



Devonport City Council

PUBLIC NOTICE

APPLICATION FOR PLANNING PERMIT

Section 57(3) Land Use Planning Approvals Act 1993

An application for a planning permit has been made which may affect you.

Application Details

Application Number:	PA2025.0202
Proposed Use or Development:	Residential (outbuilding)
Address of the Land:	1 Chalmers Lane, Devonport
Date of Notice:	04/02/2026

You are invited to view the application and any documents and plans accompanying it on the ground floor of the paranaple centre at 137 Rooke Street, Devonport or on Council's website www.devonport.tas.gov.au

Any person may make a representation relating to the application in accordance with section 57(5) of the *Land Use Planning Approvals Act 1993*, during a period of 14 days commencing on the date of this notice.

Your representation must:

- be received by close of business on **18/02/2026**;
- be in writing; and
- addressed to the Chief Executive Officer, Devonport City Council:
 - P.O. Box 604, Devonport, Tasmania, 7310; or
 - townplanning@devonport.tas.gov.au

If you make a representation then Council must consider your submission before making its decision on the application.



1 Chalmers Lane Devonport



This map is made available for the purpose of providing access to Devonport City Council information and not as professional advice. The information contained on the map is diagrammatic only. All information should be verified on site, or with the appropriate State Government Department or Council Office, prior to being used for any purpose.

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 Created: 30-01-2026 12:45:19



1 CHALMERS LANE, DEVONPORT PLANNING APPLICATION

PLANNING APPLICATION DRAWING REGISTER

SHEET NUMBER	SHEET NAME	CURRENT REV.	CURRENT REV. DESCRIPTION	CURRENT REV. DATE
PA-000	COVER PAGE & DRAWING REGISTER	1	PLANNING APPLICATION	19.12.2025
PA-001	EXISTING SITE PLAN	1	PLANNING APPLICATION	19.12.2025
PA-002	DEMOLITION SITE PLAN	1	PLANNING APPLICATION	19.12.2025
PA-003	PROPOSED SITE PLAN	1	PLANNING APPLICATION	19.12.2025
PA-004	PROPOSED FLOOR PLAN	1	PLANNING APPLICATION	19.12.2025
PA-005	ELEVATIONS (NORTH & EAST)	1	PLANNING APPLICATION	19.12.2025
PA-006	ELEVATIONS (SOUTH & WEST)	1	PLANNING APPLICATION	19.12.2025
PA-007	SECTIONS - SHEET 1	1	PLANNING APPLICATION	19.12.2025
PA-008	SECTIONS - SHEET 2	1	PLANNING APPLICATION	19.12.2025
PA-009	SHADOW DIAGRAM (JUNE 21, 9AM)	1	PLANNING APPLICATION	19.12.2025
PA-010	SHADOW DIAGRAM (JUNE 21, 12PM)	1	PLANNING APPLICATION	19.12.2025
PA-011	SHADOW DIAGRAM (JUNE 21, 3PM)	1	PLANNING APPLICATION	19.12.2025
PA-012	3D VIEWS	1	PLANNING APPLICATION	19.12.2025
PA-013	PROPOSED MATERIALS & FINISHES	1	PLANNING APPLICATION	19.12.2025
PA-014	EXISTING SITE PHOTOS			

PROJECT AREA MATRIX

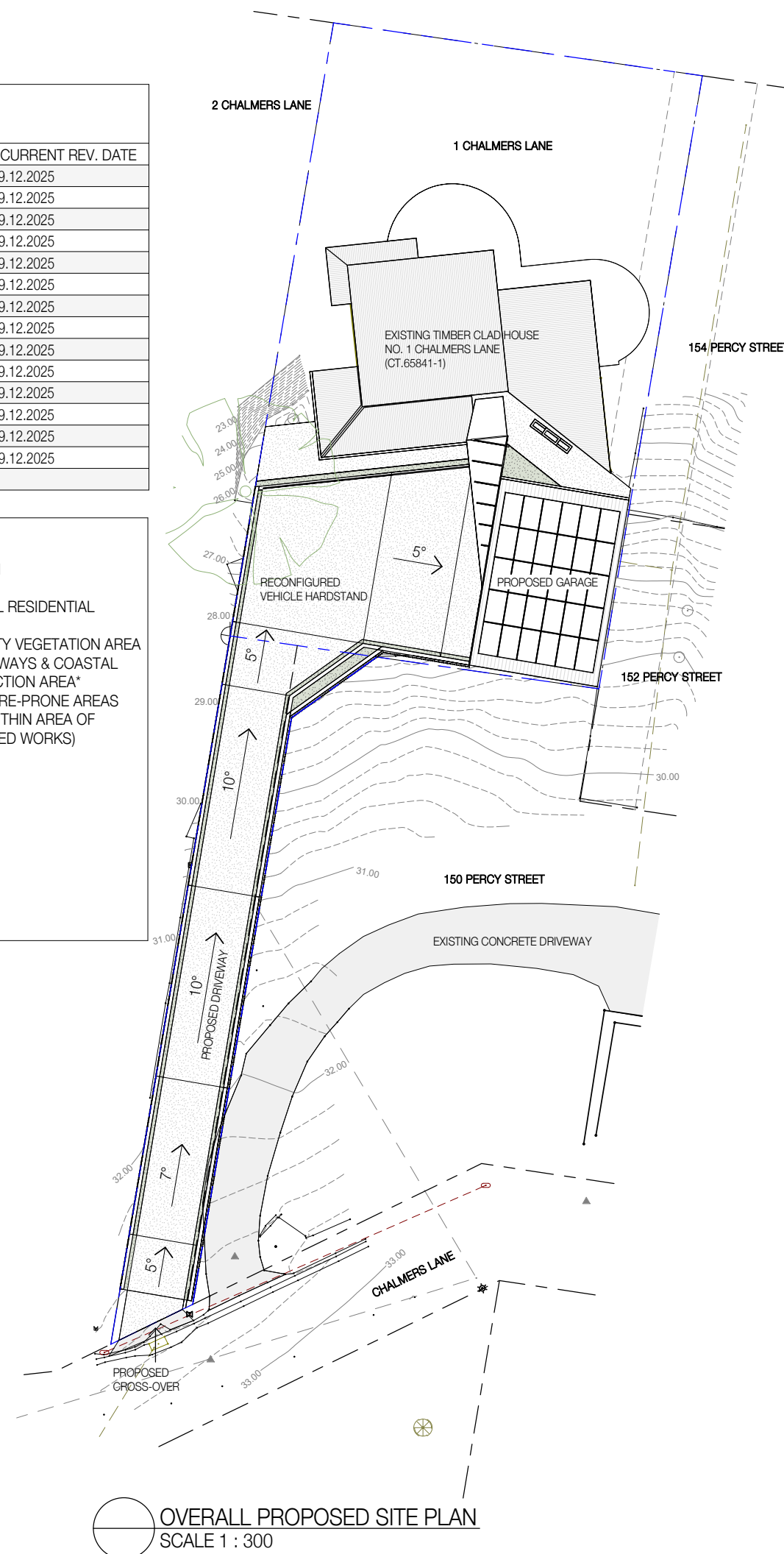
EXISTING SITE AREA	673.9
EXISTING TOTAL BUILDING FOOTPRINT (HOUSE & GARAGE)	169
DEMOLISHED GARAGE	41.26
EXISTING IMPERMEABLE AREA	278.3
EXISTING PERMEABLE AREA	395.6
EXISTING IMPERMEABLE AREA (AS A % OF SITE AREA)	41%
EXISTING BUILDING SITE COVERAGE (AS A % OF SITE AREA)	25%
PROPOSED SITE AREA (INC. ACCESS STRIP)	831.1
EXISTING HOUSE FOOTPRINT	127.7
PROPOSED GARAGE	71.8
PROPOSED TOTAL BUILDING FOOTPRINT	199.5
PROPOSED IMPERMEABLE AREA	482.8
PROPOSED PERMEABLE AREA	348.3
PROPOSED IMPERMEABLE AREA (AS % OF SITE)	58%
PROPOSED TOTAL BUILDING SITE COVERAGE (AS A % OF SITE AREA)	24%

