

PLANNING APPLICATION FORM

Section 57 & 58

OFFICE USE
ONLY

Application Number PA2026296

Assess No: A11029

PID No: 2723528

Applicant Name:	DCM DESIGN CONSTRUCTION MANAGEMENT					
Applicant Contact Name						
Postal Address:						
Contact Phone:	Home		Work		Mobile	
Email Address:						

Planning Application Lodgement Checklist

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

1. A current 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: ☐
 - a) Floor plans ☐
 - b) Elevations (from all orientations/sides and showing natural ground level and finished surface level) ☐
 - c) Site Plan showing: ☐
 - Orientation
 - All title boundaries
 - Location of buildings and structure (both existing and proposed)
 - Setbacks from all boundaries
 - Native vegetation to be removed
 - Onsite 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)
 - Fence details
 - Contours
4. Other: ☐

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

WEST TAMAR COUNCIL



Application Number: «Application Number»

APPLICANT DETAILS

Applicant Name: DESIGN CONSTRUCTION MANAGEMENT

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

LAND DETAILS

Owner/Authority Name:
(as per certificate of title) **Jonathan and Christine Buist**

Location / Address: 9 Avraam Court Legana

Title Reference:

Zone(s): Low Density Res

Existing Development/Use: Dwelling

Existing Developed Area:

Are any of the components in this Application seeking retrospective approval?
E.g. Use and/or development that has commenced without a Planning Permit.

YES ☐

NO ☐

(If yes please specify the relevant components):

DEVELOPMENT APPLICATION DETAILS

Proposed Use:

Residential: ☐

Visitor Accommodation: ☐

Commercial: ☐

Other: x

Description of Use: Shed - Storage and Garaging

Development Type:

Building work: ☐

Demolition: ☐

Subdivision: ☐

Other: ☐

Description of development: Proposed Shed

New or Additional Area:

90m2

Estimated construction cost of the proposed development:

\$25K

Building Materials:

Wall Type: Metal

Colour: Dark

Roof Type: Metal

Colour: Dark

Application Number: «Application Number»

VISITOR ACCOMMODATION

☐ N/A

Gross Floor Area to be used per lot:		Number of Bedrooms to be used:	
Number of Carparking Spaces:		Maximum Number of Visitors at a time:	

SUBDIVISION

☐ N/A

Subdivision 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:			
1.			
2.			
3.			

COMMERCIAL, INDUSTRIAL OR OTHER NON-RESIDENTIAL DEVELOPMENT/USE

☐ N/A

Hours of Operation:	Monday / Friday:		To	
	Saturday:		To	
	Sunday:		To	

Existing Car Parking:	
Proposed Car Parking:	

Number of Employees: (Existing)	
Number of Employees: (Proposed)	

Type of Machinery installed:	
Details of trade waste and method of disposal:	

Application Number: «Application Number»

APPLICANT DECLARATION

Owner: 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,

Jonathan Buist
Name (print)


Signed

19 / Sept/2026
Date

Applicant: As the applicant, I declare that I have notified the owner of my intention to make this application and that (if not the owner) the information contained in this application is a true and accurate representation of the proposal,

Jonathan Buist
Name (print)


Signed

Date

Please Note: 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.

Crown Consent
(if required)

Name (print)

Signed

Date

Chief Executive Officer
(if required)

Name (print)

Signed

Date

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

Right of Way Owner:

