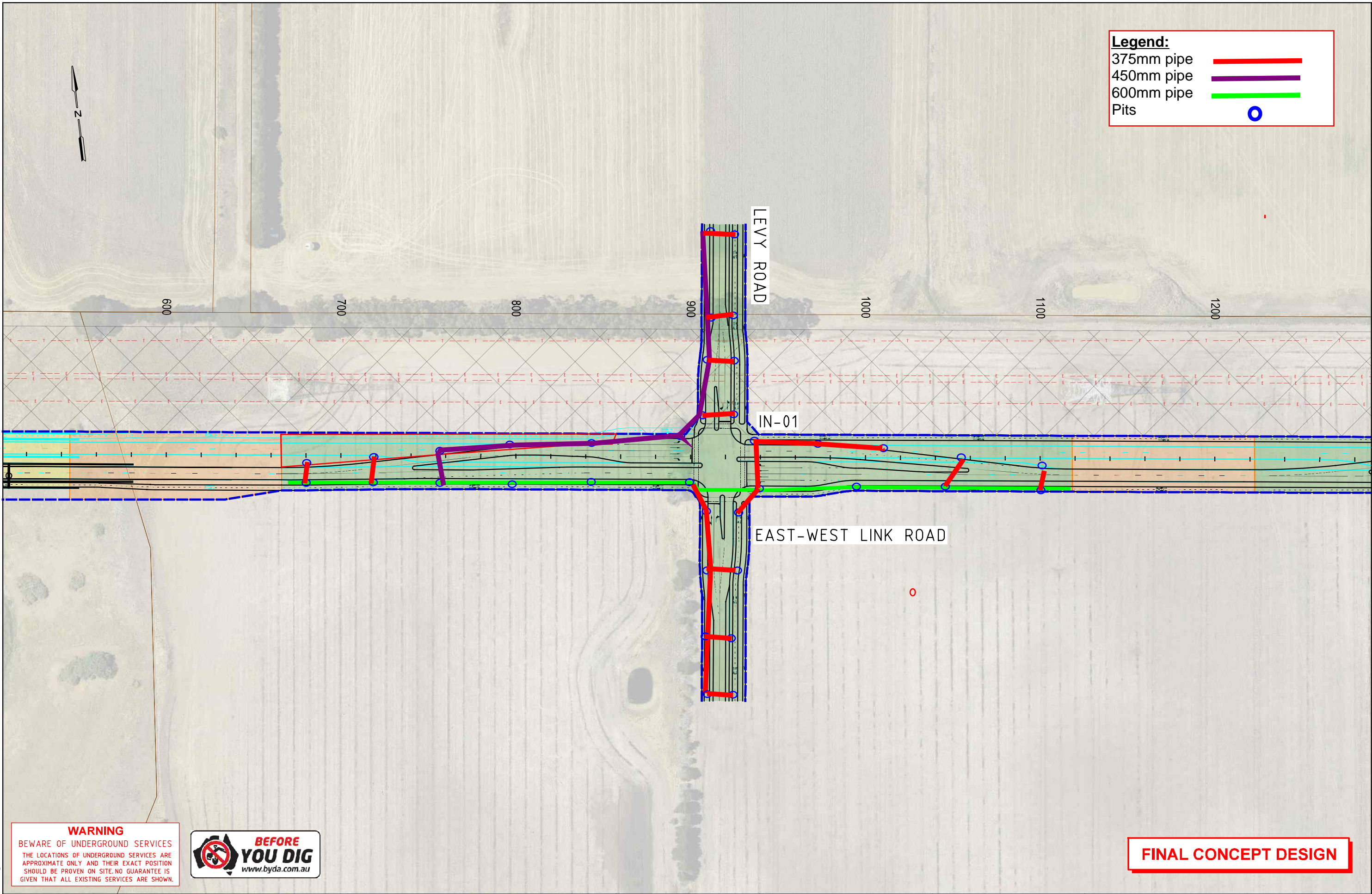
Group	Item Description	Quantity	Unit	Benchmark cost Rate (\$)	Index	Amount (\$) (With Benchmark cost index)	Total
Site Establishment	1.1 Allowance for general site establishment, temp fencing, etc	1 Set		\$250,000.00	1	\$250,000.00	\$610,000.00
	1.2 Services identifications	0 Day		\$3,500.00	1	\$0.00	
	1.3 Services growing	0 Day		\$3,500.00	1	\$0.00	
	1.4 Access Tracks	750m x 6m, difficult terrain	800 LM	\$450.00	1	\$360,000.00	
Bridge Works	<u>Key Measurement</u>	3962 m2		\$5,852.79			\$23,188,753.93
	<u>Abutments</u>						
	Piers	2 No					
	Bridge Deck	280m x 14.15m	3962 m2				
	Bridge Length		280 LM				
	Piles to Piers		56 Piles				
	<u>Piles to Abutments</u>						
	2 x 8		16 Piles				
	Volume per Pile		22.6 m3 each, without waste				
	1200 Dia, 20m nominal depth		14 Pile Caps				
	<u>Pile Caps</u>						
	Volume per Pile Cap, approx.	4.5 x 4.5 x 1.5, each	30.4 m3 each, without waste				
	Formwork at each Pile Cap		27 m2 each				
	<u>Pier Leg Heights (excluding Pier Head Depth)</u>						
	Pier 1		4 LM				
	Pier 2		8 LM				
	Pier 3		10 LM				
	Pier 4		13 LM				
	Pier 5		16 LM				
	Pier 6		17 LM				
	Pier 7		10 LM				
	Total		78 LM				
	Average		11.1 LM				
	Super Tee Beams, 1800 deep		35 LM Each				
	Super Tee Beams, count		56 Beams				
	<u>Piles</u>						
		72 Each	\$45,244.80				
		1628.813 m3 Rate Only	\$2,000.00				
2.1	Excavation to Piles	1628.813 m3	\$450.00	1		\$732,965.76	
2.2	Concrete to Piles	1628.813 m3	\$700.00	1		\$1,140,168.96	
2.3	Reo Cages to Piles - 200 kg/m3	325.1626 Tons	\$3,800.00	1		\$1,227,897.73	
2.4	Disposals	1628.813 m3	\$90.00	1		\$146,593.15	
	<u>Pile Caps</u>						
2.5	Excavation for Pile Caps	638.4 m3	\$90.00	1		\$57,456.00	
2.6	Disposals	425.6 m3	\$50.00	1		\$21,280.00	
2.7	Backfilling at Pile Caps	212.8 m3	\$90.00	1		\$19,152.00	
2.8	Concrete to Pile Caps	425.6 m3	\$600.00	1		\$255,360.00	
2.9	Reo to Pile Caps, 150kg/m3	63.84 Tons	\$3,800.00	1		\$242,592.00	
2.10	Formwork to Pile Caps	378 m2	\$200.00	1		\$75,600.00	
	<u>Piers</u>						
2.11	Concrete to Piers - Legs Only	2.5 wide, 2.0m deep	780 m3	\$750.00	1	\$585,000.00	
2.12	Reo to Pier Legs, 200 kg/m3		156 Tons	\$3,900.00	1	\$608,400.00	