SITE INFORMATION

LAND TITLE REFERENCE:	65841 / 1
ZONING:	GENERAL RESIDENTIAL
CODE/S:	- PRIORITY VEGETATION AREA - WATERWAYS & COASTAL PROTECTION AREA* - BUSHFIRE-PRONE AREAS (* NOT WITHIN AREA OF PROPOSED WORKS)
BAL RATING:	BAL-19
SOIL CATEGORY:	TBC
CLIMATE ZONE:	TBC
WIND CLASSIFICATION:	TBC
ALPINE AREA:	N/A



AERIAL IMAGE (NEARMAP MARCH 2025) - NOT TO SCALE



OVERALL PROPOSED SITE PLAN
SCALE 1 : 300

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REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025

CLIENT
Kurt & Susan Arnold

NH Architecture

DRAWN MT CHECKED SPB SCALE @A3 As indicated NORTH

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
COVER PAGE & DRAWING REGISTER

DRAWING No.
AR-PA-000

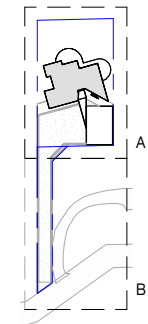
REVISION
1

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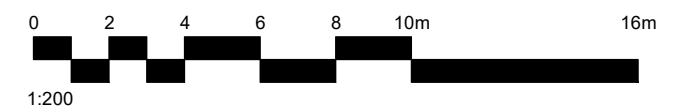
REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025

