

Department of State Growth

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Your Ref: DOC/20/92577 / Our Ref: D20/214472



Ms Marietta Wong, Delegate (Chair)
Tasmanian Planning Commission
Department of Justice

By email: tpc@planning.tas.gov.au

Dear Ms Wong,

**Launceston Interim Planning Scheme 2015
Amendment 58 & permit DA0472/2019
Rezone 40520 Tasman Highway, St Leonards from Rural Resource to Rural Living and
30 lot subdivision with associated infrastructure**

Thank you for your letter of 18 August 2020 regarding whether the Department of State Growth has an interest in the above proposal.

State Growth is aware of the combined subdivision and rezoning application at 40520 Tasman Highway, St Leonards and provided land owner consent in relation to the proposal on the 24th September 2019.

State Growth understands that the development will include the following features:

- A 30 lot, rural-living subdivision and associated road and drainage infrastructure including works within the Tasman Highway road reserve.
- Vegetation removal to achieve site distances.
- Land designated for future road widening to provide for a full width reserve for the Tasman Highway in the future.
- All access is via White Gum Rise which will adequately cater for the additional traffic.
- The existing single access onto the Tasman Highway will be removed.

State Growth does not have any objections to the proposal on this basis.

State Growth also notes the presence of Exploration Licence 18/2014 and recently identified mineral resources in proximity to the proposed development site. These indicate an increased potential for future resource development activities (ie mining) which may lead to future land use conflict with sensitive uses extending into this area.

Please contact Lucy Thorne, A/G Manager Planning Policy by email at Lucy.Thorne@stategrowth.tas.gov.au or telephone on 0429 698 118 for more information.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'James Verrier', with a long horizontal flourish extending to the right.

Director, Transport Systems and Planning Policy
James Verrier

20 August 2020