

PLEASE QUOTE

Your Ref:

Our Ref: DA 2026/5

Enquiries: Planning Department

80 Wilson Street, Burnie Tasmania
PO Box 973, Burnie TAS 7320

ABN: 29 846 979 690
Phone: (03) 6430 5700
Email: burnie@burnie.tas.gov.au
Web: www.burnie.tas.gov.au

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NOTICE OF APPLICATION FOR LAND USE PERMIT

(Section 57(3) Land Use Planning and Approvals Act 1993)

Advice to Adjoining Land Owner or Occupier

Application No: - DA 2026/5
Development Site: - 206 Stowport Road STOWPORT
CT: 27704/2
Proposal: - Outbuilding (Shed) in association with existing Residential Use

Notice of the above application is served on you as an adjoining land owner or occupier.

The application may be viewed at -

Burnie City Council Customer Services Counter
Ground Floor, City Offices,
80 Wilson Street, Burnie

Between the hours of 8.45 am – 4.45 pm Monday to Friday inclusive (excluding public holidays) or on Council's website at www.burnie.tas.gov.au/permits

You are entitled to make representation in writing on any aspect of the proposal addressed to: -

General Manager,
Burnie City Council,
PO Box 973, Burnie 7320

or burnie@burnie.tas.gov.au by no later than 5.00 pm on **25 February 2026**. Council must have regard to any written representation received during the exhibition period when considering its decision on the application.

All persons who make representation will be notified within seven (7) days of the Council's decision. Any persons who made representation and is not satisfied with the Council decision may, under Section 61(5) of the *Land Use Planning and Approvals Act 1993*, lodge an appeal against that decision within fourteen (14) days of the date of that notice to: -

The Tasmanian Civil and Administrative Tribunal,
GPO Box 1311,
HOBART TAS 7001.

Should you have any enquiries regarding this development proposal, please do not hesitate to contact the Planning Department on (03) 6430 5700.

Troy McCarthy
EXECUTIVE MANAGER – DEVELOPMENT SERVICES
Date of Notice: - **11 February 2026**

Land Use Planning and Approvals Act 1993

Tasmanian Planning Scheme

PERMIT APPLICATION

Office use only

Application No _____

Date Received _____

Permit Pathway - *Permitted/Discretionary*

Use or Development Site:

Street Address

206 Stowport Road, Stowport

Certificate of
Title Reference

CT: 27704/2

Applicant

First Name

PLA Designs Pty Ltd

Second
Name

Surname

Postal Address:

Phone No:

Mobile:

Email Address:

paul@pladesign.com.au

I/we consent for all giving of information and the serving of notices in relation to this application to be delivered electronically to the above email address?

YES



NO



Applicants Signature:

Paul Allen

Owner (note – if more than one owner, all names must be indicated)

First Name

Peter and Gaylene

Second Name

Surname

White

Postal Address:

Phone No:

Instruction for making a permit application

a) *Use or development?*

The application must provide a full description of the proposed use and/or development and of the manner in which the use and/or development is to operate.

“Use” is the purpose or manner for which land is utilised. “Development” is any site works (including any change in natural condition or topography of land and the clearing or conversion of vegetation), and the construction, alteration, or removal of buildings, structures and signs, required in order to prepare a site for use or to change existing conditions within a site. Subdivision is development.

Clause 6.2 Tasmanian Planning Scheme provides the use classes by which all use or development must be described. Development must be categorised by reference to the use class it is to serve.

b) *Required Information*

Adequate statements, plans and specifications must be included within the permit application to address and demonstrate compliance with all applicable requirements of the planning scheme, including any site analysis, impact report and recommendation, and advice, consent or determination required from a State agency or utility entity.

The application must clearly identify the documents relied upon for determination.

Section 51(1AC) *Land Use Planning and Approvals Act 1993* provides that a permit application is not valid unless it includes all of the information required by a planning scheme. Clause 6.1 Tasmanian Planning Scheme prescribes the minimum information that is necessary in order to complete a valid permit application.

S54 *Land Use Planning and Approvals Act 1993* provides that the planning authority may require the applicant to supply further information before it considers a permit application. If the planning authority requires further information to more particularly address one or more of the applicable requirements of the Tasmanian Planning Scheme, the statutory period for determination of a permit application does not run until that information is answered to the satisfaction of the planning authority

c) *Applicable Provisions and Standards*

The permit application must be assessed against the applicable provisions and standards of the Tasmanian Planning Scheme. The application is to identify by reference the clauses it relies upon to demonstrate compliance. (eg *clause 8.4.3 (A1 – A4, and P5)*)

d) *Discretionary Permits*

If a permit is discretionary the permit application must be notified for a period of 14 days to allow opportunity for any interested person to consider the proposed use and/or development and to provide comment on the discretionary matter.

If a permit application relies on performance criteria to satisfy an applicable standard or is discretionary under another provision of the interim planning scheme, the permit is discretionary only with respect to that standard.

The Council must have regard to all representations received during the notification period on a discretionary matter when determining whether to grant or refuse a permit.

e) *If the applicant is not the landowner*

If the applicant is not the owner of the land in the use or development site, the applicant is required to notify all of the owners either prior to or within 7 days from the date of making the permit application.

The permit application must identify all of the landowners; and the applicant must sign the application form to acknowledge the obligation to advise such landowners that the permit application has been made.