KEY PLAN



CLIENT
Kurt & Susan Arnold

NH Architecture



DRAWN MT CHECKED SPB SCALE @A3 As indicated NORTH

PROJECT NAME
Chalmers Lane, Devonport, New Garage

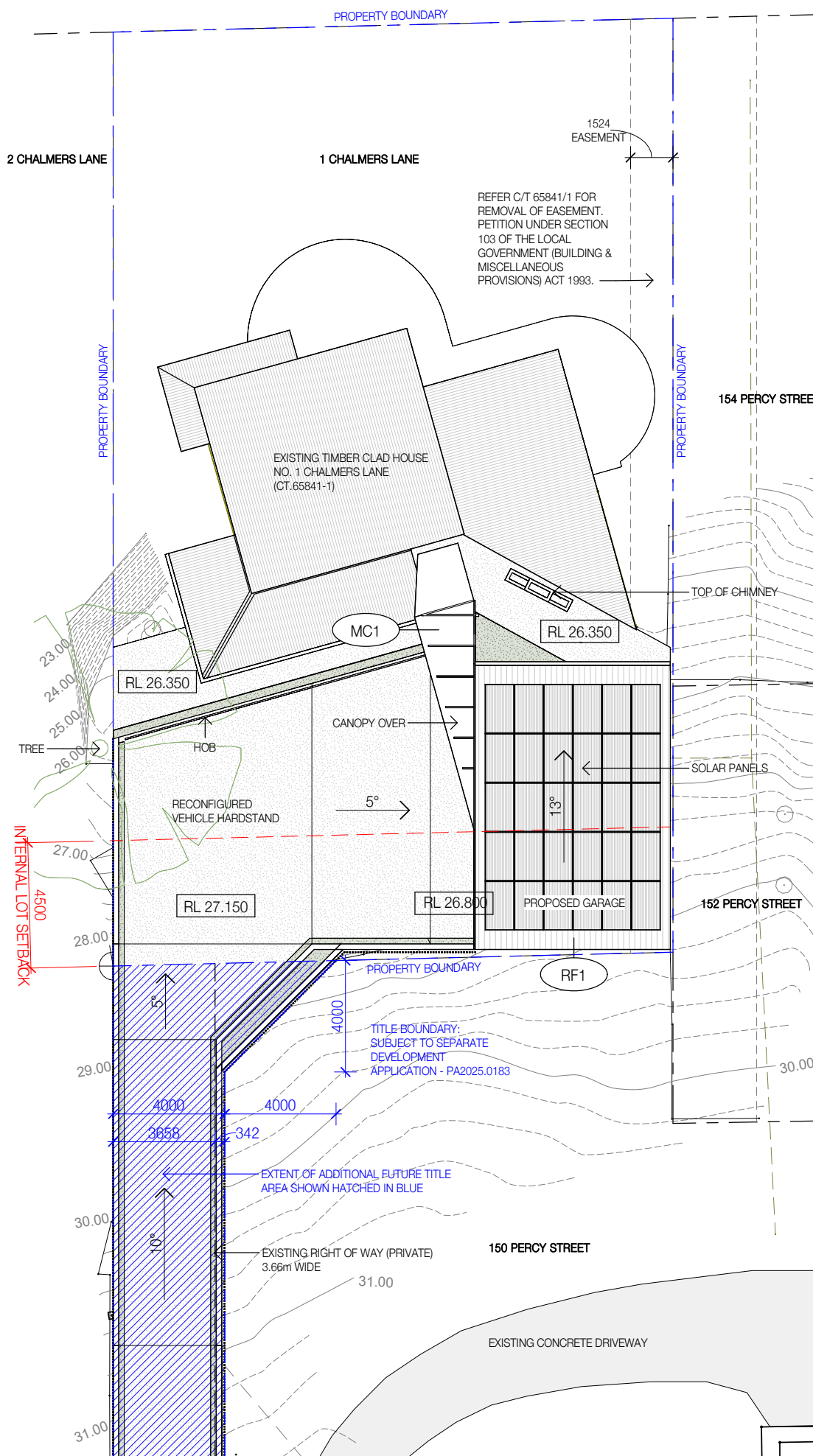
PROJECT No.
2500541

STAGE
PLANNING APPLICATION

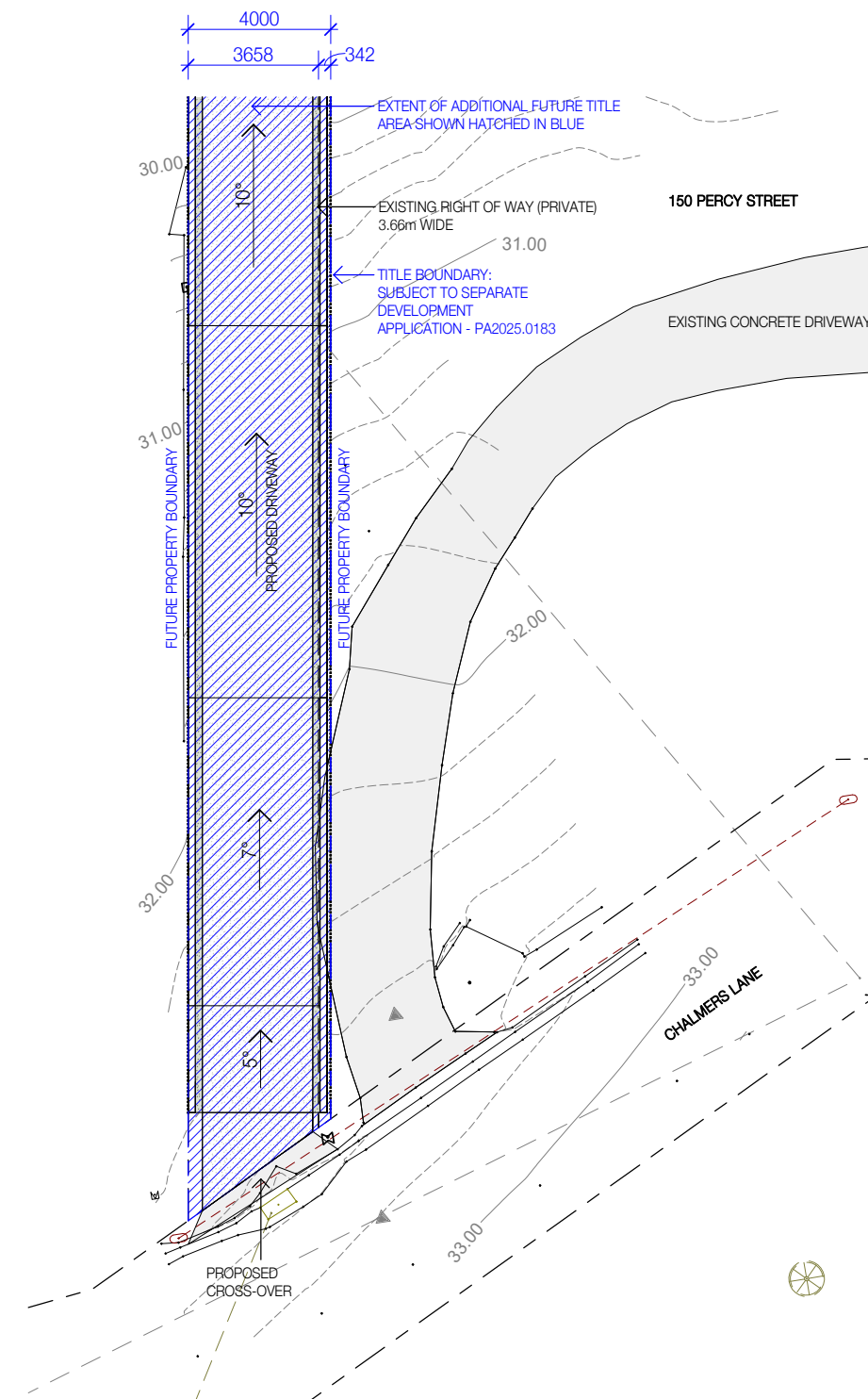
DRAWING TITLE
PROPOSED SITE PLAN

DRAWING No.
AR-PA-003

REVISION
1

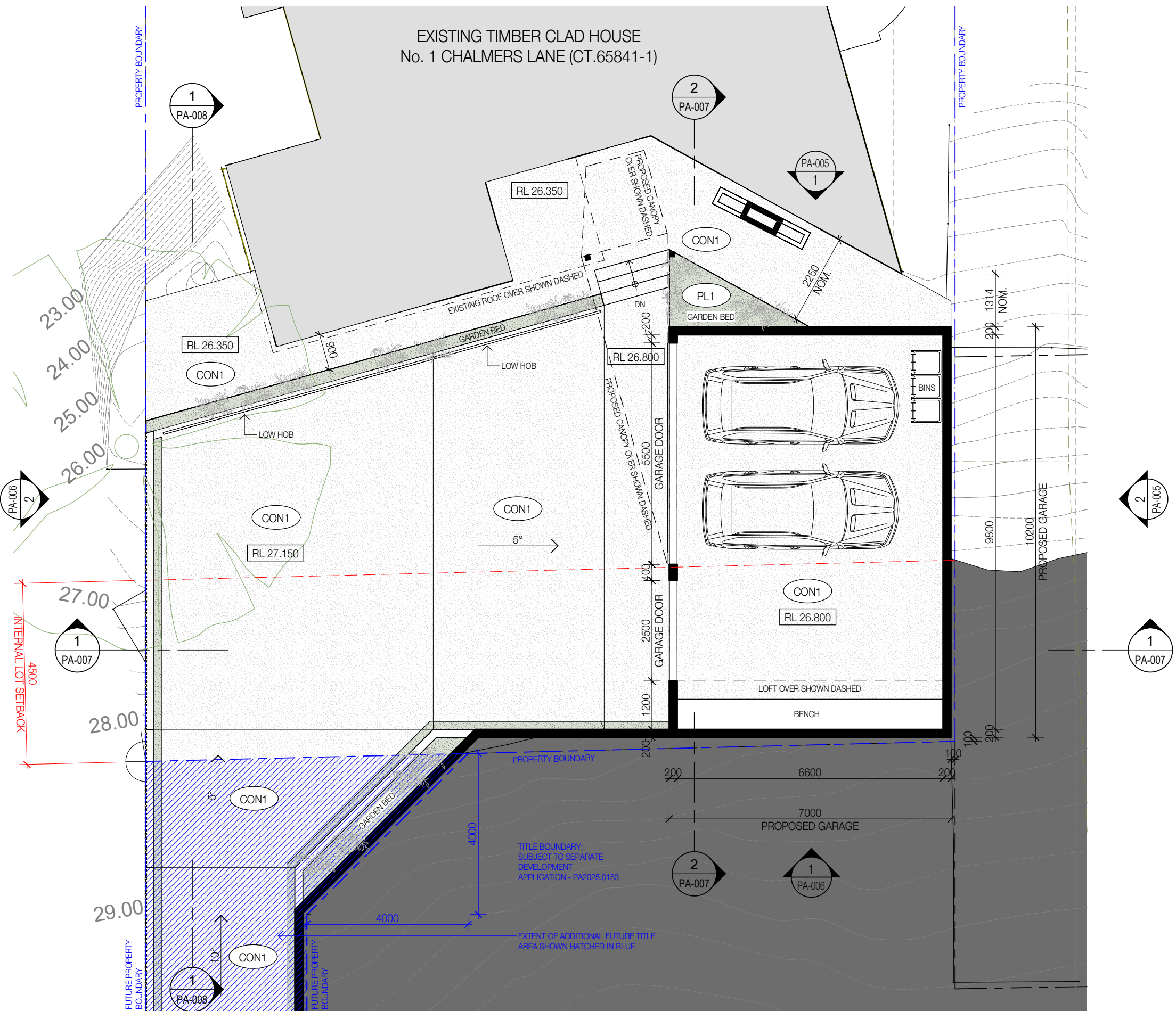


1 PROPOSED SITE PLAN A
SCALE 1 : 200



2 PROPOSED SITE PLAN B
SCALE 1 : 200

EXISTING TIMBER CLAD HOUSE
No. 1 CHALMERS LANE (CT.65841-1)



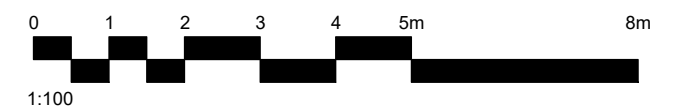
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REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025

CLIENT
Kurt & Susan Arnold

NH Architecture



DRAWN MT CHECKED SPB SCALE @A3 1:100 NORTH

PROJECT NAME
Chalmers Lane, Devonport, New Garage








PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
PROPOSED FLOOR PLAN

DRAWING No. **AR-PA-004** REVISION **1**

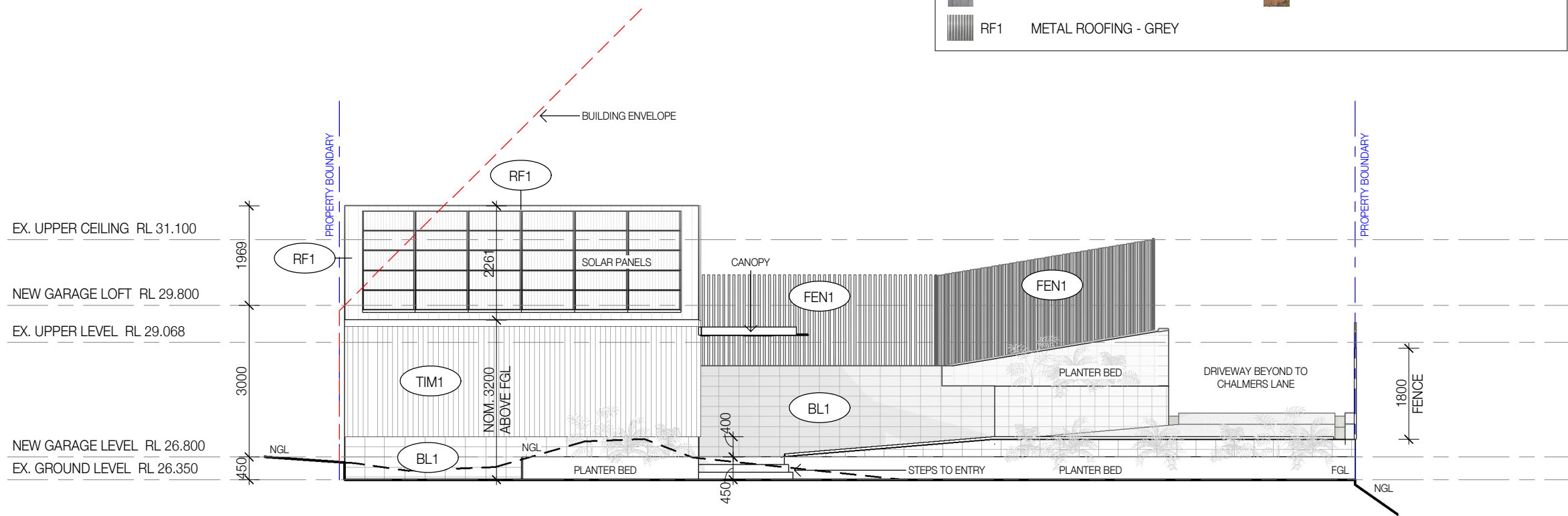
1 PROPOSED GROUND LEVEL
SCALE 1:100

MATERIAL LEGEND					
	BL1	BLOCKWORK - GREY		CON1	CONCRETE DRIVEWAY - GREY
	TIM1	TIMBER CLADDING - GREY		PL1	PLANTING (SOFT LANDSCAPING)
	MC1	METAL CLADDING - GREY		FEN1	TIMBER BATTEN FENCE - NATURAL
	RF1	METAL ROOFING - GREY			

