17 June 2020

Proposed Development - 52 Richardsons Road, Sandford

To The Minister for Planning and the Mayor - Clarence City Council

I have been involved in the development of the Clarence City Council's Reserve Activity Plan 2020-2030 for the Lauderdale Saltmarsh Reserve. The Lauderdale Saltmarsh System is the largest saltmarsh cluster in the Derwent Estuary. The Racecourse Flats section of the saltmarsh covers an area of 68.5 ha within this system and is the largest single section of saltmarsh associated with the Derwent Estuary.

Saltmarshes are expected to be one of the most sensitive habitats to rising sea levels as a result of global warming. Modelling of potential sea level rises predicts that the Racecourse Flats saltmarsh will migrate inland and occupy a large area within currently privately owned land at 52 Richardsons Road. The map below extracted from the Draft Reserve Activity Plan indicates the level of predicted migration.



The proposed development at 52 Richardsons Road, specifically the proposed 35 Ha of public open space would greatly assist in future proofing the predicted migration pathways of the saltmarsh. The proposed public open space would incorporate a substantial area that is predicted to be subject to saltmarsh migration, thereby conserving this area and allowing for its long-term protection. It is further notable that this area also has a large remnant native vegetation patch that increases the biodiversity value of this saltmarsh, adding to the potential for community engagement, outdoor recreation and science communication activities as part of the larger Saltmarsh Reserve.

Yours sincerely

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