



MEDIA RELEASE

26 February 2026

Council guides thoughtful housing growth in the Huon

Huon Valley Council has adopted two major land use planning documents at its 25 February Council Meeting, the Rural Living Densification Study and the Huonville Residential and Commercial Precinct Structure Plan.

Together, the documents are a key part of Council's broader strategic work to support appropriate housing and economic development opportunities—while maintaining what local communities value about the Huon Valley.

Mayor Sally Doyle said, "Council is working to ensure land use planning across the Huon Valley allows for thoughtful growth—supporting housing and development opportunities while protecting the things people love about where we live."

Council undertook the Rural Living Densification Study in response to community calls for more housing options in Rural Living areas, while protecting farmland, natural environments and landscape values. It also addresses the complex planning transition from the Huon Valley Interim Planning Scheme to the Tasmanian Planning Scheme.

"The study's goal is to improve transparency and decision-making for landowners, Council and the wider community," Mayor Doyle said. "Some landowners who were moved into the Rural Living Zone have sought reclassification to enable further subdivision. In many cases, the Tasmanian Planning Commission required a comprehensive strategic study before any reclassification could be considered—this study provides that clear framework."

The study covers about 4,000 hectares across 1,820 properties in 29 clusters and includes an assessment matrix.

"Our community values the rural lifestyle and natural beauty that makes our region so special," Mayor Doyle said. "This assessment tool helps us carefully consider where new housing may be appropriate, while safeguarding agricultural land and landscapes for future generations."

Council also adopted the Huonville Residential and Commercial Precinct Structure Plan, a 20-year framework to guide sustainable growth in the Valley's main service centre. It aligns with the \$4.7 million Huonville Reimagined Australian Government Grant, helping progress rezonings, specific area plans, infrastructure coordination, developer contributions, and Main Street and public realm improvements.

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“This plan gives us a coordinated pathway for Huonville—linking growth, infrastructure and good design, supported by Federal funding ready for implementation,” Mayor Doyle said.

View the [Huon Valley Rural Living Densification Study](#) and [Huonville Residential and Commercial Precinct Structure Plan](#)

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