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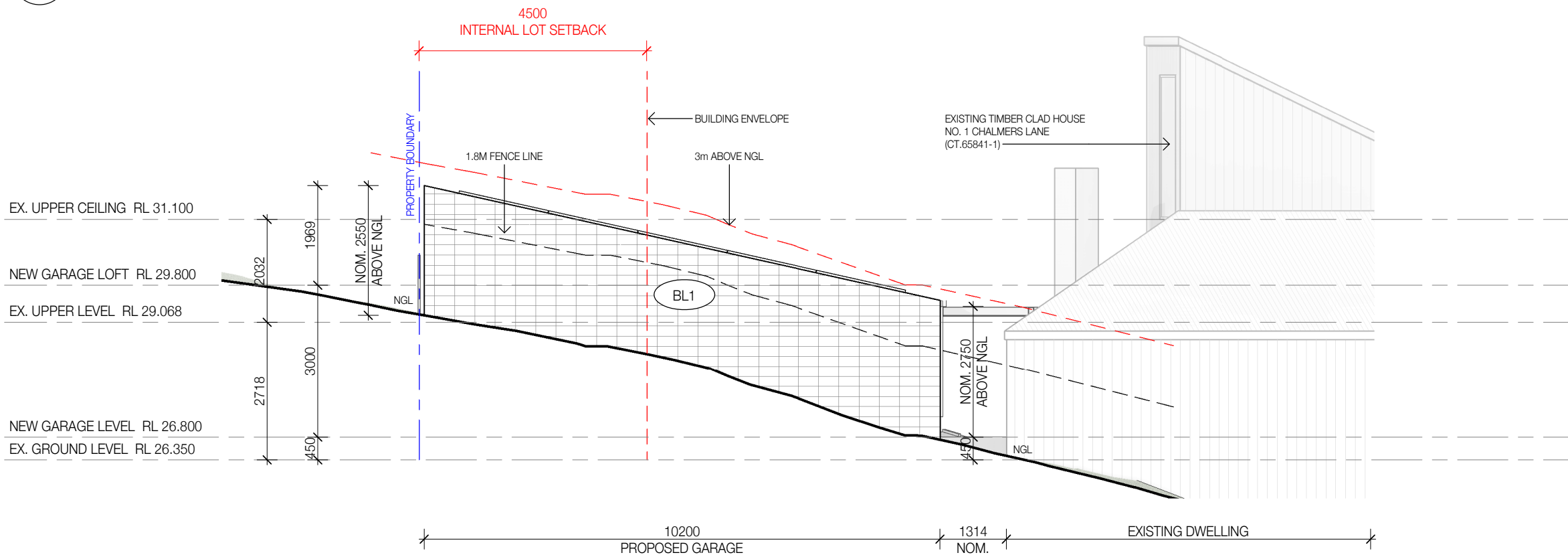
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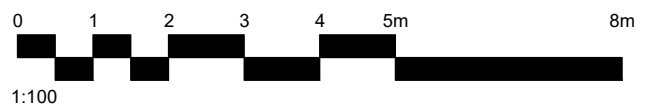
1 PROPOSED NORTH ELEVATION
SCALE 1 : 100

CLIENT
Kurt & Susan Arnold



2 PROPOSED EAST ELEVATION
SCALE 1 : 100

NH Architecture



DRAWN CHECKED SCALE @A3
MT SPB As indicated

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
ELEVATIONS (NORTH & EAST)

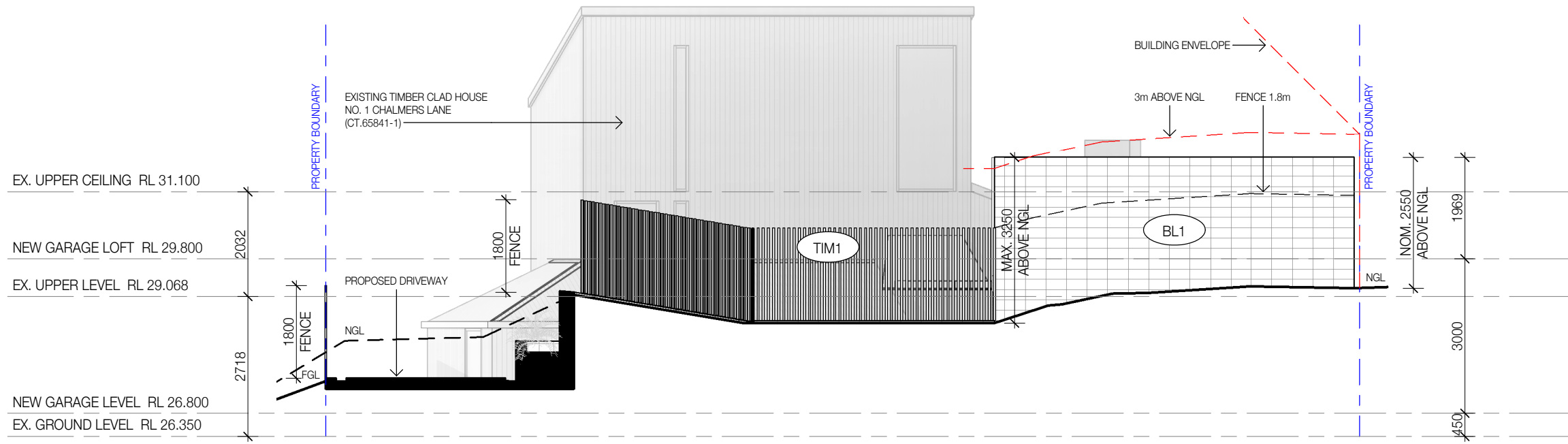
DRAWING No. **AR-PA-005** REVISION **1**

MATERIAL LEGEND					
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	TIM1	TIMBER CLADDING - GREY		PL1	PLANTING (SOFT LANDSCAPING)
	MC1	METAL CLADDING - GREY		FEN1	TIMBER BATTEN FENCE - NATURAL
	RF1	METAL ROOFING - GREY			

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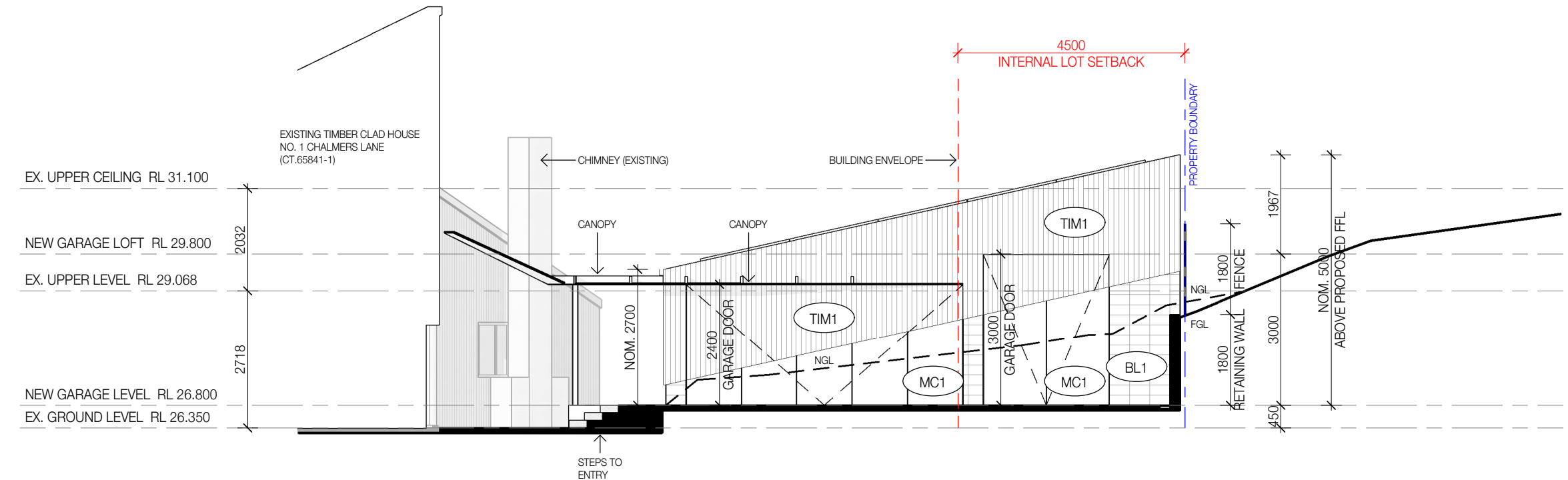
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REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025