If the site includes land owned or administered by the Burnie City Council or by a State government agency, the consent in writing from the Council or the Minister responsible for Crown land must be provided at the time of making the application.

f) *Applicant declaration*

It is an offence for a person to do any act that is contrary to a compliance requirement created under the section 63 *Land Use Planning and Approvals Act 1993*. The applicant is required to complete a declaration that the information given in the permit application is true and correct.

g) *Payment of Fees*

The Council is not required to take any action on the permit application until all the relevant fees have been paid.

Permit Information

(NB If insufficient space, please attach separate document)

Proposed Use:

Use Class Residential

Documents included with the permit application to describe the Use

Outbuilding associated with existing residential use.
See Planning Report

Proposed Development

Use class to which the development applies Residential

Documents included with the permit application to describe the Development

See Planning Report

Provisions and Standards relied upon for grant of a Permit

See Planning Report.

Value of use and/or development
\$

Notification of Landowner/s
If land is not in applicant's ownership
I, Paul Allen, declare that the owner/each of the owners of the land has been notified of the intention to make this permit application.
Signature of Applicant <i>Paul Allen</i> Date 03.02.2026

If the permit application involves land owned or administered by the BURNIE CITY COUNCIL
Burnie City Council consents to the making of this permit application.
General Manager (Signature) Date

If the permit application involves land owned or administered by the CROWN
I, the Minister responsible for the land, consent to the making of this permit application.
Minister (Signature) Date

Applicant Declaration
I, Paul Allen declare that the information I have given in this permit application to be true and correct to the best of my knowledge.
Signature of Applicant <i>Paul Allen</i> Date 03.02.2026

Office use only

CERTIFICATE OF TITLE

LAND TITLES ACT 1980



TASMANIA

TORRENS TITLE

VOLUME		FOLIO
27704		2
EDITION	DATE OF ISSUE	
3	10-Jan-1997	
Page	1	of 1

I certify that the person described in Schedule 1 is the registered proprietor of an estate in fee simple (or such other estate or interest as is set forth in that Schedule) in the land within described subject to such exceptions, encumbrances, interests and entries specified in Schedule 2 and to any additional entries in the Folio of the Register.

Recorder of Titles.



DESCRIPTION OF LAND

Parish of STOWPORT, Land District of DEVON
Lot 2 on Plan 27704
Derivation : Whole of Lot 12B Gtd. to A. Rouse
Prior CT 4772/25

SCHEDULE 1

B394036 PETER GLEN WHITE and GAYLENE MAREE WHITE

SCHEDULE 2

Reservations and conditions in the Crown Grant if any
BENEFITING EASEMENT: Right of Carriageway over the Rights of Way
marked G.H.A.I. and E.J.K. on Plan No. 27704
B327519 BURDENING EASEMENT: Right of Carriageway (appurtenant to
Lots 1 and 5 on Plan No. 27704) over the land marked "Right
of Carriageway Variable Width" shown passing through the
said Lot 2 on Plan No. 27704
B996522 MORTGAGE to Trust Bank Registered 10-Jan-1997 at noon

by Surveyor, Len C. Mackenzie
of land situated in the

P.27704

Title Reference: C.T. 4891/40
209-30

Grantee: 9.3.16 (SEC X), 11.0.24 (SEC A2), 14.1.26,
12.0.3 (SEC 2) OLIVER GOODING NORTON, LOT 20
(10.1.29) EDWARD ROUSE, LOT 12.B (6.3.16),
LOT 17 (10.2.28), LOT 22 (11.2.6) & LOT 21
(10.1.19) ALFRED ROUSE & 0.3.24 & 11.0.27 (SEC A1)
OLIVER GOODING NORTON.

