



## **DEVELOPMENT APPLICATION**

### **PDPLANPMTD-2025/054913**

**PROPOSAL:** Water Storage Tank (single Dwelling) (Retrospective)

**LOCATION:** 274 Acton Drive ACTON PARK TAS 7170

**RELEVANT PLANNING SCHEME:** Tasmanian Planning Scheme - Clarence

**ADVERTISING EXPIRY DATE:** 20/04/2026

The relevant plans and documents can be inspected at the Council offices, 38 Bligh Street, Rosny Park, during normal office hours until 20/04/2026. In addition to legislative requirements, plans and documents can also be viewed at [www.ccc.tas.gov.au](http://www.ccc.tas.gov.au) during these times.

Any person may make representations about the application to the Chief Executive Officer, by writing to PO Box 96, Rosny Park, 7018 or by electronic mail to [clarence@ccc.tas.gov.au](mailto:clarence@ccc.tas.gov.au). Representations must be received by Council on or before 20/04/2026.

To enable Council to contact you if necessary, would you please also include a day time contact number in any correspondence you may forward.

Any personal information submitted is covered by Council's privacy policy, available at [www.ccc.tas.gov.au](http://www.ccc.tas.gov.au) or at the Council offices.

## Application for Development / Use or Subdivision

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Use this form to obtain planning approval for developing or using land, including subdividing it into smaller lots or lot consolidation.

Proposal: **Water tank**

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Location: **274 Acton Drive, Acton Park 7170**

**Personal Information Removed**



Is the property on the Tasmanian Heritage Register? Yes  No

If yes, we recommend you discuss your proposal with Heritage Tasmania prior to lodgement as exemptions may apply which may save you time on your proposal.

If you had pre-application discussions with City of Clarence, please provide planner's name:

**Bonita Pienaar**

Current use of site: **Residential**

Does the proposal involve land administered or owned by the Crown or Council? Yes  No

#### Declaration

- I have read the Certificate of Title and Schedule of Easements for the land and am satisfied that this application is not prevented by any restrictions, easements or covenants.
- I authorise the provision of a copy of any documents relating to this application to any person for the purposes of assessment or public consultation. I agree to arrange for the permission of the copyright owner of any part of this application to be obtained. I have arranged permission for Council's representatives to enter the land to assess this application
- I declare that, in accordance with Section 52 of the Land Use Planning and Approvals Act 1993, that I have notified the owner of the intention to make this application. Where the subject property is owned or controlled by Council or the Crown, their signed consent is attached.
- I declare that the information in this declaration is true and correct.

#### Acknowledgement

- I acknowledge that the documentation submitted in support of my application will become a public record held by Council and may be reproduced by Council in both electronic and hard copy format in order to facilitate the assessment process; for display purposes during public consultation; and to fulfil its statutory obligations. I further acknowledge that following determination of my application, Council will store documentation relating to my application in electronic format only.

**Personal Information Removed**

Please refer to the development/use and subdivision checklist on the following pages to determine what documentation must be submitted with your application.



- Location and capacity of any existing services or easements on/to the site.
  - Existing pedestrian and vehicle access to the site.
  - Location of existing and proposed buildings on the site.
  - Location of existing adjoining properties, adjacent buildings and their uses.
  - Any natural hazards that may affect use or development on the site.
  - Proposed roads, driveways, car parking areas and footpaths within the site.
  - Any proposed open space, communal space, or facilities on the site.
  - Main utility service connection points and easements.
  - Proposed subdivision lot boundaries.
- Where it is proposed to erect buildings, detailed plans with dimensions at a scale of 1:100 or 1:200 showing:
- Internal layout of each building on the site.
  - Private open space for each dwelling.
  - External storage spaces.
  - Car parking space location and layout.
  - Major elevations of every building to be erected.
  - Shadow diagrams of the proposed buildings and adjacent structures demonstrating the extent of shading of adjacent private open spaces and external windows of buildings on adjacent sites.
  - Relationship of the elevations to natural ground level, showing any proposed cut or fill.
  - Materials and colours to be used on rooves and external walls.
- Where it is proposed to erect buildings, a plan of the proposed landscaping showing:
- Planting concepts.
  - Paving materials and drainage treatments and lighting for vehicle areas and footpaths.
  - Plantings proposed for screening from adjacent sites or public places.
- Any additional reports, plans or other information required by the relevant zone or code.

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This list is not comprehensive for all possible situations. If you require further information about what may be required as part of your application documentation, please contact City of Clarence Planning team on (03) 6217 9550.



## Development/use or subdivision checklist

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### Mandatory Documents

This information is required for the application to be valid. We are unable to proceed with an application without these documents.

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- Details of the location of the proposed use or development.
- A copy of the current Certificate of Title, Sealed Plan, Plan or Diagram and Schedule of Easements and other restrictions for each parcel of land on which the use or development is proposed.
- Full description of the proposed use or development.
- Description of the proposed operation. May include where appropriate: staff/student/customer numbers; operating hours; truck movements; and loading/unloading requirements; waste generation and disposal; equipment used; pollution, including noise, fumes, smoke or vibration and mitigation/management measures.
- Declaration the owner has been notified if the applicant is not the owner.
- Crown or Council consent (if publically-owned land).
- Any reports, plans or other information required by the relevant zone or code.
- Fees prescribed by the City of Clarence.

Application fees (please phone 03 6217 9550 to determine what fees apply). An invoice will be emailed upon lodgement.

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### Additional Documents

In addition to the mandatory information required above, Council may, to enable it to consider an application, request further information it considers necessary to ensure that the proposed use or development will comply with any relevant standards and purpose statements in the zone, codes or specific area plan, applicable to the use or development.

