

To whom it may concern,

Since our brief meeting on Tuesday 2nd May we have decided to action the request from the commissioner, as there has been no correspondence from either TPS or HVC as yet, to devise and submit a prospective plan for 1010 Halls Track Road, Pelverata.

The said property is currently zoned Rural Resource under the interim planning scheme, and under the TPS zone changes, would be zoned to Landscape Conservation. It's imperative that the property be zoned to reflect how it's currently being used, in a rural capacity.

We farm multiple varieties of livestock and have a beekeeping business on the premises which focuses on bee breeding and honey production. The impact of the zone change would affect our near future plans of the below items considerably.

- Business expansion including new building to house honey room/storage and training area for beekeeping courses/tourist venture.
- Property subdivision and new dwelling on northern side of property for family living.
- Cabin for workers accommodation for bee business.
- Small scale flower farm to supply local area and host courses.

It is important to note that we ultimately seek to have the property zoned as 'Rural Zone'. We are hesitant to split the block, as suggested by HVC engaged planners, and see this only as a last resort, but this will not come without conversation and compensation.

Please find the following information and options for our property which I believe to be very fair given the councils recommendations to date.

Option A: I propose the entire said property title (1010 Halls Track Rd, Pelverata) be moved to the TPS's **Rural Zone** with no financial compensation required. Please refer to the below image - Land area mapped out for rural zone in figure 1.

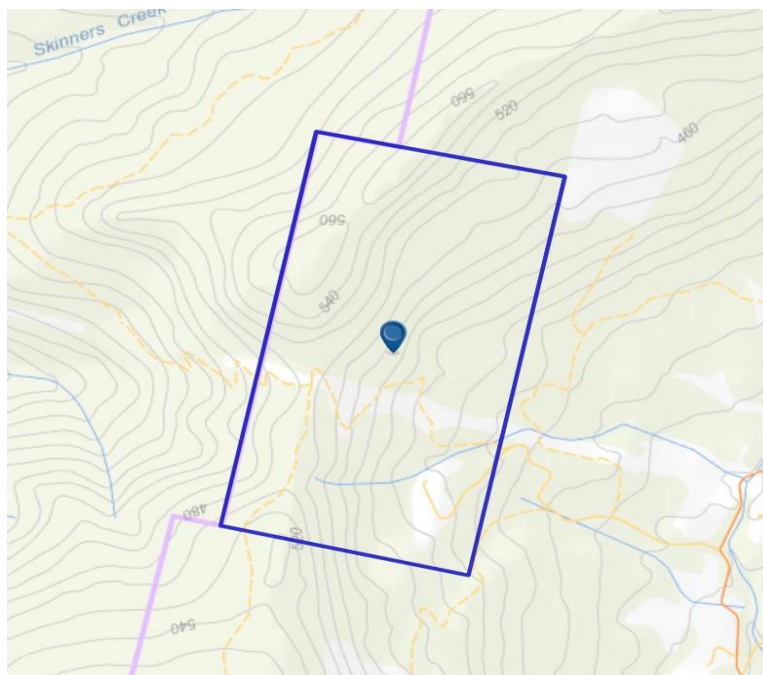


Figure 1- Land area option to be zoned 'Rural'

Option B: Last resort, and indeed our least favoured option due to our land currently being used in a rural zoned capacity.

Please refer to the image below (figure 2). Note the area from the downside of the ridge line of the property down towards Huonville (the purple section) would be zoned **Landscape Conservation** with the remaining majority of the property to be zoned **Rural** under the new TPS's scheme.

This area affects 12.87 HA or 19.418 % of our total property so, we would be seeking financial compensation from HVC of approximately 19.418% for the devaluation for a covenant type zone applied to our property, and along with that compensation we will also seek a continued yearly reduction in our annual council rates of approximately 19.418% (please note the area is approximate only and if this option is agreed exact amounts will be required when HVC funded survey is completed).

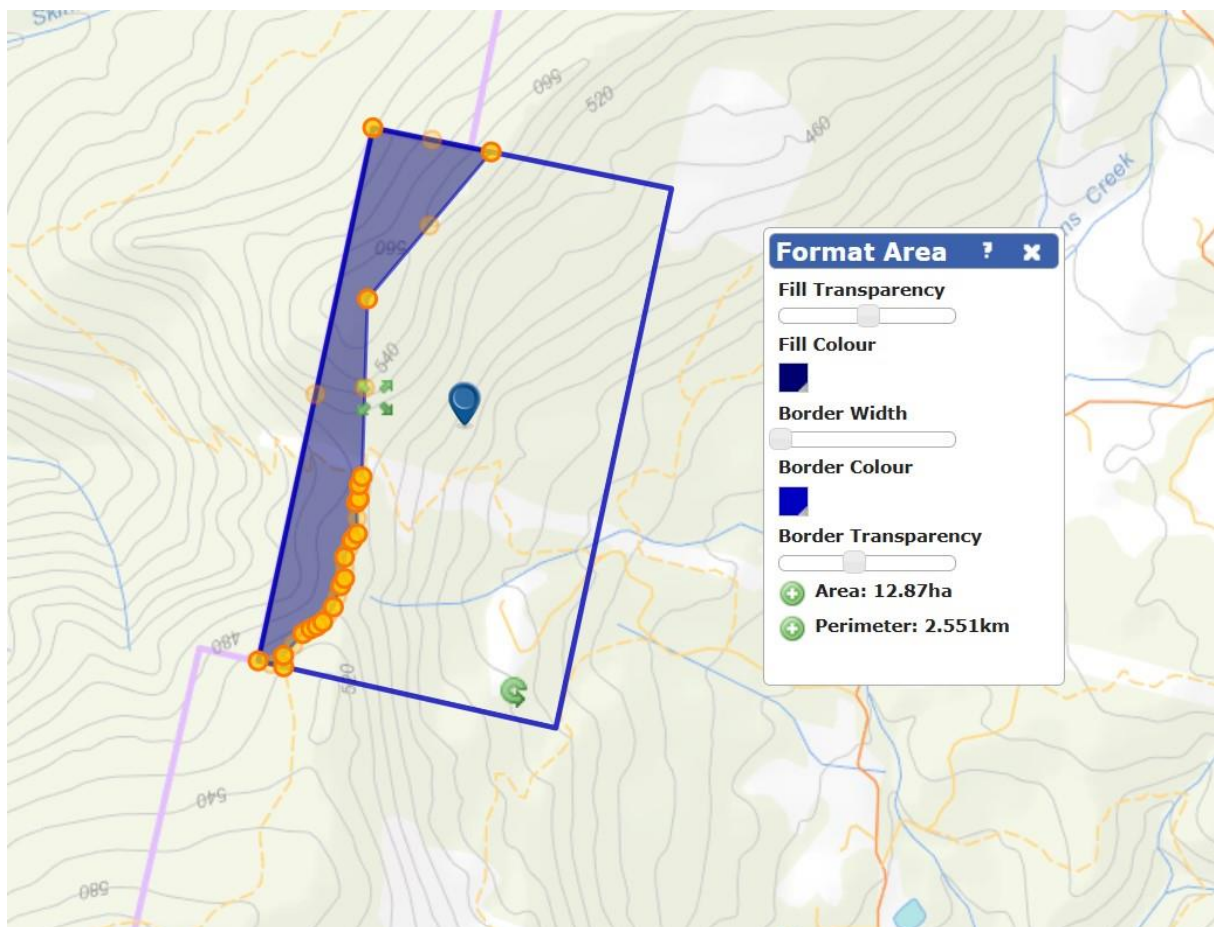


Figure 2- Split zone area in purple of Landscape Conservation