TOWN OF WIVENHOE
LAND DISTRICT OF DEVON
PARISH OF STOWPORT

SCALE 1: 3000 MEASUREMENTS IN METRES

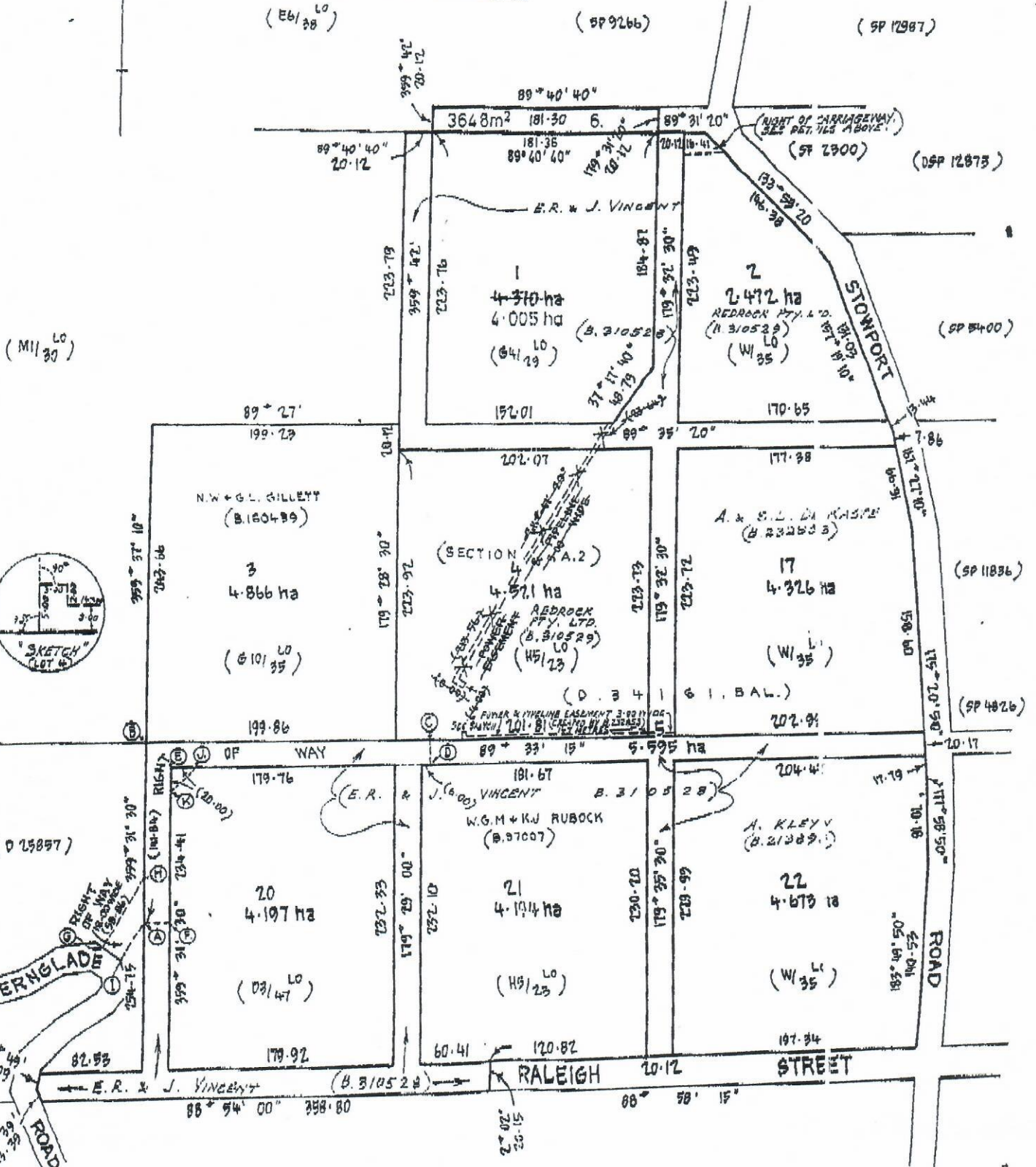
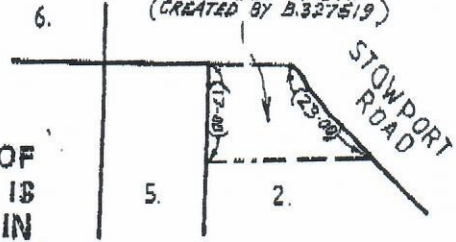
Approved 16 APR 1986
Effective from

ACTING Recorder of Titles

Memo 5/3/86

THIS PLAN DOES NOT FORM PART OF
THE CERTIFICATE OF TITLE, BUT IS
SUPPLIED FOR ASSISTANCE IN
IDENTIFICATION PURPOSES.

RIGHT OF CARRIAGEWAY
VARIABLE WIDTH
(CREATED BY B.3275/9)



Development Application

Use Class: Residential Use

Development: Outbuilding (Shed)

Location: 206 Stowport Road, Stowport

Project No: 26003-P



AUTHOR DETAILS:

Reporting Planner: Jayne Newman
Date: 6 February 2026-A

PROPERTY DETAILS:

Location: 206 Stowport Road, Stowport
Proposal: Outbuilding (Shed)
Use Class: Residential
Zoning: Rural
Title Reference: CT: 27704/2
PID: 7635586



Image 1: Source: Listmap – Aerial Imagery

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1. Summary

This report together with the attached development plans have been prepared to provide demonstration against the relative clauses detailed within the Tasmanian Planning Scheme – Burnie. The application is for an outbuilding associated with an existing single dwelling, which is a permitted use within the use table. The application does however invoke discretion relative to development standards, which is addressed within this report.

2. Background

The lot comprises of 2.472ha of land, adjoining Stowport Road to the north and north/east within the land adjoining all other boundaries being unmade Crown Road reserves. The lot is zoned Rural, containing a single dwelling and three existing outbuildings.

3. Proposal

The proposal comprises of a new building located towards the northern portion of the site. The shed is 15m x 13.5m in size, having a total height of 5.19 metres. The shed is abutting an existing shed, located 1.5 metres from the western boundary.

4. Use Standards

Residential – alterations or extension to an existing dwelling	Permitted
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5. Development Standards

20.4.1 Building height	
<p>To provide for a building height that:</p> <p>(a) is necessary for the operation of the use; and</p> <p>(b) minimises adverse impacts on adjoining properties.</p>	
A1	P1
<p>Building height must be not more than 12m.</p>	<p>Building height must be necessary for the operation of the use and not cause an unreasonable impact on adjoining properties, having regard to:</p> <p>(a) the proposed height of the building;</p> <p>(b) the bulk and form of the building;</p> <p>(c) the separation from existing uses on adjoining properties; and</p> <p>(d) any buffers created by natural or other features.</p>
<p>COMMENT:</p> <p><i>The proposed outbuilding has a height of 5.19 metres, achieving compliance with A1.</i></p>	

