



Application for Planning Approval

Land Use Planning and Approvals Act 1993

APPLICATION NO.

DA2025/210

LOCATION OF AFFECTED AREA

7A FORD ROAD, PONTVILLE

DESCRIPTION OF DEVELOPMENT PROPOSAL

SINGLE DWELLING

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 **21/01/2026**. ADDRESSED TO THE CHIEF EXECUTIVE OFFICER 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.

JAMES DRYBURGH
Chief Executive Officer



Brighton
going places



CREATIVE HOMES HOBART

CREATIVE HOMES HOBART, CNR OF ELWICK ROAD & BROOKER HIGHWAY, GLENORCHY 7010 PH: 03 6272 3000

PROJECT ADDRESS: 7A FORD ROAD, PONTVILLE

TITLE REFERENCE: VOLUME: 188441 FOLIO: 1

CLIENTS: GAILEEN DOYLE

DESIGNER: Inge Brown, CC 6652

DRAWINGS:

- 01 COVER PAGE
- 02 PROPOSED SITE PLAN
- 03 PROPOSED FLOOR PLAN
- 04 PROPOSED ROOF PLAN
- 05 PROPOSED ELEVATIONS
- 06 PROPOSED ELEVATIONS
- 07 SECTION A-A
- 08 TYPICAL SECTION DETAILS
- 09 WINDOW SCHEDULE