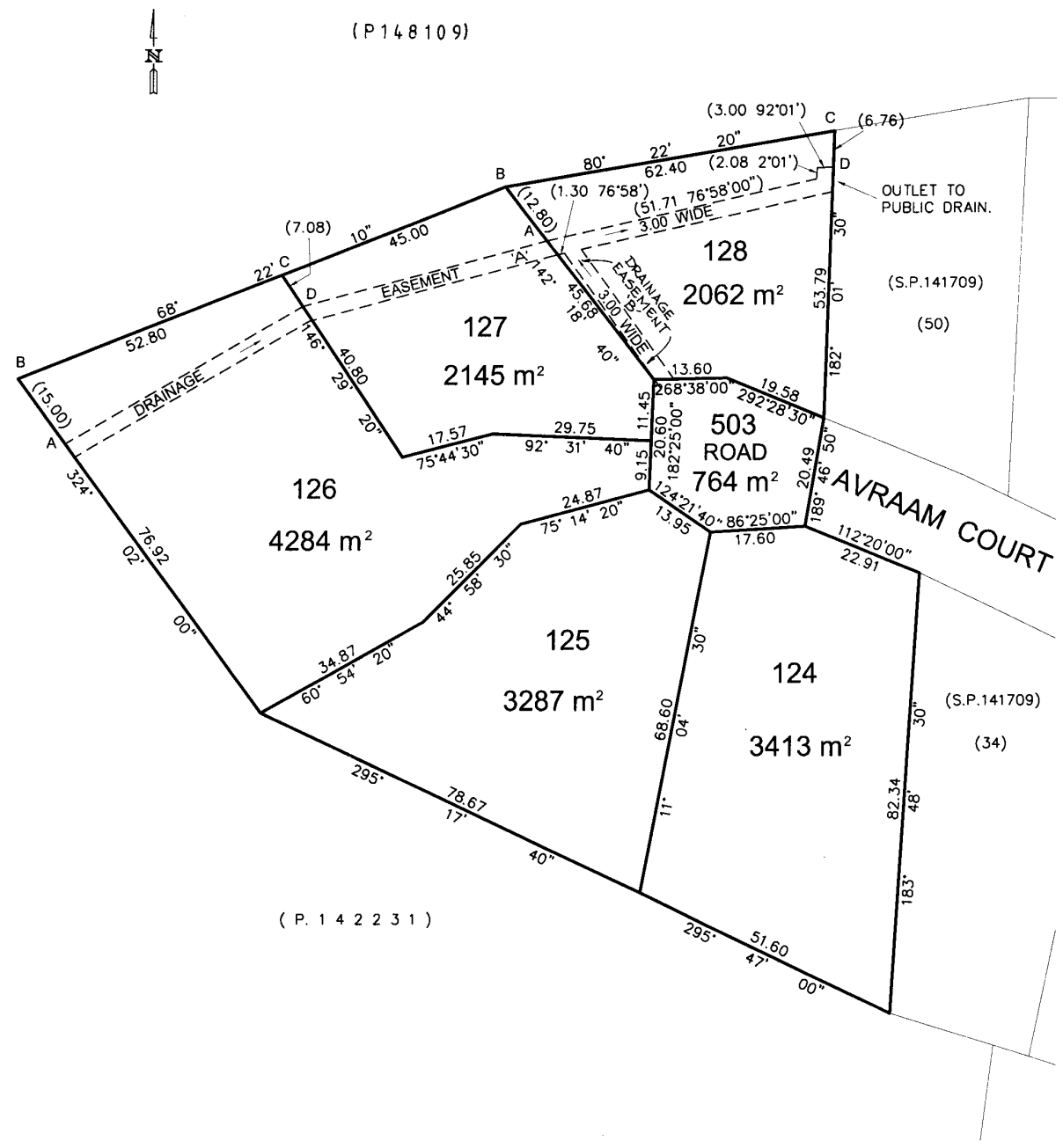
As the applicant, I declare that I have notified the owner of the land encumbered by the Right Of Way, of my intent to lodge this application that will affect their land.

