
From: Jane Hale [REDACTED]
Sent: Saturday, 2 May 2026 1:13 PM
To: Kingborough LPS
Cc: Jane; Marcus Redeker
Subject: Submission for Title [REDACTED]

2 May 2026

Tasmanian Planning Commission
Email: KingboroughLPS@planning.tas.gov.au

Dear Commissioners,

RE -
Ref: DOC/26/36829
Title: [REDACTED]
Address: [REDACTED] Howden TAS 7054
Representation No: 149
Hearing Date: 18 September 2026, morning session

I refer to your letter dated 2 April 2026 concerning the Ireneinc report and the proposed change of zoning for my property from the draft LPS exhibited Landscape Conservation Zone (LCZ) to the Rural Living Zone (RLZ), as recommended by Ireneinc.

I welcome and support this recommendation. It is consistent with the evidence provided by [REDACTED] residents at our hearing. I understand that all [REDACTED] residents have received your letter and have responded individually in support of the recommended RLZ zoning.

I provide the following information to assist in determining the appropriate RLZ subcategory, noting that the Ireneinc report does not specify a subcategory.

The original Brightwater Park subdivision, now [REDACTED], settlement comprises 11 residential blocks ranging from 1.001 to 4.153 hectares, with an average titled lot size of approximately **1.7 hectares**. Three lots (Lots 1, 2 and 11) were exhibited as RLZ in the draft LPS.

Lots 7, 8, 9 and 10 contain significant no-build areas, as shown on the subdivision plan provided at the hearing. After excluding these constrained areas, the effective building areas of those lots are approximately 1.3 ha, 0.35 ha, 0.45 ha and 0.30 ha respectively. When these reductions are taken into account, the average effective building area across the subdivision/settlement is approximately **1.14 hectares**.

On this basis, I respectfully seek consideration of RLZ Subcategory A or RLZ Subcategory B, noting that this determination rests with the Commission, having regard to the draft LPS, the Ireneinc report and the hearings evidence.

Thank you for listening to residents at the hearing and for providing the opportunity to submit further comments following the release of the Ireneinc report. This opportunity is sincerely appreciated, particularly given the level of concern and stress experienced by affected residents.

Yours sincerely,

Jane Hale

[REDACTED], Howden TAS 7054
[REDACTED]