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**From:** Richard Woolley <[REDACTED]>  
**Sent:** Wednesday, 22 April 2026 11:09 AM  
**To:** Kingborough LPS  
**Subject:** CM: Richard Woolley Response  
**Attachments:** TPC Responce April 2026.docx

Please find attached my letter of response.

Many Thanks and Best Regards

Richard Woolley

22nd April 2026

Nick Heath

Tasmanian Planning Commission

[KingboroughLPS@planning.tas.gov.au](mailto:KingboroughLPS@planning.tas.gov.au)

Dear Sir.

Thank you for your mail dated 2<sup>nd</sup> of April 2026.

Further to recent research and on learning more about the different zone requirements, I submit that my property, and other surrounding properties would be better under Rural Living Zone.

My understanding is the current Tasmanian Planning Scheme states that the Rural Zone is designed for primary production, agricultural and resource based activities, whereby the Rural Living Zone provides for low density residential 'hobby farm' lifestyles in rural settings, often on the fringe of established towns.

To support my submission, I refer to research done by my neighbor Janet De Hoog.

Mrs DeHoog states that there are 36 properties along Chanel Highway Lower Snug proposed for zone change to Rural, all of which appear to be more in line with the requirements for Rural Living, and of these; 16 are less than 2 hectares, 10 are 2 to 3 hectares, 4 are 3 to 10 hectares, 6 are 10 to 20 hectares.

The majority of these are homes owned by people who have a few animals and enjoy a bit of land around them. Two exceptions are small businesses; Earthenry Flower Farm and a sometimes potato farm. Two other properties run a few cows and cut some hay, but still appear to be hobby farms.

This information appears to confirm that the properties along the Channel Highway in Lower Snug initially proposed for LCZ and subsequently recommended for change to RZ by Ireneinc, should be changed to RLZ.

I respectfully request that you review the recommendation by Ireneinc and make all the properties in this area Rural Living Zone.

Your Sincerely

Richard Woolley

[REDACTED] Lower Snug.

[REDACTED] Snug 7054.

[REDACTED]

[REDACTED]