1 PROPOSED SOUTH ELEVATION
SCALE 1 : 100

CLIENT
Kurt & Susan Arnold



2 PROPOSED WEST ELEVATION
SCALE 1 : 100

NH Architecture



DRAWN CHECKED SCALE @A3
MT SPB As indicated

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
ELEVATIONS (SOUTH & WEST)

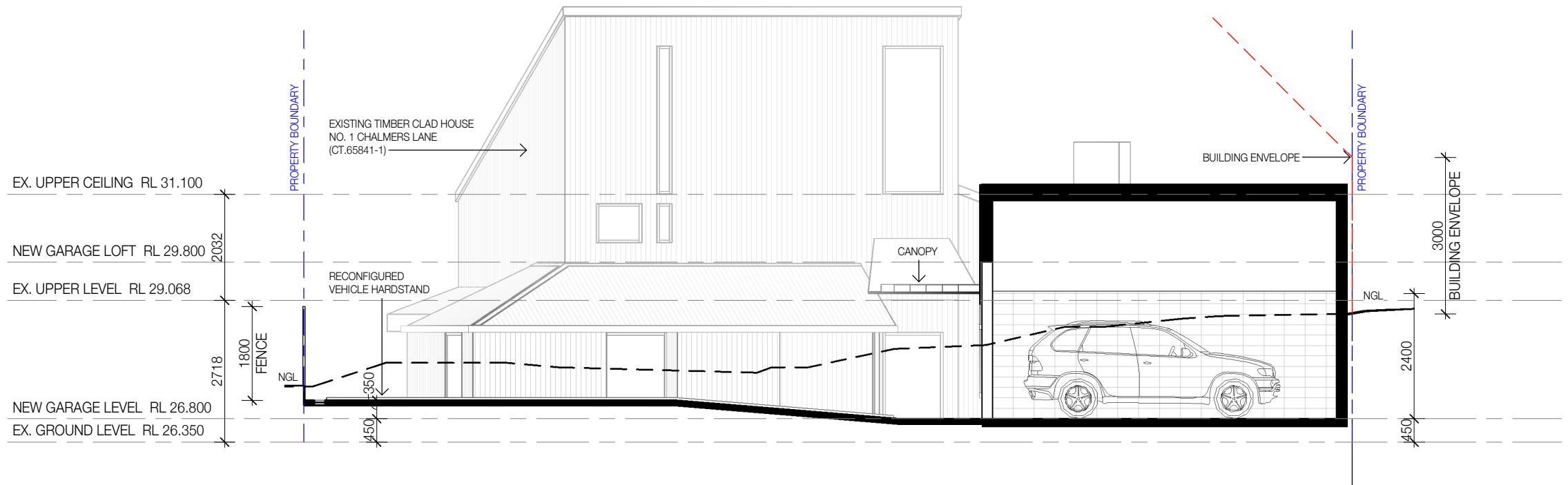
DRAWING No. **AR-PA-006** REVISION **1**

MATERIAL LEGEND					
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	TIM1	TIMBER CLADDING - GREY		PL1	PLANTING (SOFT LANDSCAPING)
	MC1	METAL CLADDING - GREY		FEN1	TIMBER BATTEN FENCE - NATURAL
	RF1	METAL ROOFING - GREY			

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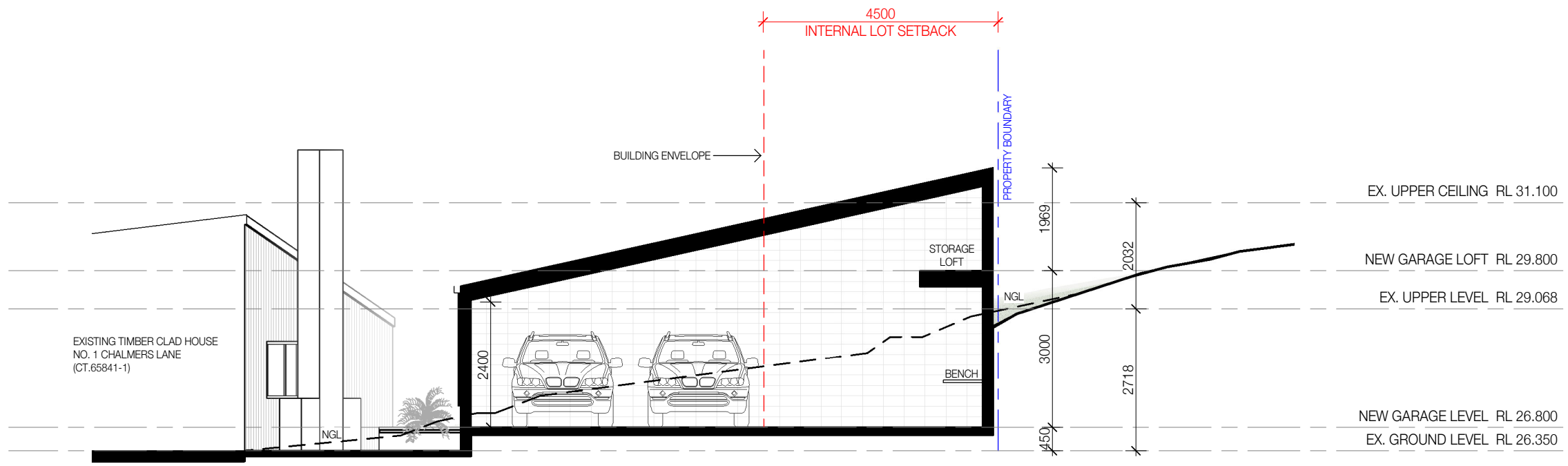
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1	PLANNING APPLICATION	19.12.2025



