



Application for Planning Approval

Land Use Planning and Approvals Act 1993

APPLICATION NO.

DA2026/211

LOCATION OF AFFECTED AREA

82 MENIN DRIVE, BRIGHTON

DESCRIPTION OF DEVELOPMENT PROPOSAL

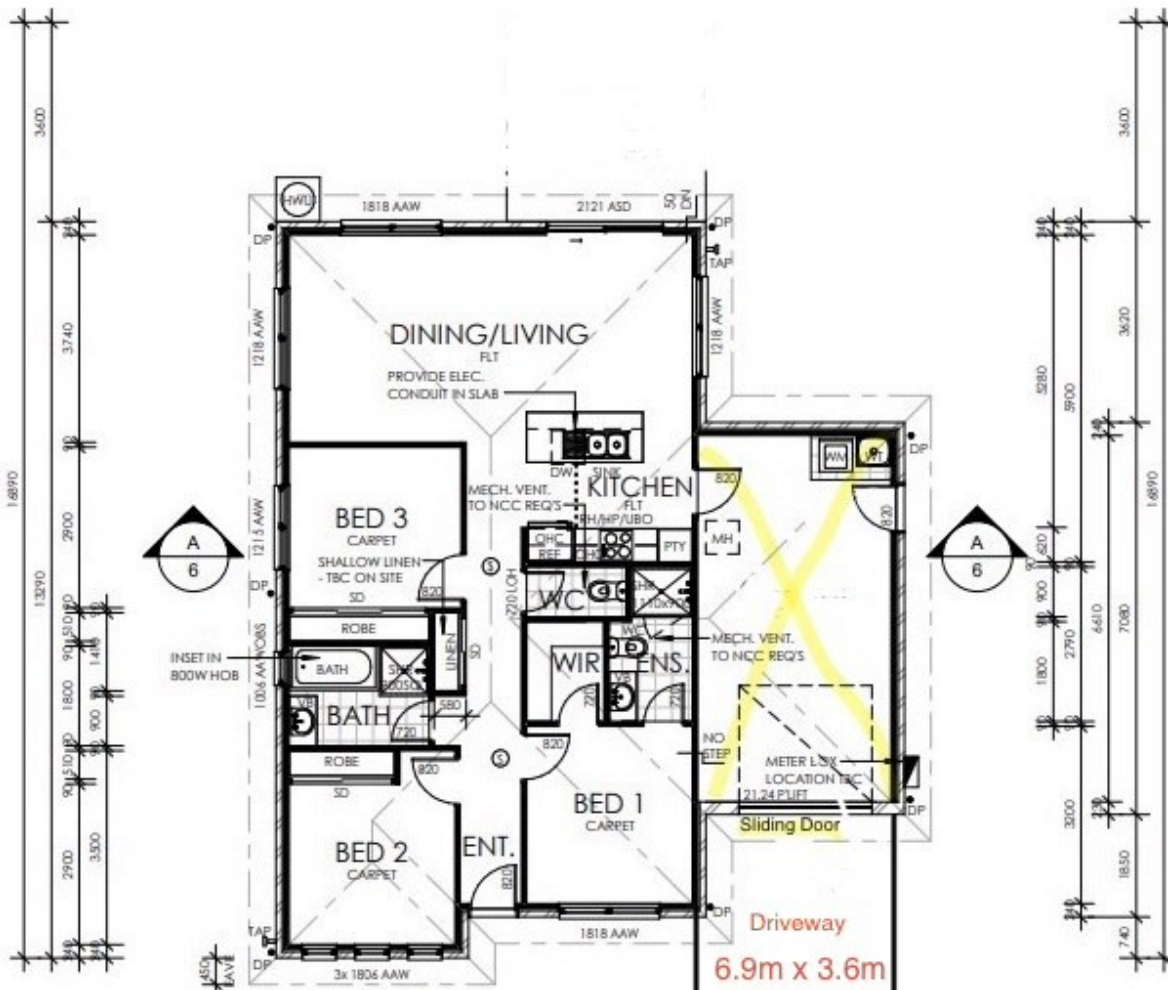
REMOVAL OF ONE CAR PARKING SPACE

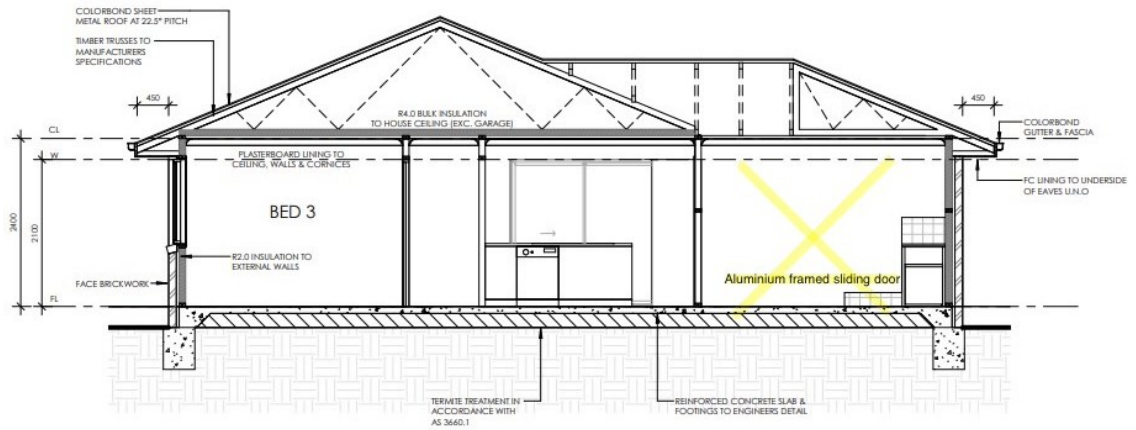
A COPY OF THE DEVELOPMENT APPLICATION MAY BE VIEWED AT www.brighton.tas.gov.au AND AT THE COUNCIL OFFICES, 1 TIVOLI ROAD, OLD BEACH, BETWEEN 8:15 A.M. AND 4:45 P.M, MONDAY TO FRIDAY OR VIA THE QR CODE BELOW. ANY PERSON MAY MAKE WRITTEN REPRESENTATIONS IN ACCORDANCE WITH S.57(5) OF THE LAND USE PLANNING AND APPROVALS ACT 1993 CONCERNING THIS APPLICATION UNTIL 4:45 P.M. ON **21/10/2026**. 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





NOTE:
BUILDER AND SUBCONTRACTORS TO VERIFY ALL DIMENSION AND LEVELS PRIOR TO THE COMMENCEMENT OF ANY WORK. GIVE 24HRS MINIMUM NOTICE WHERE AMENDMENTS ARE REQUIRED TO DESIGN OF WORKING DRAWINGS. THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEERS AND SURVEYORS DRAWINGS AND NOTES. DO NOT SCALE DRAWINGS. DIMENSIONS ARE TO TAKE PREFERENCE OVER SCALE, BUILDING SPECIFICATION AND ENGINEERS DRAWINGS SHALL OVERRIDE ARCHITECTURAL DRAWINGS.

