

Eden Street
Riverside Tasmania 7250
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RECEIVED
 18 AUG 2026
 BY: _____



PLANNING APPLICATION FORM

Section 57 & 58

OFFICE USE ONLY	Application Number	PA2026239
	Assess No:	A8295
	PID No:	6094853

Applicant Name:	M D Houston			
Postal Address:				
Contact Phone:	Home		Work	
Email Address:				

Planning Application Lodgement Checklist

The following documents have been submitted to support the consideration of this application:

1. A recent copy of the property title text, folio plan and schedule of easements ☐
2. A completed application form including a detailed description of the proposal ☐
3. A complete plan set:
 - Floor plans ☐
 - Elevations (from all orientations/sides and showing natural ground level and finished surface level) ☐
 - Site Plan showing: ☐
 - Orientation
 - Title boundaries
 - Location of buildings and structure (both existing and proposed)
 - Backs from all boundaries
 - Native vegetation to be removed
 - On-site services, connections and drainage details (including sewer, water and stormwater)
 - Cut and/or Fill
 - Car parking and access details (including construction material of all trafficable areas)
 - Fencing details
 - Access roads
4. ()

*If submitting plans in over the counter please ensure they are A3.
 All plans must be to scale.*

Application Number: «Application Number»

APPLICANT DETAILS

Applicant Name: Melissa Dianne Huston.

Note: Full name(s) of person(s) or company making the application and postal address for correspondence.

LAND DETAILS

Ownership (as stated):	Priority Name (state of title):	Miss Dianne Huston
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Location / Address:	19 Top Road, Greens beach. 7270.
Title Reference:	
7-	

Development/Use:	
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Exempted Area:	
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Any of the components in this Application seeking retrospective approval for development that has commenced without approval?	YES ☐
	NO ☐

Specify the relevant components):

	Residential: ☐	Visitor Accommodation: ☒	Commercial: ☐	Other: ☐
	Description of Use:			

Development Type:	Building work: ☐	Demolition: ☐	Subdivision: ☐	Other: ☐
	Description of development:			

Estimated Area:		
Estimated construction cost of the development:	\$	
Details:	Wall Type:	Colour:
	Roof Type:	Colour:

Application / «Application Number»

SUBDIVISION

☐ N/ASubdivision creating additional lots ☐Boundary adjustment with no additional lots created ☐

Number of Lots (existing) :

Number of Lots (proposed) :

Description:

If applying for a subdivision which creates a new road(s), please supply three proposed names for the road(s), in order of preference:

COMMERCIAL, INDUSTRIAL OR OTHER NON-RESIDENTIAL DEVELOPMENT/USE

☐ N/A

Operation:

Monday / Friday:

To

Saturday:

To

Sunday:

To

Storage:

Parking:

Employees:

Employment:

Installed:

Waste and

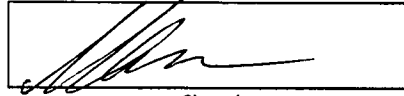
Applicant: _____ Application Number: _____

APPLICANT DECLARATION

As the owner of the land, I declare that the information contained in this application is a true and accurate representation of the proposal and I consent to this application being submitted and for Council officers to conduct inspections as required for the proposal,

Melissa Dianne Huston

Name (print)



Signed

18/08/26

Date

As the applicant, I declare that I have notified the owner of my intention to make this application and that the information contained in this application is a true and accurate representation of the proposal,

Name (print)

Signed

Date

If the application involves Crown Land you will need to provide a letter of consent and this form signed by the Minister, or a delegated officer of the Crown with a copy of the delegation.

Name (print)

Signed

Date

Name (print)

Signed

Date

If the application is accessed via a right of way, the owner of the ROW must also be notified of the application.

Owner:

As the applicant, I declare that I have notified the owner of the land encumbered by the Right Of Way, of my intent to lodge this application that will affect their land.

Name (print)

Signed

Date

ORIGINAL - NOT TO BE REMOVED FROM TITLES OFFICE

R.P. 1469

TASMANIA

REAL PROPERTY ACT, 1862, as amended

NOTE—REGISTERED FOR OFFICE
CONVENIENCE TO REPLACE

Purchase Grant Vol.240 Fol.28.



CERTIFICATE OF TITLE

Register Book

Vol. Fol.