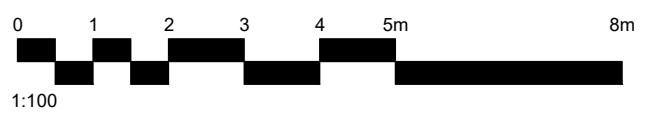
1 GARAGE CROSS SECTION
SCALE 1 : 100

CLIENT
Kurt & Susan Arnold



2 GARAGE LONGITUDINAL SECTION
SCALE 1 : 100

NH Architecture



DRAWN CHECKED SCALE @A3
MT SPB As indicated








PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
SECTIONS - SHEET 1

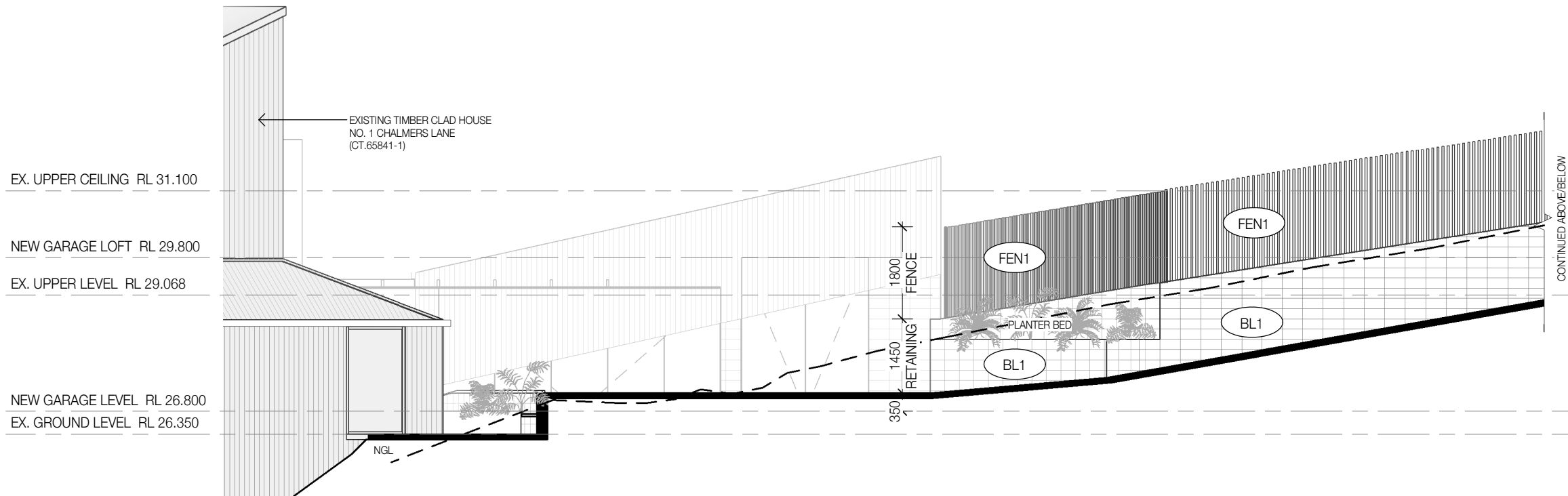
DRAWING No. AR-PA-007 REVISION 1

MATERIAL LEGEND					
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	TIM1	TIMBER CLADDING - GREY		PL1	PLANTING (SOFT LANDSCAPING)
	MC1	METAL CLADDING - GREY		FEN1	TIMBER BATTEN FENCE - NATURAL
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1	PLANNING APPLICATION	19.12.2025



1 DRIVEWAY LONGITUDINAL SECTION A
SCALE 1 : 100

CLIENT
Kurt & Susan Arnold

NH Architecture



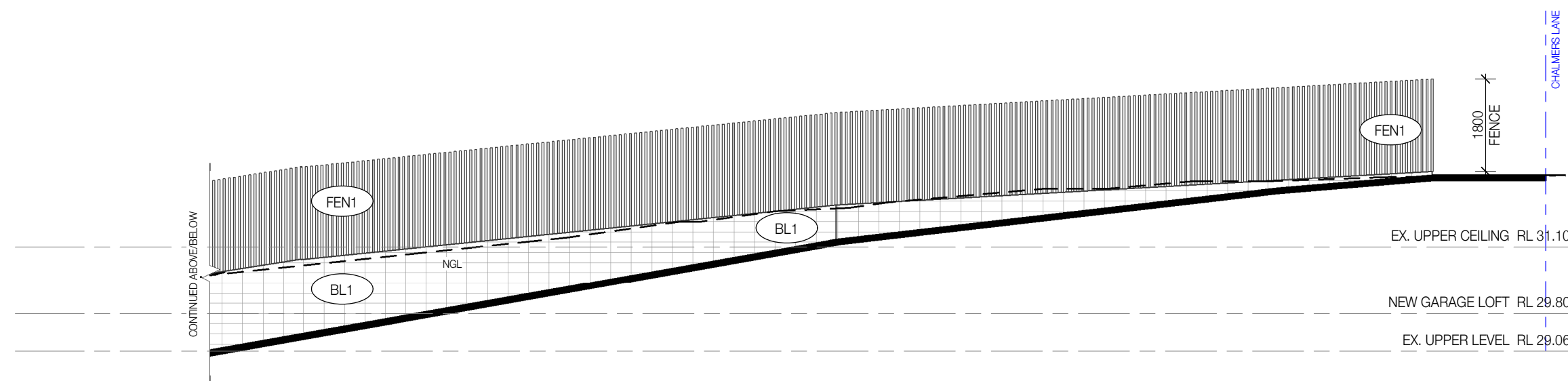
DRAWN CHECKED SCALE @A3
MT SPB As indicated

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
SECTIONS - SHEET 2



2 DRIVEWAY LONGITUDINAL SECTION B
SCALE 1 : 100

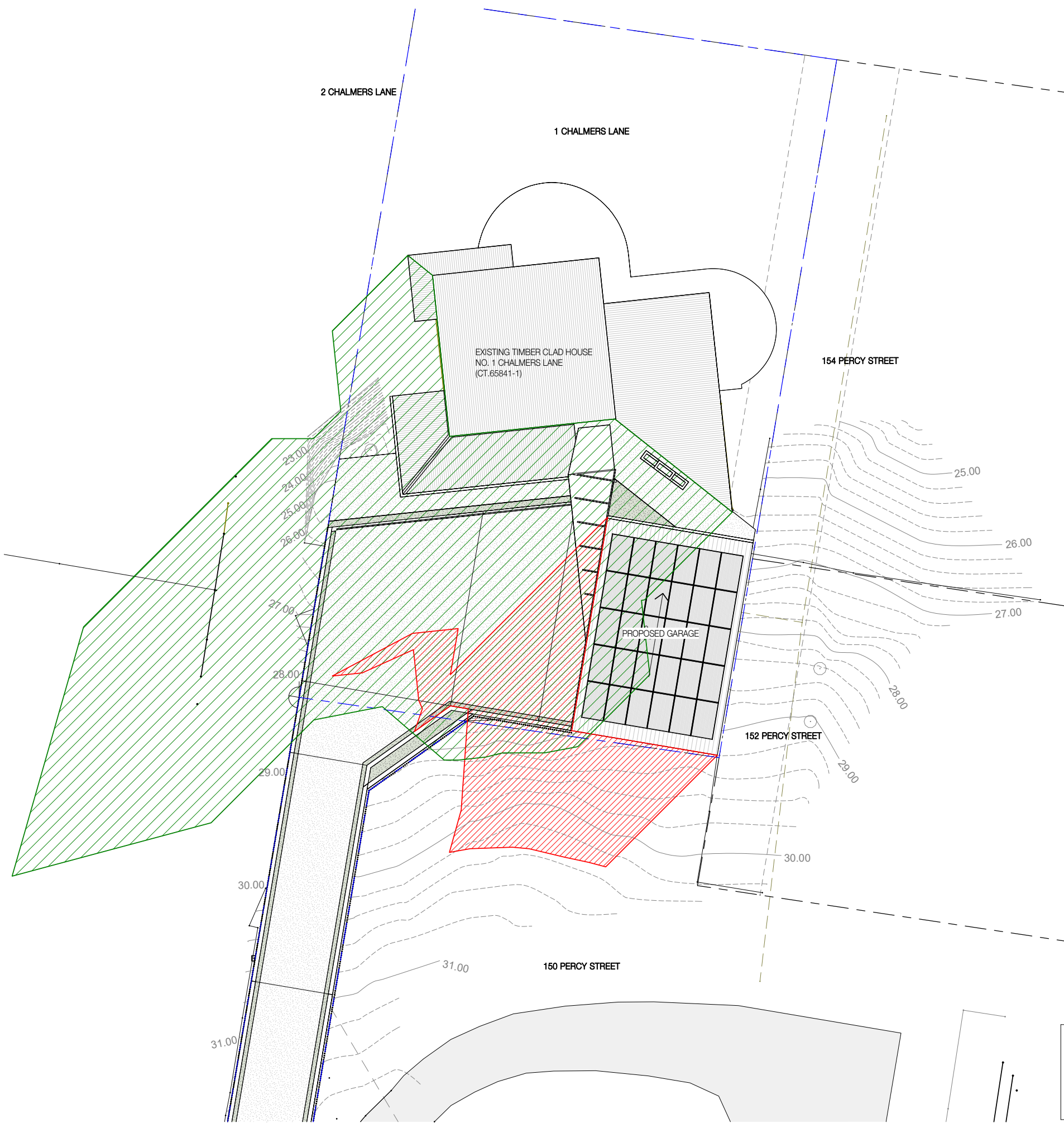
DRAWING No.
AR-PA-008

REVISION
1

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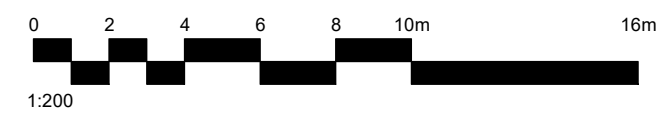
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CLIENT
Kurt & Susan Arnold