FLOOR AREAS:	FLOOR AREA:	146.7 m ²
	PORCH:	14.6 m ²
	GARAGE:	27.5 m ²
	ALFRESCO:	17.6 m ²
	TOTAL AREA:	206.5 m ²

SOIL CLASSIFICATION: --

WIND CLASSIFICATION: --

CLIMATE ZONE: 7

BUSHFIRE ATTACK LEVEL: N/A - NOT WITHIN OVERLAY

ALPINE AREA · N/A

CORROSION ENVIRONMENT: N/A

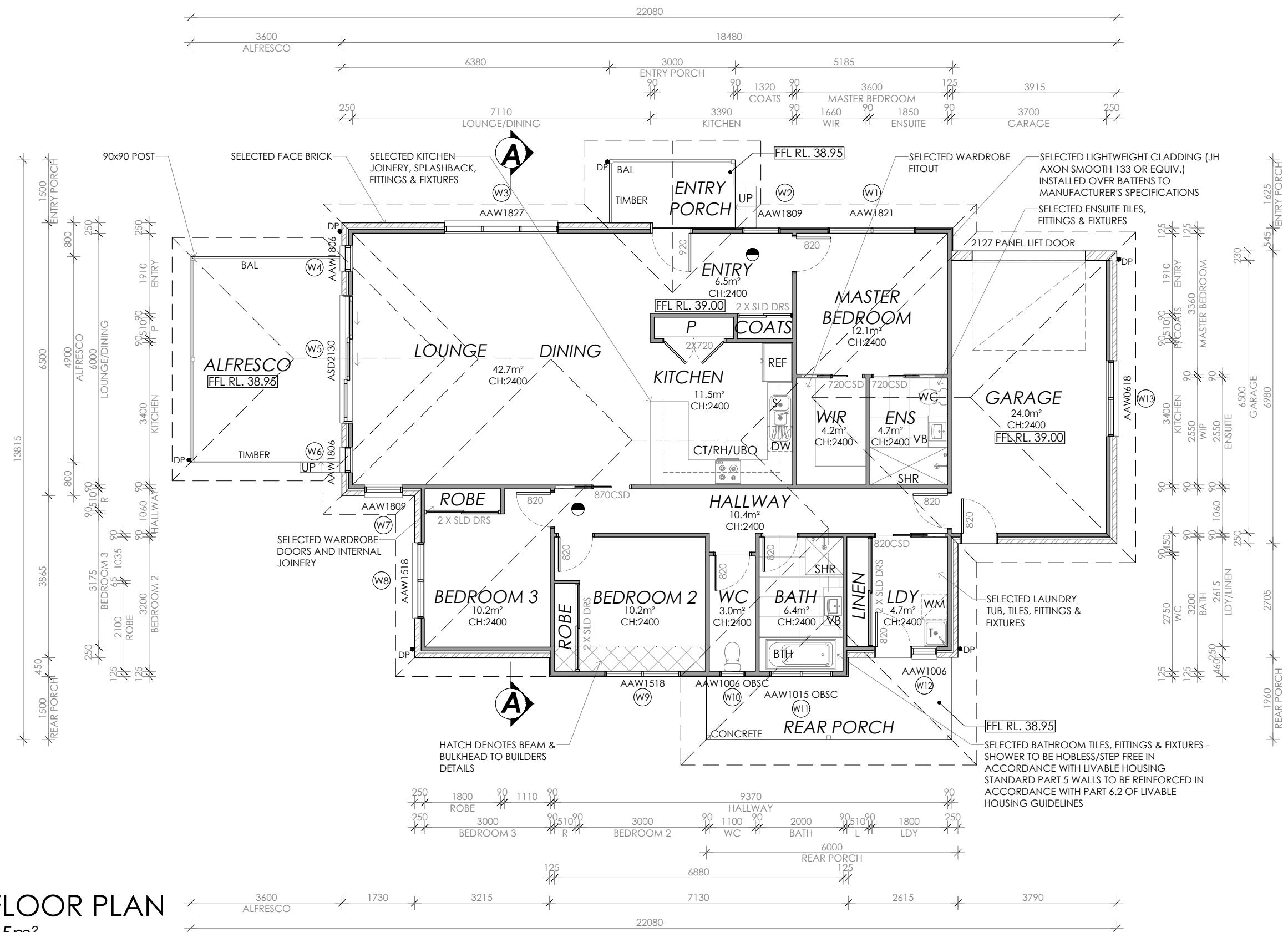
DOCUMENTATION INDEX

The documentation listed below should be read in conjunction with these drawings and form the basis of construction documentation for the project

AREAS:	
FLOOR AREA:	146.7 m ²
PORCH:	14.6 m ²
GARAGE:	27.5 m ²
ALFRESCO:	17.6 m ²
TOTAL AREA:	206.5 m ²

LEGEND:	
DP	DNPIPE LOCATION
SHR	SHOWER
WIS	WALK IN SHOWER
BTH	BATH
VB	VANITY BASIN
WC	TOILET
OHC	OVERHEAD CUPBOARDS
REF	REFRIGERATOR
P	PANTRY
RH	RANGE HOOD
UBO	UNDER BENCH OVEN
CT	COOK TOP
S	SINK
DW	DISH WASHER
T	TRough
WM	WASHING MACHINE
MH	MANHOLE
CSD	CAVITY SLIDING DOOR
AAW	ALUM. AWNING WINDOW
AFW	ALUM. FIXED WINDOW
ASD	ALUM. SLIDING DOOR
B/O	BEAM OVER
BAL	BALUSTRADE
BAL	SELECTED BALUSTRADE TO BUILDER'S STANDARD DETAIL INSTALLED IN ACCORDANCE WITH NCC
●	MASONRY ARTICULATION JOINT - LOCATION TO ENGINEER'S DETAILS
●	CEILING MOUNTED INTERCONNECTED SMOKE DETECTORS, MAINS WIRED WITH BATTERY BACKUP, ALL IN ACCORDANCE WITH AS 3786.
● DP	90mm DNPIPE

NOTE: LIFT OFF HINGES TO WC
TO BE INSTALLED AS REQUIRED
IN ACCORDANCE WITH NCC.