20.4.2 Setbacks	
<p>That the siting of buildings minimises potential conflict with use on adjoining sites.</p>	
A1	P1
<p>Buildings must have a setback from all boundaries of:</p> <p>(a) not less than 5m; or</p> <p>(b) if the setback of an existing building is within 5m, not less than the existing building.</p>	<p>Buildings must be sited to provide adequate vehicle access and not cause an unreasonable impact on existing use on adjoining properties, having regard to:</p> <p>(a) the bulk and form of the building;</p> <p>(b) the nature of existing use on the adjoining properties;</p> <p>(c) separation from existing use on the adjoining properties; and</p> <p>(d) any buffers created by natural or other features.</p>
<p>COMMENT:</p> <p><i>The proposal provides for a shed which is sited 1.5m from the western boundary, invoking discretion. Land located west of the site is a 20m wide vacant title, which is in the same ownership of the property at 180 Stowport Road. Although the discretion is only relative to adjoining properties, the long row of trees along the edge of the boundary will provide separation between uses, together with a distance of more than 90m to the single dwelling. The bulk and scale of the outbuilding is similar to those in the area, specifically, located at 180 and 181 Stowport Road. A reduction in setback is not uncommon in a rural setting for sheds, as is the case with 229 Stowport Road, with a use associated with an outbuilding unlikely to cause any unreasonable impact to the adjoining property.</i></p> <p><i>The separation between uses together with the existing vegetation buffer on 180 Stowport Road, ensures potential conflict is minimised, therefore the application is considered to comply with the performance criteria and accord with the objective to this clause.</i></p>	

A2	P2
Buildings for a sensitive use must be separated from an Agriculture Zone a distance of: (a) not less than 200m; or (b) if an existing building for a sensitive use on the site is within 200m of that boundary, not less than the existing building.	Buildings for a sensitive use must be sited so as not to conflict or interfere with an agricultural use within the Agriculture Zone, having regard to: (a) the size, shape and topography of the site; (b) the prevailing setbacks of any existing buildings for sensitive uses on adjoining properties; (c) the location of existing buildings on the site; (d) the existing and potential use of adjoining properties; (e) any proposed attenuation measures; and (f) any buffers created by natural or other features.
COMMENT: <i>Not applicable.</i> <i>The proposal is not for a sensitive use.</i>	

20.4.3 Access for new dwellings

That new dwellings have appropriate vehicular access to a road maintained by a road authority.

A1	P1
New dwellings must be located on lots that have frontage with access to a road maintained by a road authority.	New dwellings must have legal access, by right of carriageway, to a road maintained by a road authority that is appropriate, having regard to: (a) the number of users of the access; (b) the length of the access; (c) the suitability of the access for use by the occupants of the dwelling; (d) the suitability of the access for emergency services vehicles; (e) the topography of the site; (f) the construction and maintenance of the access; (g) the construction, maintenance and usage of the road; and (h) any advice from a road authority.
COMMENT: <i>Not applicable.</i> <i>The proposal is not for a new dwelling.</i>	

CODES	
C1.0 – Signs Code	N/A
<i>No signage is proposed as part of this application.</i>	
C2.0 – Parking and Sustainable Transport Code	Yes
C2.5.1 – Car parking numbers	
That an appropriate level of car parking spaces are provided to meet the needs of the use.	
<p>A1 The number of on-site car parking spaces must be no less than the number specified in Table C2.1, excluding if:</p> <p>(a) the site is subject to a parking plan for the area adopted by council, in which case parking provision (spaces or cash-in-lieu) must be in accordance with that plan;</p> <p>(b) the site is contained within a parking precinct plan and subject to Clause C2.7;</p> <p>(c) the site is subject to Clause C2.5.5; or</p> <p>(d) it relates to an intensification of an existing use or development or a change of use where:</p> <p>(i) the number of on-site car parking spaces for the existing use or development specified in Table C2.1 is greater than the number of car parking spaces specified in Table C2.1 for the proposed use or development, in which case no additional on-site car parking is required; or</p> <p>(ii) the number of on-site car parking spaces for the existing use or development specified in Table C2.1 is less than the number of car parking spaces specified in Table C2.1 for the proposed use or development, in which case on-site car parking must be calculated as follows:</p> <p>$N = A + (C - B)$</p> <p>N=Number of on-site car parking spaces required A=Number of existing on site car parking spaces B=Number of on-site car parking spaces required for the existing use or development specified in Table C2.1 C=Number of on-site car parking spaces required for the proposed use or development specified in Table C2.1.</p>	<p>P1.1 The number of on-site car parking spaces for uses, excluding dwellings, must meet the reasonable needs of the use, having regard to:</p> <p>(a) the availability of off-street public car parking spaces within reasonable walking distance of the site;</p> <p>(b) the ability of multiple users to share spaces because of:</p> <p>(i) variations in car parking demand over time; or</p> <p>(ii) efficiencies gained by consolidation of car parking spaces;</p> <p>(c) the availability and frequency of public transport within reasonable walking distance of the site;</p> <p>(d) the availability and frequency of other transport alternatives;</p> <p>(e) any site constraints such as existing buildings, slope, drainage, vegetation and landscaping;</p> <p>(f) the availability, accessibility and safety of on-street parking, having regard to the nature of the roads, traffic management and other uses in the vicinity;</p> <p>(g) the effect on streetscape; and</p> <p>(h) any assessment by a suitably qualified person of the actual car parking demand determined having regard to the scale and nature of the use and development.</p> <p>P1.2 The number of car parking spaces for dwellings must meet the reasonable needs of the use, having regard to:</p> <p>(a) the nature and intensity of the use and car parking required;</p> <p>(b) the size of the dwelling and the number of bedrooms; and</p> <p>(c) the pattern of parking in the surrounding area.</p>
<p>Comment: <i>The development provides ample existing parking spaces on-site, with three internal parking spaces available, therefore achieving compliance with table C2.1.</i></p>	