NH Architecture



DRAWN CHECKED SCALE @A3 NORTH
MT SPB 1 : 200

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
SHADOW DIAGRAM (JUNE 21, 9AM)

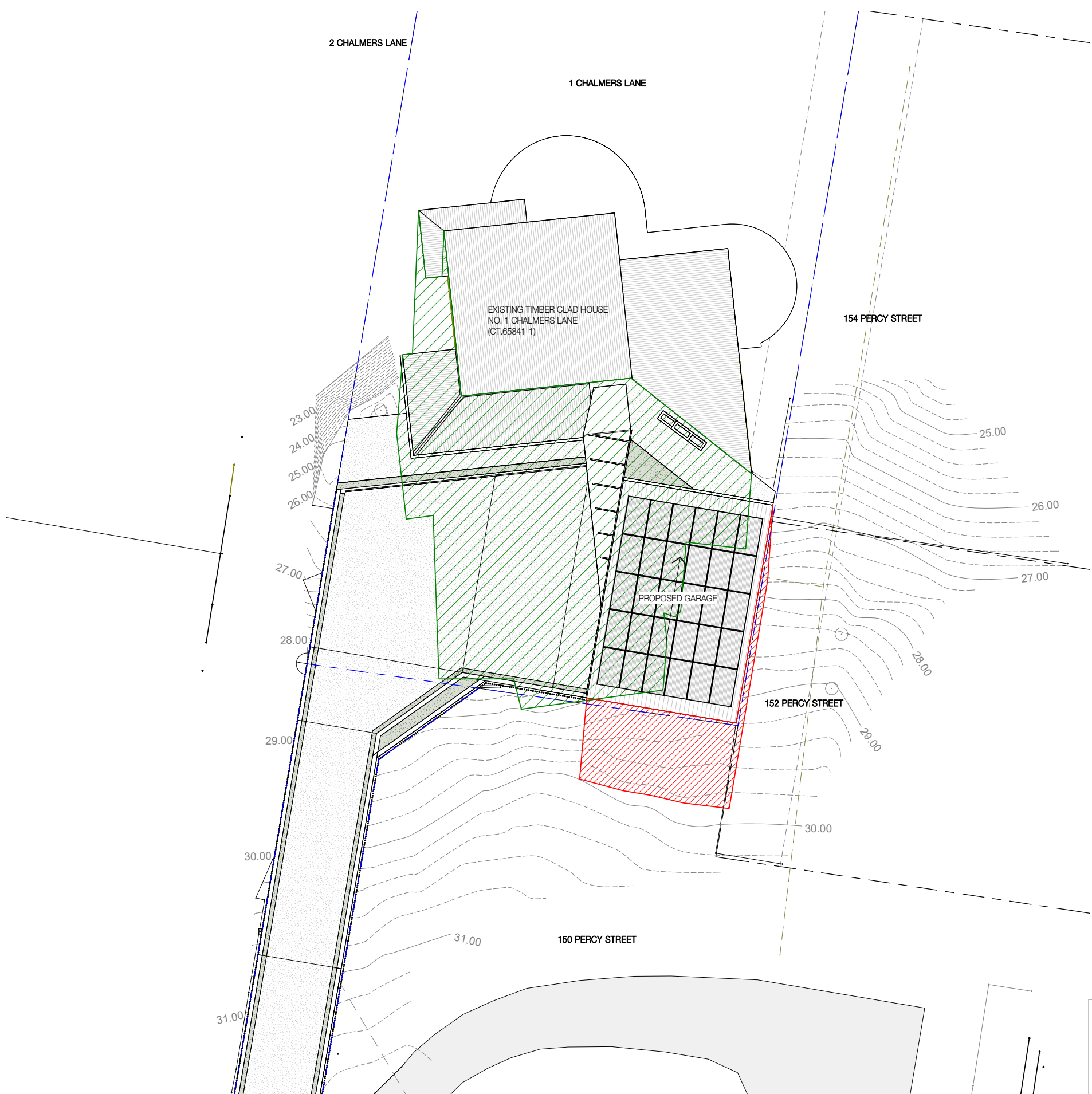
DRAWING No. **AR-PA-009** REVISION **1**

PROPOSED SHADOW DIAGRAM - 9am JUNE 21
SCALE 1 : 200

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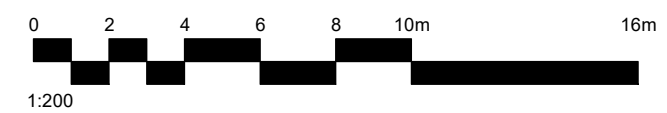
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CLIENT
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NH Architecture



DRAWN CHECKED SCALE @A3 NORTH
MT SPB 1 : 200

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
SHADOW DIAGRAM (JUNE 21, 12PM)

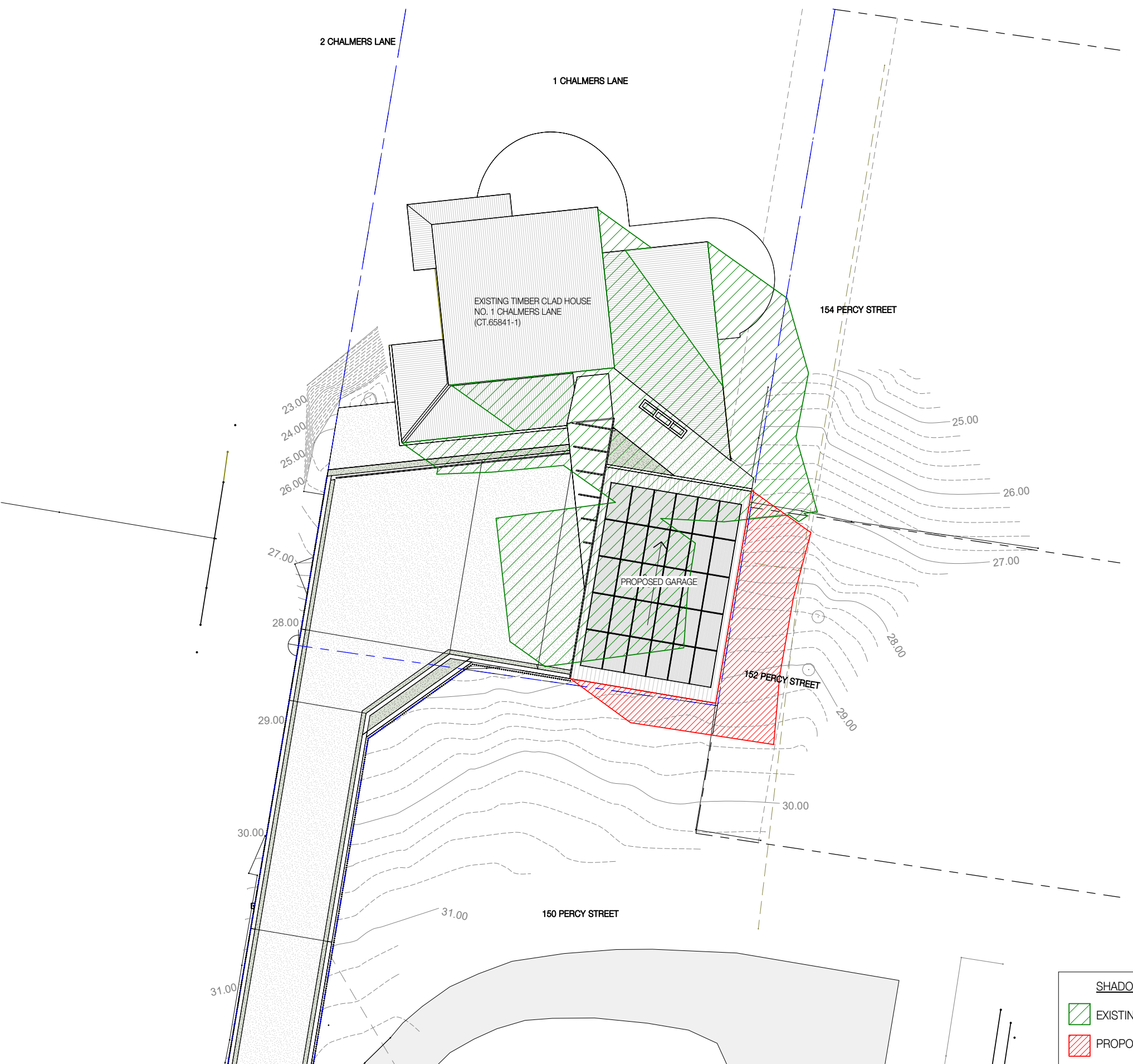
DRAWING No.
AR-PA-010

REVISION
1

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REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025