PROPOSED FLOOR PLAN

FLOOR AREA: 206.5m²

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AND LEVELS AT THE JOB PRIOR TO COMMENCING ANY WORK OR MAKING ANY SHOP DRAWINGS.
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PRELIMINARY



CREATIVE HOMES HOBART

CREATIVE HOMES HOBART, CNR OF ELWICK ROAD & BROOKER HIGHWAY, GLENORCHY 7010 PH: 03 6272 3000

JOB ADDRESS:
7A Ford Road
Pontville

DESIGNER: I. Brow
DRAWN: N. Nguye
CHECKED:
SCALE: 1:100

CLIENT:
Gaileen Doyle

SHEET:
DESIGN TYPE:
DRAWING NO:

Framing NCC H1D6
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and be installed in accordance with
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comply with minimum R values for
climate zone 7.
Bulk insulation between external studs to
be insulated with min R2.0. (Ensure bats
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gap from the reflective surface). External
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permeable reflective foil over the outside of
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For construction of floor wastes refer to NCC ABCB Housing provisions part 10.2.12. For typical installation requirements for substrate preparation, penetrations, flashings/ junctions, membranes, screeds, hobs, baths, showers, door jambs and screens refer to ABCB Housing provisions part 10.2.14-32.

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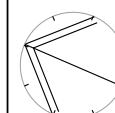
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• DP 90mm DOWNPIPE	CLIENT: Gaileen Doyle
JOB ADDRESS: 7A Ford Road Pontville	SHEET: 5 of 10
DESIGNER: I. Brown	ACCRED. NO.: CC6652
DRAWN: N. Nguyen	DATE: September 2025
CHECKED:	DESIGN TYPE: Custom
SCALE: 1:100	DRAWING NO: B

