



# Application for Planning Approval

## *Land Use Planning and Approvals Act 1993*

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APPLICATION NO.

**DA2026/032**

LOCATION OF AFFECTED AREA

**16 LEWIS DRIVE, OLD BEACH**

DESCRIPTION OF DEVELOPMENT PROPOSAL

**SINGLE DWELLING**

A COPY OF THE DEVELOPMENT APPLICATION MAY BE VIEWED AT [www.brighton.tas.gov.au](http://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 **01/04/2026**. ADDRESSED TO THE CHIEF EXECUTIVE OFFICER AT 1 TIVOLI ROAD, OLD BEACH, 7017 OR BY EMAIL AT [development@brighton.tas.gov.au](mailto: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

# 2372 Proposed Dwelling, UDOVICIC 16 LEWIS DRIVE, OLD BEACH



174 Bathurst Street, Hobart, Tasmania 7000  
Phone 03 6234 7633



### Site Information

Land Title Reference : CT 189454/280  
Wind Classification : TBC  
Soil Classification : M  
Climate Zone : 7  
Bushfire Attack Level: LOW

### AREA SCHEDULE

Site Area : 626 m<sup>2</sup>  
Ground Floor : 113.0 m<sup>2</sup>  
Porch : 2.7 m<sup>2</sup>  
Deck/Landing : 10.1 m<sup>2</sup>  
Driveway (Approx.) : 45.0 m<sup>2</sup>

### Drawing No. Description

- 01 SITE PLAN
- 02 FLOOR PLAN
- 03 ELEVATIONS
- 04 SLAB\_GROUND FL
- 05 SECTION
- 05A DETAILS
- 06 ROOF PLAN
- 07 BRACING PLAN
- 08 ELECTRICAL PLAN
- 09 DRAINAGE PLAN
- 10 DRIVEWAY CHAINAGE
- 11 LIGHTING CALCULATIONS & WINDOW SCHEDULE
- 12 GENERAL NOTES
- 13 BCA COMPLIANCE
- 14 BAL NOTES
- 15 WET AREA SPECIFICATIONS

**GLAZING NOTE:**  
All Windows are Double glazed.

THIS PLAN IS ACCEPTED BY:

PLEASE NOTE: No Variations will be permitted after plans are signed by the client (with exception of Council requirements/ approvals).  
SIGNATURE:

DATE:

**BAL : LOW**

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DRAWING: COVER SHEET

DATE: 16.02.2026

PROJECT No: 2372

DRAWN BY: RK

DWG No: 00

Scale: 1 : 100

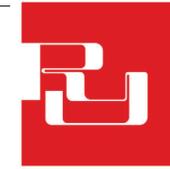
Rev.	Description	Date	Drawn
A	Modified as feedback	16.02.2026	RK
	BA PLANS	13.02.2026	RK

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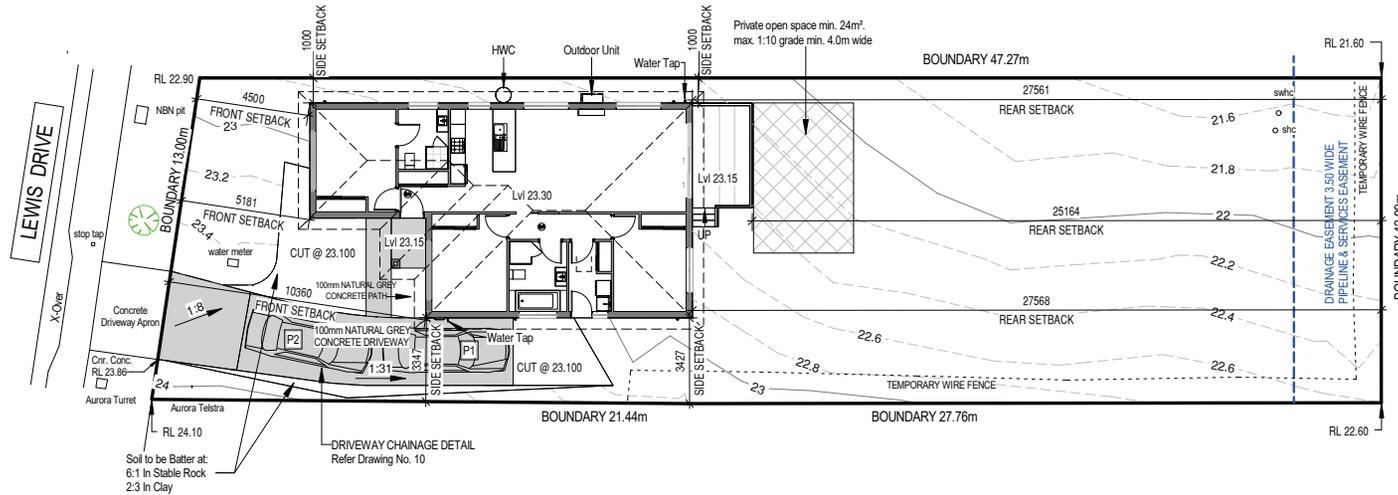
DATE:

