

File No: NTH15/00038
Your Ref: 15159

The Director
Bath Stewart Associates
PO Box 403
TAMWORTH NSW 2340

Attention: Sonia Vickery

Dear Sir / Madam,

Planning Proposal – Howards Haulage, Lot 3 DP 1121681, 1172 New England Highway Willow Tree

I refer to your email of 13 May 2015 requesting preliminary comment from Roads and Maritime Services in relation to a planning proposal for a schedule 1 amendment to permit an additional use at the abovementioned location.

Roles & Responsibilities

The key interests for Roads and Maritime are the safety and efficiency of the road network, traffic management, the integrity of infrastructure assets and the integration of land use and transport.

The New England Highway (HW9) is a classified (state) road. Liverpool Plains Shire Council is the 'Roads Authority' for this road and all other public roads in the subject area.

In accordance with Clause 101 of the *State Environmental Planning Policy (Infrastructure) 2007* (ISEPP) the Consent Authority is to have consideration for the safety, efficiency and ongoing operation of the classified road as the development has frontage to a classified road.

It is emphasised that the following comments are based on the information provided. They are not to be interpreted as binding upon Roads and Maritime and further comment may be provided following consideration of any planning proposal referred by the relevant consent authority.

Roads and Maritime Response

It is understood that a self-service heavy vehicle refuelling facility is proposed within the existing Howard's Haulage Transport Depot and that a schedule 1 Amendment to the Liverpool Plains Shire Council Local Environmental Plan (LEP) is proposed to include 'service station' as permissible with consent on the subject land.

Roads & Maritime Services

Roads and Maritime would have no objection in principle to the proposed additional use provided it can be demonstrated that the vehicle movements generated by the overall development would not impact adversely upon the safety and efficiency of the classified road.

If you have any further enquiries regarding the above comments please do not hesitate to contact Liz Smith, Manager Land Use Assessment on (02) 6640 1362 or via email at: development.northern@rms.nsw.gov.au

Yours faithfully



2 June 2015

Monica Sirol
Network & Safety Manager, Northern Region

CC: Manager Planning & Development - Liverpool Plains Shire Council