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- Site analysis and site plan, including where relevant:
    - Existing and proposed use(s) on site.
    - Boundaries and dimensions of the site.
    - Topography, including contours showing AHD levels and major site features.
    - Natural drainage lines, watercourses and wetlands on or adjacent to the site.
    - Soil type.
    - Vegetation types and distribution, and trees and vegetation to be removed.
- 



# CERTIFICATE OF TITLE

LAND TITLES ACT 1980



TASMANIA

## TORRENS TITLE

VOLUME		FOLIO	
154580		2	
EDITION	DATE OF ISSUE		
6	28-Oct-2022		
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

City of CLARENCE  
Lot 2 on Sealed Plan 154580  
Derivation : Part of 1425 Acres Granted to W. Rumney  
Prior CTs 197944/1 and 31871/3

### SCHEDULE 1

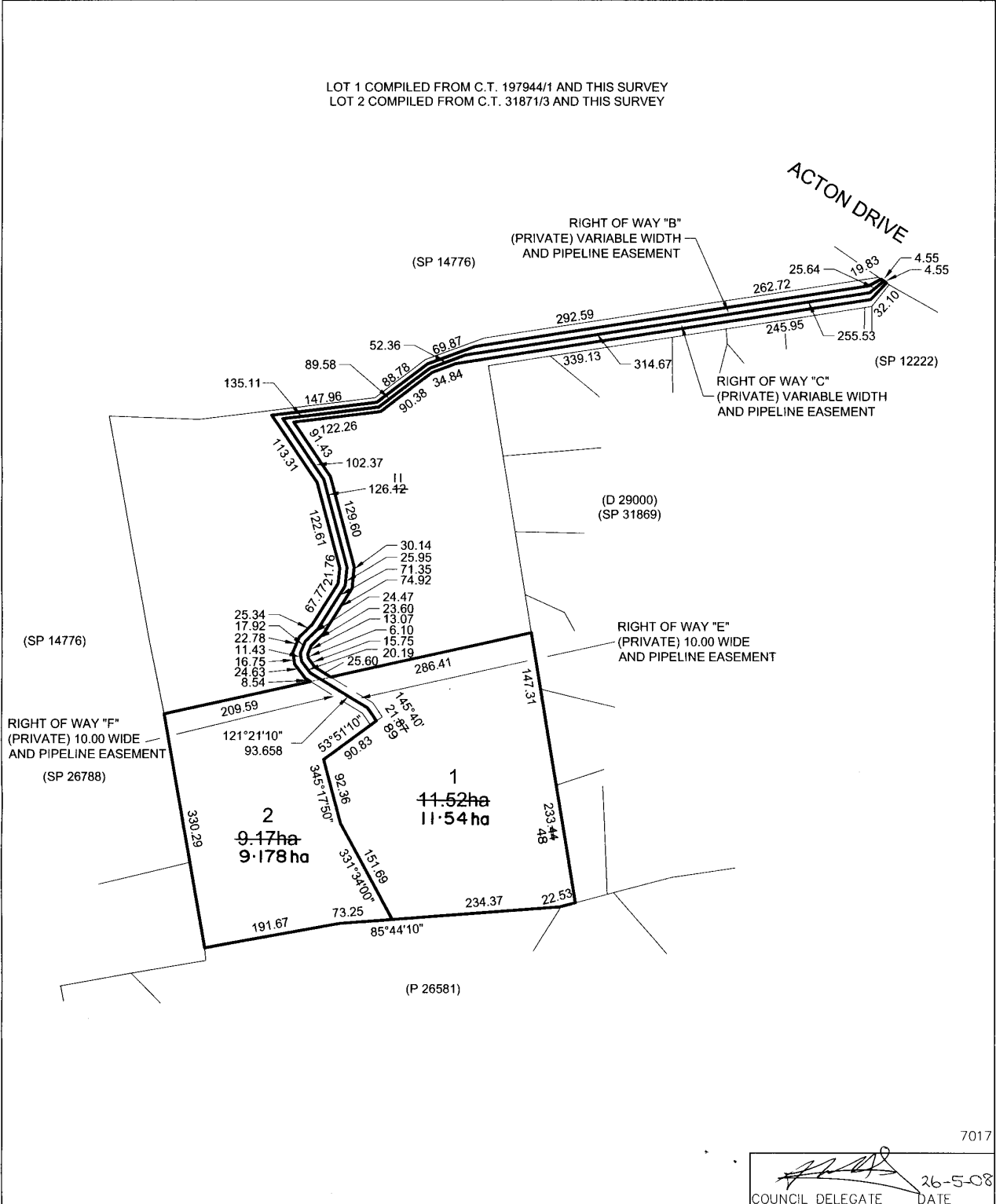
M989260 TRANSFER to BRUCE ALAN MARTIN and CAROLYN KAY  
COSTIN-MARTIN Registered 28-Oct-2022 at 12.01 PM

### SCHEDULE 2

Reservations and conditions in the Crown Grant if any  
SP154580 EASEMENTS in Schedule of Easements  
SP154580 COVENANTS in Schedule of Easements  
SP154580 FENCING PROVISION in Schedule of Easements  
SP 31871 COVENANTS in Schedule of Easements  
SP 14776 COVENANTS in Schedule of Easements affecting the said  
land within described which formerly comprised part  
of Lot 2 on Sealed Plan No. 14776  
SP 14776 & SP 31871 FENCING PROVISION in Schedule of Easements  
SP 14776 & SP 31871 COUNCIL NOTIFICATION under Section 468(12)  
of the Local Government Act 1962