Ground FL	23.300
CL	25.700



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YOUNG + CO  
BUILDERS**

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**AREA SCHEDULE**

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Ground Floor	: 113.0 m <sup>2</sup>
Porch	: 2.7 m <sup>2</sup>
Deck/Landing	: 10.1 m <sup>2</sup>
Driveway (Approx.)	: 45.0 m <sup>2</sup>

**NOTE:**  
Builders' responsibility to protect stormwater pipes during construction.

**GLAZING NOTE:**  
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**BAL : LOW**

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DRAWING: SITE PLAN  
DATE: 16.02.2026  
FILE NAME: 2372  
DRAWN BY: RK  
DWG No:

Rev.	Date	Revision Description	Drawn
A	16.02.2026	Modified as feedback	RK
	13.02.2026	BA PLANS	RK

Scale: 1 : 200

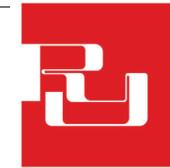
PROPOSED DWELLING FOR UDOVICIC  
AT 16 LEWIS DRIVE, OLD BEACH

THIS PLAN IS ACCEPTED BY:

PLEASE NOTE: No Variations will be permitted after plans are signed by the client (with exception of Council requirements/ approvals. SIGNATURE:

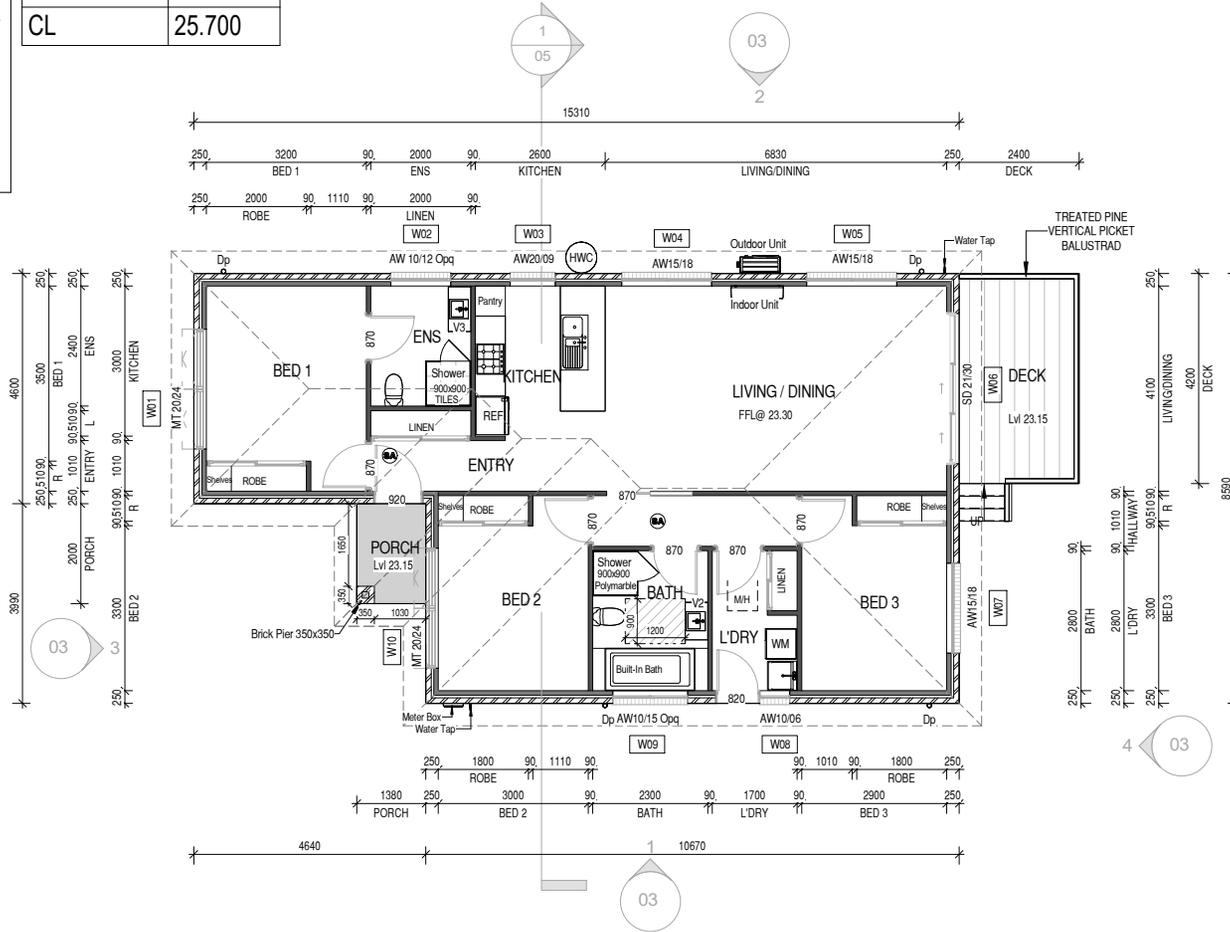
DATE:

Ground FL	23.300
CL	25.700



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NOTES:

- AJ Articulation Joint
- Dp Down Pipe

For Kitchen Details,  
Refer to Kitchen Joinery Design

Vanity Legend	
VB	450 mm
V1	600 mm
V2	750 mm
V3	900 mm
V4	1200 mm
V5	1500 mm

**AREA SCHEDULE**

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Driveway (Approx.)	: 45.0 m <sup>2</sup>

**GLAZING NOTE:**  
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**BAL : LOW**

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DRAWING: FLOOR PLAN

DATE: 16.02.2026

FILE NAME: 2372

DRAWN BY: RK

DWG No:

Rev.	Date	Revision Description	Drawn
A	16.02.2026	Modified as feedback	RK
	13.02.2026	BA PLANS	RK

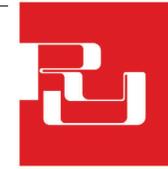
**PROPOSED DWELLING FOR UDOVICIC  
AT 16 LEWIS DRIVE, OLD BEACH**

Scale: 1 : 100

THIS PLAN IS ACCEPTED BY:

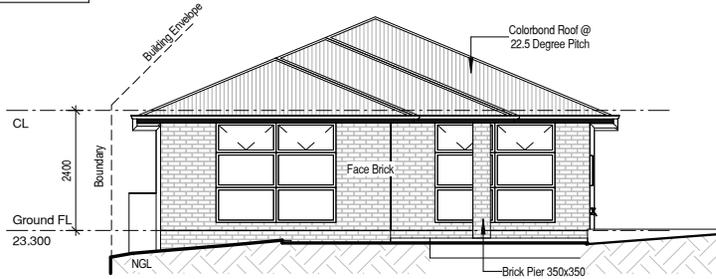
PLEASE NOTE: No Variations will be permitted after plans are signed by the client (with exception of Council requirements/ approvals.  
SIGNATURE:

DATE:

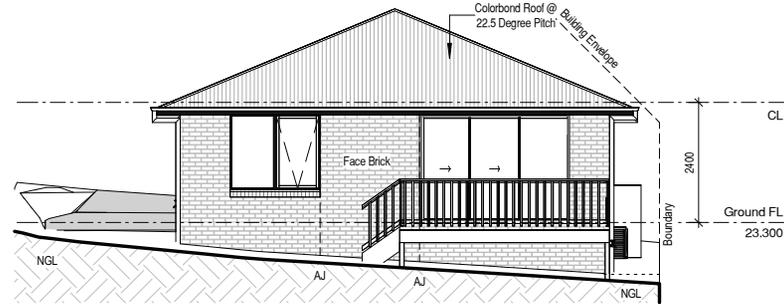


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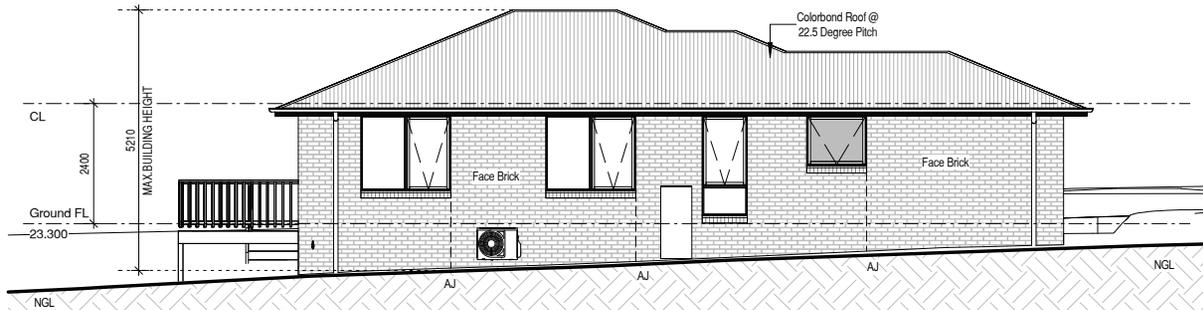
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West Elevation



