



Application for Planning Approval

Land Use Planning and Approvals Act 1993

APPLICATION NO.

DA2024/128

LOCATION OF AFFECTED AREA

11 HARTLEY COURT, PONTVILLE

DESCRIPTION OF DEVELOPMENT PROPOSAL

OUTBUILDING

A COPY OF THE DEVELOPMENT APPLICATION MAY BE VIEWED AT www.brighton.tas.gov.au AND AT THE COUNCIL OFFICES, 1 TIVOLI ROAD, OLD BEACH, BETWEEN 8:15 A.M. AND 4:45 P.M, MONDAY TO FRIDAY OR VIA THE QR CODE BELOW. ANY PERSON MAY MAKE WRITTEN REPRESENTATIONS IN ACCORDANCE WITH S.57(5) OF THE LAND USE PLANNING AND APPROVALS ACT 1993 CONCERNING THIS APPLICATION UNTIL 4:45 P.M. ON **29/07/2024**. ADDRESSED TO THE GENERAL MANAGER AT 1 TIVOLI ROAD, OLD BEACH, 7017 OR BY EMAIL AT development@brighton.tas.gov.au. REPRESENTATIONS SHOULD INCLUDE A DAYTIME TELEPHONE NUMBER TO ALLOW COUNCIL OFFICERS TO DISCUSS, IF NECESSARY, ANY MATTERS RAISED.

CALLUM PEARCE-RASMUSSEN
Acting General Manager



Brighton
going places



Locations of existing structures



Proposed location of new build

Totalspan Site Visit

Customer: Charlie's corner Address: 11 Hawthay Ct. Brixton Mobile: _____

"Things to Consider when working out the Shed Location"