Name (print)

Signed

Date

OWNER DANBURY HEIGHTS PTY. LTD. FOLIO REFERENCE C.T.142231-1 GRANTEE PART OF 3200 ACRES GRANTED TO DANIEL SUTTON.	PLAN OF SURVEY BY SURVEYOR R.V.TAIT LOCATION TOWN OF LEGANA (LAND DISTRICT OF DEVON) PARISH OF STANLEY SCALE 1:750 LENGTHS IN METRES	REGISTERED NUMBER SP147829 REGISTERED NUMBER APPROVED 31 AUG 2006 EFFECTIVE FROM <i>Alice Kawa</i> Recorder of Titles	
MAPSHEET MUNICIPAL CODE No 129 (5041-11)	LAST UPI No EZ x 25	LAST PLAN No P.142231	ALL EXISTING SURVEY NUMBERS TO BE CROSS REFERENCED ON THIS PLAN



(P 1 4 2 2 3 1)


COUNCIL DELEGATE

7.8.06
DATE

PROPOSED SHED

9 AVRAAM COURT, LEGANA 7277

Sheet Number	Sheet Name	Sheet Issue Date
A00	COVER PAGE	01/10/2026
A01	SITE PLAN	01/10/2026
A02	FLOOR PLAN	01/10/2026

GENERAL INFORMATION

Design Architect	Jonathan Buist
Accredited Architect	-
Accreditation Number	-
Land Title Reference	-
Soil Classification	-
Wind Classification	N3
Climate Zone	7
Apline Area	NA
Bush Fire Prone Area	NA
Corrosion Environment	NA
Other known site conditions	NA
	Certificate Volume and Folio
	Site Classification to AS 2870-2011
	Site Classification to AS 4055-2006
	www.abcb.gov.au.map
	<300m AHD

PLANNING
APPLICATION

REV	DATE	DESCRIPTION	ISSUED TO	DWG	COVER PAGE	PROJECT NO.	01
PROJECT Proposed Shed						DWG NO.	A00
CLIENT J & C Buist					SCALE @ A2		
ADDRESS 9 Avraam Court					DRAWN CHKD	Author JB	ACCREDITATION NUMBER 947052254
NOTES							

DCM

Design
Construction
Management

t: 03 6709 3000

a: 154/156 George St,
Launceston TAS 7250

e: admin@dcmtas.com.au

w: dcmtas.com.au

SOIL AND WATER MANAGMENT NOTES

All sediment and runoff control structures will be inspected each working day and maintained in a functional condition

All vegetation outside the building envelope to be maintained and or restored
Temporary Drainage Control - flow should be diverted around the work site where possible
All drainage, erosion and sediment controls to be installed and operational before commencing up slope earthworks

All control measures to be inspected at least weekly and after significant run off producing storms