<p>OWNER DENISE FRANCES ROBERTS</p> <p>FOLIO REFERENCE C.T. 31871/3 C.T. 197944/1</p> <p>GRANTEE PART OF 1425 ACRES GTD TO WILLIAM RUMNEY</p>	<p><b>PLAN OF SURVEY</b></p> <p>BY SURVEYOR CHRISTOPHER LEWIS ANDREWS 57 MT. RUMNEY ROAD, MT RUMNEY</p> <p>LOCATION <b>CITY OF CLARENCE</b></p> <p>SCALE 1: 5000      LENGTHS IN METRES</p>	<p>REGISTERED NUMBER <b>SP154580</b></p> <p>APPROVED EFFECTIVE FROM <b>18 AUG 2008</b></p> <p><i>Alice Lawa</i> Recorder of Titles</p>	
<p>MAPSHEET MUNICIPAL CODE No <b>107 (5225-45)</b></p>	<p>LAST UPI No <b>HQT47, HQT49</b></p>	<p>LAST PLAN No <b>SP31871, P197944</b></p>	<p>ALL EXISTING SURVEY NUMBERS TO BE CROSS REFERENCED ON THIS PLAN</p>

LOT 1 COMPILED FROM C.T. 197944/1 AND THIS SURVEY  
LOT 2 COMPILED FROM C.T. 31871/3 AND THIS SURVEY



<b>SCHEDULE OF EASEMENTS</b>	Registered Number <b>SP 154580</b>
<b>NOTE:</b> THE SCHEDULE MUST BE SIGNED BY THE OWNERS & MORTGAGEES OF THE LAND AFFECTED. SIGNATURES MUST BE ATTESTED.	

PAGE 1 OF 4 PAGE/S

**EASEMENTS AND PROFITS**

Each lot on the plan is together with:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as may be necessary to drain the stormwater and other surplus water from such lot; and
- (2) any easements or profits a prendre described hereunder.

Each lot on the plan is subject to:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as passing through such lot as may be necessary to drain the stormwater and other surplus water from any other lot on the plan; and
- (2) any easements or profits a prendre described hereunder.

The direction of the flow of water through the drainage easements shown on the plan is indicated by arrows.

**EASEMENTS**

**Lot 1 is together with** rights of carriageway and pipeline easements over the Right of Way “B” (Private) Variable Width and Pipeline Easement, the Right of Way “C” (Private) Variable Width and Pipeline Easement and the Right of Way “F” (Private) 10.00 wide and Pipeline Easement shown on the Plan.

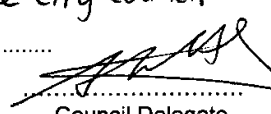
**Lot 1 is together with** rights of carriageway and pipeline easements over the Right of Way “A” and Pipeline Easement “G” and the Right of Way “D” and Pipeline Easement “J” described in folio of the Register Volume 197944 Folio 1 and shown on Plan 197977.

**Lot 1 is subject to** rights of carriageway and pipeline easements (appurtenant to Lot 2 on the Plan) over the Right of Way “C” (Private) Variable Width and Pipeline Easement and the Right of Way “E” (Private) 10.00 wide and Pipeline Easement shown passing through Lot 1.

**Lot 1 is subject to** rights of carriageway and pipeline easements (appurtenant to Lots 1 and 2 on Sealed Plan 31871) over the Rights of Way “A” (Private) and Pipeline Easement and the Right of Way “D” (Private) and Pipeline Easement as defined and shown on Sealed Plan 31871.



(USE ANNEXURE PAGES FOR CONTINUATION)

SUBDIVIDER: Denise Frances Sproule FOLIO REF: 197944/9 and 31871/3 SOLICITOR & REFERENCE: 2 80933	PLAN SEALED BY: <i>Clarence City Council</i> DATE: <i>26-5-2008</i> <i>SD 2007/198</i> REF NO. <span style="float: right;"> Council Delegate</span>
<b>NOTE:</b> The Council Delegate must sign the Certificate for the purposes of identification.	

<p><b>ANNEXURE TO SCHEDULE OF EASEMENTS</b></p> <p>PAGE 2 OF 4 PAGES</p>	<p>Registered Number</p> <p><b>SP 154580</b></p>
<p>SUBDIVIDER: Denise Frances Sproule FOLIO REFERENCE: 197944/9 and 31871/3</p>	

**Lot 1 and 2 are together with** a right of footway over the Footways 1 to 5 defined in folio of the Register Volume 197944 Folio 1 and shown on Plan No 197944.

**Lot 2 is together with** rights of carriageway and pipeline easement over the Rights of Way "C" (Private) Variable Width and Pipeline Easement and the Right of Way "E" (Private) 10.00 wide and Pipeline Easement shown on the Plan.

**Lot 2 is together with** rights of carriageway and pipeline easement over the Right of Way "A" and Pipeline Easement "G" and the Right of Way "D" and Pipeline Easement "J" described in folio of the Register Volume 197944 Folio 1 and shown on Plan 197977.

**Lot 2 is subject to** rights of carriageway and pipeline easements (appurtenant to Lot 1 on the Plan) over the Right of Way "B" (Private) Variable Width and Pipeline Easement and the Right of Way "F" (Private) 10.00 wide and Pipeline Easement shown passing through Lot 2.

**Lot 2 is subject to** rights of carriageway and pipeline easements (appurtenant to Lots 1 and 2 on Sealed Plan 31871) over the Rights of Way "A" (Private) and Pipeline Easement and the Right of Way "D" (Private) and Pipeline Easement as defined and shown on Sealed Plan 31871.

*WMA*

**NOTE:** Every annexed page must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

<p><b>ANNEXURE TO SCHEDULE OF EASEMENTS</b></p> <p>PAGE 3 OF 4 PAGES</p>	<p>Registered Number</p> <p><b>SP 154580</b></p>
<p>SUBDIVIDER: Denise Frances Sproule FOLIO REFERENCE: 197944/9 and 31871/3</p>	

**COVENANTS**

Lots 1 and 2 on the Plan are each affected by restrictive covenants set forth in Sealed Plans 31871 and 14776.

**DEFINITION**

“**Pipeline Easement**” means a right for every person who is at any time entitled to an estate or interest in possession in the Dominant Tenement or any part thereof with which the right shall be capable of enjoyment in common with the owners of Lots 1, 2 and 3 for the purpose thereof to construct lay and maintain pipes forever in the strips of land marked “Pipeline Easement” and to pump water through such pipes and the right for every such person and his surveyors and workmen from time to time and at all times hereafter if he or they should think fit to enter upon the said strips of land and to inspect repair cleanse and amend any such pipe without doing any unnecessary damage to the land.