PROPOSED ROOF PLAN

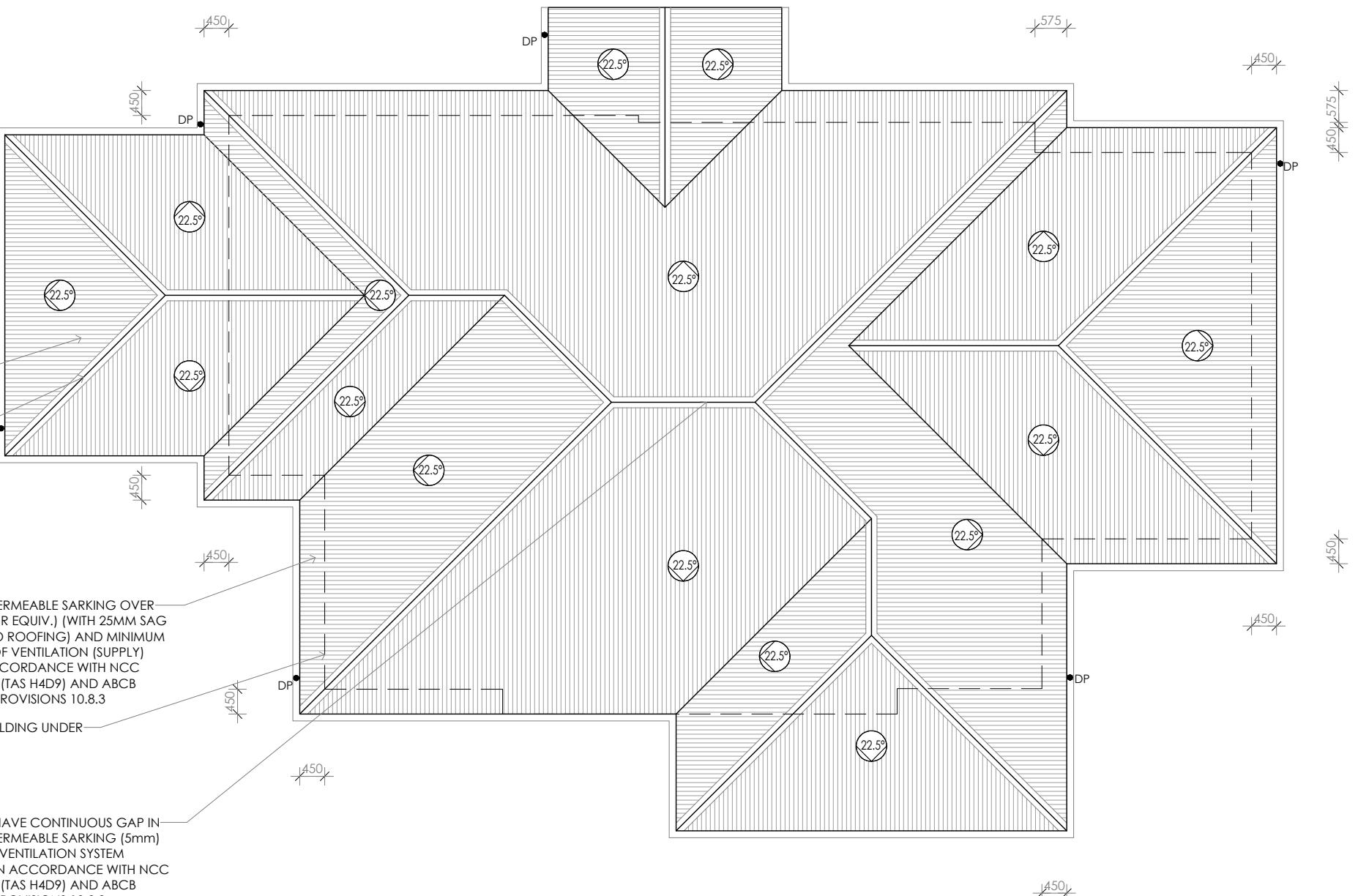
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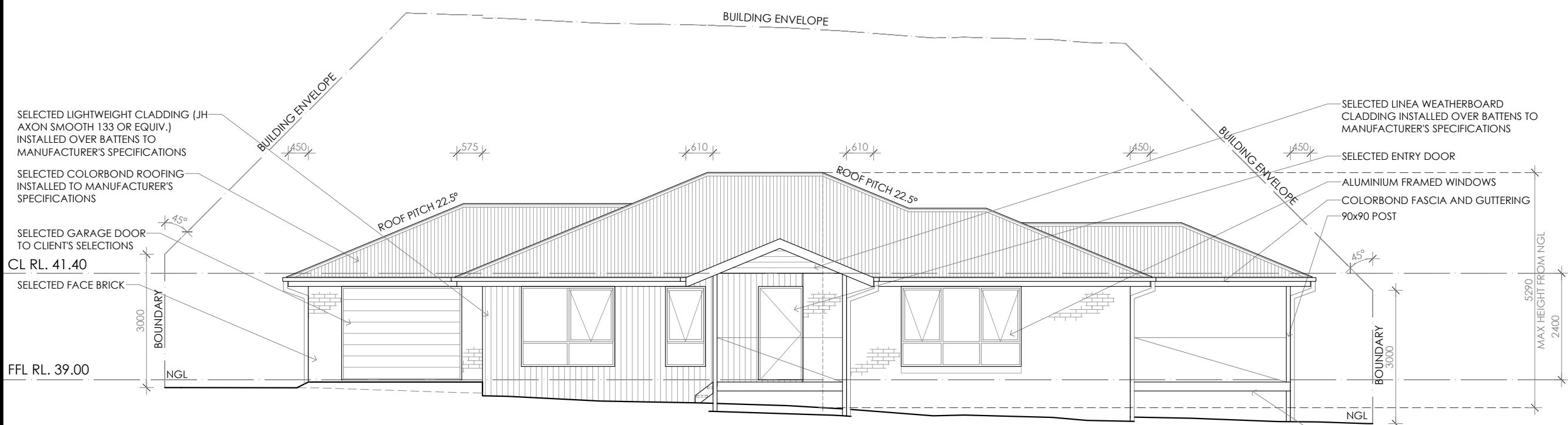