C2.6.1 Construction of parking areas	
That parking areas are constructed to an appropriate standard.	
A1 All parking, access ways, manoeuvring and circulation spaces must: (a) be constructed with a durable all weather pavement; (b) be drained to the public stormwater system, or contain stormwater on the site; and (c) excluding all uses in the Rural Zone, Agriculture Zone, Landscape Conservation Zone, Environmental Management Zone, Recreation Zone and Open Space Zone, be surfaced by a spray seal, asphalt, concrete, pavers or equivalent material to restrict abrasion from traffic and minimise entry of water to the pavement.	P1 All parking, access ways, manoeuvring and circulation spaces must be readily identifiable and constructed so that they are useable in all weather conditions, having regard to: (a) the nature of the use; (b) the topography of the land; (c) the drainage system available; (d) the likelihood of transporting sediment or debris from the site onto a road or public place; (e) the likelihood of generating dust; and (f) the nature of the proposed surfacing.
Comment: <i>The site has an existing all-weather access. The site will allow for drainage within the lot, as there is sufficient space for absorption.</i>	

C2.6.3 Number of accesses for vehicles	
That:	
(a) access to land is provided which is safe and efficient for users of the land and all road network users, including but not limited to drivers, passengers, pedestrians and cyclists by minimising the number of vehicle accesses; (b) accesses do not cause an unreasonable loss of amenity of adjoining uses; and (c) the number of accesses minimise impacts on the streetscape.	
A1 The number of accesses provided for each frontage must: (a) be no more than 1; or (b) no more than the existing number of accesses, whichever is the greater.	P1 The number of accesses for each frontage must be minimised, having regard to: (a) any loss of on-street parking; and (b) pedestrian safety and amenity; (c) traffic safety; (d) residential amenity on adjoining land; and (e) the impact on the streetscape.
Comment: <i>No changes are proposed to the existing access arrangements to Stowport Road.</i>	

C3.0 – Road and Railways Assets Code	N/A
<i>The proposal will not change the level of vehicle traffic to and from the site.</i>	
C4.0 – Electrical Transmission Infrastructure Protection Code	N/A
<i>The site is not impacted by the electricity transmission corridor.</i>	
C5.0 – Telecommunications Code	N/A
<i>The application does not propose any telecommunication facilities.</i>	
C6.0 – Local Historic Heritage Code	N/A
<i>The application does not involve any land requiring assessment against heritage provisions.</i>	
C7.0 – Natural Assets Code	N/A
<i>The site is not impacted by the natural assets code overlay.</i>	

C8.0 – Scenic Protection Code	Yes
C8.6.1 Development within a scenic protection area	
That: (a) destruction of vegetation does not cause an unreasonable reduction of the scenic value of a scenic protection area; and (b) buildings and works do not cause an unreasonable reduction of the scenic value of a scenic protection area.	
<p>A1 Buildings or works, including destruction of vegetation, within a scenic protection area must:</p> <p>(a) be on land not less than 50m in elevation below a skyline; and (b) not total more than 500m² in extent.</p>	<p>P1.1 Destruction of vegetation within a scenic protection area must not cause an unreasonable impact on the scenic value of a scenic protection area, having regard to:</p> <p>(a) the nature of the vegetation to be removed; (b) the area of vegetation to be removed; (c) the topography of the site; (d) any visual impact on a skyline; (e) the nature of the reduction of the scenic value; and (f) the purpose of any management objectives identified in the relevant Local Provisions Schedule.</p> <p>P1.2 Buildings or works within a scenic protection area must not cause an unreasonable reduction of the scenic value of a scenic protection area, having regard to:</p> <p>(a) the topography of the site; (b) the location of, and materials used in construction of, driveways or access tracks; (c) proposed reflectance and colour of external finishes; (d) design and proposed location of the buildings or works; (e) the extent of any cut or fill required; (f) any visual impact on a skyline; (g) any existing or proposed screening; and (h) the purpose of any management objectives identified in the relevant Local Provisions Schedule.</p>
<p>Comment: <i>The base of the shed is at 155m AHD with Round Hill elevated to 220 metres, therefore ensuring a elevation of not less than 50m in elevation below the skyline, achieving compliance with A1(a). Although the total floor area of the site is shown to be 883m² in size, the level of development located within the scenic protection zone, will not exceed 500m², being only the existing shed and a small portion of the new shed.</i> <i>The application therefore also achieves compliance with A1(b).</i></p>	

C8.6.2 Development within a scenic road corridor	
That: (a) destruction of native vegetation or exotic vegetation does not cause an unreasonable loss of scenic value of scenic road corridors; and (b) buildings and works do not cause an unreasonable loss of the scenic value of scenic road corridors.	
<p>A1 Destruction of exotic trees with a height more than 10m, native vegetation, or hedgerows within a scenic road corridor must not be visible from the scenic road.</p>	<p>P1 Destruction of exotic trees with a height more than 10m, native vegetation, or hedgerows within a scenic road corridor must not cause an unreasonable reduction of the scenic value of the road corridor, having regard to:</p> <p>(a) the nature, extent and location of the exotic trees, native vegetation and hedgerows; and (b) the purpose of any management objectives identified in the relevant Local Provisions Schedule.</p>
<p>Comment: <i>Not application.</i> <i>The proposal is not within a scenic road corridor.</i></p>	