ALL CONSTRUCTION WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH THE STATE BUILDING REGULATIONS, LOCAL COUNCIL BY LAWS AND RELEVANT NCC AND AS CODES.

IMPORTANT NOTICE FOR ATTENTION OF OWNERS:
THE OWNERS ATTENTION IS DRAWN TO THE FACT THAT FOUNDATIONS AND ASSOCIATED DRAINAGE IN ALL SITES REQUIRES CONTINUING MAINTENANCE TO ASSIST FOOTING PERFORMANCE. ADVICE FOR FOUNDATION MAINTENANCE IS CONTAINED IN THE CSIRO BUILDING TECHNOLOGY FILE 18 AND IT IS THE OWNERS RESPONSIBILITY TO MAINTAIN THE SITE IN ACCORDANCE WITH THIS DOCUMENT.

PROVIDE STRUCTURAL PLYWOOD BRACING IN ACCORDANCE WITH AS 1684 AND IN SECTION 9.4 OF TIMBER FRAMING MANUAL.

VERTICAL CONSTRUCTION JOINTS TO BE CONSTRUCTED IN ACCORDANCE WITH NCC, VOLUM 2 CL. 3.3.1.8

FRAMING PART 3.4 NCC

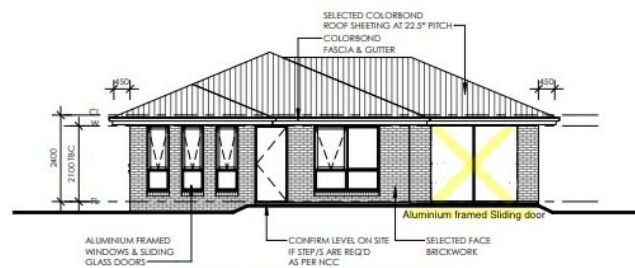
ALL TIMBER FRAMING, FIXING AND BRACING SHALL COMPLY WITH AS 1684 AND THE REQUIREMENTS OF NCC PART 3.4.3 MANUFACTURED SITES MUST NOT BE UNDERSIZED TO THOSE SPECIFIED. FOR ALL TIMBER SIZES, STRESS GRADES, SPACING AND WALL BRACING REFER TO ENGINEERS DETAILS. Tie DOWN DETAILS SHALL COMPLY WITH THE REQUIREMENTS OF TABLES 3.4.3.8 AND 3.4.3.9