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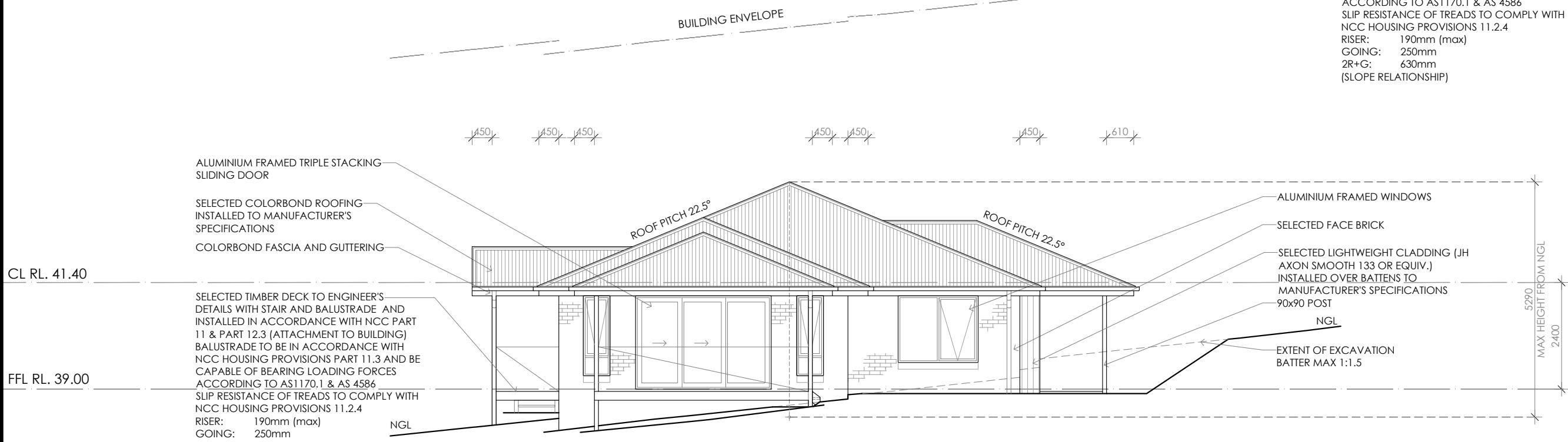
PRELIMINARY