2.13	Formwork to Pier Legs		196 m2	\$500.00	1	\$98,000.00	
2.14	Concrete to Pier Heads		862.5556 m3	\$750.00	1	\$646,916.67	
2.15	Reo to Pier Heads, 200kg/m3		172.5111 Tons	\$3,900.00	1	\$672,193.33	
2.16	Formwork to Pier Heads, sides and soffits		1299.222 m2	\$600.00	1	\$779,533.33	
2.17	Lateral Restraint Blocks, 2 per Pier		14 Sets	\$5,000.00	1	\$70,000.00	
	<u>Abutments</u>						
	Piles to Abutments	8 each x 2 abutments	16 Piles	Included			
2.18	Concrete to Abutments		112 m3	\$700.00	1	\$78,400.00	
2.19	Reo to Abutments, 200kg/m3		22.4 Tons	\$3,800.00	1	\$85,120.00	
2.20	Formworks		140 m2	\$450.00	1	\$63,000.00	
	<u>Super Tee Deck</u>						
2.21	Supply Super Tee Beams, 1800 Deep	56 Each					
	- 1.7 tons/m or -65t each						
	- based on \$2900/m, \$4200/m3, say						
	- Gross Section -0.7m2						
	- Volume -32.2 x 0.7 = 22.5m3						
	- https://www.nationalprecast.com.au/wp-content/uploads/2015/10/Products-Super-Tees.pdf						
	- Estimating Teams, and current supply prices (late 2024)			\$93,670.00	1		
2.22	Placement of Super Tee Beams	56 Each	\$65,000.00	1		\$5,245,520.00	
2.23	Bridge Bearings	112 Each	\$3,750.00	1		\$420,000.00	
2.24	Slitching of Super Tees	56 Each	\$5,000.00	1		\$280,000.00	
	<u>Bridge Deck</u>						
2.25	Formwork to Super Tees	1960 m2	\$275.00	1		\$539,000.00	
	- 280m x 1m x 7 beams						
2.26	Concrete to Deck Slab, 250 thick	990.5 m3	\$650.00	1		\$643,825.00	
2.27	Reo to Deck Slab	198.1 Tons	\$3,700.00	1		\$723,570.00	
2.28	Formwork to edges	560 LM	\$350.00	1		\$196,000.00	
2.29	Bridge Barrier, including edge drop section	364 LM	\$1,900.00	1		\$691,600.00	
2.30	Bridge Barrier, on Bridge Deck	292 LM	\$1,200.00	1		\$350,400.00	
2.31	Bridge Barrier Throw Screen, 3000mm high	292 LM	\$3,000.00	1		\$876,000.00	
	<u>Bridge Sundries</u>						
2.32	Light Poles	Every 50m	6 No	\$25,000.00	1	\$150,000.00	
2.33	Power Connection		1 Set	\$100,000.00	1	\$100,000.00	
2.34	Drainage Lines		280 LM	\$450.00	1	\$126,000.00	
2.35	Service Route	Allowance	280 LM	\$450.00	1	\$126,000.00	
	<u>Approach Slabs</u>						
2.36	Allowance for approach slabs	2 each x 3m x 14.15m	84.9 m2	\$400.00	1	\$33,960.00	
	<u>Abutment Chute</u>						
2.37	Site scraps		2100 m2	\$15.00	1	\$31,500.00	