East Elevation



North Elevation



South Elevation

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**BAL : LOW**

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DRAWING: ELEVATIONS

DATE: 16.02.2026

FILE NAME: 2372

DRAWN BY: RK

DWG No:

Scale: 1 : 100

PROPOSED DWELLING FOR UDOVICIC  
AT 16 LEWIS DRIVE, OLD BEACH

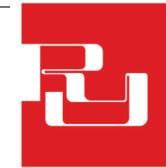
Rev.	Date	Revision Description	Drawn
A	16.02.2026	Modified as feedback	RK
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03

THIS PLAN IS ACCEPTED BY:

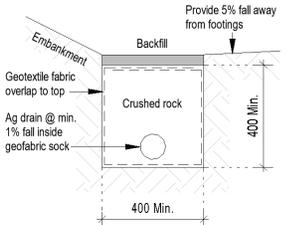
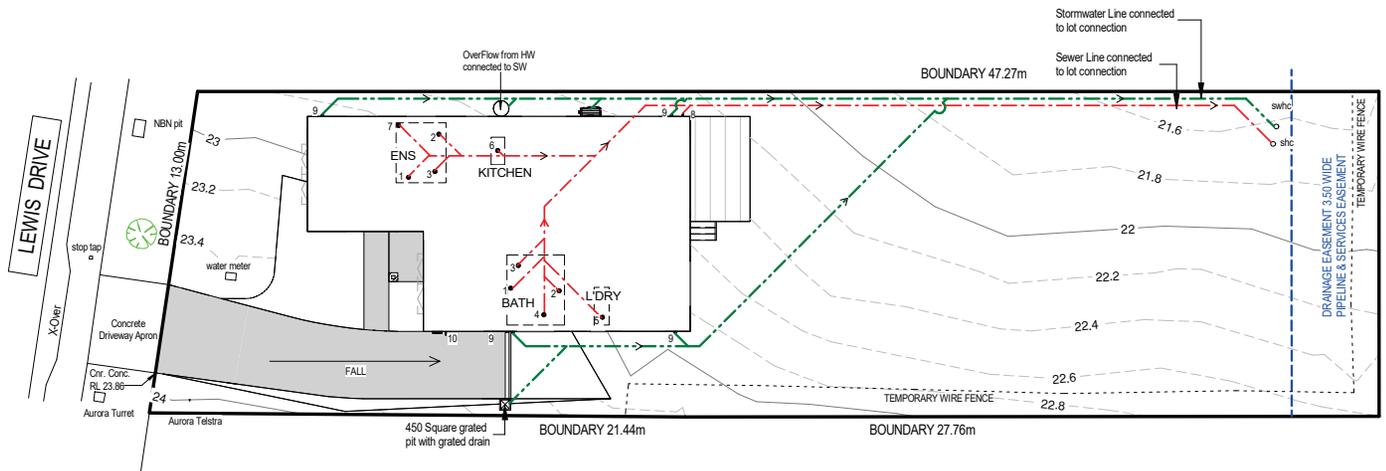
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AG Drain (Typical)

LEGEND		
Abbr.	TYPE	Min. Ø Outlet size
1	Water closet pan	100
2	HandBasin	40
3	Shower	50
4	Bath	40
5	Laundry Trough	50
6	Kitchen Sink	50
7	Vent	50
8	Tap Charged ORG min.150mm below FFL	90
9	Downpipe	
10	Tap	
l.o.	Inspection Opening to Ground Lvl	
flw	Floor Waste	
Sewer line 100Ø UPVC U.N.O. Stormwater line 100Ø UPVC U.N.O.		

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DRAWING: DRAINAGE PLAN

DATE: 16.02.2026

FILE NAME: 2372

DRAWN BY: RK

DWG No:

Scale: 1 : 200

PROPOSED DWELLING FOR UDOVICIC  
AT 16 LEWIS DRIVE, OLD BEACH

Rev.	Date	Revision Description	Drawn
A	16.02.2026	Modified as feedback	RK
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