

## Rural Hepburn: Agricultural Land & Rural Settlement Strategy Submission Form

Thank you for taking the time to share your feedback on the draft Rural Hepburn strategy. We encourage you to read the information provided on the Rural Hepburn project page before completing this form. We also suggest that you have a copy of the draft strategy open to refer to as you complete the form. If you have any questions, please feel free to contact us at [strategicplanning@hepburn.vic.gov.au](mailto:strategicplanning@hepburn.vic.gov.au).

Submissions are open from 1 May to 12 June 2024.

How would you describe your interest in the Rural Hepburn strategy? **Required**

Select all that apply
<input type="checkbox"/> Rural landowner – less than 40 hectares
<input type="checkbox"/> Rural landowner – 40 to 100 hectares
<input type="checkbox"/> Rural landowner – more than 100 hectares
<input type="checkbox"/> Property/development sector
<input type="checkbox"/> Lifestyle resident of rural area, not farming
<input type="checkbox"/> Small scale farmer
<input type="checkbox"/> Town resident
<input type="checkbox"/> Rural tourism operator
<input type="checkbox"/> Government agency
<input type="checkbox"/> Other
<input type="text"/>

Chapter 3 Major Drivers outlines the key issues and drivers of rural land use in Hepburn Shire. Do you agree with the description and identification of these issues and drivers (pages 13-20)?

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or feel that anything is missing from Chapter 3 Major Drivers?**

**Do you agree with the draft Rural Hepburn Vision statement (page 22)?**

Select one answer only	
<input type="radio"/>	Yes
<input type="radio"/>	No
<input type="radio"/>	Unsure

**Do you have any further comments about the draft Rural Hepburn Vision?**

Select one answer only
<input type="radio"/> Support
<input type="radio"/> Don't support
<input type="radio"/> Unsure

[illegible]

## Rural Hepburn Strategic Framework

The draft Rural Hepburn strategy designates two rural Policy Areas to respond to the diversity of the Shire's rural areas. This allows planning responses to be tailored to achieve desired future outcomes.

**Policy Area 1 Our Agricultural Engine Area:** Policy Area 1 includes our most strategic and productive agricultural land. Supporting the continued operation and viability of commercial scale agricultural enterprises is the highest priority. New dwellings and subdivisions are supported where direct and legitimate agricultural benefits can be demonstrated. Non-agricultural uses, such as tourism, are strongly discouraged.

**Policy Area 2 Mixed Rural Activity Area:** Policy Area 2's agricultural land productivity is varied and relates to land where there is existing development including housing and tourism. There are opportunities to apply the Rural Activity Zone providing flexibility for farming and other land uses to co-exist. New rural uses will need to demonstrate a link with agriculture or an environmental benefit.

You can find out more information about the Policy Areas in Section 2: Strategic Framework (page 22-26).

The strategy details planning recommendations including objectives, strategies and implementation measures across the following key strategic themes:

- Agriculture
- Rural Tourism
- Biodiversity, Water and Natural Hazards
- Landscape
- Cultural Heritage
- Rural Settlement
- Rural Living

The following questions will examine each strategic theme in turn to determine if you agree with the theme's objectives and allow you to share your feedback on the proposed strategies and implementation actions.

## Strategic Theme One: Agriculture (Chapter 5, page 28-36)

Hepburn Shire has a diverse agricultural industry that makes a significant contribution to the local, regional and state economy. Locally, agriculture is in the top five industries by output and employment and includes the production of potatoes, meat, flowers, wool and grains.

The objective for Policy Area 1 is:

**Do you support the Agriculture objective in relation to Policy Area 1: Support and promote production of food and fibre and value add industries? (Chapter 5.2, page 31)**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

[illegible]

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the strategies and implementation actions proposed for Policy Area 1?**

## Agriculture: Policy Area 2

The objective for Policy Area 2 is:

*‘Support a mix of rural uses including agriculture, rural tourism and the green economy.’*

**Do you support the Agriculture objective in relation to Policy Area 2: Support and promote production of food and fibre and value add industries? (Chapter 5.3, page 32-33)**

Select one answer only
<input type="radio"/> Support
<input type="radio"/> Don't support
<input type="radio"/> Unsure

**Do you have any further comments you wish to add about Policy Area 2's objective?**

**Further to this objective, do you agree with the strategies and implementation actions proposed in relation to Policy Area 2? (Chapter 5.3, page 32-33)**

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the strategies and implementation actions proposed for Policy Area 2?**

## Strategic Theme Two: Rural Tourism (Chapter 6, page 37 to 39)

The Hepburn Planning Scheme Review noted that tourism is strongly connected to our beautiful landscapes, heritage, environment and rural produce. Rural Hepburn recognises the need for the region's economy to be strengthened so that it is more diversified and resilient. Any tourism developed should build on the region's agricultural, environmental and cultural assets and should be consistent with the identified objectives identified within the strategy.

