

PLANNING NOTICE

An application has been received for a Permit under s.57 of the *Land Use Planning Approvals Act 1993*:

APP NO.:	PA\26\0200
APPLICANT:	A & J Davy
SITE:	16A Chris Street, Prospect Vale (CT: 189515/2)
PROPOSAL:	Addition to Multiple dwelling - frontage fence.

The application can be inspected until **Monday, 4 May 2026**, at www.meander.tas.gov.au or at the Council Office, 26 Lyall Street, Westbury (during normal office hours).

Written representations may be made during this time addressed to the General Manager, PO Box 102, Westbury 7303, or by email to planning@mvc.tas.gov.au. Please include a contact phone number. Please note any representations lodged will be available for public viewing.

If you have any questions about this application please do not hesitate to contact Council's Planning Department on 6393 5320.

Notified on 18 April 2026.

Jonathan Harmey
GENERAL MANAGER

APPLICATION FORM



Meander Valley Council
Working Together

PLANNING PERMIT

Land Use Planning and Approvals Act 1993

- Application form & details **MUST** be completed **IN FULL**.
- Incomplete forms will not be accepted and may delay processing and issue of any Permits.

OFFICE USE ONLY

Property No:	<input type="text"/>	Assessment No:	<input type="text"/>	-	<input type="text"/>	-	<input type="text"/>
DA\	<input type="text"/>	PA\	<input type="text"/>	PC\	<input type="text"/>		

- Is your application the result of an illegal building work? Yes No Indicate by ✓ box
- Have you already received a Planning Review for this proposal? Yes No
- Is a new vehicle access or crossover required? Yes No

PROPERTY DETAILS:

Address:	<input type="text" value="16A Chris St"/>	Certificate of Title:	<input type="text" value="189515"/>
Suburb:	<input type="text" value="Prospect vale"/> <input type="text" value="7250"/>	Lot No:	<input type="text" value="2"/>
Land area:	<input type="text" value="333.80 sqm"/>	m ² / ha	
Present use of land/building:	<input type="text" value="Residential"/>	(vacant, residential, rural, industrial, commercial or forestry)	

- Does the application involve Crown Land or Private access via a Crown Access Licence: Yes No
- Heritage Listed Property: Yes No

DETAILS OF USE OR DEVELOPMENT:

- Indicate by ✓ box
- | | | | |
|---|--|--------------------------------------|-------------------------------------|
| <input checked="" type="checkbox"/> Building work | <input type="checkbox"/> Change of use | <input type="checkbox"/> Subdivision | <input type="checkbox"/> Demolition |
| <input type="checkbox"/> Forestry | <input type="checkbox"/> Other | | |

Total cost of development (inclusive of GST): Includes total cost of building work, landscaping, road works and infrastructure

Description of work:

Use of building: (main use of proposed building – dwelling, garage, farm building, factory, office, shop)

New floor area: m² New building height: m

Materials: External walls: Colour:
↓ Roof cladding: Colour:

Bricks for the future - Pure white - smooth finish
timber slats - spotted gum

SEARCH OF TORRENS TITLE

VOLUME 189515	FOLIO 2
EDITION 1	DATE OF ISSUE 10-Oct-2025

SEARCH DATE : 16-Apr-2026

SEARCH TIME : 11.21 am

DESCRIPTION OF LAND

Town of PROSPECT VALE
 Lot 2 on Strata Plan [189515](#) and a general unit entitlement operating for all purposes of the Strata Scheme being a 50 undivided 1/100 interest
 Derived from Strata Plan [189515](#)
 Derivation : Part of Lot 971, 321A-3R-25P Gtd. to Henry Burrows

SCHEDULE 1

[M295516](#) TRANSFER to ASHTON KATE CORDELL and JULIAN JAMES DAVY
 Registered 26-Aug-2010 at 12.01 pm