2.38	Engineered Filling		2000 m3	\$180.00	1	\$360,000.00	
2.39	Road Works	2 x 14.15m x 50m	1415 m2	\$250.00	1	\$353,750.00	
Spare							
3.1	Not required						\$0.00
Commissioning	4.1 Commissioning Allowance	N/A					\$0.00
Contractor's Overhead Costs and Profit							\$10,709,439.27
5.1	Contractor's Project Management and Site Supervision including	30% of	\$23,798,753.93			\$7,139,626.18	
	- temporary works design						
	- management plans - safety, quality, environment, comms						
	- Site meetings with Superintendent						
5.2	Contractor's Overheads and Profit:						
5.3	Environmental Monitoring Costs - Air, Noise, Water, etc.	10% of	\$23,798,753.93			\$2,379,875.39	
	- usually not required	Item				\$0.00	
5.4	Engineering Design	5% of	\$23,798,753.93			\$1,189,937.70	
	- Contractor's Detailed Design						
TOTAL Constructed Cost (excl. GST)		3962 m2		\$8,706.79		\$34,508,193.20	\$34,508,193.20
Indirect Project Costs							\$5,731,310.91
	<u>Consultant Design Fees</u>						
	Geotechnical Investigations	1 Item		75000	1	\$75,000.00	
	Engineering Design	8% of	\$34,508,193.20		1	\$2,760,655.46	
	- including detailed design						
	<u>Client Project Management and Communications</u>						
	Client Project Management and Communications	8% of	\$34,508,193.20		1	\$2,760,655.46	
	<u>Due Diligence and Site Investigations</u>						
	NONE						
	CHMP Due Diligence	Item				\$15,000.00	
	Statutory Planning Due Diligence	Item				\$10,000.00	
	Flora and Fauna Due Diligence	Item				\$10,000.00	
	CHMP field investigations and formal CHMP - standard	Item				\$25,000.00	
	Flora & Fauna field investigation and report - standard	Item				\$25,000.00	
	Planning permit report addressing triggers	Item				\$20,000.00	
	Land acquisition including re zoning and legal costs	Item				No allowance	
	Easement Acquisition including legal costs	Item				No allowance	
	<u>Approach/permit applications by Client/consultant</u>						
	Roads	Item				\$10,000.00	
	Rail Track	Item				\$0.00	
	Drainage	Item				\$20,000.00	
	Gas/Power transmission	Item				\$0.00	
	<u>Other Costs</u>						
TOTAL ESTIMATED COST (EXCL. GST)							\$40,239,504.12
Contingency Allowance							\$10,659,816.00
TOTAL INCLUDING CONTINGENCY ALLOWANCE		25%				Excl GST	\$50,899,380.14