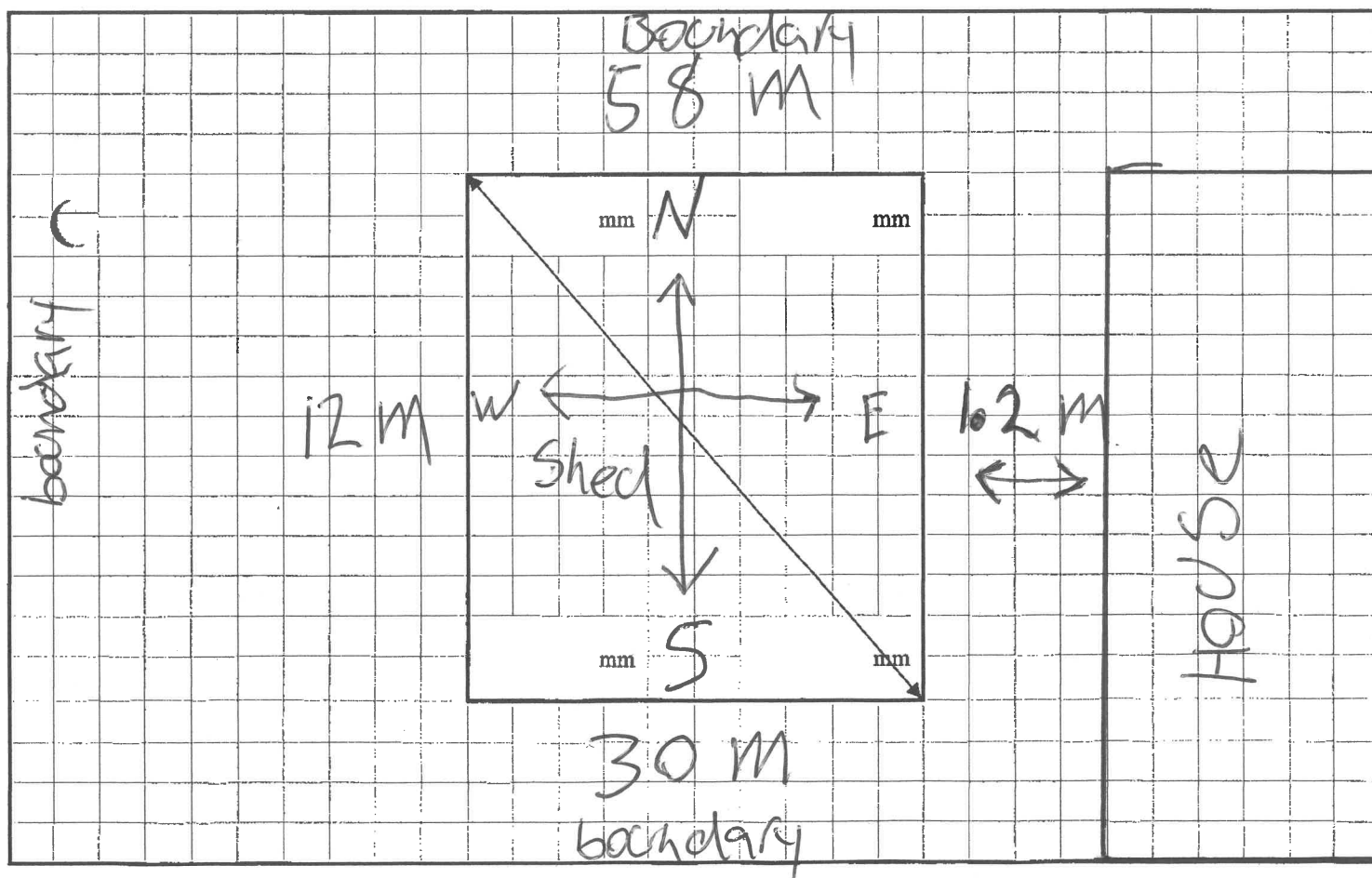
Concrete/Crane Truck -Access to Slab(3.5w x 4h - alternate access/concrete pump)	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Pump <input type="checkbox"/>	Barrow <input type="checkbox"/>
Set Back of 6.0m from front boundary?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Dispensation Required:	Yes <input type="checkbox"/>
Over Head Power Lines: Clearance over new roof and truck access	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>		
Under Ground Services: water, electrical, phone, storm water.	Yes <input type="checkbox"/> No <input type="checkbox"/>		
Fire Break of 900mm between either house or boundary?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>		
Vegetation Obstructions for new build and access?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>		
Down pipe locations- Water to flow to street curb not next door:	D-Pipes Front <input type="checkbox"/>	Rear <input checked="" type="checkbox"/>	To Water Tank <input type="checkbox"/>
Sewer locations- look for access covers & inspection covers etc:	Sewer Depth: _____	Piers <input type="checkbox"/>	Pier depth: <u>4.50</u>
Ground level: Use laser level to measure fall & calculate fill:	Yes <input type="checkbox"/> No <input type="checkbox"/>	levelling by: Client <input type="checkbox"/>	Totalspan <input type="checkbox"/>