SCHEDULE 2

Reservations and conditions in the Crown Grant if any
 The registered proprietor holds the lot and unit entitlement subject to any interest noted on common property
 Folio of the Register volume [189515](#) folio 0
 BENEFITING EASEMENT: a right of carriageway over the land shown by hatched lines on Plan No. 198667
[A36003](#) FENCING CONDITION in Transfer
[C977067](#) MORTGAGE to Commonwealth Bank of Australia
 Registered 26-Aug-2010 at 12.02 pm

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

SEARCH OF TORRENS TITLE

VOLUME 189515	FOLIO 0
EDITION 1	DATE OF ISSUE 10-Oct-2025

SEARCH DATE : 16-Apr-2026

SEARCH TIME : 11.21 am

DESCRIPTION OF LAND

Town of PROSPECT VALE

The Common Property for Strata Scheme [189515](#)

Derivation : Part of Lot 971, 321A-3R-25P Gtd. to Henry Burrows

Prior CT [198667/1](#)

SCHEDULE 1

STRATA CORPORATION NUMBER [189515](#), 7 BURROWS STREET, PROSPECT
VALE


SCHEDULE 2

Reservations and conditions in the Crown Grant if any
BENEFITING EASEMENT: a right of carriageway over the land
shown by hatched lines on Plan No. 198667



[A36003](#) FENCING CONDITION in Transfer

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

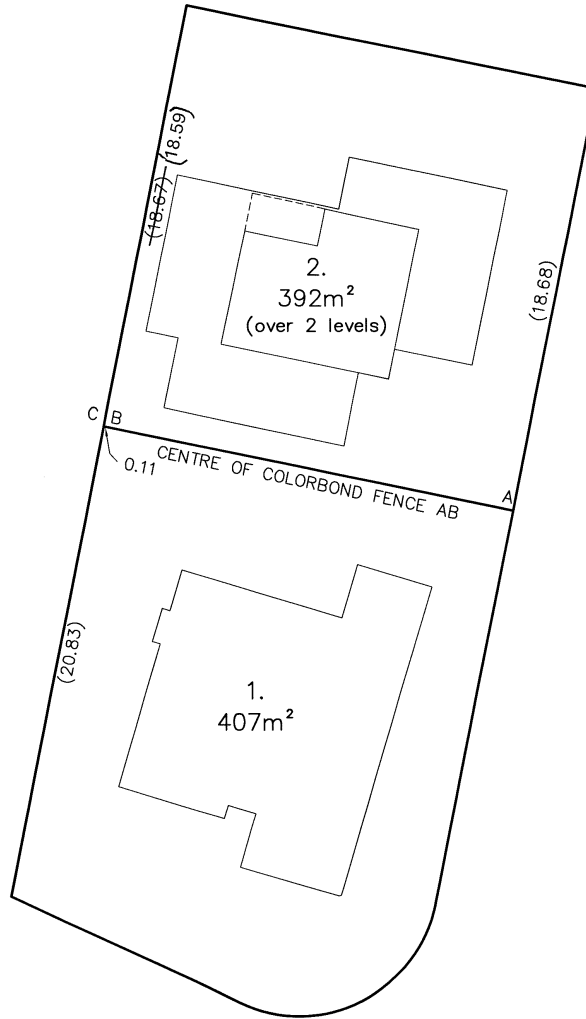
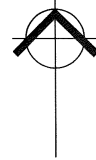
TOWN OF PROSPECT VALE FOLIO REFERENCE CT. 198667/1 SITE COMPRISES THE WHOLE OF LOT 1 ON PLAN No. P198667 P189514	STRATA PLAN SHEET 1 OF 3 SHEETS		Registered Number 189515
	NAME OF STRATA SCHEME: 7 BURROWS STREET PROSPECT VALE		STRATA TITLES ACT 1998 REGISTERED 10 OCT 2025  Assistant Recorder of Titles
	SCALE 1:250	LENGTHS IN METRES	