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Appendix D VPA comment response

Bannockburn South East - Transport Design and Costs_DRAFT by SMEC

Comment ID	Comment by	Topic/Section/Plan/Item	Comment	SMEC Response
1	VPA engineering	Costings - Intersections	Refer to the highlighted items in the following sheets "IN-01", "IN-02", "IN-03" within this Excel.	Refer response to comment 2 below which details SMEC's changes to cost estimates. Additionally, regulatory signage numbers have been validated. Please refer to the pdf mark up provided which shows an example regulatory signage layout.
2	VPA engineering	Costings - Intersections	<p>Key Items for SMEC to review/check are:</p> <ul style="list-style-type: none"> •Overall costs are about double the current VPA benchmark item for a similar type of intersection. oBased on quantities such as road pavement, the Intersections appear to be a little larger than the benchmarks – so some additional cost is expected. oSodic sols allowances are not included in the benchmarks – so some additional cost is expected. •Quantifies for site preparation, earthworks and SUP? •Drainage pipes and pits: oAppears to be about double the quantity which would be needed. •Landscaping and topsoil: oQuantity appears overly high •Street lighting: oThe benchmarks make an allowance per intersection leg – i.e. 4 No. for a cross intersection @ \$56k per leg. oSMEC quantity of 14 and 12 should be 4 and 3 respectively <p>These items could be incorrectly adding an additional \$1m to \$2m.</p>	<ul style="list-style-type: none"> - Overall costs are now approximately 15% lower for each intersection - Quantities for site preparation have been adjusted based on the fact that Landscaping has reduced to being limited to 3.0m either side of the paths or back of kerb which is a more realistic approach. Earthworks formula (pavement boxing estimate) and the SUPs have been validated to be correct, therefore there has been no significant change. - Drainage pipes and pits has been validated to be correct. Please refer to the pdf mark up provided which shows an example drainage layout. The lengths equate to percentages adopted of the total leg lengths, and pit spacing. No change has been made. - Landscaping has reduced based on landscaping areas to be limited to 3.0m either side of the paths or back of kerb which is a more realistic approach - Street lighting is reduced at intersections due to updating the approach to correctly applying it per leg as opposed to the number of light poles. Street lighting is increased for road costings due to updating the approach to correctly applying it per linear metre as opposed to the number of light poles - Overall costs are now approximately 15% lower for each intersection
3	VPA engineering	Costings - Roads	OK.	
4	VPA engineering	Costings - Bridge	<p>This is a very detailed cost sheet and is based on the previous Jacobs estimate from their feasibility study.</p> <p>The SMEC cost is comparable by adjusting the Jacobs cost down to reflect the shorter and narrower bridge.</p> <p>Due to the relatively high cost of this item, SMEC should check all items in the cost sheet to ensure they are confident they have these correct and can substantiate if needed via a panel.</p>	<p>The detailed bottom-up costing has been based on rates provided by Jacob's in their original Options assessment. This costing results in a unit cost of \$180,000 per metre length of bridge. This cost is comparable to the VPA Benchmark Infrastructure Report (April 2019) for a 100m long, 14.3m wide Super-T bridge (\$134,190/m), noting the significant increase in construction costs since the report was produced.</p> <p>It's emphasised that providing costings at this early concept stage is indicative only due to the many variables and unknowns. The values provided are not intended for use in construction pricing and do not constitute a bill of quantities.</p> <p>If more certainty is required, a quantity surveyor should be engaged.</p>
5	VPA engineering	Appendix A - IN-03 (Drawing 3003)	IN03 – remove through arrow shown on southern approach as it is a T-intersection	Arrow has been updated to be a left turn arrow only
6	VPA engineering	Appendix A - RD-01	East West arterial – west of Burnside Road - add shared path to both sides as interim works up to the bridge. There is planned development as part of the PSP on both sides	SUP has been added to the north side of the bridge
7	VPA engineering	Appendix A - RD-01	<p>East West arterial – east of Burnside Road</p> <p>a. Consider the shared path as ultimate works on north side only (i.e. consider deleting this as a construction cost item). There is existing residential on the north side.</p> <p>b.Retain the shared path on the south side as interim works, given there is planned development as part of the PSP on the south side</p>	Shared path on the north side of the east-west link road, east of burnside road has been removed. A path connection from IN-03 to the existing path (gravel) has been added to provide better path connectivity in the interim stage.
8	VPA planning	Appendix C - Draft Cost Estimates	Table of interim works costs > Update the estimated cost for IN-02	Table of interim works costs for IN-02 has been updated.



