

From: Richard Robinson
Sent: Thu, 27 Jan 2022 08:29:19 +1100
To: Information Management
Cc: Sally Robinson
Subject: F/A The General Manager, Huon Valley Council: Reference Draft Huon Valley Local Provisions Schedule
Attachments: Screen Shot 2022-01-27 at 8.06.28 am.png

Dear General Manager,

Reference Property: 300 Esperance Coast Road, Brooks Bay, Rates Assessment 174540

We disagree with the provisional zoning allocated to our property, this being "Environmental Living" under the proposed LPS. All neighbours on our south side are zoned "Rural Resource" namely, 320 Esperance coast Road and 23 + 23A White Cliffs Road as shown on the attached extract from iplan below. The neighbouring properties range from a much smaller land area through to two larger properties.

We therefore would request that the council reconsider the zoning of 300 Esperance Coast Road to become Rural Resource. Our basis of this request is as follows:

1. We have a micro vineyard (circa 2 acres) on the property which is more aligned to the rural resource zoning.

- This would enable an application to be made for a micro cellar door which is currently not possible under the current zoning regulations.
- We have no intention of commercial production of wine on the property as we will use a commercial winemaker

2. 50% of our neighbours are already zoned Rural Resource and their land is used for grazing sheep or cattle which means we have to suitably maintain our fences to enable our neighbours rural activities which are rightly aligned to the Rural Resource zone.

Many thanks in advance for the consideration of our feedback of the LPS and should you require further information please do not hesitate to contact us.

Can you please acknowledge receipt of this email so we know that you have received our submission.

Kind regards

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