**FENCING PROVISION**

The Vendor Denise Frances Roberts shall not be required to fence any of the Lots shown on the Plan.

*DR*

**NOTE:** Every annexed page must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

<p><b>ANNEXURE TO SCHEDULE OF EASEMENTS</b></p> <p>PAGE 4 OF 4 PAGES</p>	<p>Registered Number</p> <p><b>SP 154580</b></p>
<p>SUBDIVIDER: Denise Frances Sproule FOLIO REFERENCE: 197944/9 and 31871/3</p>	

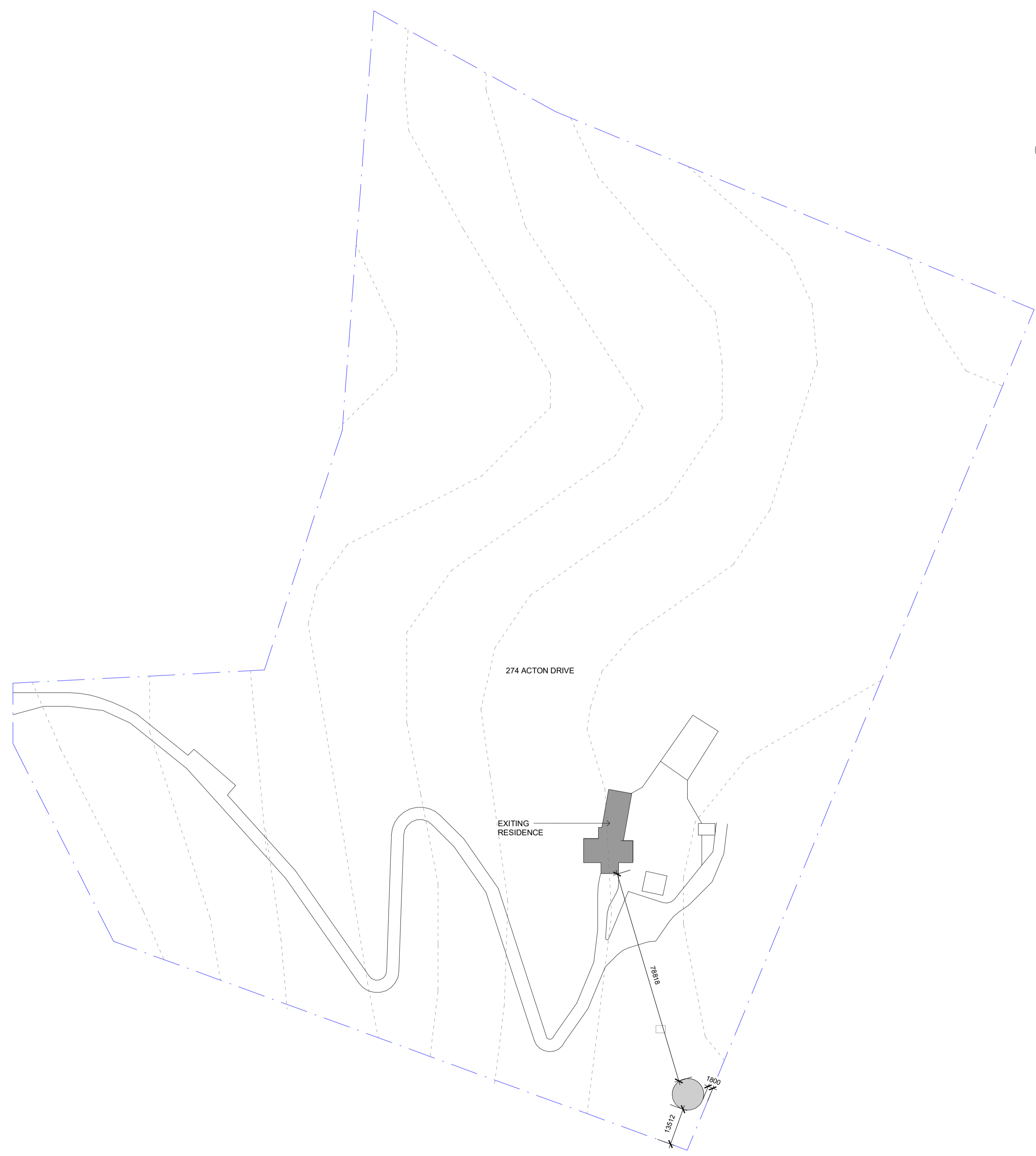
Signed by **Denise Frances Roberts** )  
 the registered proprietor of the lands ) *DR Roberts*  
 Comprised in folios of the Register )  
 Volume 197944 Folio 9 and Volume )  
 31871 Folio 3 in the presence of )