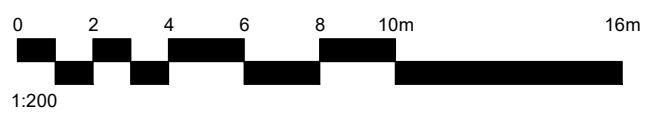


SHADOW DIAGRAM LEGEND

- EXISTING SHADOW
- PROPOSED GARAGE SHADOW

CLIENT
Kurt & Susan Arnold

NH Architecture



DRAWN CHECKED SCALE @A3 NORTH
MT SPB 1 : 200

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
SHADOW DIAGRAM (JUNE 21, 3PM)

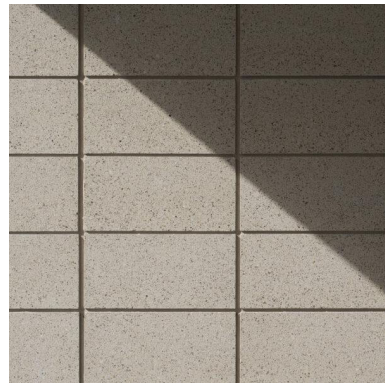
DRAWING No. **AR-PA-011** REVISION **1**

PROPOSED SHADOW DIAGRAM - 3pm JUNE 21
SCALE 1 : 200

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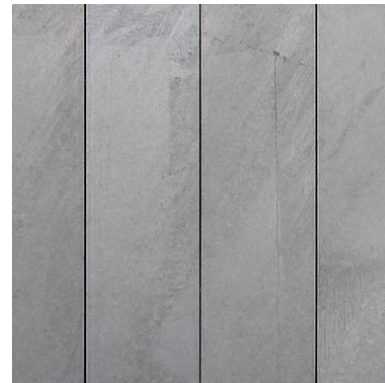
REV.	DETAILS	DATE
1	PLANNING APPLICATION	19.12.2025



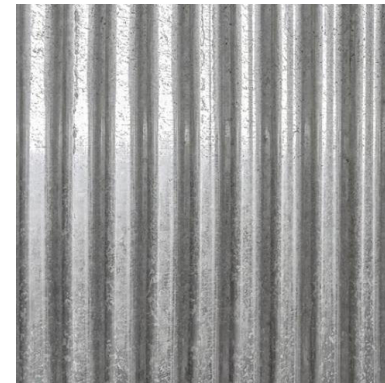
BL1
BLOCKWORK
HONED STACK BOND, GREY



TIM1
TIMBER CLADDING
COLOUR GREY



MC1
METAL CLADDING
COLOUR GREY



RF1
METAL ROOFING
COLOUR GREY

CLIENT
Kurt & Susan Arnold

NH Architecture

DRAWN CHECKED SCALE @A3

MT SPB

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STAGE

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DRAWING TITLE

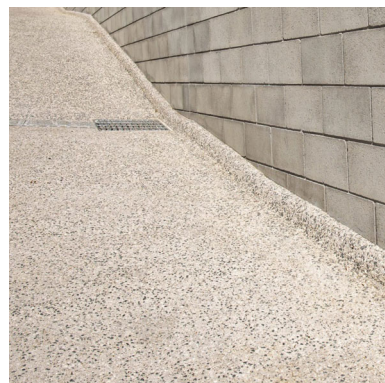
PROPOSED MATERIALS & FINISHES

DRAWING No.

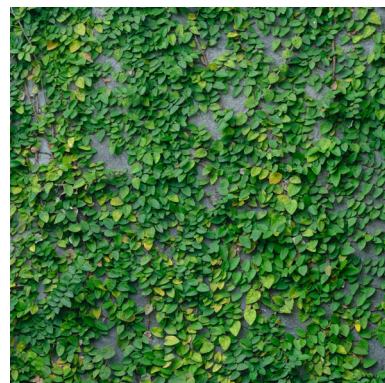
AR-PA-013

REVISION

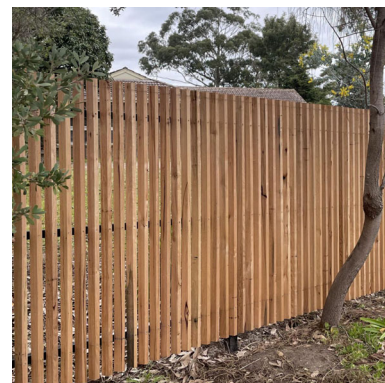
1



CON1
CONCRETE DRIVEWAY
EXPOSED AGGREGATE, GREY



PL1
PLANTING
SOFT LANDSCAPING



FEN1
FENCE & GATE
TIMBER BATTENS, NATURAL

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REV.	DETAILS	DATE
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PHOTO 1 - VIEW OF SUBJECT SITE FROM SOUTH-EAST



PHOTO 2 - VIEW OF SUBJECT SITE FROM SOUTH-WEST



PHOTO 3 - AERIAL VIEW OF SUBJECT SITE



PHOTO 4 - VIEW OF SUBJECT SITE FROM NORTH-EAST



PHOTO 5 - VIEW OF EXISTING HOUSE & GARAGE FROM VEHICLE HARDSTAND

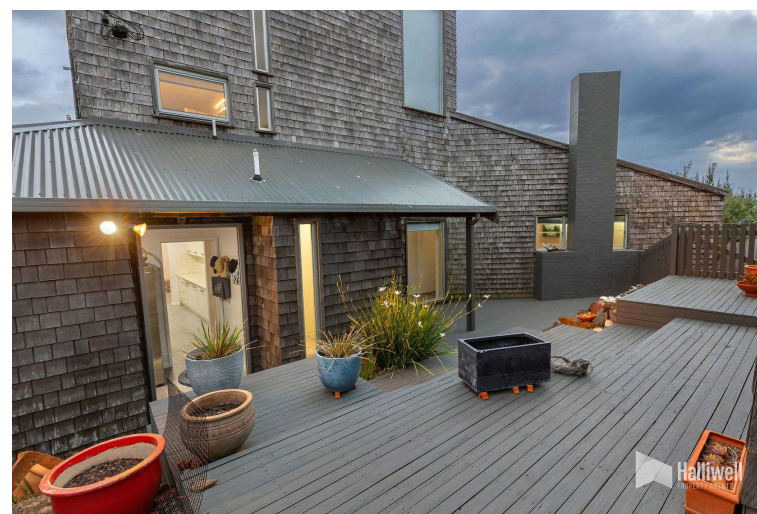


PHOTO 6 - VIEW OF EXISTING HOUSE ENTRY AREA

CLIENT
Kurt & Susan Arnold

NH Architecture

DRAWN CHECKED SCALE @A3

MT SPB

PROJECT NAME

Chalmers Lane, Devonport, New Garage

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2500541

STAGE

PLANNING APPLICATION

DRAWING TITLE

EXISTING SITE PHOTOS

DRAWING No.

AR-PA-014

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3D VIEW 1 - PROPOSED GARAGE FROM SOUTH-WEST (FOR INFORMATION ONLY)



3D VIEW 2 - PROPOSED GARAGE FROM WEST (FOR INFORMATION ONLY)



3D VIEW 3 - PROPOSED GARAGE FROM SOUTH-EAST (FOR INFORMATION ONLY)



3D VIEW 4 - PROPOSED DRIVEWAY & VEHICLE HARDSTAND (FOR INFORMATION ONLY)

CLIENT
Kurt & Susan Arnold

NH Architecture

DRAWN CHECKED SCALE @A3
MT SPB

PROJECT NAME
Chalmers Lane, Devonport, New Garage

PROJECT No.
2500541

STAGE
PLANNING APPLICATION

DRAWING TITLE
3D VIEWS

DRAWING No.
AR-PA-012

REVISION
1