REV:	DESCRIPTION:	BY:	DATE:
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NORTH EASTERN ELEVATION



NORTH WESTERN ELEVATION

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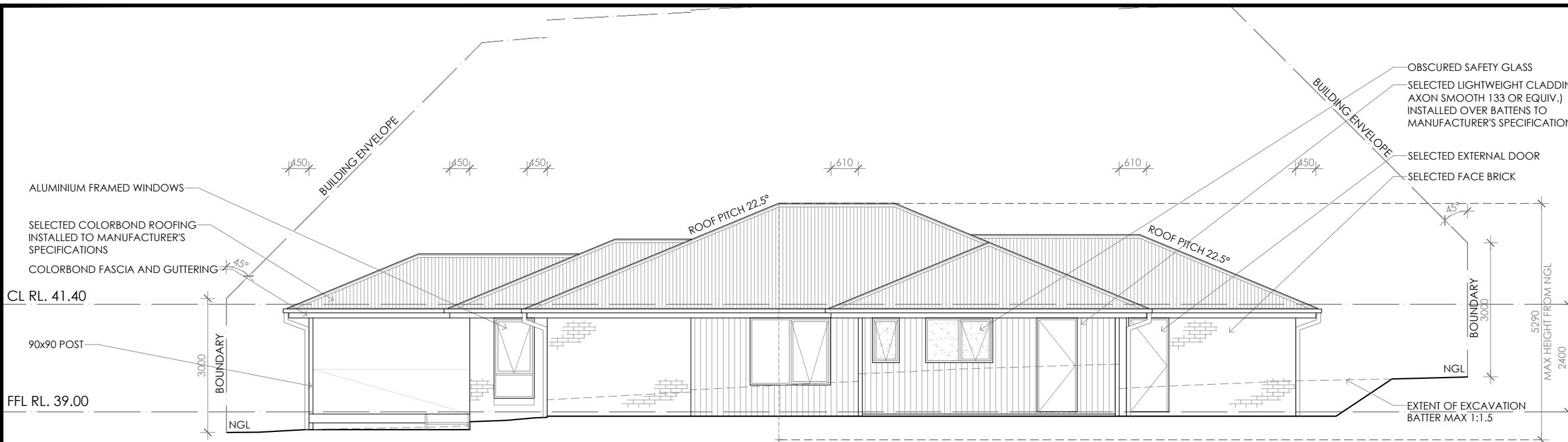
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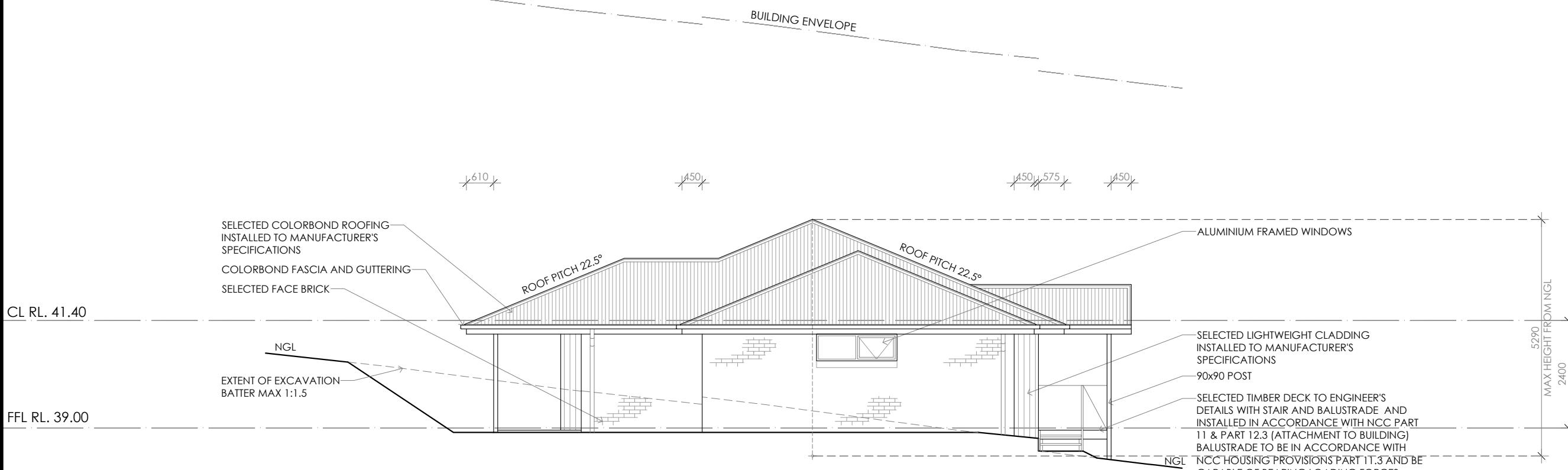
6 of 10

Custom

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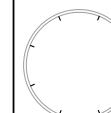
SOUTH WESTERN ELEVATION