2508 36

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple in the land within described together with such interests and subject to such encumbrances and interests as are shown in the Second Schedule. In witness whereof I have hereunto signed my name and affixed my seal.

Whitthinson



Recorder of Titles.

DESCRIPTION OF LAND

PARISH OF STOCKPORT LAND DISTRICT OF DEVON

THIRTY THREE PERCHES AND ONE TENTH OF A PERCH on the Plan hereon

FIRST SCHEDULE (continued overleaf)

GEORGE EDWARD SULLIVAN of Strathmore, in Victoria, Engineer, and

IVY PEARL SULLIVAN, his wife

SECOND SCHEDULE (continued overleaf)

NIL

CANCELLED

19 DEC 1984

Whitthinson

RECORDER OF TITLES

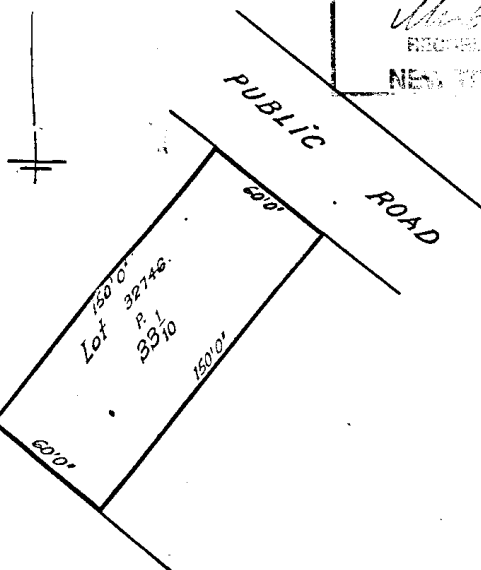
NEW TITLES OFFICE

THE RECORDER OF TITLES ARE NO LONGER SUBSISTING.

Lot 1 of this plan consists of the land comprised in the above mentioned cancelled folio of the Register