STRUCTURAL STEEL MEMBERS SHALL COMPLY WITH THE REQUIREMENTS OF CLAUSES IN PART 3.4.4. REFER TO ENGINEERS DETAILS WHERE PROVIDED

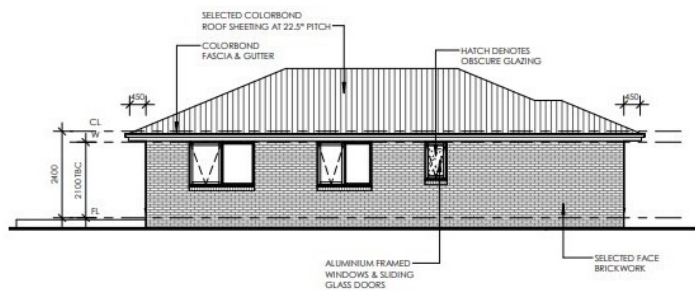
GLAZING PART 3.6 NCC

ALL WINDOWS TO BE ALUMINIUM SLIDING STYLE, DOUBLE GLAZED, (WHITE TRANSLUCENT TO BATHROOMS)
ALL GLAZING SHALL COMPLY WITH THE REQUIREMENTS OF AS 2047,
AS 1288 AND NCC CLAUSES IN PART 3.6

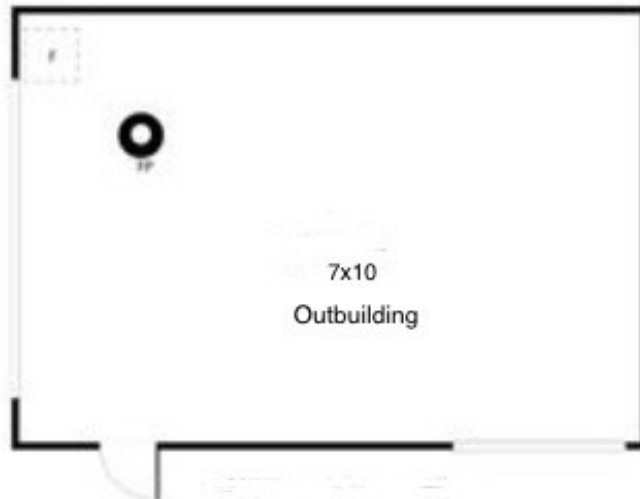
HUMAN IMPACT SAFETY REQUIREMENTS SHALL COMPLY WITH NCC CLAUSES 3.6.4 PANE WITHIN 500mm FROM FINISHED FLOOR LEVEL & GLAZED FULL HEIGHT



1 | FRONT ELEVATION



2 | SIDE ELEVATION



Architectural drawing of a house floor plan.

Dang Van

From: brad herbert [REDACTED]
Sent: Tuesday, 6 October 2026 11:14 AM
To: Dang Van
Subject: Re: Request for Additional Information - DA 2026/211 (82 Menin Drive, Brighton)
Attachments: IMG_1624.jpeg; IMG_1629.jpeg

Follow Up Flag: Follow up
Flag Status: Flagged

Please be aware that this message originated from an external source.
Exercise extreme caution with links and attachments.

Gday Dang Van Thankyou for the email.

I have attached the relevant building plans as requested for this application.

This application seeks approval to reduce the required on-site parking provision to a single car parking space due to the change of use of the existing garage space.

Menin Drive is a wide, relatively quiet road that provides multiple safe on-street parking opportunities should additional vehicle parking ever be required. The proposed arrangement therefore provides practical access to parking while accommodating the existing use of the property.

Planning advice regarding the proposed arrangement has been provided by Brian White at Brighton Council.

Please contact me if any further information is required.

Brad & Zelica Herbert
[REDACTED]

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From: Dang Van <dang.van@brighton.tas.gov.au>
Sent: Tuesday, 06 October 2026 10:16:42
To: [REDACTED] <[REDACTED]>
Subject: Request for Additional Information - DA 2026/211 (82 Menin Drive, Brighton)

Good morning Brad and Zelica,

Please find attached the request for additional information to process the above application.

Please provide response to development@brighton.tas.gov.au

Should you have any questions, please do not hesitate to contact me.

Kind regards,