
From: Kim Walker [REDACTED]
Sent: Sunday, 3 May 2026 2:48 PM
To: Kingborough LPS
Subject: Zoning submission
Attachments: Zoning Submission [REDACTED].docx

Please find attached my submission on the proposed re-zoning of [REDACTED]

Kettering. Regards, Kim Walker (Owner)

To: Tasmanian Planning Commission

Subject: Further submission on Ireneinc recommendations

Property: [REDACTED], Kettering TAS 7155

Dear Commissioners,

I am the the owner of [REDACTED], Kettering, (title [REDACTED] currently zoned *Environmental Living* and make this submission in response to the Ireneinc review. This review has recommended that properties on [REDACTED] be rezoned to the *Rural Zone* under the draft Kingborough Local Provisions Schedule.

I would like to submit that *Rural Living Zone D* better satisfies the intent of the *State Planning Provisions* and *TPC Guideline No.1*.

TPC Guideline No.1 directs that zoning decisions be informed primarily by existing settlement pattern, lot size and actual land use. When applied to [REDACTED], these criteria support a *Rural Living* outcome.

I understand that the Ireneinc review recommends the *Rural Zone* for [REDACTED] properties on the basis of consistency with adjoining Rural zoned land, particularly Lot 1 Clear Creek Road, in order to avoid isolation or fragmentation of other zones.

However, Clear Creek Road properties have very different current and historical uses than the [REDACTED] residences. The Clear Creek Road properties have established farming uses, whereas the [REDACTED] properties more closely reflect areas to the north, namely Groombridges Road. These properties are wholly residential within an area of bushland that has little or no potential for rural or farming activities.

Applying the *Rural Zone* primarily to align with adjoining land would not reflect the existing conditions of the site itself.

For the reasons above, I respectfully request that the Commission:

- does not adopt the recommendation to rezone [REDACTED], Kettering to the *Rural Zone*; and
- applies the *Rural Living Zone D* as the most appropriate and guideline-consistent zoning for the land.

Yours sincerely,

Kim Walker

[REDACTED]

Kettering TAS 7155