



HUON VALLEY COUNCIL

40 Main Street, Huonville
PO Box 210, Huonville 7109
03 6264 0300
hvc@huonvalley.tas.gov.au
huonvalley.tas.gov.au
ABN 77 602 207 026

29 June 2023

Our Ref: 17/82
Enquiries to: Rong Zheng

Mr J Ramsay
Delegate (Chair)
Tasmanian Planning Commission
GPO Box 1691
HOBART TAS 7001

Email: tpc@planning.tas.gov.au

Dear Mr Ramsay

**RE: DRAFT HUON VALLEY LOCAL PROVISION SCHEDULE (LPS) – LPS-HUO-TPS –
DIRECTION 67**

I write in response to the Commission's directions issued on 30 May 2023.

Direction 67 requested the following information:

Clarify if the Priority Vegetation Area overlay should be applied to 46 Cemetery Road, Cradoc FR 34737/1 in accordance with the Regional Ecosystem Model if the land was zoned Rural as recommended in the section 35F report (representation 158). If so, submit written evidence that the owners of the land would support application of the Rural Zone and the Priority Vegetation Area overlay.

Planning authority policy

The Priority Vegetation Area overlay should only apply to areas of native vegetation.

Priority vegetation and Regional Ecosystem Model (REM) output

- Remnant forest on the property is mapped as dry stringybark (*Eucalyptus obliqua*) forest (DOB) but given the riparian context, there may be some endangered black gum (*E. ovata*) forest (DOV) at the site, or the forest may contain individual black gums which are potential foraging habitat for the critically endangered swift parrot (*Lathamus discolor*).
- The REM picks up general habitat for landscape dependent threatened fauna species.
- Google Street View indicates that the mature eucalypts along the northern boundary are all stringybarks. This line of trees appears to be mostly in the road reserve and does not constitute a native vegetation community. The individual trees do not constitute significant habitat for threatened fauna species at this time.

Conclusions

- The Priority Vegetation Area overlay should apply to the remnant forest in the southeast of the property.

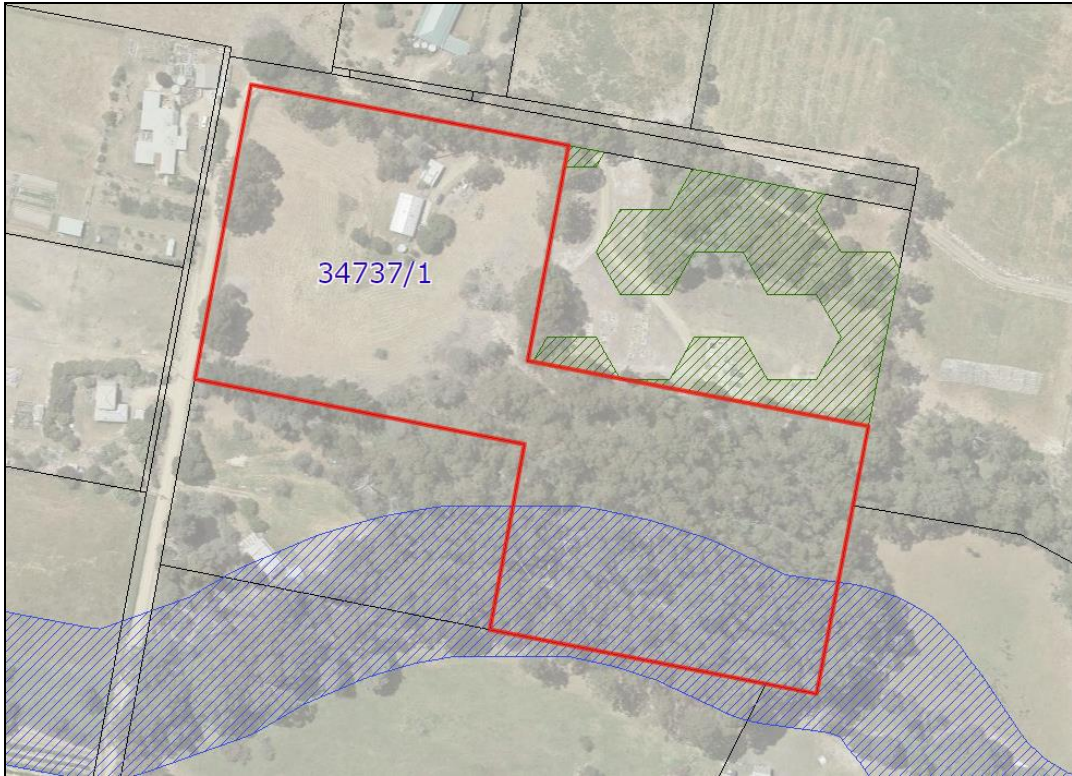


Figure 1. Current vegetation cover and application of the Waterway and Coastal Protection Area overlay (blue) and the Biodiversity Protection Area overlay (green)