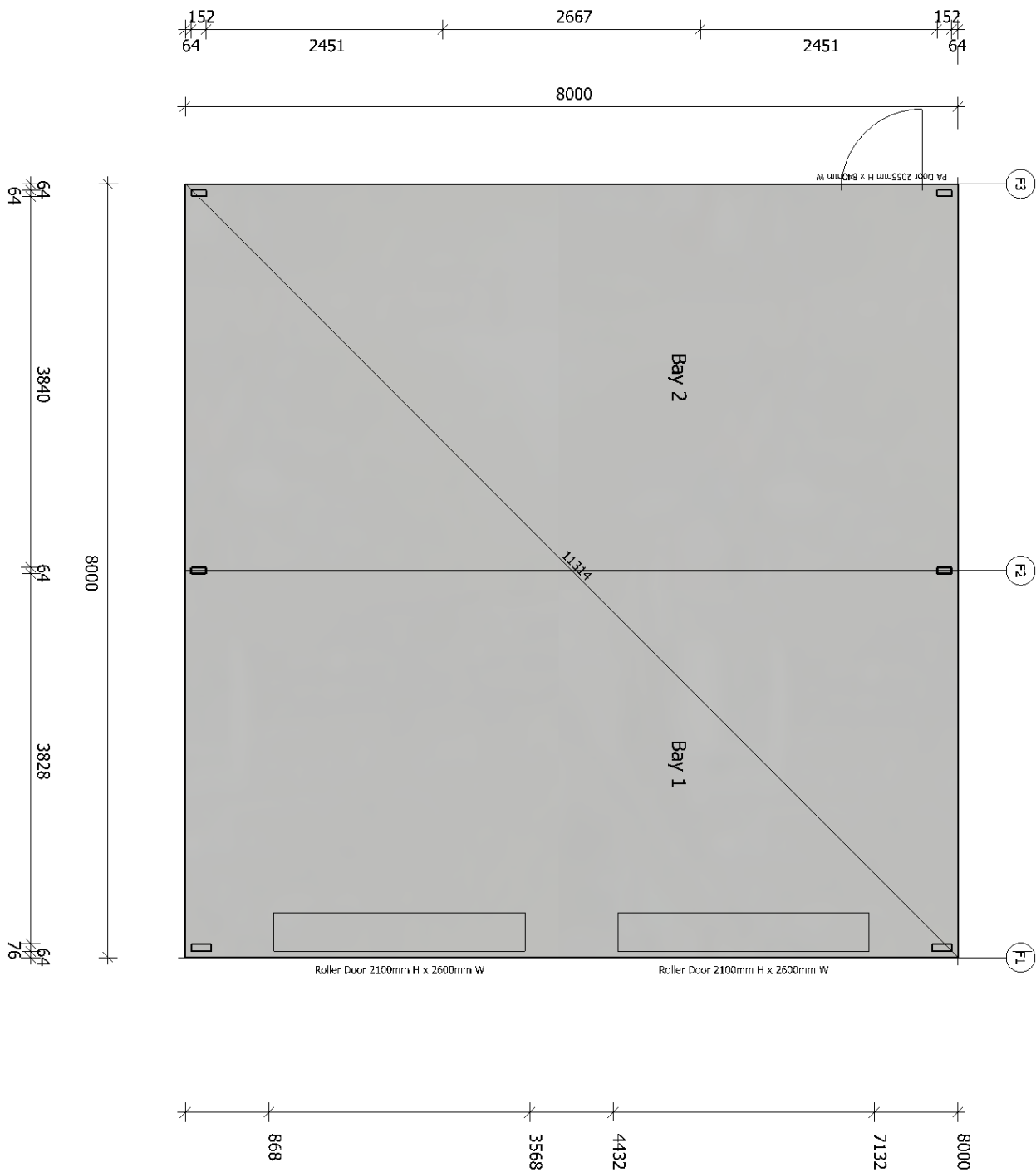
Site visit Tools Required

- ☒ Laser Level
- ☒ 10m and 30m tape measure
- ☐ Line Marking Paint
- ☐ Spirit Level

Fill Required:	<input type="checkbox"/>	m3	\$
Bobcat hire :	<input type="checkbox"/>	hrs	\$
Dump Fees :	<input type="checkbox"/>	m3	\$
Extra Concrete:	<input type="checkbox"/>	m3	\$
Concrete Pump:	<input type="checkbox"/>		\$
Total Cost			\$

- "Mean Height" on the boundary is a max of 3.5m high @ 1.5m off boundary (wall area on that boundary divided by the wall length)
 - Building over 9.0m in length need to be 1.5m from boundary:(this includes any other structures within 1.5m of that same boundary) Other wise a siting dispensation is required.
 - Shed Distance from sewer is same as sewer depth: eg: If sewer is 2.0m deep, then shed needs to be 2.0m away from sewer.
- Note: Can get within 1.0m of sewer, with concrete piers under slab at shed columns locations to suit "Zone of Influence".