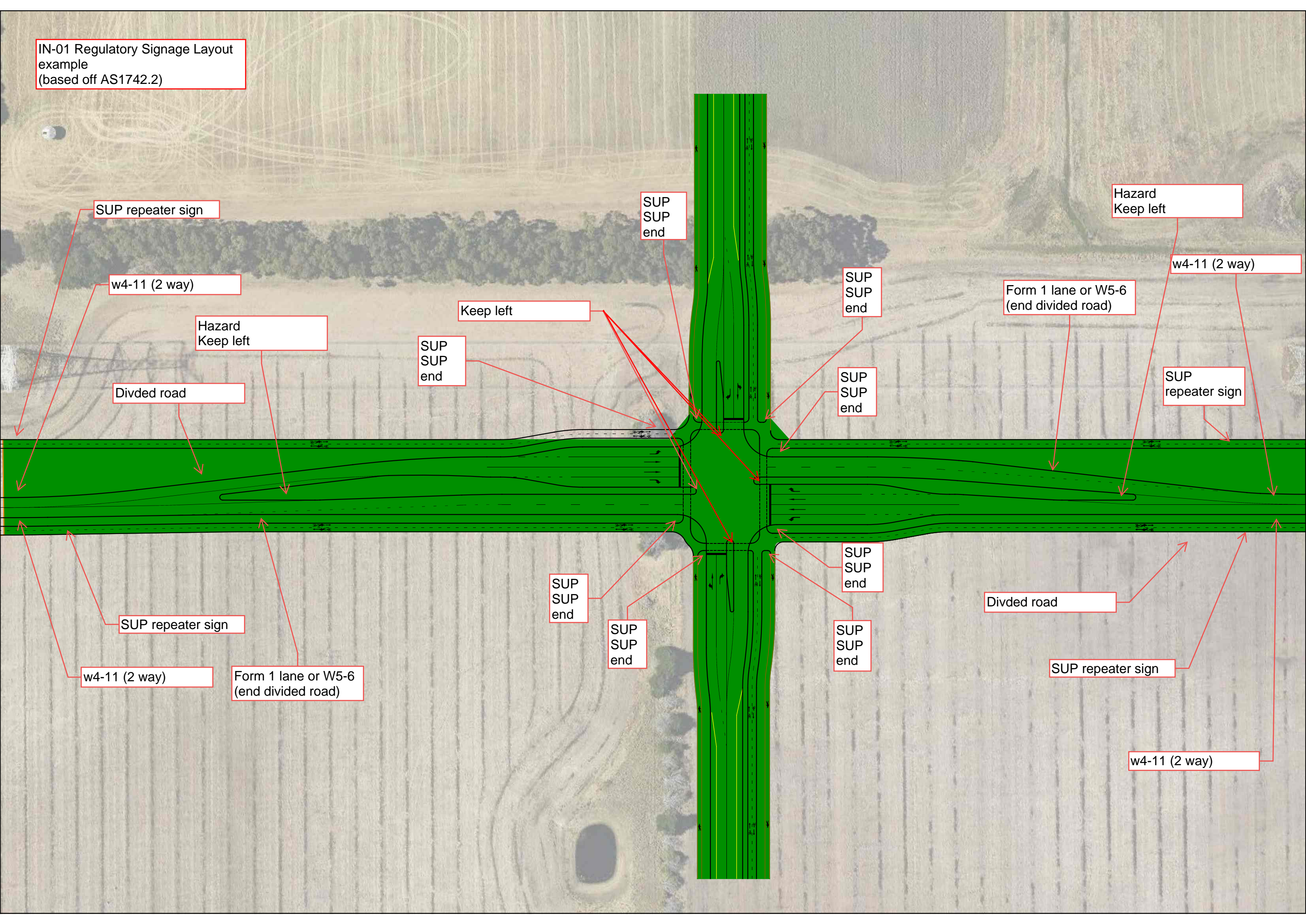
WARNING
BEWARE OF UNDERGROUND SERVICES
THE LOCATIONS OF UNDERGROUND SERVICES ARE APPROXIMATE ONLY AND THEIR EXACT POSITION SHOULD BE PROVEN ON SITE. NO GUARANTEE IS GIVEN THAT ALL EXISTING SERVICES ARE SHOWN.