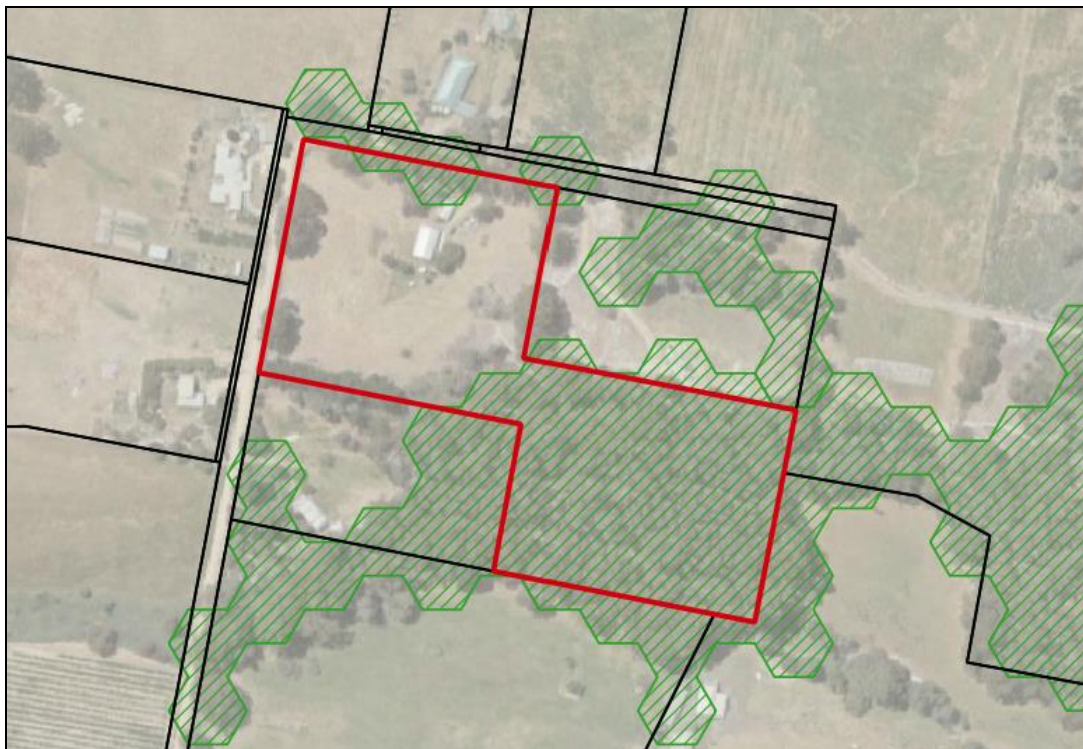


Figure 2. REM polygons

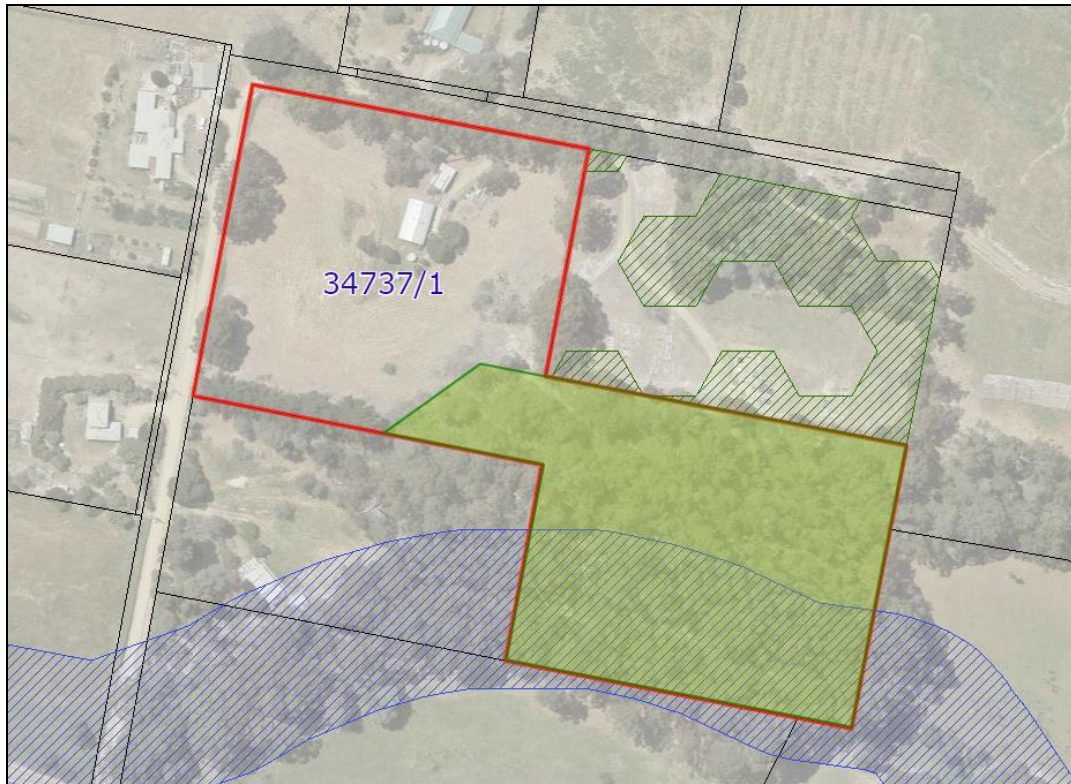


Figure 3. Suggested application of Priority Vegetation Area overlay (green hatching)

Communication with landowner

An email with an official letter was sent to the owner of CT 34737/1 on 28 March 2023 to ask if they were in support of the application of the Priority Vegetation Area overlay on their land. Mr Nick Hawley called on 28 March 2023 to enquire about the matter, however, no formal response has been received so far.

If you would like to discuss this matter further please do not hesitate to contact Rong Zheng direct on 6264 9467.

Kind Regards

RONG ZHENG
PROJECT MANAGER – STRATEGIC LAND USE