



Devonport City Council

# PUBLIC NOTICE

## APPLICATION FOR PLANNING PERMIT

*Section 57(3) Land Use Planning Approvals Act 1993*

An application for a planning permit has been made which may affect you.

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### Application Details

Application Number:	<b>PA2024.0016</b>
Proposed Use or Development:	<b>Visitor Accommodation (5 cabins and facilities building)</b>
Address of the Land:	<b>10300 Bass Highway, Don</b>
Date of Notice:	<b>02/03/2024</b>

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You are invited to view the application and any documents and plans accompanying it on the ground floor of the paranapple centre at 137 Rooke Street, Devonport or on Council's website [www.devonport.tas.gov.au](http://www.devonport.tas.gov.au)

**Any person may make a representation relating to the application in accordance with section 57(5) of the *Land Use Planning Approvals Act 1993*, during a period of 14 days commencing on the date of this notice.**

Your representation must:

- be received by close of business on **18/03/2024**;
- be in writing; and
- addressed to the General Manager, Devonport City Council:
  - P.O. Box 604, Devonport, Tasmania, 7310; or
  - [council@devonport.tas.gov.au](mailto:council@devonport.tas.gov.au)

If you make a representation then Council must consider your submission before making its decision on the application.

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**PA2024.0016 - 10300 Bass Highway Don**

This map is made available for the purpose of providing access to Devonport City Council information and not as professional advice. The information contained on the map is diagrammatic only. All information should be verified on site, or with the appropriate State Government Department or Council Office, prior to being used for any purpose.



PROJECT:

# PROPOSED TWO FACILITIES BUILDINGS, FIVE ACCOMMODATION SUITES & GARAGE

CLIENT:

## KIM & BRUCE ROBINSON

LOCATION:

## 10300 BASS HIGHWAY, LILICO, DEVONPORT, TASMANIA, 7310

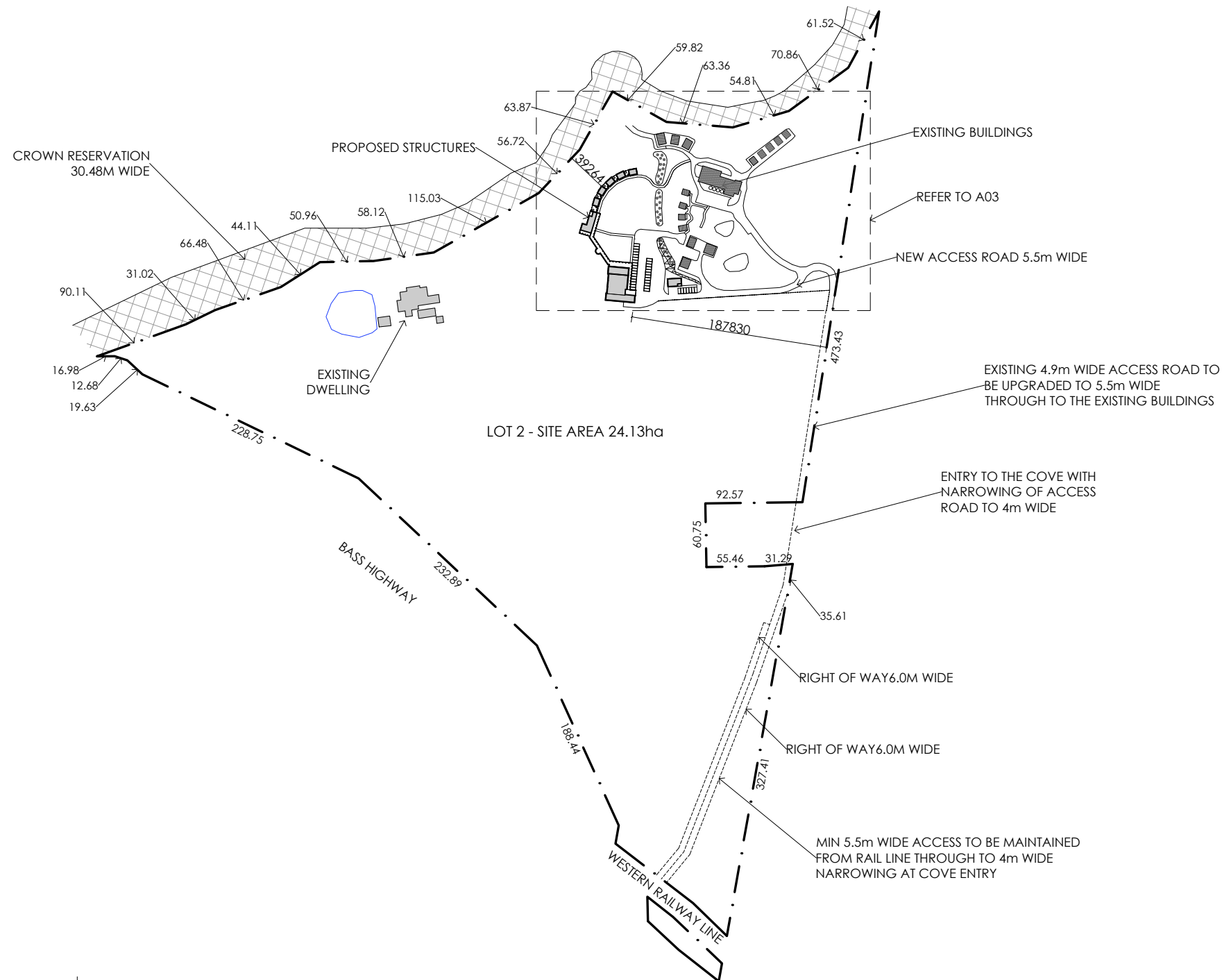
VOLUME: 177128  
FOLIO: 2  
DESIGN WIND SPEED: N4 - BY ES&D (ENVIRONMENTAL SERVICE & DESIGN)  
SOIL CLASSIFICATION: M - BY ES&D (ENVIRONMENTAL SERVICE & DESIGN)  
BUSHFIRE ASSESSMENT: REF TO BUSHFIRE AND BUILDING FIRE REPORT BY CASTELLAN CONSULTING  
CLIMATE ZONE: 7  
ALPINE AREA: NA