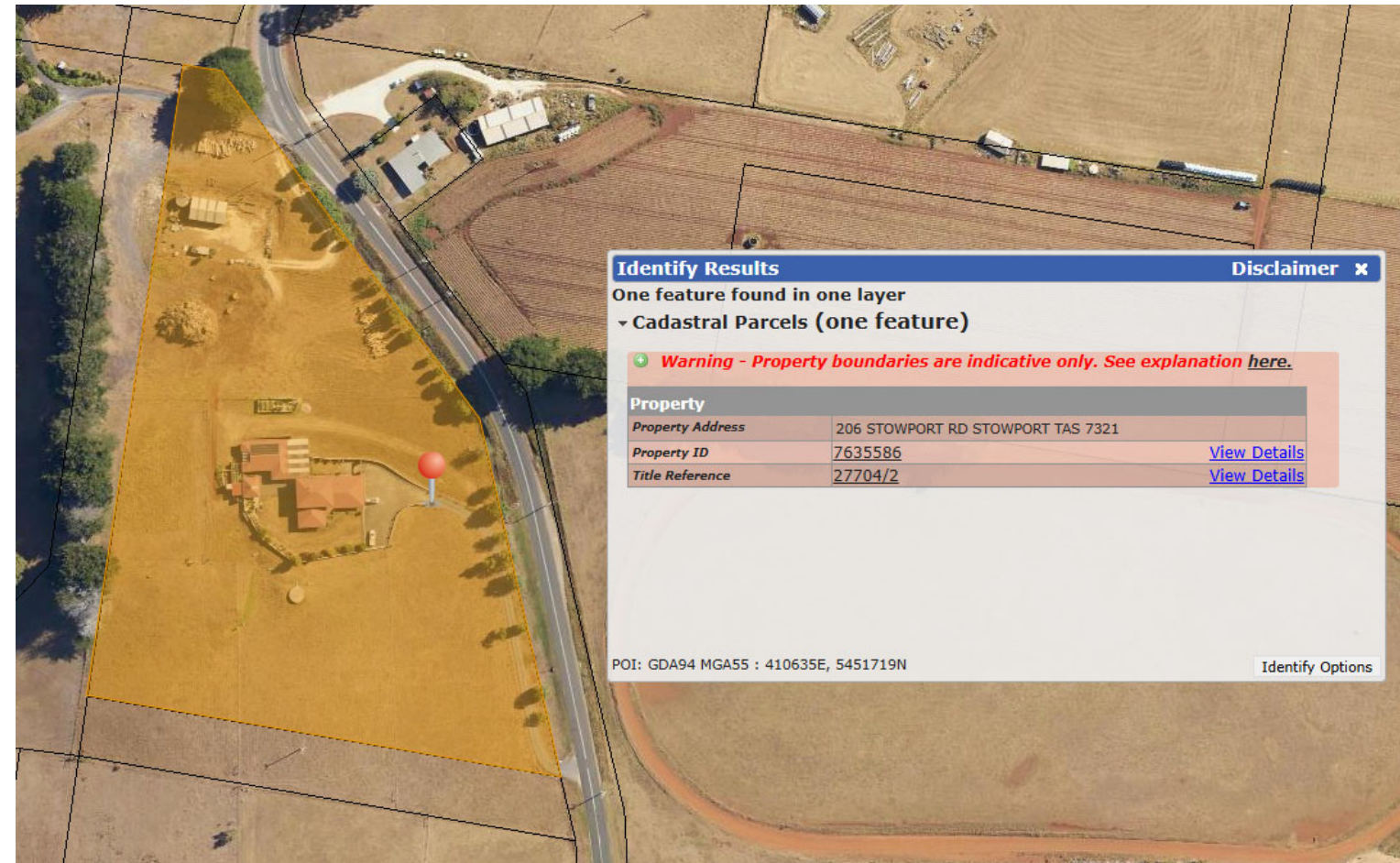
<p>A2 Buildings or works within a scenic road corridor must not be visible from the scenic road.</p>	<p>P2 Buildings or works within a scenic road corridor must not cause an unreasonable reduction of the scenic value of the road corridor, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) proposed reflectance and colour of external finishes; (c) design and proposed location of the buildings or works; (d) the extent of any cut or fill required; (e) any existing or proposed screening; (f) the impact on views from the road; and (g) (g) the purpose of any management objectives identified in the relevant Local Provisions Schedule.
<p>Comment: <i>Not application. The proposal is not within a scenic road corridor.</i></p>	

<p>C9.0 – Attenuation Code <i>The proposal does not contain a sensitive use.</i></p>	<p>N/A</p>
<p>C10.0 – Coastal Erosion Hazard Code <i>The site is not within an area identified as containing a coastal erosion hazard.</i></p>	<p>N/A</p>
<p>C11.0 – Coastal Inundation Hazard Code <i>The site is not within an area identified as containing a coastal inundation hazard.</i></p>	<p>N/A</p>
<p>C12.0 – Flood Prone Areas Code <i>The site is not identified as being flood prone.</i></p>	<p>N/A</p>
<p>C13.0 – Bushfire Prone Areas Code <i>The proposal is not for a vulnerable or hazardous use, nor is it associated with a subdivision.</i></p>	<p>N/A</p>
<p>C14.0 – Potentially Contaminated Land Code <i>The site has not been identified as contaminated land.</i></p>	<p>N/A</p>
<p>C15.0 – Landslip Hazard Code <i>The site is not subject to a landslide risk.</i></p>	<p>N/A</p>
<p>C16.0 – Safeguarding of Airports Code <i>The site is not subject to the Safeguarding of Airports code.</i></p>	<p>N/A</p>