The Rural Tourism objectives are:

- Encourage tourism use and development that builds on the existing assets within the Shire.
- Encourage rural tourism that leverages the Shire's agricultural strengths and environmental, landscape and cultural values.
- Ensure tourism uses are consistent with Policy Area Objectives.

**Do you support the Rural Tourism objectives (Chapter 6.2, page 38)?**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure


**Do you have any further comments you wish to add about the Rural Tourism objectives?**



**Further to these objectives, do you agree with the strategies and implementation actions proposed in relation to Policy Area 1 including appropriate and inappropriate tourism uses and strategies (page 37-38)?**

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the Rural Tourism strategies and implementation actions proposed for Policy Area 1?**



**Further to the Rural Tourism objectives, do you agree with the strategies and implementation actions proposed in relation to Policy Area 2 including appropriate and inappropriate tourism uses and strategies (pages 37-38)?**

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the Rural Tourism strategies and implementation actions proposed for Policy Area 2?**

### Strategic Theme 3: Biodiversity, Water and Natural Hazards (Chapter 7, pages 40-44)

Hepburn Shire's environmental assets are highly valued by the community. This section of the draft strategy explores the protection of native vegetation, flora and fauna, and the management of water, bushfire, erosion and flooding.

The Biodiversity, Water and Natural Hazards objectives are:

- Recognise, protect and enhance Hepburn's native vegetation, habitat and waterways.
- Manage natural hazards in rural areas and prioritise the protection of human life in relation to use and development of rural land.

**Do you support the Biodiversity, Water and Natural Hazard objectives (Chapter 6.2, page 44)?**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

**Do you have any further comments you wish to add about the Biodiversity, Water and Natural Hazard objectives?**

**Further to these objectives, do you agree with the strategies relating to Biodiversity, Water and Natural Hazards (page 44)?**

Select one answer only	
<input type="radio"/>	Agree
<input type="radio"/>	Disagree
<input type="radio"/>	Unsure

**Do you any further comments or is anything missing from the strategies and implementation actions proposed for Biodiversity, Water and Natural Hazards?**

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## Strategic Theme 4: Landscape (Chapter 8, page 45-46)

The Shire's landscape character is a significant contributor to the beauty and attractiveness of the region. The protection of our key rural and natural landscapes will have enormous economic and social benefits.

The Landscape objectives are:

- Identify, protect and enhance significant landscapes.
- Manage the visual impact of development on the character and significance of the landscape.
- Maintain the important contribution that the rural farmed landscape and views make to the local economy as tourism assets.
- Maintain the positive contribution that productive agriculture and sustainable land management practices make to the character of the landscape.

**Do you support the Landscape objectives (Chapter 8.2, page 45):**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

**Do you have any further comments you wish to add about the Landscape objectives?**

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**Further to these objectives, do you agree with the strategies relating to Landscape (page 45-46)?**

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the strategies and implementation actions proposed for Strategic Theme 4: Landscape?**

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### **Strategic Theme 5: Cultural Heritage (Chapter 9, pages 47-48)**

Council is currently working with Djaara to identify key areas and sites and make recommendations for their protection, Further work is needed to update the planning policy framework.

The Cultural Heritage objective is:

- Identify and protect cultural heritage.

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

1. General Information	
Name:	
Address:	
City:	
State:	
Zip:	
Phone:	
2. Employment Information	
Employer:	
Position:	
Start Date:	
End Date:	
Reason for Leaving:	
3. Education Information	
Level of Education:	
Field of Study:	
Graduation Date:	
4. References	
Reference Name:	
Reference Address:	
Reference Phone:	
Reference Email:	
Reference Relationship:	
Reference Comments:	

Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

### Strategic Theme 6: Rural Settlement (Chapter 10, page 50-52)

Hepburn Shire's town and settlement network offers a range of housing and lifestyle opportunities for residents. The Planning Scheme lacks clarity regarding the future role and function of some rural settlements and their growth potential considering available infrastructure, services and natural hazards.

The Rural Settlement objective is:

- Support sustainable patterns of population growth and residential development across the Shire

**Do you support the Rural Settlement objective (Chapter 10.2, page 50)?**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

**Do you have any further comments you wish to add about the Rural Settlement objective?**

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**Further to this objective, do you agree with the strategies relating to Rural settlement (page 50)?**

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the strategies proposed for Strategic Theme 6: Rural Settlement?**

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### **Strategic Theme 7: Rural Living (Chapter 11, page 53-58)**

Rural living opportunities are a significant drawcard for Hepburn Shire. These opportunities are provided by way of a Rural Living Zone. This zone provides for residential use in a rural setting and may provide the opportunity for farming activities to occur, without adversely affecting the natural environment and neighbouring properties.



