

Tasman Local Provisions Schedule

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Local Provisions Schedule amendments

No.	Effective date	Amendment no	Amendment information	Text/Map
6	9 July 2025	section 800 alteration	Miscellaneous changes to ensure consistent use of formatting, grammar, expression, numerical referencing, and punctuation.	Text
5	10 June 2025	AM 2-2024	Apply the priority vegetation area overlay to properties in the Low Density Residential Zone.	Map
4	6 November 2024	1-2024	Rezone 734 and 778 Nubeena Back Road, Koonya to the Rural Zone and apply the priority vegetation area overlay.	Map
3	2 October 2024	section 800 alteration	Miscellaneous changes to correct formatting, grammatical errors, minor expression, numerical referencing and punctuation. Changes assist/necessary to implement the Tasmanian Planning Schemes Online (TPSO).	Text
2	23 December 2022	1-2022	Apply the Rural Zone and the Priority Vegetation Area Overlay to multiple properties in Murdunna	Map
1	8 December 2021	Not applicable	Commencement of LPS under section 35M of the <i>Land Use Planning and Approvals Act 1993</i>	Text

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TAS-Local Provisions Schedule Title

TAS-1.1 This Local Provisions Schedule is called the Tasman Local Provisions Schedule and comprises all the land within the municipal area.

TAS-Effective Date

TAS-1.2 The effective date for this Local Provisions Schedule is 8 December 2021.

TAS-Local Area Objectives

This clause is not used in this Local Provisions Schedule.

TAS-Particular Purpose Zones

There are no particular purpose zones in this Local Provisions Schedule.

TAS-Specific Area Plans

TAS-S1.0 Port Arthur and Coal Mines Historic Sites Specific Area Plan

TAS-S1.1 Plan Purpose

The purpose of the Port Arthur and Coal Mines Historic Sites Specific Area Plan is:

- TAS-S1.1.1 To recognise and protect the heritage significance of the Port Arthur and Coal Mines Historic Sites.
- TAS-S1.1.2 To protect the heritage values of the Port Arthur and Coal Mines historic sites from visual impacts within the areas assessed to be visually significant or potentially visually significant to the site.

TAS-S1.2 Application of this Plan

- TAS-S1.2.1 The specific area plan applies to the area of land designated as Port Arthur Historic Site Viewshed Specific Area Plan on the overlay maps.
- TAS-S1.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of:
- (a) Low Density Residential Zone;
 - (b) Rural Living Zone;
 - (c) Rural Zone;
 - (d) Agriculture Zone;
 - (e) Environmental Management Zone;
 - (f) Community Purpose Zone; and
 - (g) Recreation Zone
- as specified in the relevant provision.
- TAS-S1.2.3 Council must notify the Port Arthur Historic Sites Management Authority of any discretionary application at the same time and in the same manner as Council gives notice of an application for a permit under Section 57 of the Land Use Planning and Approvals Act 1993.
- TAS-S1.2.4 The Planning Authority must not determine the application until 14 days from the date of notification to the Port Arthur Historic Sites Management Authority, or until after the Authority has provided advice, whichever occurs first.

TAS-S1.3 Local Area Objectives

This clause is not used in this specific area plan.

TAS-S1.4 Definition of Terms

This clause is not used in this specific area plan.

TAS-S1.5 Use Table

This clause is not used in this specific area plan.

TAS-S1.6 Use Standards

This clause is not used in this specific area plan.

TAS-S1.7 Development Standards for Buildings and Works

This clause is not used in this specific area plan.

TAS-S1.8 Development Standards for Subdivision

This clause is not used in this specific area plan.

TAS-S1.9 Tables

This clause is not used in this specific area plan.

TAS-S2.0 On-site Wastewater Management Specific Area Plan

TAS-S2.1 Plan Purpose

The purpose of the On-Site Wastewater Management Specific Area Plan is:

- TAS-S2.1.1 That development requiring on-site wastewater management on lots with an area of less than 1,000m² has sufficient land available for on-site wastewater management.

TAS-S2.2 Application of this Plan

- TAS-S2.2.1 This specific area plan applies to the area of land designated as the On-Site Wastewater Management Specific Area Plan on the overlay maps.
- TAS-S2.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the Low Density Residential Zone as specified in the relevant provision.

TAS-S2.3 Local Area Objectives

This clause is not used in this specific area plan.

TAS-S2.4 Definition of Terms

TAS-S2.4.1 In this Specific Area Plan, unless the contrary intention appears:

Terms	Definition
suitably qualified person (wastewater management)	means a person who can adequately demonstrate relevant tertiary qualifications (or equivalent) and experience, knowledge, expertise or practice in undertaking wastewater management system design in accordance with AS/NZS 1547.

TAS-S2.5 Use Table

This clause is not used in this specific area plan.

TAS-S2.6 Use Standards

This clause is not used in this specific area plan.

TAS-S2.7 Development Standards for Buildings and Works

TAS-S2.7.1 On-site wastewater management

This clause is in addition to the Low Density Residential Zone - clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings.