**PROPOSED SHED
206 STOWPORT ROAD STOWPORT
PETER WHITE**

DRAWING INDEX

DRAWING No.	DESCRIPTION	REVISION
01	COVER SHEET	A
02	SITE PLANS	A



PROJECT DETAILS:

TITLE REFERENCE: 27704/2

AREAS:

SITE - 2.472ha
EXISTING FLOOR - APPROX. 680m²
PROPOSED FLOOR - 203m²
TOTAL FLOOR - APPROX. 883m²

SITE CLASSIFICATION: ASSUMED NO WORSE THAN 'M' (IF SOIL CONDITION DIFFER FROM THIS ASSUMPTION FURTHER INVESTIGATION WILL BE REQUIRED)

WIND CLASSIFICATION: N2

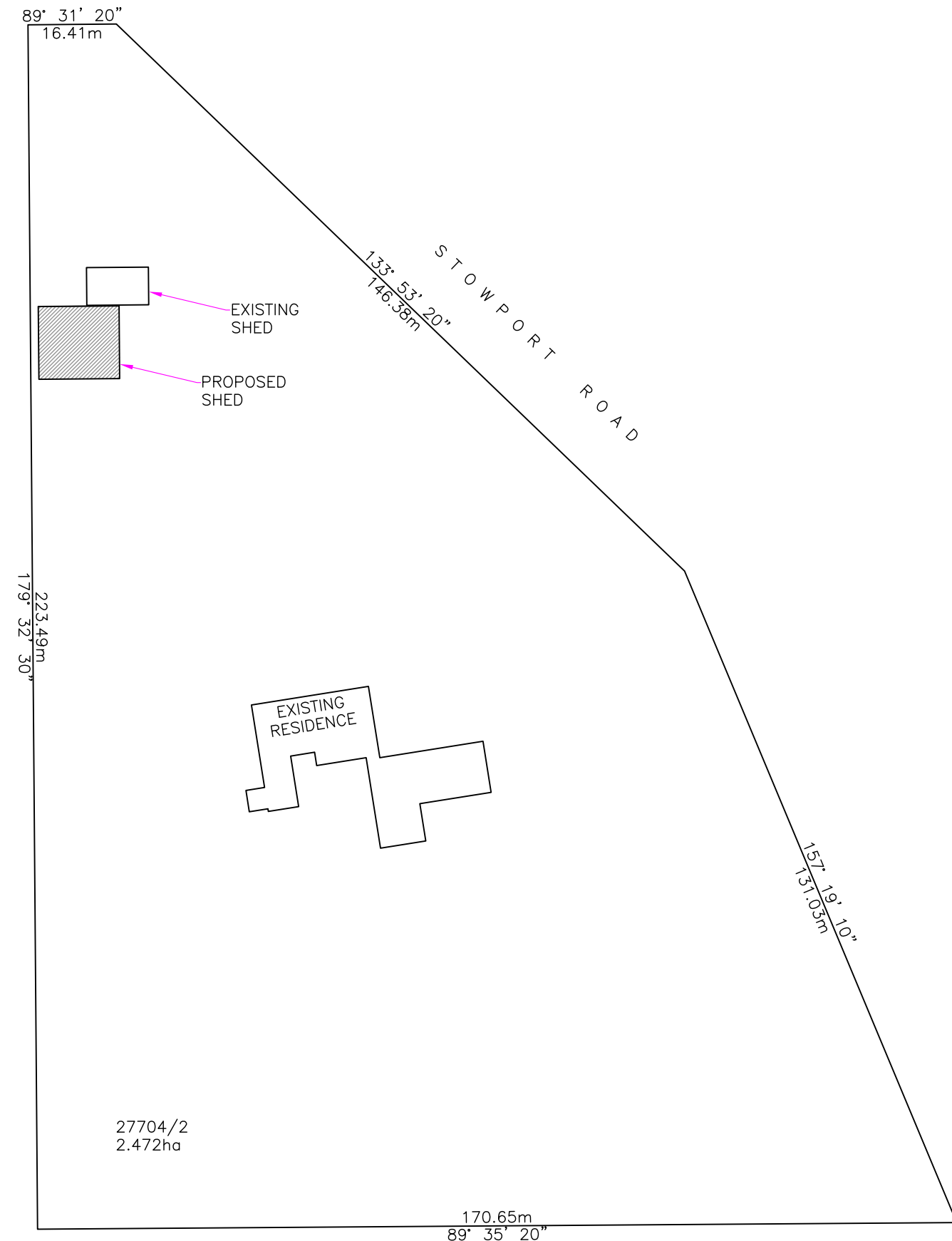
CLIMATE ZONE: 7

BUSHFIRE ATTACK LEVEL: NOT APPLICABLE

CORROSION ENVIRONMENT: LOW

ALPINE AREA: NOT APPLICABLE

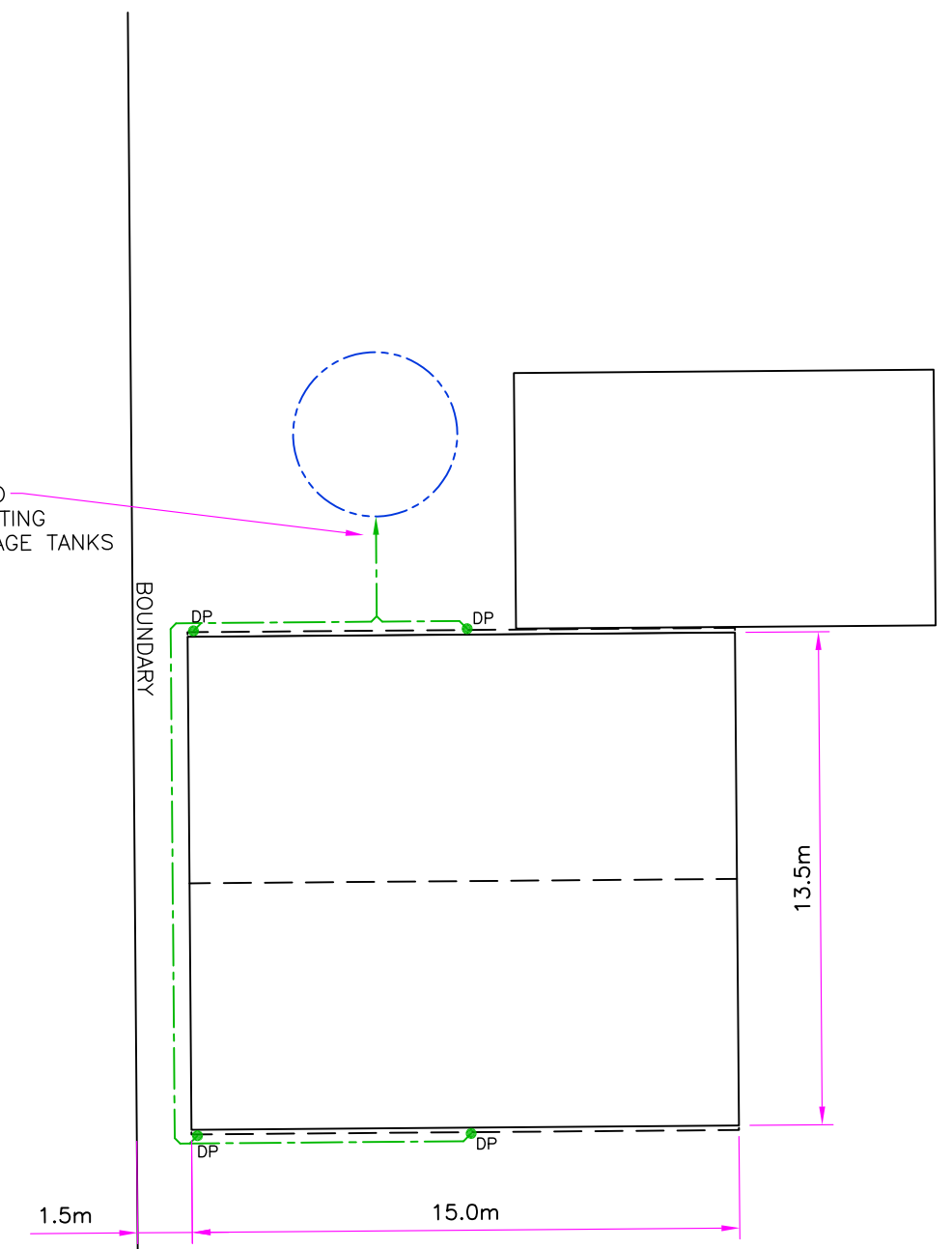
Accreditation No. CC1779G Ph: 0407 532 435 Email: paul@pladesign.com.au	DATE	JAN 2026	PROPOSED SHED 206 STOWPORT ROAD STOWPORT PETER WHITE	DRAWING No. 26003-01	REV. A	DATE 15.01.26
	DRAWN	J.R.A.				
	CHECKED	P.L.A.				