NOTES: (i) ALL BUILDINGS ON THE SITE TO BE SHOWN ON SHEET 1. (ii) BUILDING TO SITE BOUNDARY OFFSETS OF LESS THAN 2.00 METRES TO BE SHOWN ON SHEET 1.	 Council Delegate	04/08/2025 Date	 Registered Land Surveyor	22/5/25 Date
	STAGED/COMMUNITY DEVELOPMENT. SCHEME No. (IF APPLICABLE)	LODGED BY E L CONVEYANCING		

<p>STRATA PLAN</p> <p>SHEET 2 OF 3 SHEETS</p>	<p>STRATA TITLES ACT 1998</p>	<p>Registered Number</p> <p>1895 15</p>
	<p><i>[Signature]</i></p> <p>Council/Delegate</p>	<p>04/05/2025</p> <p>Date</p>

GROUND FLOOR
SCALE 1:200



THE HORIZONTAL LOT BOUNDARIES ARE SHOWN BY HEAVY UNBROKEN LINES DEFINED BY:

SITE BOUNDARIES
THE CENTRE OF COLORBOND FENCE AB
MEASUREMENTS WHERE THE BOUNDARIES ARE OPEN.

BC IS THE PROLONGATION OF THE CENTRE OF COLORBOND FENCE AB.

MEASUREMENTS IN BRACKETS ARE FOR BOUNDARY FIXATION ONLY.

THE VERTICAL LOT BOUNDARIES EXTEND FROM 2.0 METRES BELOW GROUND LEVEL, TO 10.0 METRES ABOVE GROUND LEVEL.

SEE PLAN RELATED DOCS FOR SURVEYORS
CONSENT TO AMENDMENTS

[Signature]
Registered Land Surveyor

22/5/25
Date

LEGEND

- eW : Ex'tg Water Supply
- eWM : Ex'tg Water Meter
- eSW : Ex'tg Stormwater
- eS : Ex'tg Sewer
- W-1 : ID20mm Water Supply
- WM1 : ID20mm Water Meter Supplied By TasWater
- SW-1 : DN100 PVCu - RRJ SN10 Stormwater
- SW-2 : DN450 PVCu - RRJ Blackmax Stormwater (2.0m)
- S-1 : DN100 PVCu DWV- RRJ SN8 Sewer
- GSP : Grated Stormwater Pit
- GSD : Grated Stormwater Drain

NOTES:

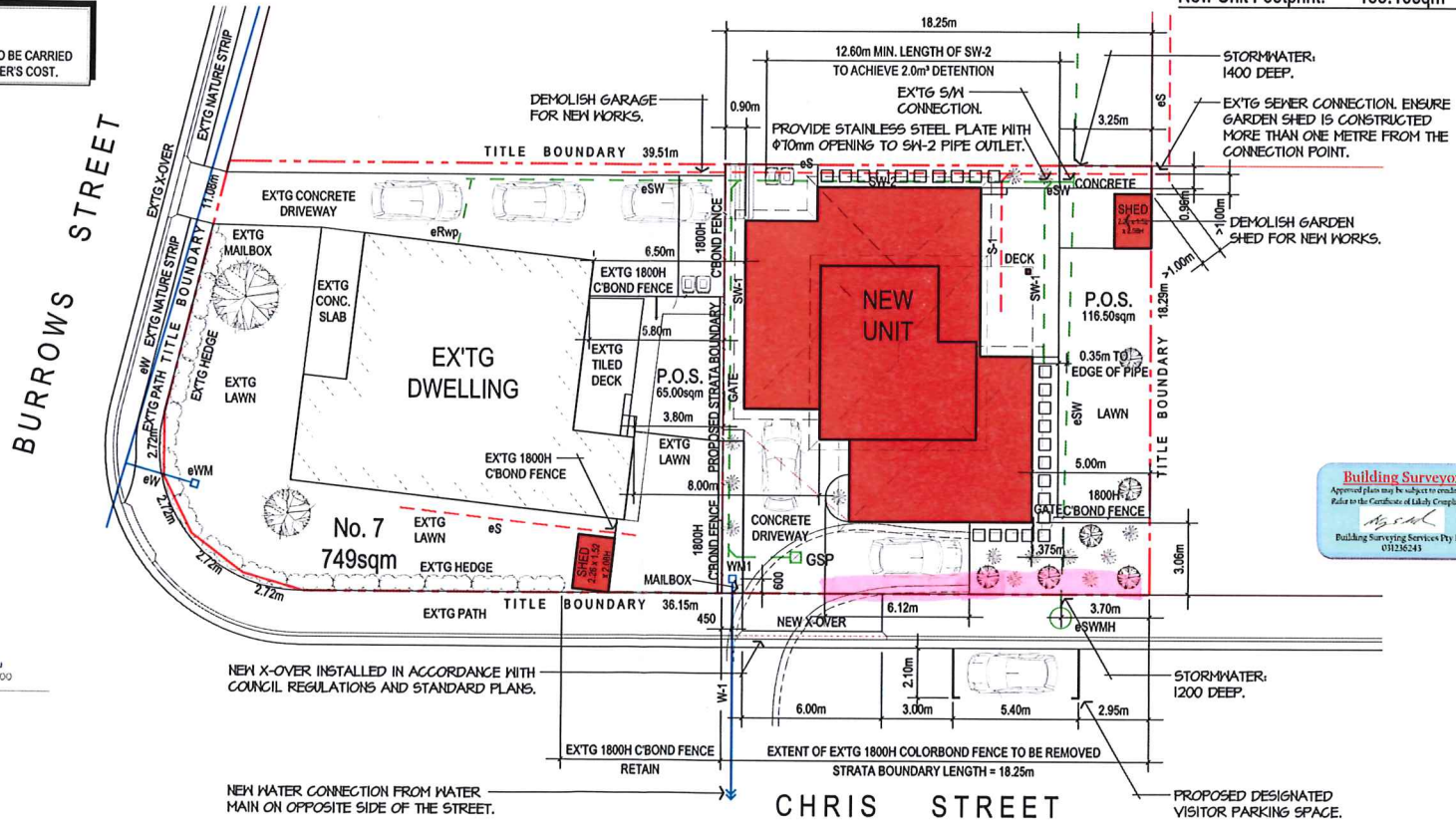
- NEW WATER CONNECTION WORKS TO BE CARRIED OUT BY TASWATER AT THE DEVELOPER'S COST.

Areas

Total Buildings:	260.10sqm (34.7%)
Impervious Area:	444.30sqm (59.3%)

Areas

Ex'tg Garage (Demo):	36.53sqm
Ex'tg Dwelling Strata:	415.20sqm
New Unit Strata:	333.80sqm
Common Property:	0.00sqm
Total Site:	749.00sqm
Ex'tg Dwelling:	125.00sqm
New Unit Footprint:	135.10sqm



rare.
 22-24 Paterson Street
 Launceston TAS 7250
 rare@rare.com.au
 P: 03 6389 9209

CERTIFICATE OF RESPONSIBLE DESIGNER No. 214150
 CERTIFYING ENGINEER: *[Signature]* DATED: 15-09-2021
 ALAN J LEAKE - MEMBER OF Eng BEng (Hons), NFER
 ACCREDITATION No. CC5452A
 ENGINEERS AUSTRALIA MEMBER No. 213394

MEMBER	Issue	Date	Description	Rev.
	05	10.09.21	Stormwater Detention Added	B
	04	26.07.21	TasWater RFI	A
	03	18.06.21	CLC & Permits & TasWater CCW	-
	02	07.05.21	Energy Rating & Engineering Review	-
	01	30.03.21	Pricing	-