*JG Oakley*  
**JAMES GLANN OAKLEY**  
 Solicitor  
 168 Collins Street Hobart

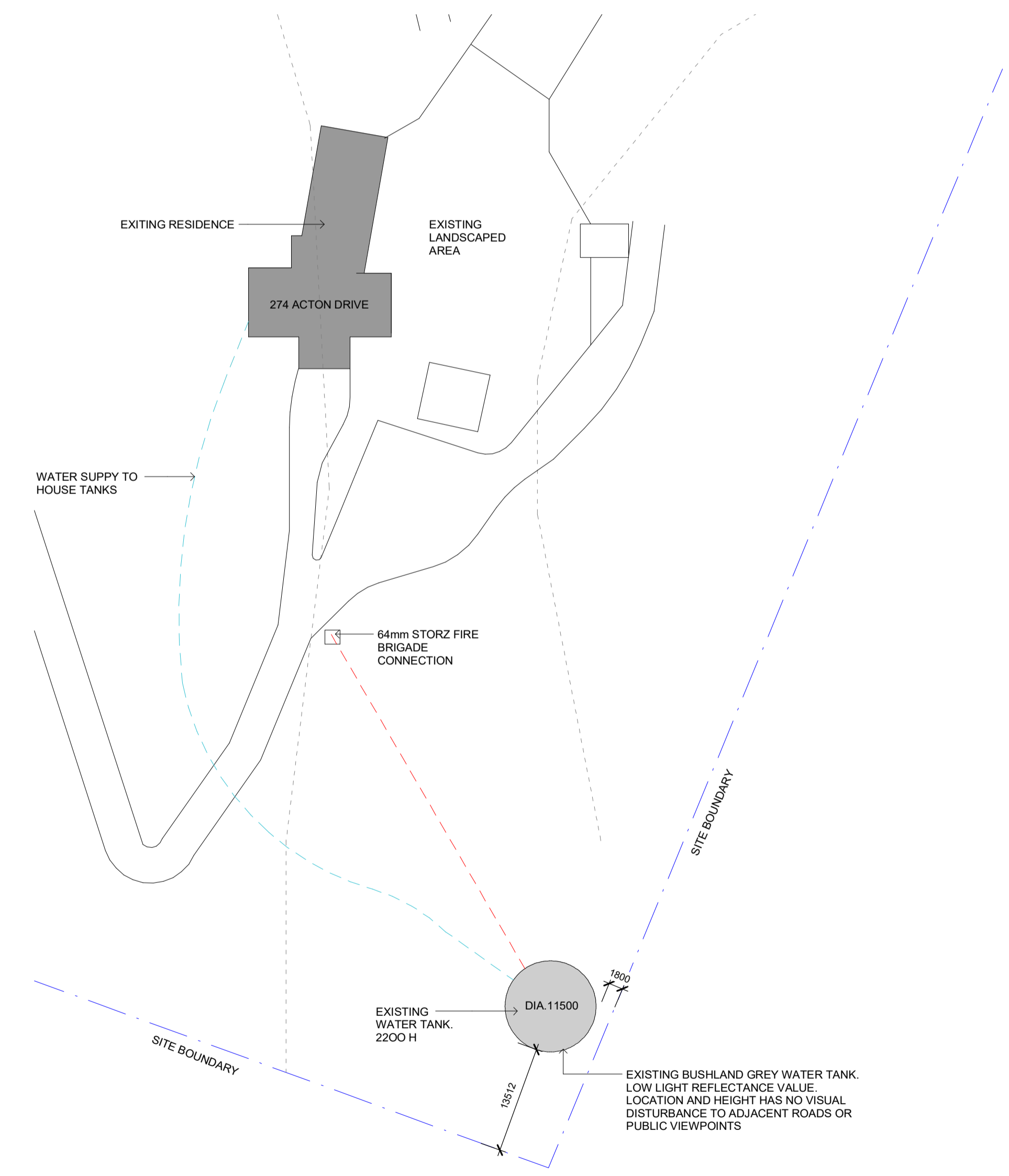
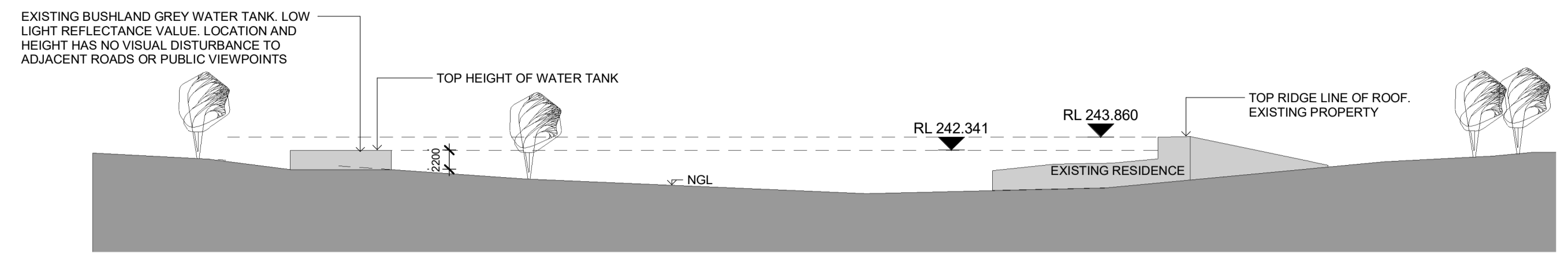
**NOTE:** Every annexed page must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.



**2 LOCATION PLAN**  
1:1000



**3 SITE SECTION**  
1:500



**1 SITE PLAN**  
1:500

REV	DATE	DESCRIPTION
1	10.03.26	Water tank

DESIGNER  
SR Projects



Sam Roberts  
5 Redfern Place, Claremont  
Tas, 7011

P: 0428 548 449  
E: samrobertsprojects@gmail.com

Project Name <b>274 ACTON DRIVE</b>	Project No. <b>001</b>
DRAWINGS FOR <b>ALEC BALCOMBE</b>	0000
No. <b>MD02</b>	Drawing Title <b>SITE PLAN</b>

Scale  
**As indicated**



Rev  
**1**

ATT:  
Clarence City Council  
Development Services

24.03.2026

Re: 274 Acton Drive, Acton Park – Water Storage Tank Location Justification

Dear Sir/Madam,

I write in response to the request for further information under Clause 22.4.4 – Landscape Protection, specifically in relation to Performance Criteria P2.1 and P2.2.

This correspondence provides justification as to why the nominated location for the water storage tank represents the most appropriate and, in practical terms, the only suitable location on the site.

### **1. Elevation and Functional Requirements**

The selected location is positioned at an elevation that allows the tank to gravity feed the dwelling and associated fire-fighting infrastructure. This is a critical functional requirement of the development, ensuring reliable water pressure for both domestic use and bushfire response without reliance on mechanical pumping systems.

