

Disclaimer: This Huon Valley Zoning Association Template is to be used to assist the landowner in structuring their position to the Planning Authority. It is not to be understood as planning or legal advice and whilst the information provided in this template is within our best efforts as being correct, these details need to be verified by the landowner, themselves.

Owner / Representer: Belinda Yaxley			Location address:410 Cloverside Rd Lucaston		
CT	PID	Area Size	IPS	Council LPS (Post 35F)	Requested Zone/s
139274/4	2196377	48.08 ha	26.0 Rural Resource	Landscape Conservation	Rural

Location of title.

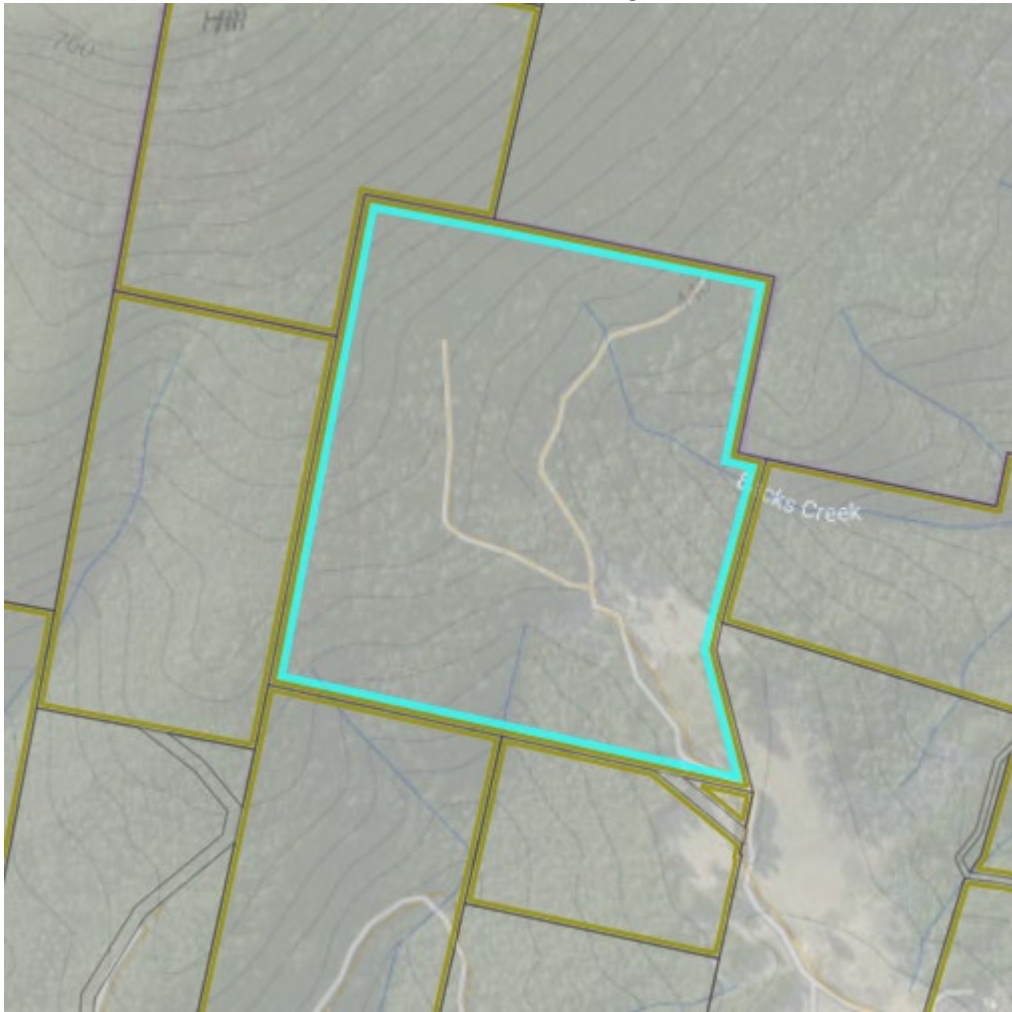


LEGEND		
■ General Residential	■ Light Industrial	■ Community Purpose
■ Low Density Residential	■ General Industrial	■ Recreation
■ Rural Living	■ Rural	■ Open Space
■ Village	■ Agriculture	■ Future Urban
■ Local Business	■ Landscape Conservation	■ Particular Purpose
■ General Business	■ Environmental Management	■ Split*

*Split Zones please consult Draft-HVC-LPS data Appendix 61 and later 35F documentation.

**Light Blue Border shows owner's land in question.

Viewshed: 0% Coverage



Huon Valley Zoning Association's Viewshed Map:

LEGEND			
HVZA-ViewShed	6	17	HVC-LCZ-Post35F
No. of Viewpoints	9	20	VIEWShed
<3	12	22	Landscape Conservation
3	15	>25	Landscape Conservation Split Zone

*Light Blue Border shows owner's land in question.

**Landscape Conservation (LCZ) Borders indicate land within the Huon Valley Councils Endorsed 35F and Draft-LPS with LCZ full or split Zoning intent.

*** The HVZA-Viewshed indicates how visible parts of the subject title is from a viewshed based off of verified scenic road corridors. The colour shade represents how many viewpoints can see a portion of land. Further, explanation is to be provided to the TPC by HVZA.

Property Description

Be specific and detailed as much as possible.
Include soil types if relevant,
Include landscape features
Include slopes ect
Include pictures if relevant

Current use of title

Be specific and detailed as much as possible.
Please provide pictures
Please provide additional evidence

How does the title not meet Council's proposed Zone

Be specific and detailed as much as possible.

How does the title meet Requested Zone/s

Be specific and detailed as much as possible.

Are you challenging a Natural Assets Code?	Yes	No
<p>If Yes, please provide evidence as to what you are objecting to and why.</p> <p>Please attach an NVA if possible</p>		
Are you challenging a Scenic Protection Code?	Yes	No
<p>If Yes, please provide evidence as to what you are objecting to and why.</p> <p>Please attach SVA if possible</p>		
Are you challenging any other Overlay?	Yes	No
<p>If Yes, please provide what overlay and evidence as to what you are objecting to and why.</p> <p><i>Previous Overlays: Biodiversity Protection Area, Bushfire Prone Areas, Landslide Hazard Area, Potential Dispersive Soils, Scenic Landscape Area, Waterway and Coastal Protection Areas</i> <i>Proposed Overlays: Bushfire-prone areas, Low landslip hazard band, Medium landslip hazard band, Priority vegetation area, Scenic protection area, Waterway and coastal protection area</i> <i>This is not an all-inclusive list, just what was exhibited by Council in Appendix 61.</i></p>		