- Support rural residential housing opportunities that provide housing choice.
- Promote efficient use of current supply of rural living zoned land, balancing this with considerations around agricultural activities and natural hazards.
- Support small-scale agricultural activities that do not adversely affect surrounding residential properties.

Select one answer only
<input type="radio"/> Yes
<input type="radio"/> No
<input type="radio"/> Unsure



Select one answer only
<input type="radio"/> Agree
<input type="radio"/> Disagree
<input type="radio"/> Unsure

**Do you have any further comments or is anything missing from the strategies proposed for Strategic Theme 7: Rural Living?**

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## Demographic Questions

We value diversity and want to ensure that our engagement is capturing the views of our diverse community. With that in mind, please tell us a little more about you:

**I identify as:** Required

Select one answer only
<input type="radio"/> Woman
<input type="radio"/> Man
<input type="radio"/> Non-binary
<input type="radio"/> Prefer not to say
<input type="radio"/> Prefer to self-describe (please specify)
<input type="text"/>

**What is your age?** Required

Select one answer only
<input type="radio"/> 0-19 years of age

<input type="radio"/> 20-39 years of age
<input type="radio"/> 40-59 years of age
<input type="radio"/> 60-79 years of age
<input type="radio"/> 80+ years of age

**What part of Hepburn Shire are you from?** Required

Select one answer only
<input type="radio"/> Birch Ward, including Daylesford, Hepburn, Basalt, Kooroocheang, Leonards Hill, Musk Vale, Sailors Falls, Shepherds Flat, and Yandoit.
<input type="radio"/> Cameron Ward, including Clunes, Campbelltown, Evansford, Glengower, Lawrence, Mount Beckworth, Smeaton, Ullina, and Werona.
<input type="radio"/> Coliban Ward, including Trentham, Bullarto, Fern Hill, Little Hampton, Lyonville, Musk, Newbury, North Blackwood, Spring Hill, Trentham East, and Tylden.
<input type="radio"/> Creswick Ward, including Creswick, Allendale, Blampied, Broomfield, Cabbage Tree, Creswick North, Dean, Eganstown, Kingston, Langsdon Hill, Mollonghip, Mount Prospect, Newlyn, Smokey Town, Springmount, Sulky, and Rocklyn.
<input type="radio"/> Holcombe Ward, including Glenlyon, Coomoora, Clydesdale, Denver, Drummond, Drummond North, Guildford, Mount Franklin, Porcupine Ridge, Strangways, and Wheatsheaf.
<input type="radio"/> I am a Hepburn Shire Council ratepayer but live outside the Shire.
<input type="radio"/> I work or participate in Hepburn Shire but live outside the Shire
<input type="radio"/> None of the above

**Do you identify as any of the following?** Required

Select all that apply
<input type="checkbox"/> Aboriginal or Torres Strait Islander
<input type="checkbox"/> A person with a disability
<input type="checkbox"/> LGBTIQA+
<input type="checkbox"/> Parent or guardian of a child under 18 years
<input type="checkbox"/> English is not my first language
<input type="checkbox"/> None of the above

## Contact Details

If you would like to be contacted about your submission or be kept up to date with the Rural Hepburn project, please leave your name and email address below.

**I would like Council to:**

Select one answer only	
<input type="radio"/>	Contact me about my submission
<input type="radio"/>	Keep me up to date on the Rural Hepburn project
<input type="radio"/>	Be contacted and kept up to date on the Rural Hepburn project

**First Name**

**Email Address**

Thank you very much for your feedback. Complete Submissions can be dropped off at any of Council's libraries, service centres or Hubs. Alternatively they can be either mailed or emailed using the details below.



Post your submission to:  
PO Box 21  
Daylesford VIC 3460



Email your submission to:  
[strategicplanning@hepburn.vic.gov.au](mailto:strategicplanning@hepburn.vic.gov.au)

**Privacy Statement**

Council is committed to protecting your privacy. The personal information requested on the Rural Hepburn submission form is being collected for the purpose of reviewing the Rural Hepburn strategy, or any other directly related purpose. It will not be disclosed to any other external party without your consent, unless required or authorised by law. If you wish to alter any of the personal information you have supplied to please contact Council via telephone (03) 5321 2306 or email [governance@hepburn.vic.gov.au](mailto:governance@hepburn.vic.gov.au). More information is available on our website or from Council's Privacy Officer (Manager Governance and Risk). Individuals may view Council's Privacy Policy on Council's website or obtain a copy from any Council office.