

From: no-reply=huonvalley.tas.gov.au@mailgun.huonvalley.tas.gov.au on behalf of "Huon Valley Council" <no-reply@huonvalley.tas.gov.au>
Sent: Sat, 23 Apr 2022 11:46:04 +1000
To: hvc@huonvalley.tas.gov.au;admin@nelsonfarms.com.au
Subject: Planning Representation - Susan Nelson - {Application No:7}

Your representation has been submitted.

Please note: This representation may be subject to the provisions of the Right to Information Act 2009 which may result in its disclosure to a third party.

I/We (name)
Susan Nelson
Are you lodging as a Individual, Company or Organisation
Individual/s
Of Address
PO Box 466
Town or Suburb
Huonville
Postcode
7109
Email
admin@nelsonfarms.com.au
Phone Number
0407467405
References
Huon Valley Draft LPS Interactive Map
Comments
Please see the attached file for my opposition to the zone change from Rural Resource to Agriculture for Lot 3 P141188 This Lot should be zoned Rural as it best fits the Zone purpose on page 211 of the TPS.
File
<ul style="list-style-type: none">Rep-HVLPS-S.Nelson-22.4.22.pdf
Submit Application
<ul style="list-style-type: none">Yes Submit

Representation to Tasmanian Planning Scheme

Draft LPS Schedule- Interactive Map

Opposition to the change in Zone for Lot 3 P141188 in Glen Huon, PID 2832441

This Lot was zoned 'Rural Resource' in the HVIPS together with several similar adjoining lots to the east.

The proposed Huon Valley LPS has changed the zoning from 'Rural Resource' to 'Agriculture'

I outline below the reasons for the Lot to be zoned 'Rural':

1. The lot is very similar in topography, environment and size to the adjoining lots to the east which are zoned 'Rural'.
2. There are significant constraints to agricultural use occurring on the land:
 - Topography- is steep and unsuitable for agricultural uses.
 - Soil is unsuitable for agriculture- shallow and rocky.
 - Land has not previously been used for agriculture and has no potential for agricultural use.
3. This land is not integral to the management of the larger farm holding to the west.
 - This lot is not utilised in conjunction with the adjoining agricultural land.
 - All infrastructure required for the adjoining farm including hay shed, silos, dwelling, internal laneways, pump sites, and separate power supply are all situated on Lot 2 P141188 which is to be zoned Agriculture.
4. This Lot is within the Glen Huon village area and is consistent with the natural rural resource.
5. All similar Lots in both size and natural resource in the vicinity are zoned Rural
e.g. 1/227600, 1/231203, 1/235106, 4/141188, 1/17369, and 18/4364.

Signed:



22nd April 2022

Susan Nelson

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