FLOOR AREA:  
FACILITIES BUILDING #1: 837.7m<sup>2</sup>  
FACILITIES BUILDING #2: 301.0m<sup>2</sup>  
WALKWAY CONNECTION 86.0m<sup>2</sup>  
ACCOMMODATION SUITES: 56.0m<sup>2</sup>ea + 32.8m<sup>2</sup> OF DECK  
GARAGE: 91.7m<sup>2</sup>  
TOTAL: 1397.0m<sup>2</sup>

REV:A      PLANNING APPROVAL V4      DATE: 14.02.2024

DRAWING SCHEDULE:		
SHEET No.	TITLE	REV #
A01	COVER SHEET	A
A02	SITE PLAN	A
A03	PART SITE PLAN	A
A04	FACILITIES BUILDING #1 - FLOOR PLAN	A
A05	FACILITIES BUILDING #1 - ELEVATIONS	A
A06	FACILITIES BUILDING #1 - ELEVATIONS	A
A07	FACILITIES BUILDING #2 - FLOOR PLAN	A
A08	FACILITIES BUILDING #2 - ELEVATIONS	A
A09	FACILITIES BUILDING #2 - ELEVATIONS	A
A10	WALKWAY CONNECTION - FLOOR PLAN	A
A11	WALKWAY CONNECTION - ELEVATIONS	A
A12	ACCOMMODATION SUITES - UNIT 1 - FLOOR PLAN	A
A13	ACCOMMODATION SUITES - UNIT 1 - ELEVATIONS	A
A14	ACCOMMODATION SUITES - UNIT 2 to 5 - FLOOR PLAN	A
A15	ACCOMMODATION SUITES - UNIT 2 to 5 - ELEVATIONS	A
A16	GARAGE - FLOOR PLAN	A
A17	GARAGE - ELEVATIONS	A





**SITE PLAN**

SCALE 1:5000



REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

PROJECT:  
**PROPOSED TWO FACILITIES BUILDINGS, FIVE  
ACCOMMODATION SUITES & GARAGE**  
CLIENT:  
**KIM & BRUCE ROBINSON**  
LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE:  
**SITE PLAN**

JOB NO: THE COVE

DRAWN BY:

CHECKED BY:

SCALE:  
1:5000 @ A3

ISSUE: **DA**

DRAWING NO:

**A02**  
/ A17



LEGEND & NOTES  
1. ALL CONTOURS ARE INDICATIVE ONLY AND SHOULD BE CONFIRMED ON SITE.  
EXISTING BUILDINGS ONSITE

SUBJECT TO APPLICATION

PREVIOUSLY APPROVED  
UNDER PA2023.0001

PREVIOUSLY APPROVED  
UNDER PA2023.0001



PART SITE PLAN

SCALE 1:500



REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

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ACCOMMODATION SUITES & GARAGE**  
CLIENT:  
**KIM & BRUCE ROBINSON**  
LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE:  
**PART SITE PLAN**