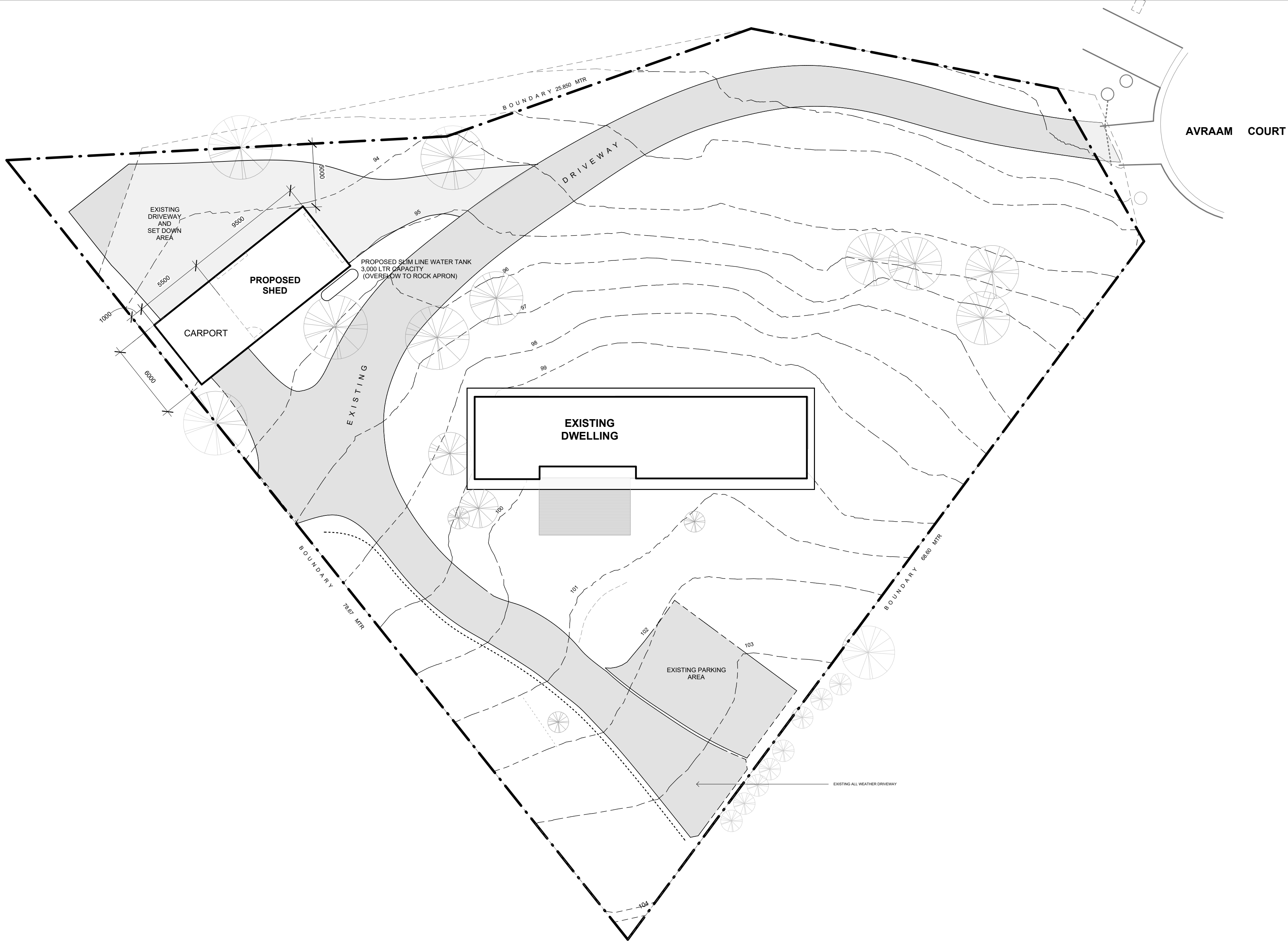
Control measures may be removed when on site erosion is controlled and 70% permanent soil coverage is obtained over all upstream disturbed land

In areas where run off turbidity is to be controlled, exposed surfaces to be either mulched, covered with erosion control blankets or turfed if earthworks are expected to be delayed for more than 14 days

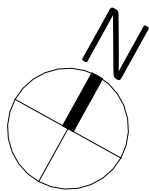
Sediment fence not to be located in areas of concetrated flow. Normally located along the contour with a maximumcatchment area 0.6 ha per 100m length of fence. Fences are required 2m min. from toe of cut or fill batters. Where not practical one fence can be at the toe with a second fence 1.0 mtr min. away. Fence should not be located parralell with toe if concentration of flow will occur behind the fence

SETOUT NOTES

All dimensions ton be confirmed on site and any anomilies are to raised with the designer imeediatley
Use written dimensions only (do not scale drawings)
Check all levels, datums and dimensions before commencing any work or shop drawings



