

Andrew B Walker

Barrister

Derwent & Tamar Chambers
128 Macquarie Street
Hobart Tasmania 7000
Ph. 6220 6090
M: 0407 870 173

10 April 2024

Mr John Ramsay
Chair of Delegate Panel
Tasmanian Planning Commission
Level 3, 144 Macquarie Street
HOBART TAS 7000

Dear Mr Ramsay

**Tasmanian Planning Scheme Clarence
Draft Amendment PDPSAMEND-2021-022808
Apply Airport limitation area overlay**

I am instructed by S J Rex and Rustici Pty Ltd, the owner of 7 Cherokee Drive Cambridge and B R Rex and Rustici Pty Ltd the owner of 9 Cherokee Drive Cambridge.

Those properties are at the western end of runway 09/27. They are shown in the report from All Urban Planning dated 16 November 2023, attachment 1 page 4. The 2 lots are across the road from lot 1 on that survey plan, and are adjacent to the roundabout. They are highlighted in green on the attached LISTMAP image.

The ground level on these lots is around 15 metres, but this will need to be confirmed at the hearing by the modelling which the TC has available to it.

Both properties are currently on the market, and the owners instruct that every potential purchaser wants clarity on the permitted building heights.

My clients' position is that there is no issue that requires the application of the proposed OLS levels over these lots, which is contrary to evidence given on behalf of the airport at the last hearing.

These 2 owners represent that if the Commission allows the amendment to introduce the OLS overlay, it be satisfied that there is no restriction at all on the permitted building height under clause 18.4.1 A1 for either of these lots. If not, it should be refused and the OLS mapping rejected.

Yours faithfully



Andrew B Walker

On behalf of S J Rex and B R Rex and Rustici Pty Ltd.