SOUTH EASTERN ELEVATION

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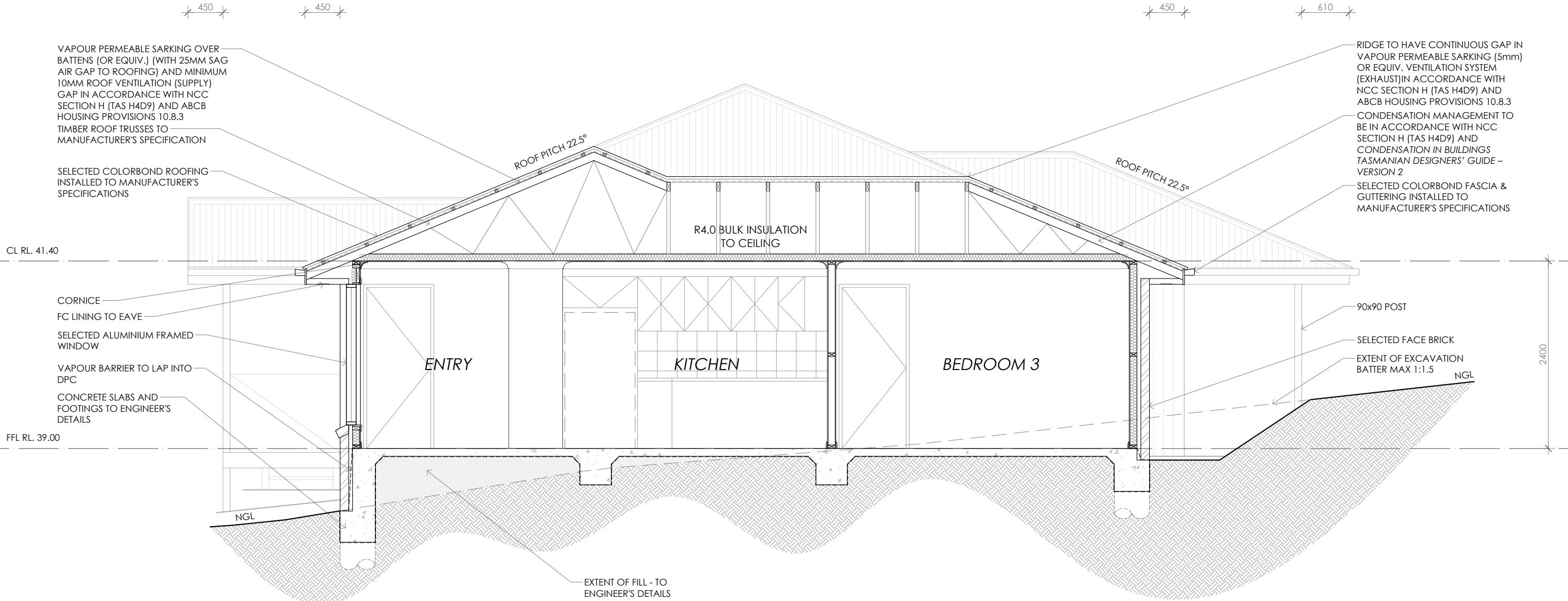
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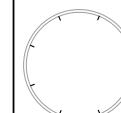
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SECTION A-A