REGISTERED NUMBER

212677

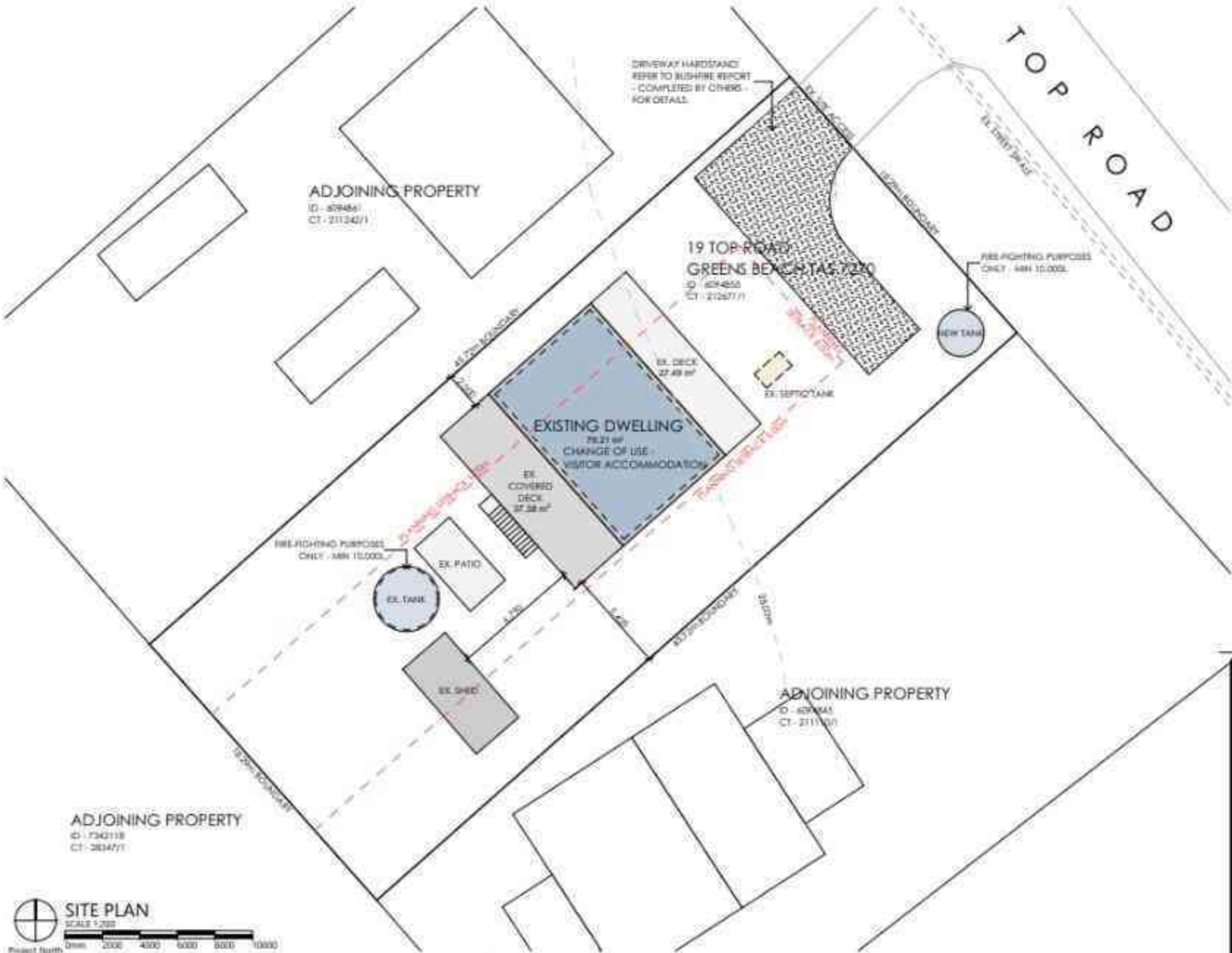


Whole of Lot 32746 Gtd. to L.J.Barrett & anor Meas. in Ft. & Ins.

FIRST Edition, Registered **13 AUG 1868**

Derived from P.G. Vol. 240 Fol.28. Transfer A123254- L.J.Barrett & anor

THE RECORDER OF TITLES ARE NO LONGER SUBSISTING.



SITE PLAN NOTES

SURFACE AND SUBSURFACE DRAINAGE SYSTEMS
IN ACCORDANCE WITH PART 02, HCC PLUMBING CODE OF AUSTRALIA VOLUME THREE THE DESIGN, CONSTRUCTION AND INSTALLATION OF A STORMWATER DRAINAGE SYSTEM MUST BE IN ACCORDANCE WITH AS/NZS 3505.2

SOIL AND WATER MANAGEMENT
PRIOR TO THE COMMENCEMENT OF THE DEVELOPMENT WORKS THE APPLICANT OR BUILDER MUST REVEAL ALL NECESSARY Silt FENCES AND CUT-OFF DRAINS TO PREVENT THE SOIL, GRAVELS AND OTHER DEBRIS FROM ESCAPING THE SITE. ADDITIONAL WORKS MAY BE REQUIRED ON COMPLEX SITES.

NO MATERIAL OR DEBRIS IS TO BE TRANSPORTED ONTO THE ROAD RESERVE (INCLUDING THE NATURE STRIP, FOOTPATH AND ROAD PAVEMENT). ANY MATERIAL THAT IS DEPOSITED ONTO THE ROAD RESERVE AS A RESULT OF THE DEVELOPMENT ACTIVITY IS TO BE REMOVED BY THE APPLICANT OR BUILDER.

THE SILT FENCING, CUT-OFF DRAINS AND OTHER WORKS TO MINIMISE EROSION ARE TO BE MAINTAINED ON THE SITE UNTIL SUCH TIME AS THE SITE HAS REVEGETATED SUFFICIENTLY TO MITIGATE EROSION AND SEDIMENT TRANSPORT.



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Launceston, Tasmania, 7250
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Email: jackson@plans2obuild.com.au
J.E. YOUNG LIC. No. 474.643.703

Owner:
MELISSA HUSTON

1. ISSUE FOR BUILDING APPROVAL	2. REVIEW
Rev: Amendment	Date:
DRAWING No: A01	ISSUE: APPROVAL
2 of 9	REV: 0

CHANGE OF USE - VISITOR ACCOMMODATION
19 TOP ROAD, GREENS BEACH TAS 7270

PROJECT NUMBER	SCALE: IF IN COURT AS IS	PRINT DATE:
25136	SCALE @ A3	18/08/2026