Alternative locations on the site were assessed; however, lower elevations would necessitate pumped systems, reducing reliability in emergency scenarios and increasing infrastructure requirements and ongoing operational risk.

### **2. Minimisation of Excavation and Site Disturbance**

The chosen location requires minimal excavation and earthworks due to the natural topography of the site. Positioning the tank elsewhere would require substantial cut-and-fill works, resulting in increased disturbance to the landform and a greater visual and environmental impact.

Accordingly, the proposed location achieves a materially lower level of site disturbance and is consistent with the intent of minimising impacts on landscape values.

# **BALCOMBE.**

ALEC BALCOMBE | 0488 585 437 | LAUDERDALE | TASMANIA | 7021

### **3. Fire Vehicle Access and Operational Safety**

The tank is located in proximity to the property boundary to enable practical and compliant access for fire-fighting vehicles. This ensures that emergency services can readily connect to and utilise the water supply in the event of a bushfire.

Relocating the tank further within the site would compromise access, potentially requiring additional access tracks or hardstand areas, which would in turn increase vegetation removal and landscape impact.

### **4. Retention of Existing Vegetation**

Importantly, the selected location avoids the need for removal of established vegetation. Alternative locations would require clearing of native vegetation to accommodate construction and access, which would result in a greater impact on the site's landscape values.

### **5. Consideration of Alternative Locations**

Multiple alternative siting options were considered across the property. Each was found to be less suitable due to one or more of the following constraints:

- Insufficient elevation to achieve gravity-fed supply
- Increased excavation and landform modification
- Reduced or non-compliant fire vehicle access
- Requirement for substantial vegetation clearing

On this basis, no other location achieves the same balance of functional performance and minimised environmental and visual impact.

### **Conclusion**

The proposed tank location has been carefully selected to minimise impacts on the landscape while meeting essential operational and safety requirements. It represents the least intrusive and most appropriate outcome for the site when considered against the objectives of Clause 22.4.4 and Performance Criteria P2.1 and P2.2.

Should you require any further information or clarification, please do not hesitate to contact me.

Yours sincerely,  
Alec Balcombe.

# **BALCOMBE.**

ALEC BALCOMBE | 0488 585 437 | LAUDERDALE | TASMANIA | 7021

# CERTIFICATE OF QUALIFIED PERSON – ASSESSABLE ITEM

Section 321

To:  Owner /Agent  
 Address  
  Suburb/postcode

Form **55**

## Qualified person details:

Qualified person:   
Address:  Phone No:   
  Fax No:   
Licence No:  Email address:

Qualifications and Insurance details:  *(description from Column 3 of the Director of Building Control's Determination)*

Speciality area of expertise:  *(description from Column 4 of the Director of Building Control's Determination)*

## Details of work:

Address:  Lot No:   
  Certificate of title No:   
The assessable item related to this certificate:  *(description of the assessable item being certified)*  
*Assessable item includes –*

- a material;
- a design
- a form of construction
- a document
- testing of a component, building system or plumbing system
- an inspection, or assessment, performed

## Certificate details:

Certificate type:  *(description from Column 1 of Schedule 1 of the Director of Building Control's Determination)*

This certificate is in relation to the above assessable item, at any stage, as part of - (tick one)

building work, plumbing work or plumbing installation or demolition work:

or

a building, temporary structure or plumbing installation:

In issuing this certificate the following matters are relevant –

Documents:

Certified copy of a CT48 Drawings attached

Relevant calculations:

References:

*Substance of Certificate: (what it is that is being certified)*

Complete Water Tank Construction to Engineering specifications by Qualified Trained tank installers.

*Scope and/or Limitations*

Foundations/foundation subgrade condition

**I certify the matters described in this certificate.**

Qualified person:

*Signed:*

 Rachel Grimsey

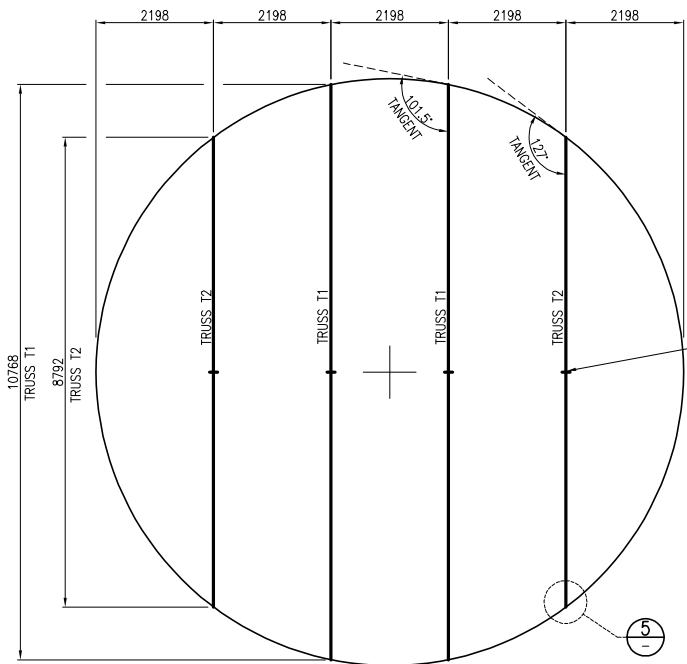
*Certificate No:*

N/A

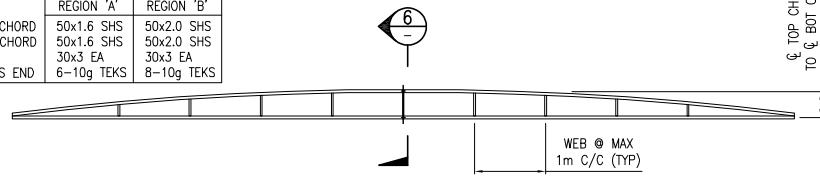
*Date:*

17.10.2024

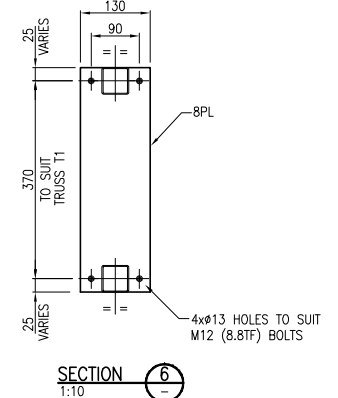
TRUSS SCHEDULE		
ELEMENT	DESCRIPTION	
	REGION 'A'	REGION 'B'
TOP CHORD	50x1.6 SHS	50x2.0 SHS
BTM CHORD	50x1.6 SHS	50x2.0 SHS
WEB	30x3 EA	30x3 EA
TRUSS END	6-10g TEKS	8-10g TEKS