* All Dimensions in mm. Colours shown are examples only. For exact colour samples see your local Totalspan Hobart representative.

* Drawings are not for construction use. Construction drawings will be detailed prior to fabrication.

* Items depicted on the plan and elevations are for illustration purposes and do not imply supply inclusion. Please refer to the quotation and contract specifications for supply inclusions.

All About Sheds
3230 South Arm Rd, , South Arm, 7022,
Phone: 0488 530 423
Email: hobart@totalspan.com.au

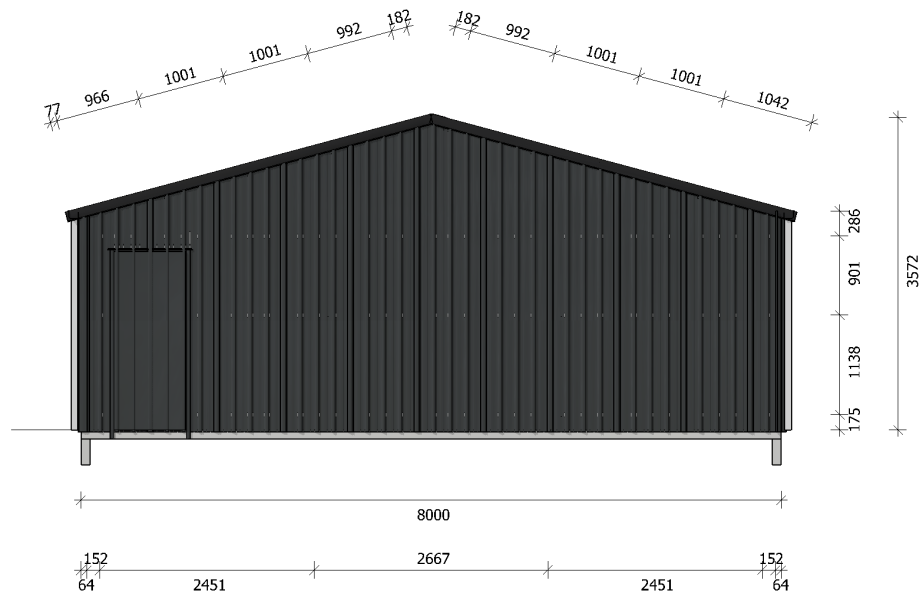
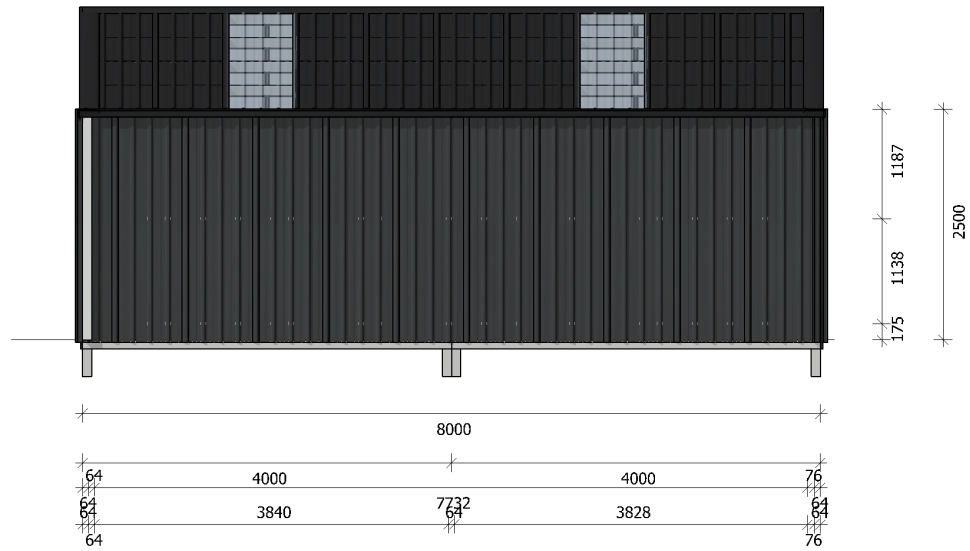
For:
Charles Charles
11 Hartley Ct