Objective:	That site has sufficient area available for on-site wastewater management.	
Acceptable Solutions	Performance Criteria	
A1 Development must not cover more than 30% of the site.	P1 The site must provide sufficient area for management of on-site wastewater, having regard to: (a) the topography of the site; (b) the capacity of the site to absorb runoff; (c) the size and shape of the site; (d) the existing buildings and any constraints imposed by existing development; (e) the provision for landscaping and private open space; (f) any adverse impacts on the quality of ground and surface and coastal waters; (g) any adverse environmental impact on surrounding properties and the locality; and (h) any written advice from a suitably qualified person (wastewater management) about the adequacy of the on-site wastewater management system.	

TAS-Site-specific Qualifications

Reference Number	Site reference	Folio of the Register	Description (modification, substitution or addition)	Relevant Clause in State Planning Provisions
TAS-10.1	5803 Arthur Highway, Taranna	130526/1	An additional Discretionary Use Class for this site is Transport Depot and Distribution.	Low Density Residential Zone - clause 10.2 Use Table.
TAS-10.2	30 George Street, Taranna	106513/1	An additional Discretionary Use Class for this site is Transport Depot and Distribution.	Low Density Residential Zone - clause 10.2 Use Table.
TAS-20.1	6555 Arthur Highway, Port Arthur	146020/2	An additional Permitted Use Class for this site is General Retail and Hire.	Rural Zone - clause 20.2 Use Table.
TAS-21.1	1 Saltwater River Road, Premaydena	147094/1	An additional Permitted Use Class for this site is General Retail and Hire.	Agriculture Zone - clause 21.2 Use Table.
TAS-23.1	Parsons Bay Road, Nubeena	Not applicable	An additional qualification for the Discretionary Use Class of Resource Development for this site is: If for live crayfish storage, handling and wholesale business on land identified in PID 2164922 with access from Parsons Bay Road, Nubeena.	Environmental Management Zone - clause 23.2 Use Table.

TAS-Code Lists

TAS-C3.0 Road and Railway Assets Code

TAS-Table C3.1 Other Major Roads

Road	From	To
This table is not used in this Local Provisions Schedule.		

TAS-C6.0 Local Historic Heritage Code

TAS-Table C6.1 Local Heritage Places

Reference Number	THR Number	Town/Locality	Street Address	Property Name	Folio of the Register	Description, Specific Extent, Statement of Local Historic Heritage Significance and Historic Heritage Values
1	Not applicable	Saltwater River	Saltwater River Road	Cemetery	Not applicable	Description Cemetery Specific Extent Part of PID 2165140 as shown on the overlay maps.
2	Not applicable	Premaydena	Premaydena Point Road	Cemetery	Not applicable	Description Cemetery Specific Extent Part of PID 2164850 as shown on the overlay maps.

TAS-Table C6.2 Local Heritage Precincts

Reference Number	Town/Locality	Name of Precinct	Description, Statement of Local Historic Heritage Significance, Historic Heritage Values and Design Criteria / Conservation Policy
This table is not used in this Local Provisions Schedule.			

TAS-Table C6.3 Local Historic Landscape Precincts

Reference Number	Town/Locality	Name of Precinct	Description, Statement of Local Historic Heritage Significance, Historic Heritage Values and Design Criteria / Conservation Policy
This table is not used in this Local Provisions Schedule.			

TAS-Table C6.4 Places or Precincts of Archaeological Potential

Reference Number	Town/Locality	Property Name / Address/ Name of Precinct	Folio of the Register	Description, Specific Extent and Archaeological Potential
This table is not used in this Local Provisions Schedule.				

TAS-Table C6.5 Significant Trees

Reference Number	Town/Locality	Property Name and Street Address	Folio of the Register	Description / Specific Extent	Botanical Name	Common Name	No. of trees
This table is not used in this Local Provisions Schedule.							

TAS-C8.0 Scenic Protection Code**TAS-Table C8.1 Scenic Protection Areas**

Reference Number	Scenic Protection Area Name	Description	Scenic Value	Management Objectives
This table is not used in this Local Provisions Schedule.				

TAS-Table C8.2 Scenic Road Corridors

Reference Number	Scenic Road Corridor Description	Scenic Value	Management Objectives
This table is not used in this Local Provisions Schedule.			

TAS-C11.0 Coastal Inundation Hazard Code

TAS-Table C11.1 Coastal Inundation Hazard Bands AHD Levels

Locality	High Hazard Band (m AHD)	Medium Hazard Band (m AHD)	Low Hazard Band (m AHD)	Defined Flood Level (m AHD)
	Sea Level Rise 2050	1% annual exceedance probability 2050 with freeboard	1% annual exceedance probability 2100 (design flood level) with freeboard	1% annual exceedance probability 2100
Dunalley	0.9	1.7	2.4	2.1
Eaglehawk Neck	1	2.4	3	2.7
Koonya	1	2.4	3	2.7
Murdunna	1	2.4	2.9	2.6
Nubeena	0.9	1.9	2.5	2.2
Port Arthur	0.9	1.7	2.3	2
Premaydena	1	2.4	2.9	2.6
Saltwater River	1	2.3	2.9	2.6
Sloping Main	0.9	2	2.6	2.3
Taranna	1	2.4	3	2.7
White Beach	0.9	1.9	2.5	2.2
All other locations	1	2.4	3	2.7

TAS-Applied, Adopted or Incorporated Documents

Document Title	Publication Details	Relevant Clause in the LPS
<i>Australian/New Zealand Standard AS/NZS1547:2012 On-Site Domestic Waste Water Management 2012</i>		TAS-S2.4.1