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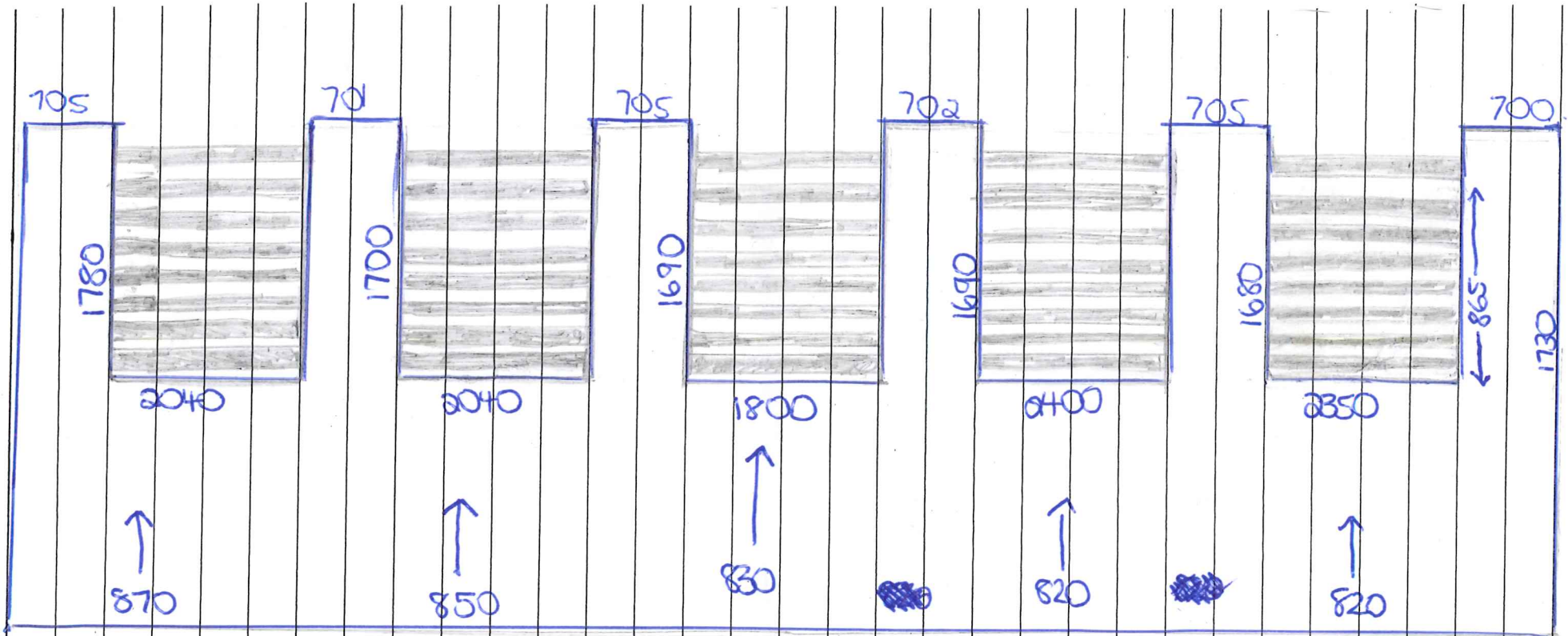
Client:
Julian & Ashton Davy

Project:
New Unit
7 Burrows Street
Prospect Vale TAS 7250

tmk Design Solutions
 Building Design Drafting & Documentation Services
 PO Box 5274
 Launceston TAS 7250 admin@tmkdesignsolutions.com.au

Drawing: Site Plan	
Designed: TONY M KEEGAN	Accreditation No: CC5853K
Scale: 1:200	Dwg No: A01
Project No: 20.030	

new fence installed here



- Bricks for the future pure white smooth finish.
- spotted gum timber slats
- Size of timber slats = 85mm height
- spacing of slats = 1.5cm