JOB NO: THE COVE

DRAWN BY:  
CHECKED BY:

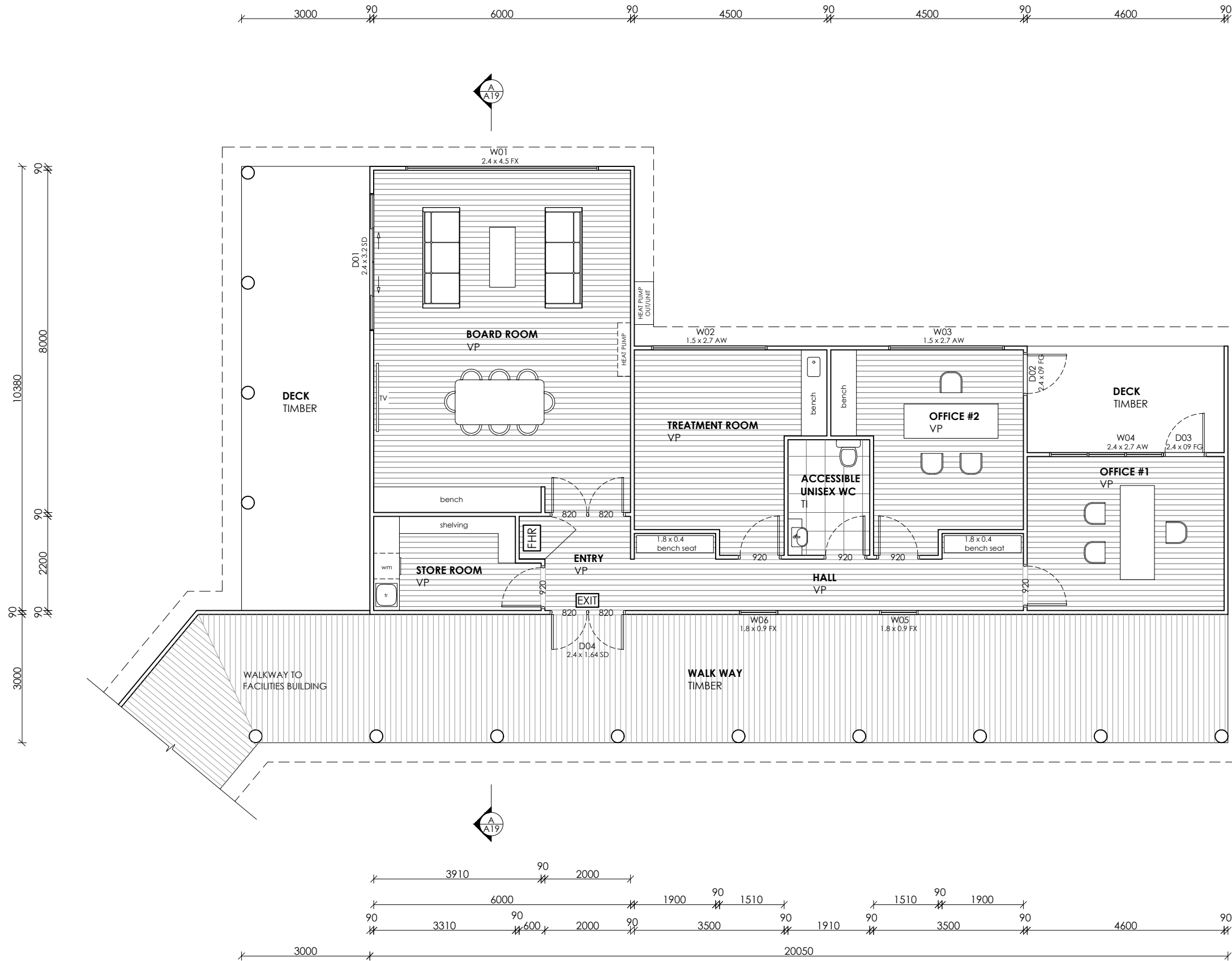
SCALE:  
1:500 @ A2

ISSUE: **DA**

DRAWING NO:

**A03**

/ A17



LEGEND & NOTES:

1. LIFT OFF DOOR HINGES REQUIRED ON FULLY ENCLOSED SANITARY COMPARTMENT DOORS IF CLEAR SPACE IS LESS THAN 1.2m. AS PER NCC VOL. 1 PART F4D8.
2. MECHANICAL VENTILATION/AIR CONDITIONING SYSTEM TO BE SUPPLIED BY OTHERS AND MUST COMPLY WITH AS1668.2 AND AS/NZS 3666.1