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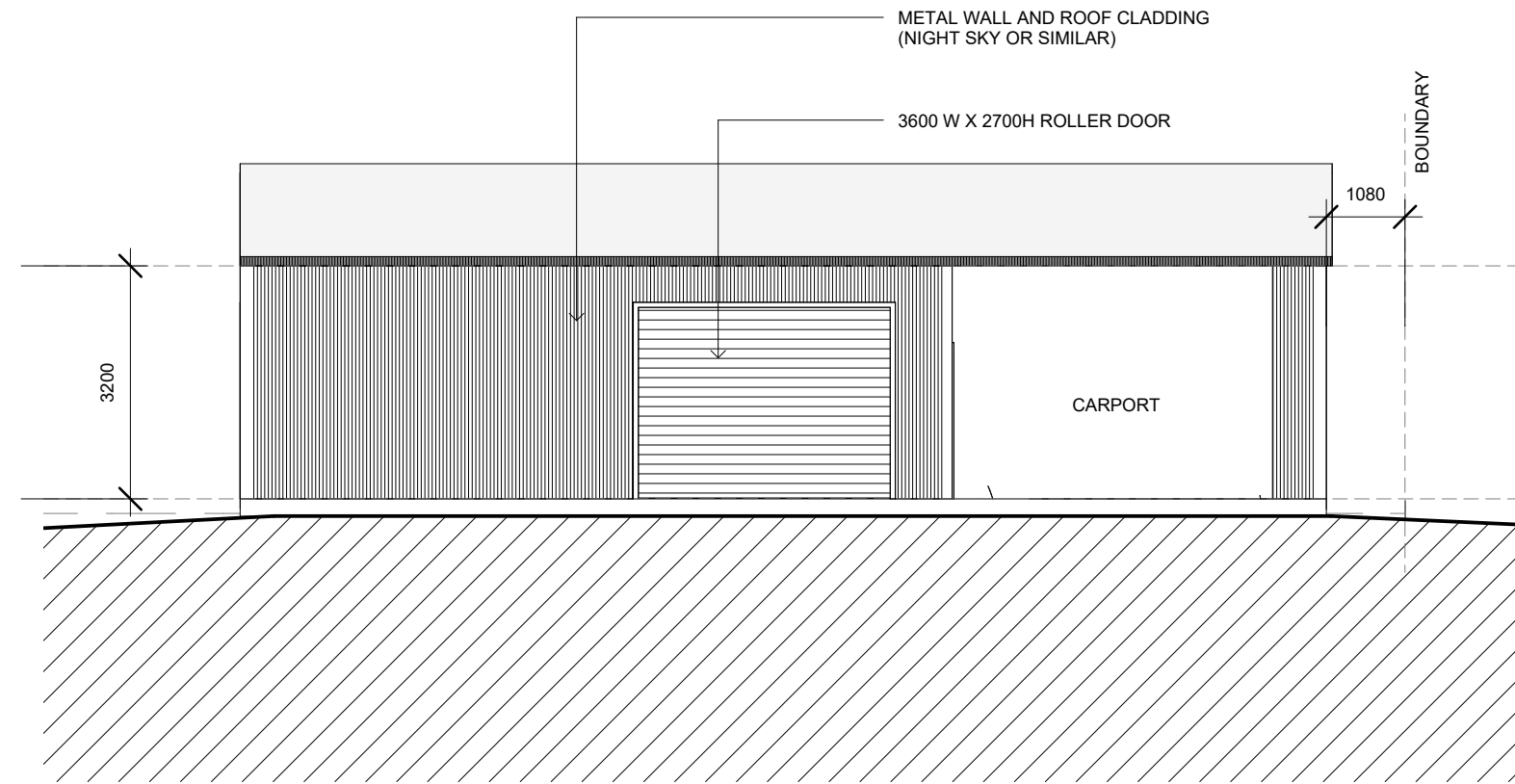
REV	DATE	DESCRIPTION	ISSUED TO
	21 September 2026	DA	

DWG	SITE PLAN
PROJECT Proposed Shed	
CLIENT J & C Buist	SCALE @ A2 1 : 200
ADDRESS 9 Avraam Court	DRAWN CHKD Author JB
NOTES	