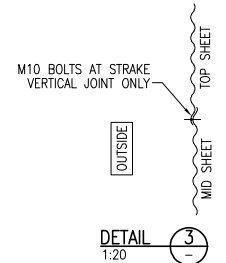
**CT48 - PLAN VIEW**  
 ø10.99m TANK x 2.27m HIGH  
 SCALE 1:100



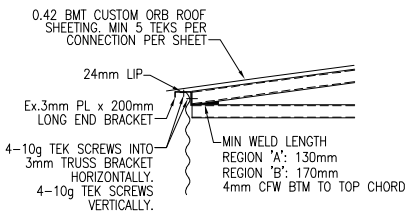
**TYPICAL TRUSS 1 ELEVATION**  
 (OTHER TRUSSES SIMILAR)  
 SCALE 1:75



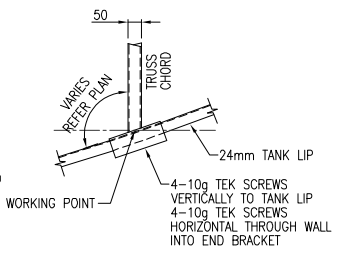
**SECTION 6-6**  
 1:10



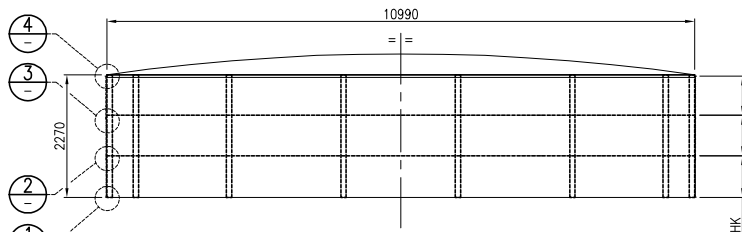
**DETAIL 3**  
 1:20



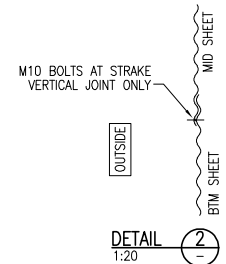
**DETAIL 4**  
 1:20



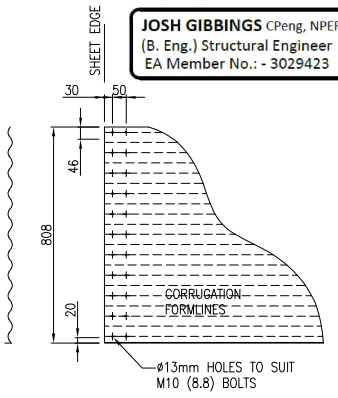
**DETAIL 5**  
 1:20



**CT48 - ELEVATION**  
 SCALE 1:100



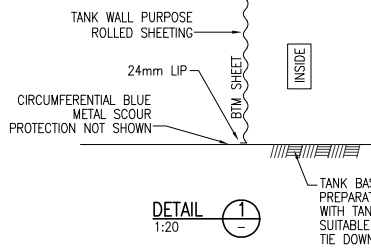
**DETAIL 2**  
 1:20



**TYPICAL BOLTING ARRANGEMENT**  
 SCALE 1:20

**DESIGN CRITERIA**  
 AS/NZS 1170.2, 2011 (WIND ACTIONS)  
 REGION A & B  
 TERRAIN CATEGORY 2  
 IMPORTANCE LEVEL 2

**NOTES:**  
 1. WALL SHEET STEEL GRADE G300  
 2. ROOF SHEETING 0.42BMT 'CUSTOM ORB', MIN 5 TEKS PER CONNECTION PER SHEET & EQUIVALENT SPACING CIRCUMFERENTIAL TEK FIXING TO TOP OF TANK  
 3. ROOF SHEETING TO BE SIDE LAP FASTENED AT MAX 1.0m C/C  
 4. ALL BOLTS GRADE M10 (8.8) GALV.  
 5. STEEL OF ROOF TRUSSES MIN YIELD STRENGTH 350MPa  
 6. MIN FILLET WELD SIZE OF 4mm



**DETAIL 1**  
 1:20

**JOSH GIBBINGS** CEng, NPER  
 (B. Eng.) Structural Engineer  
 EA Member No.: 3029423

26/07/2022  
 RPEQ 15705  
 REF: S20557-LER-01

No.	DATE	REVISION	BY	ENG	APP
1	08.02.21	ISSUED FOR CONSTRUCTION	AJC	JG	-

**REVISIONS**

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**WA STRUCTURAL**  
 PROJECT No  
**S20557**  
 PO BOX 118  
 NORTH BEACH WA 6920  
 enquiries@wastructural.com.au  
 www.wastructural.com.au

DRAWN	AJC	CHECKED	JG	APPROVED	JG
DATE	16.09.16	DATE	08.02.21	DATE	08.02.21

**HERITAGE TANKS AUSTRALIA PTY LTD**  
 HERITAGE TANKS  
 CT RANGE OF TANKS  
 CT 48 TANK - THREE RING TANK  
 ARRANGEMENT AND DETAILS