FINAL CONCEPT DESIGN

				GENERAL NOTES		DESIGNED M CHRISTIE			BANNOCKBURN SOUTH EAST PSP VICTORIAN PLANNING AUTHORITY GENERAL ALIGNMENT PLAN IN-01					
C	AD	26.05.25	FINAL CONCEPT DESIGN			APPROVED A DONATO								
B	AD	30.04.25	FINAL CONCEPT DESIGN											
A	AD	07.03.25	DRAFT CONCEPT DESIGN											
ISSUE	APP'D	DATE	AMENDMENT											
						CAT: PROJ: FILE: 30043502T--3001.dgn		SCALE OF METRES HOR 0 20 40 VER 		FILE NO. 30043502T	CONTRACT NO. -	SHEET NO. 08	DRAWING NO. -3001	ISSUE C

IN-01 Regulatory Signage Layout
example
(based off AS1742.2)



SUP repeater sign

w4-11 (2 way)

Hazard
Keep left

Divded road

Keep left

SUP
SUP
end

SUP
SUP
end

SUP
SUP
end

SUP
SUP
end

Form 1 lane or W5-6
(end divided road)

w4-11 (2 way)

Hazard
Keep left

SUP
repeater sign

SUP repeater sign

w4-11 (2 way)

Form 1 lane or W5-6
(end divided road)

SUP
SUP
end

SUP
SUP
end

SUP
SUP
end

SUP
SUP
end

Divded road

SUP repeater sign

w4-11 (2 way)

BANNOCKBURN SOUTH EAST - DRAFT CONCEPT DRAWINGS – SMEC – 30 APRIL 2025

ISP COMMENTS

Dwg No.	Project	Sheet	Description	ISP Comments
02	Drawing Index	1	Drawing Index	No comments - OK
03	Key Plan	1	Key Plan	<p>Black linework for road on west side of BR-01:</p> <ul style="list-style-type: none"> As presented, it appears to be a DCP project, but it is not. Include description in legend sheet or a note on this drawing or delete linework. <p>Linework has been trimmed to the extent of the bridge on the west side</p>
04	Notes Legend	1	Notes Legend	<p>Black linework for road on west side of BR-01:</p> <ul style="list-style-type: none"> Include a note, as above. <p>No action as linework has been trimmed to the extent of the bridge on the west side</p>
05	Typical Sections	1	Secondary Arterial & Connector Street	No comments - OK
06	Typical Sections	2	Bridge	<p>What is the “typical” clearance (or range) between the interim and future duplicated structure.</p> <p>3.5m. Dimension add to the typical section. This offset is consistent with the offset in the Bridge Feasibility Report.</p>
07	Typical Sections	3	Burnside Road	No comments - OK
3001	IN-01	1	Plan Layout	<ul style="list-style-type: none"> Check and if necessary, correct the scale bar in the title block <p>Scale bar was incorrect – it has now been fixed</p>

				<ul style="list-style-type: none"> Confirm why a kink is needed in the southern road reserve boundary between Ch600 and CH700 The intent of this kink was too allow for any necessary road works on the approach to the bridge abutment. This road reserve can be confirmed at detailed design with more detailed design modelling. Why is there an offset from the edge of the path to the southern road reserve boundary? Answer as above.
3002	IN-02	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
3003	IN-03	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
5001	RD-01-01	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
5002	RD-01-02	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
5003	RD-01-03	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
5004	RD-01-04	1	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
5005	RD-01-04	2	Plan Layout	Check and if necessary, correct the scale bar in the title block Scale bar was incorrect – it has now been fixed
7001	MC01	1	Longitudinal Section	In future documentation, we need to show the bridge longitudinal section with piers, abutments etc. Bridge elevation has been provided, showing 8x35m spans with 7 piers.
7002	MC01	2	Longitudinal Section	No comments – OK
7003	MC01	3	Longitudinal Section	No comments – OK
7004	MC01	4	Longitudinal Section	No comments – OK

7005	MC01	5	Longitudinal Section	No comments – OK
8001	Pavement Profiles	1	Pavement Profiles	No comments - OK
App B	Cross Sections	1	CH00 – CH250	No comments - OK
App B	Cross Sections	2	CH300-CH450	No comments - OK
App B	Cross Sections	3	CH500-CH700	No comments - OK
App B	Cross Sections	4	CH750 to CH1000	No comments - OK
App B	Cross Sections	5	CH1050-CH1300	No comments - OK
App B	Cross Sections	6	CH1350-CH1600	No comments - OK
App B	Cross Sections	7	CH1650-CH1900	No comments - OK
App B	Cross Sections	8	CH1950-CH2200	No comments - OK
App B	Cross Sections	9	CH2250-CH2500	No comments - OK
App B	Cross Sections	10	CH2550-CH2800	No comments - OK
App B	Cross Sections	11	CH2850-CH3094.355	No comments - OK



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engineering positive change

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