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**To:** [Development](#)  
**Subject:** Representation – Brighton draft LPS (proposed zoning of land at Baskerville Rd, Old Beach)  
**Date:** Monday, 10 June 2019 8:21:49 PM

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Attention: Planning Department, Brighton Council

### **Representation – Brighton draft LPS (Old Beach)**

Thank you for the opportunity to submit representations against the Brighton draft LPS which is currently on exhibition.

We are currently looking to purchase land at 110 Baskerville Rd, Old Beach and are concerned about the proposed zoning of this land as Agricultural (21.0) under the Brighton draft LPS.

We have been advised by the owner of this land that a subdivision was approved in 2003 for this land to be split into a number of smaller lots to be used for rural living. This subdivision was approved as Council accepted that the land was no longer being used for agricultural purposes. This is consistent with the zoning of the surrounding land and existing use of land in a rural setting for residential purposes.

We have been advised by Brighton Council officers that it is likely that a drafting error has occurred and the intent for zoning of this land was actually Rural Living (11.0) not Agricultural (21.0).

The proposed zoning as Agricultural under the Brighton draft LPS is likely to unfairly restrict the sale of these lots and their intended use. It does not make sense given the approved subdivision, and the surrounding Rural Living zoning which is clearly the intent for this land and area.

Please review and change the zoning in the draft LPS to ensure this land is rightly zoned Rural Living rather than Agricultural.

Thank you

Jenna Pogorzelski