A3	SCALE AS SHOWN	DRG No.	REV.
		16045-CT48-001	1

# Development Description

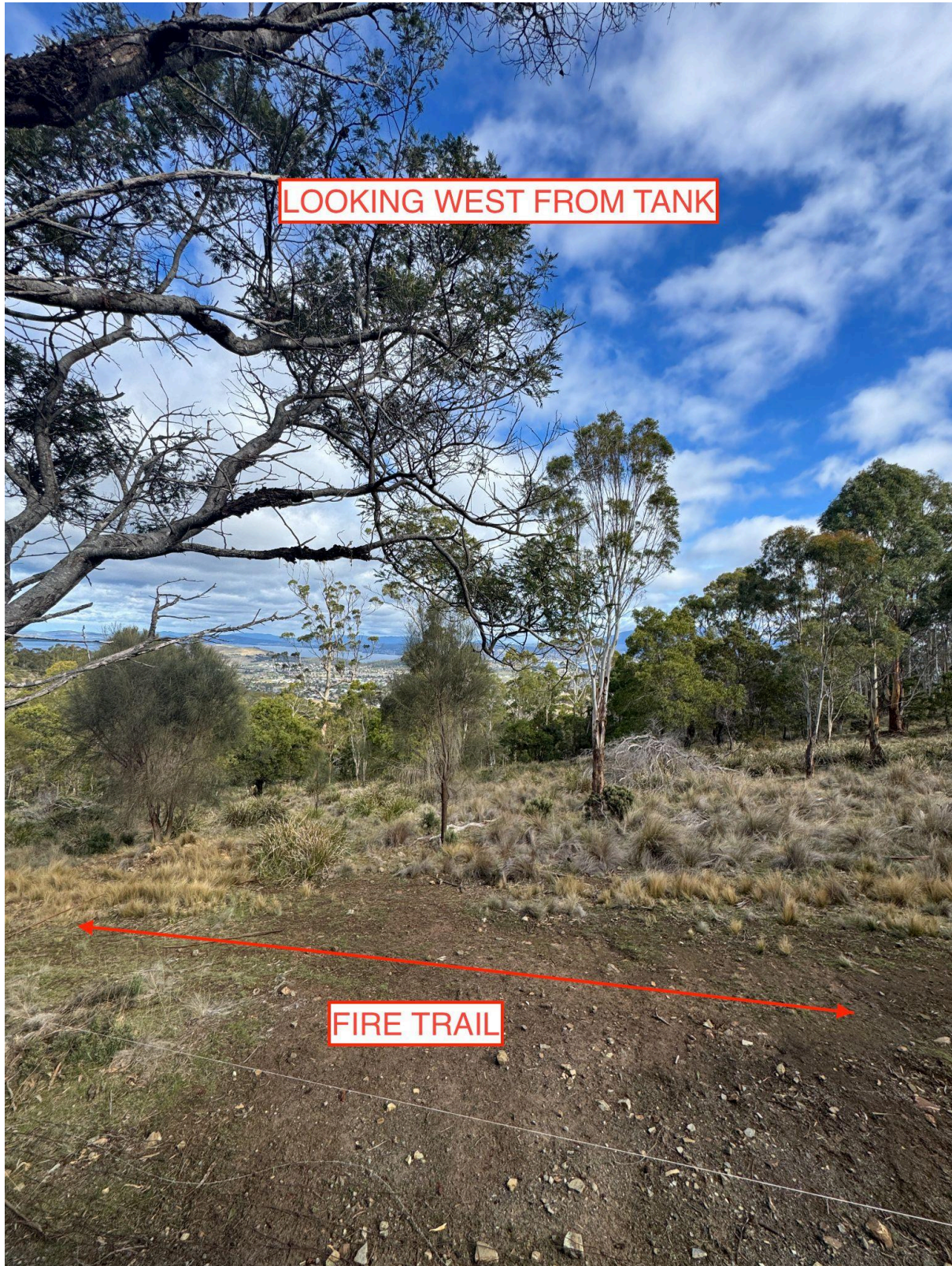
274 Acton Drive, Acton Park 7170

274 Acton Drive is situated on top of the hill, with one road in and out. The ~22 acre block is surrounded in dry bushland, with a significant fire risk. In the below image, I have highlighted where experts consider high (red) and moderate (amber) fire risk is likely to come from.



As a precaution, we have developed a comprehensive fire management strategy and as part that strategy we have positioned a 215k litre water storage tank in the NW (most at risk) corner of the block. The water tank is engineered and installed to the required specifications as per the attached Form 55 from the installer.

The location of the water tank was chosen specifically for its access to both the high risk areas. On the western boundary of the property there is a fire trail that services all the surrounding land on the northern and western side of the hill, as below.



The northern boundary that we share with 270 Acton Drive, is mostly in-accessible other than from our property, and a lot of this land is dense, dry and under maintained bushland on our neighbours part. The land beyond this image is steep with dry vegetation, we have cleared the top section to enable fire crew access to fight oncoming fire with immediate access to water.



We have also installed a fire spigot with required access for fire fighting equipment to service the area. As part of this installation we have also expanded the road infrastructure to enable maneuverability of large vehicles in the event of a fire.



The water tank was installed after a conversation with the council about permit requirements to which I understood this works to be low risk and therefore permit exempt. Unfortunately due to specific zoning requirements we are required to make a retrospective application to request an exemption.

I understand the requirements of Landscape conservation to be aimed at maintaining the authenticity and natural aspect of the bushland, and we believe we've been sympathetic to that. The tank is positioned discretely and out of site of any neighbouring buildings, roads (other than fire trails) or walkways. It is painted in "woodland grey" which was chosen to make the structure recede into the bushland visually.

That said, should we need to introduce vegetation to further disguise the tank in its current location, we would be open to doing so.

If any queries or further information is required please call me on [REDACTED]

Thanks!  
[REDACTED]

