

Consultation opportunities with the Housing Land Supply Order process



In 2018, the Tasmanian Government introduced the Housing Land Supply Order (HLSO) process to enable appropriate Government land to be rezoned to deliver land for residential development for all Tasmanians.

Amendments to the *Housing Land Supply Act 2018* (the Act) have broadened the community consultation and assessment process for HLSOs.

Homes Tasmania is committed to increasing social and affordable housing and releasing residential land for home ownership for Tasmanians.

Delivering residential subdivisions on surplus Government land can assist in putting downward pressure on rising land prices for homeowners and ensure land supply is available for new housing for Tasmanians on low incomes.

Homes Tasmania makes submissions for HLSOs as appropriate land is identified. Proposed developments prioritise the sale of lots for private and affordable home ownership and generally retain around 15 per cent of lots for social and supported housing.

Homes Tasmania is committed to providing opportunities for feedback on significant residential developments.

Have a look at the HLSO process for the opportunities for community input into residential developments proposed by Homes Tasmania.

**Homes
Tasmania**
Building homes,
creating communities.

Housing Land Supply Order (HLSO) rezoning

Identify land

Homes Tasmania assesses land for rezoning for residential development.

Community information

Homes Tasmania provides early information to communities on proposed developments. The design for the land is made available if it has been prepared at this stage.

YOUR CHANCE TO HAVE A SAY

Request a HLSO

Homes Tasmania requests a HLSO from the Minister for Local Government and Planning.

Public consultation

HLSOs have a 28-day public consultation period with the State Planning Office which is advertised.

'Interested persons' including neighbours are given written notice.

YOUR CHANCE TO HAVE A SAY

Parliament considers HLSO

The proposed HLSO and community consultation feedback is tabled in Parliament.

Approved HLSO commence

The relevant planning scheme is amended to allow the land to be rezoned.

Initial site design

Site design

Homes Tasmania prepares the initial design for the proposed subdivision.

Early information on design

Homes Tasmania provides early public information on the proposed development design.

YOUR CHANCE TO HAVE A SAY

Final site design

Homes Tasmania finalises the proposed design for the land.

Local Council town planning approval

Submit Development Application (DA)

Homes Tasmania prepares the DA for the proposed subdivision and lodges it with the local council.

Community consultation on DA

Local councils have community consultation requirements as the local planning authority. Discretionary DAs are advertised for a 14-day period.

YOUR CHANCE TO HAVE A SAY

Construction

Commence construction

Homes Tasmania tenders for construction of the subdivision.



Land release

Advertise land for home ownership

Homes Tasmania will provide updates on land for sale and home ownership assistance.

YOUR CHANCE TO BUY LAND OR A HOUSE AND LAND PACKAGE

More information

For more information on the HLSO process visit <https://planningreform.tas.gov.au/>

For more information on Homes Tasmania land release projects visit <https://www.homes Tasmania.com.au/engage/land-release>

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