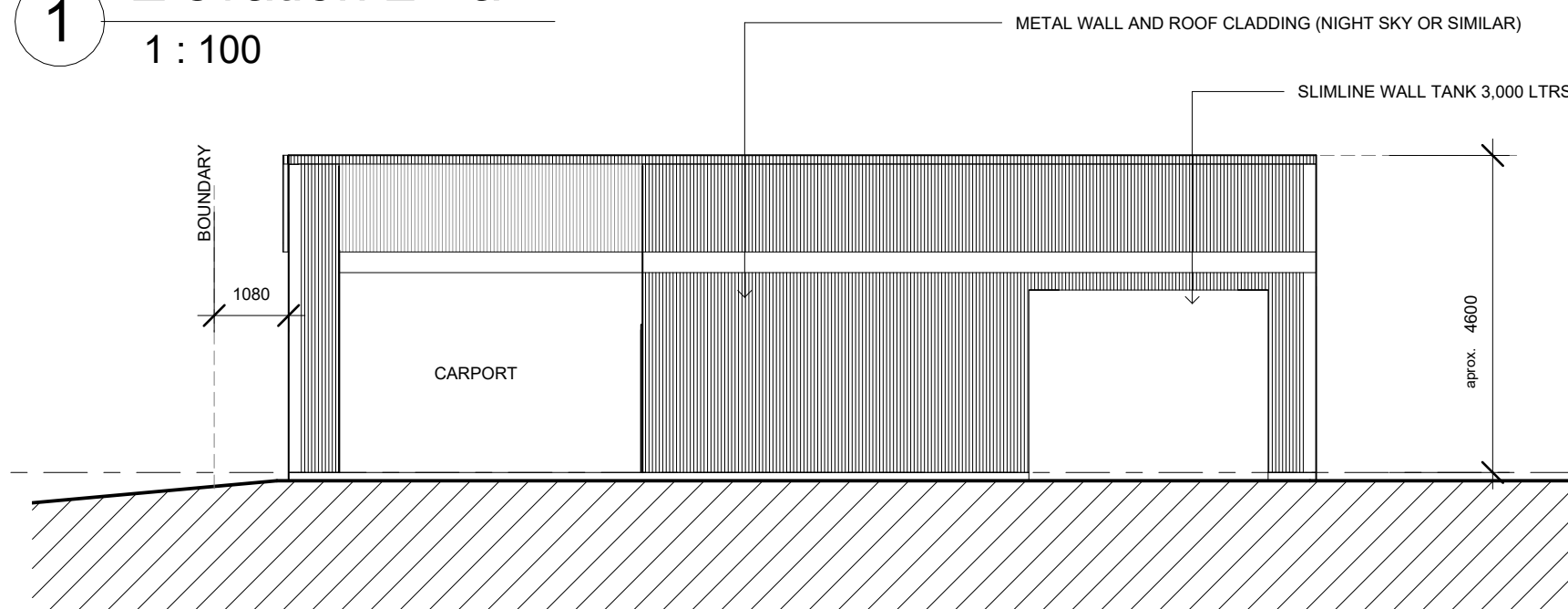
PROJECT NO.	01
DWG NO.	A01
ACCREDITATION NUMBER	947052254