	SHEET SIZE	A3				
	SCALE	.				



27704/2
2.472ha

SITE PLAN - ENTIRE SITE
1 : 1000

NEW DOWNPIPES TO
CONNECT NTO EXISTING
STORMWATER STORAGE TANKS



SITE PLAN - DETAIL
1 : 200

LEGEND:
DP - DOWNPIPE

- NOTES:**
1. SITE IS RELATIVELY LEVEL MAX. 500mm CUT/FILL REQUIRED, FOOTINGS TO BE FOUNDED IN FIRM NATURAL MATERIAL.
 2. ALL DRAINAGE WORK TO BE CARRIED OUT TO THE DESIGN & APPROVAL OF THE LOCAL AUTHORITIES.
 3. ALL DOWNPIPES Ø90 MIN. U.N.O.
 4. STORMWATER LINES TO BE Ø100 PVC.

Accreditation No. CC1779G

Ph: 0407 532 435
Email: paul@pladesign.com.au

DATE	JAN 2026
DRAWN	J.R.A.
CHECKED	P.L.A.
SHEET SIZE	A3
SCALE	AS SHOWN

PROPOSED SHED
206 STOWPORT ROAD STOWPORT
PETER WHITE

DRAWING No. 26003-02

REV.	DATE
A	15.01.26



Burnie Sheetmetal

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Phone: 0448 313 622

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