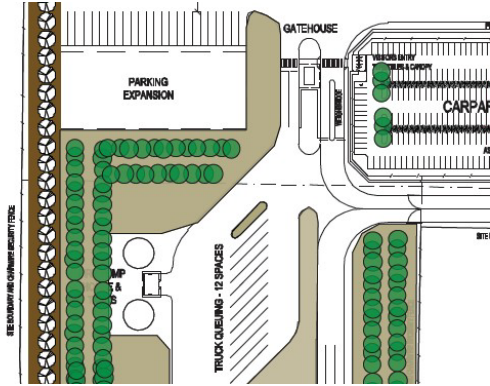




▲ Subject site



▲ Montage of Distribution Centre



▲ Extract from Concept Landscape Plan

JMG were engaged to provide advice and obtain planning approval for a major supermarket chain distribution centre development in Breadalbane, Tasmania. The facility is to service retail outlets around the State.

The proposal included a major storage facility with a 7.2ha building footprint, site landscaping and water sensitive urban design features. The development will generate approximately 280 permanent jobs upon completion and between 800-850 vehicle movements per day.

JMG's Planning Team were involved in:

- > Providing due diligence planning advice;
- > Pre-application consultation with the local Council;
- > Preparing the development application documentation.

The proposed development was approved by Northern Midlands Council in 2008.

Key Issues

- > **Visual Impacts**
The sheer size of the storage facility had the potential to create significant visual impact. This impact was managed through landscaping and by modifying the external finishes and materials of the structure.
- > **Acoustic Impacts**
The potential acoustic impact on residential areas was a key issue and appropriate mitigation measures were identified to achieve appropriate reductions in noise.
- > **Traffic Management**
The volume of traffic to be generated by the proposal meant that traffic management and parking needed to be carefully considered in the site design stage.



Mat Clark
Senior Town Planner

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