DC
Design
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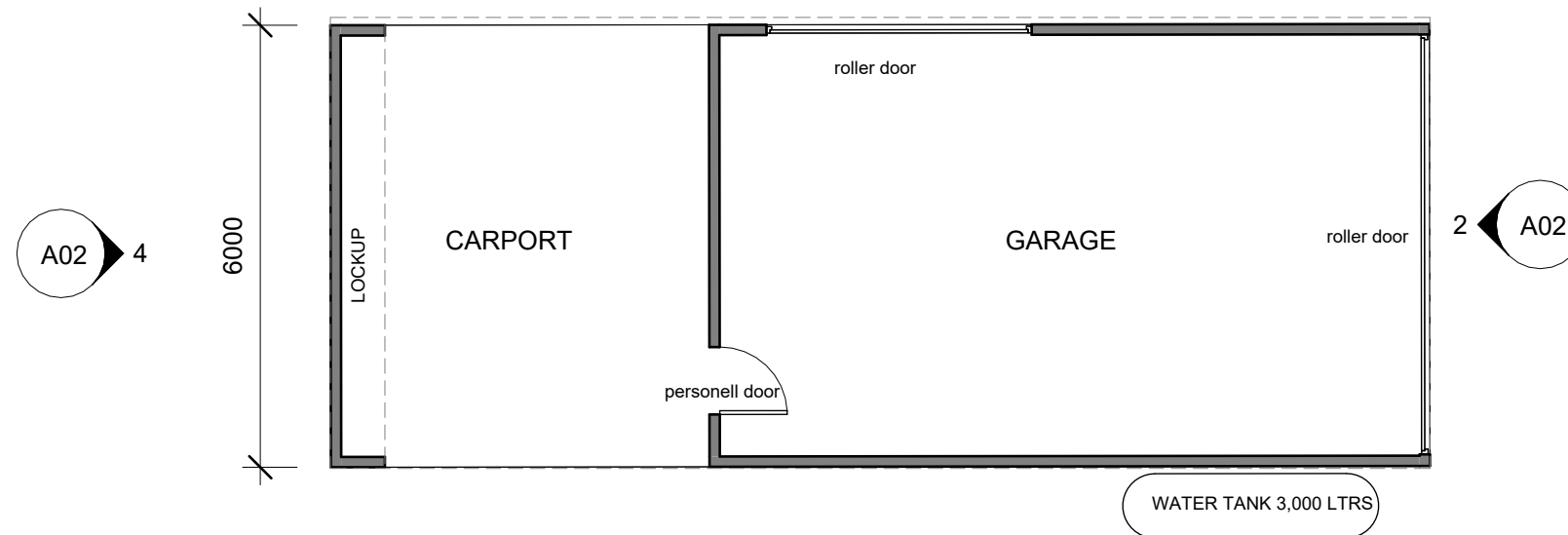
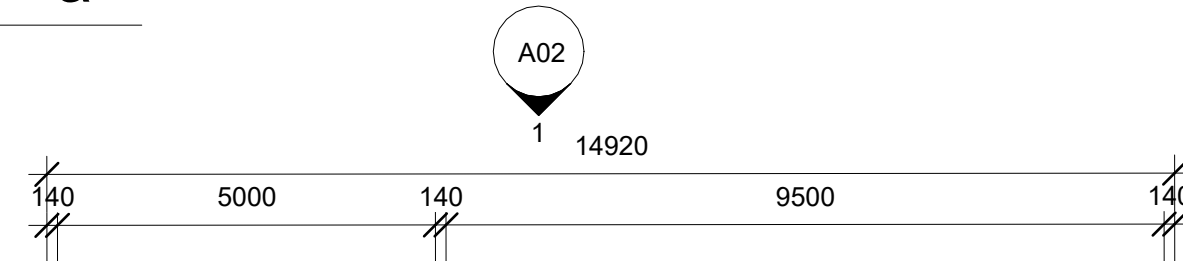
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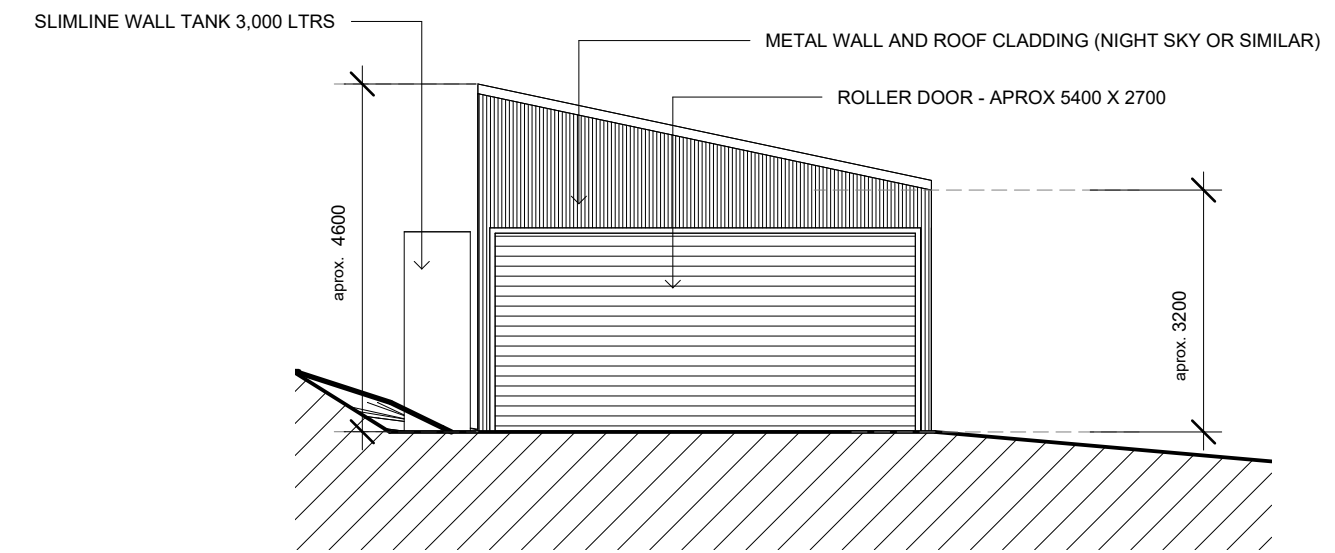
1 Elevation 2 - a
1 : 100