Pontville,
7030

Premier Gable
Project Number: RT.130132

10 May 2024
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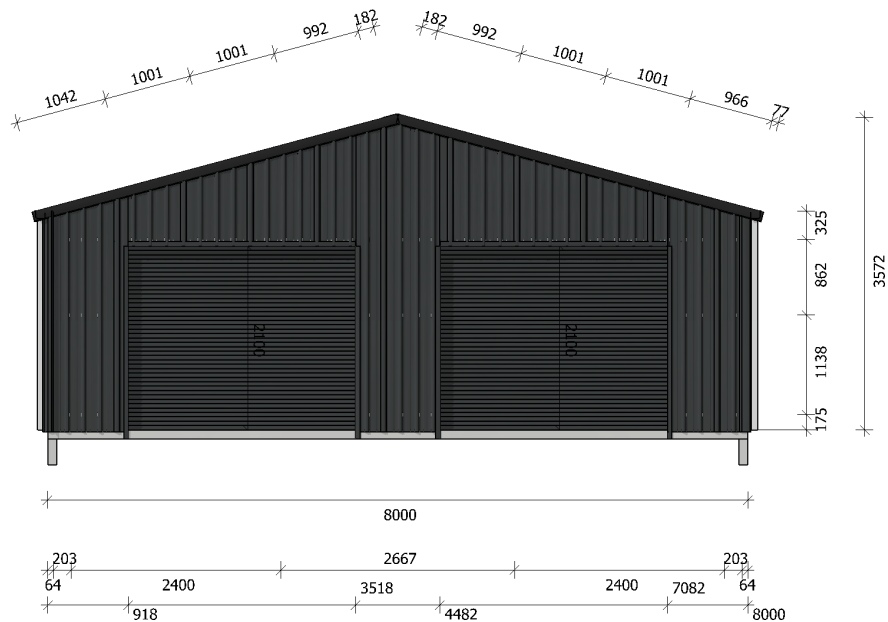
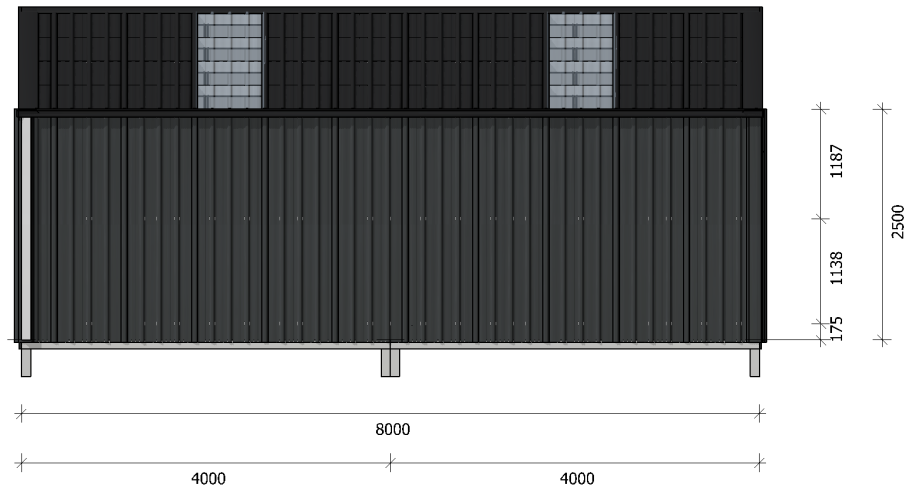
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