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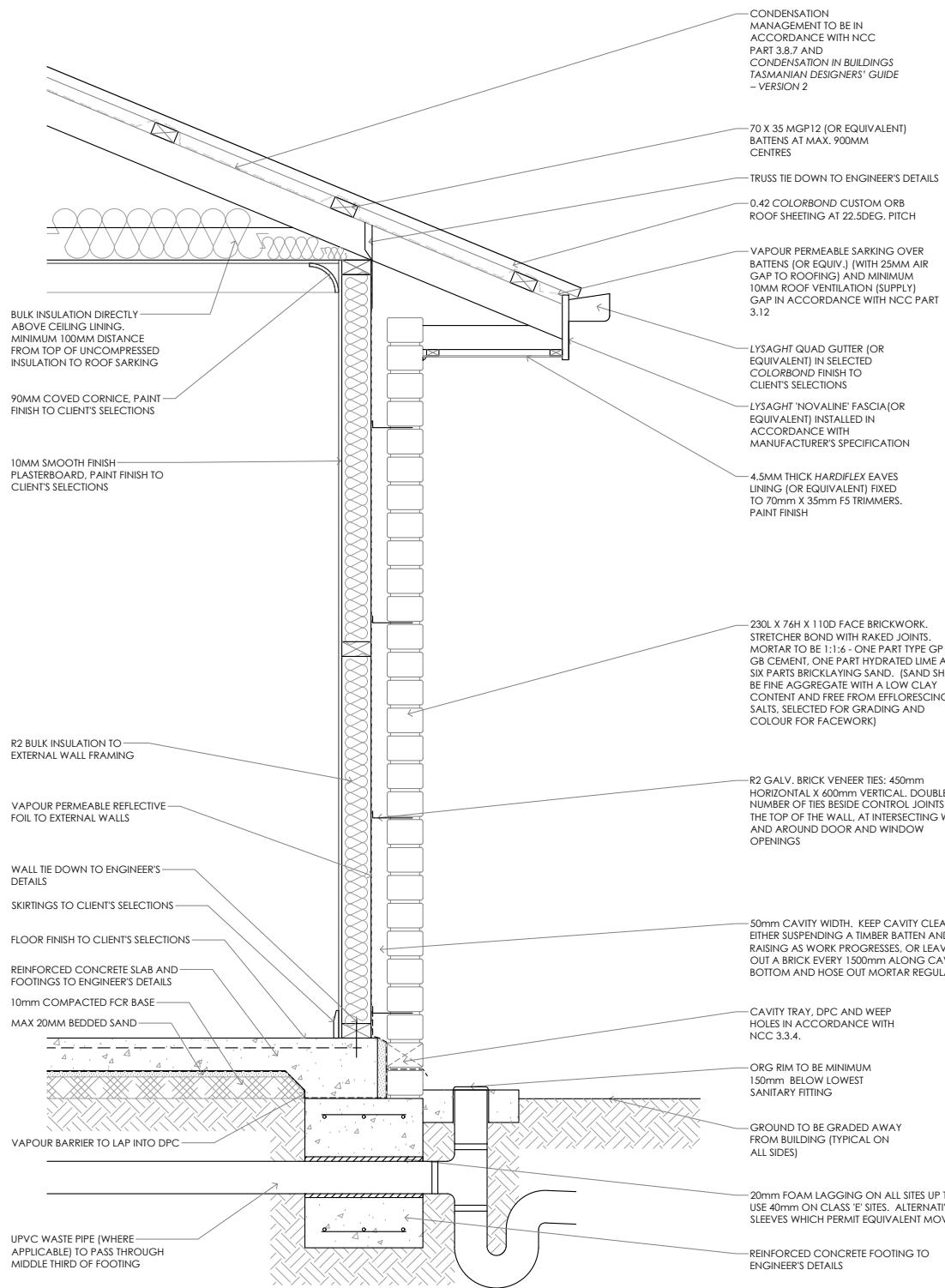
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SK	ISSUED FOR CLIENT REVIEW	NN	25/9/25
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B	ADD EXISTING FENCE NOTE & ADJUST SHOWER	QT	21/11/25



FLOOR, WALL & ROOF DETAIL SCALE 1:20

TYPICAL SECTION DETAILS

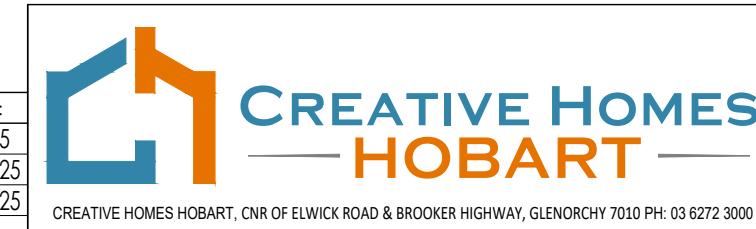
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JOB ADDRESS:
7A Ford Road
Pontville

DESIGNER: I. Brown

DRAWN: Name

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CHECKED:

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fg FIXED GLAZING

WINDOW SCHEDULE

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