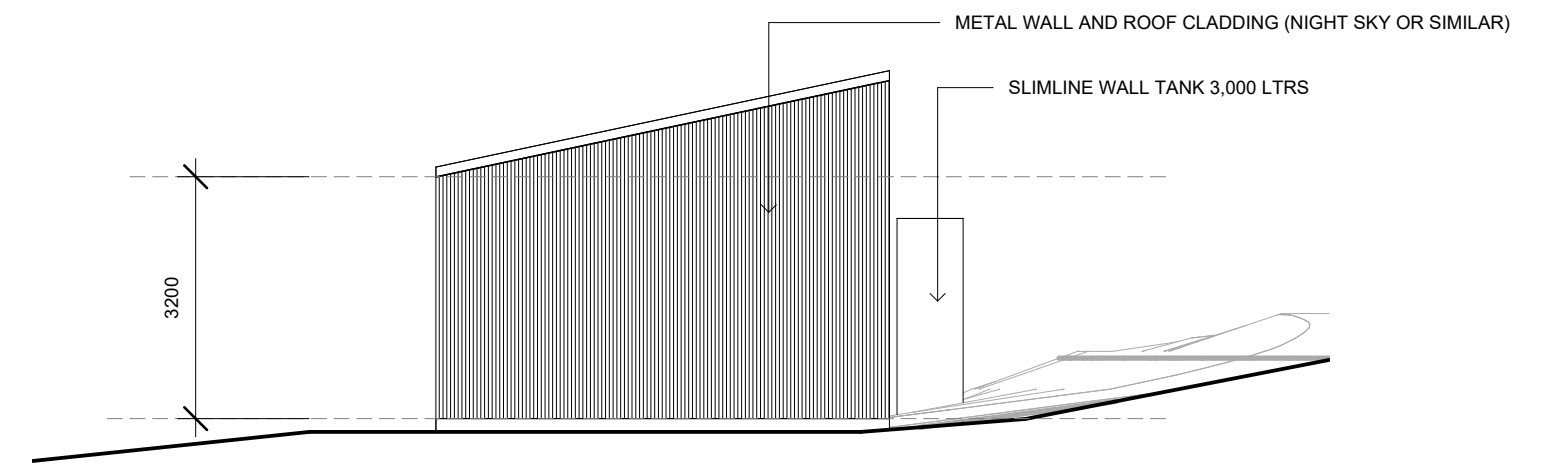
3 Elevation 4 - a
1 : 100



SHED
-5800

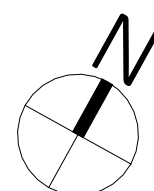


2 Elevation 3 - a
1 : 100



4 Elevation 5 - a
1 : 100

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APPLICATION



REV	DATE	DESCRIPTION	ISSUED TO	DWG	FLOOR PLAN	PROJECT NO.	01
21 September 2026	DA			PROJECT	Proposed Shed	DWG NO.	A02
01 October 2026	DA - revised roof pitch			CLIENT	J & C Buist	SCALE @ A2	1 : 100
				ADDRESS	9 Avraam Court	DRAWN	CHKD
				Author	JB	ACCREDITATION NUMBER	947052254
				NOTES			



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