**EXIT** EMERGENCY EXIT SIGNS AS PER NCC-VOLUME 1 - 2022 PART E4

**FLOOR AREA**  
FACILITIES BUILDING #2 - 140.2m<sup>2</sup>  
UNDERCOVER WALKWAYS - 60.1m<sup>2</sup>  
DECKS - 42.5m<sup>2</sup>  
TOTAL - 242.8m<sup>2</sup>

**ROOFING:**  
CUSTOM ORB - MEDIUM  
FASCIA - MEDIUM  
GUTTER - MEDIUM

**FACADE:**  
CEMENT SHEET - MEDIUM  
COLORBOND CLADDING - MEDIUM

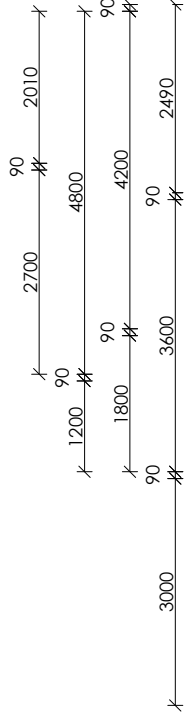
**ALUMINIUM FRAMED WINDOWS:**  
COLOUR - MEDIUM  
GLAZING - DOUBLE

**VINYL PLANK - (VP)**  
FLOOR AREA APPROX - 127.0m<sup>2</sup>

**TILES - (TI)**  
FLOOR AREA APPROX - 5.0m<sup>2</sup>

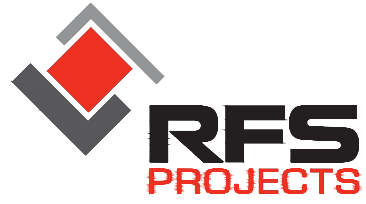
**TIMBER DECKING - (TIMBER)**  
FLOOR AREA APPROX - 42.5m<sup>2</sup>

**CONCRETE - (CON)**  
EXPOSED CONCRETE, NO SURFACE FINISH REQUIRED



**FLOOR PLAN**

SCALE 1:100

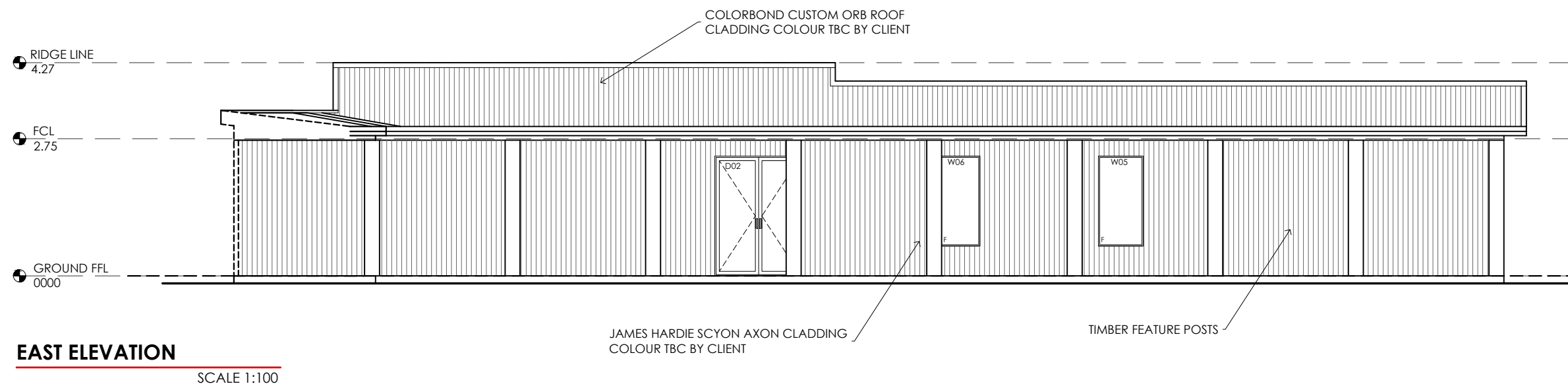
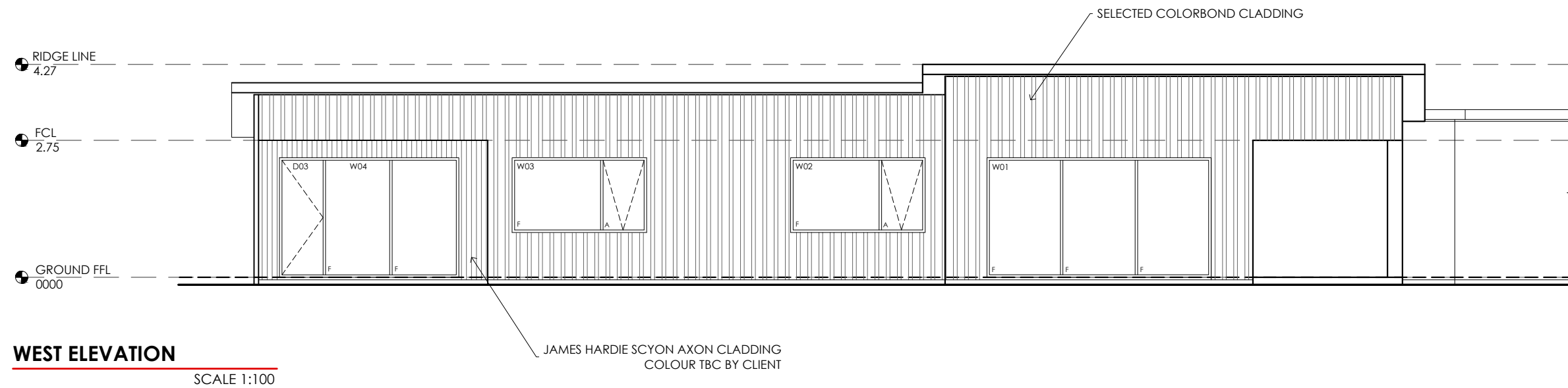


REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

PROJECT:  
**PROPOSED TWO FACILITIES BUILDINGS, FIVE ACCOMMODATION SUITES & GARAGE**  
CLIENT:  
**KIM & BRUCE ROBINSON**  
LOCATION:  
**10300 BASS HIGHWAY, LILICO, DEVONPORT, TASMANIA, 7310**

DRAWING TITLE: <b>FACILITIES BUILDING #2 - FLOOR PLAN</b>		
JOB NO: THE COVE		
DRAWN BY:	SCALE: 1:100 @ A3	ISSUE: <b>DA</b>
CHECKED BY:		

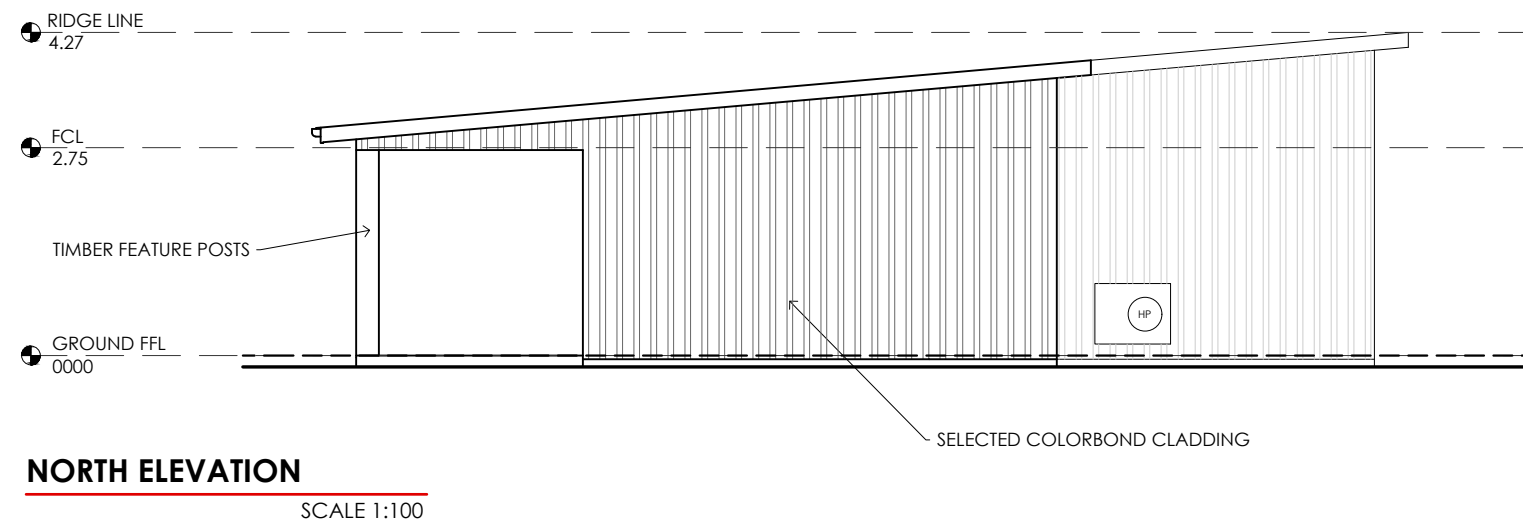
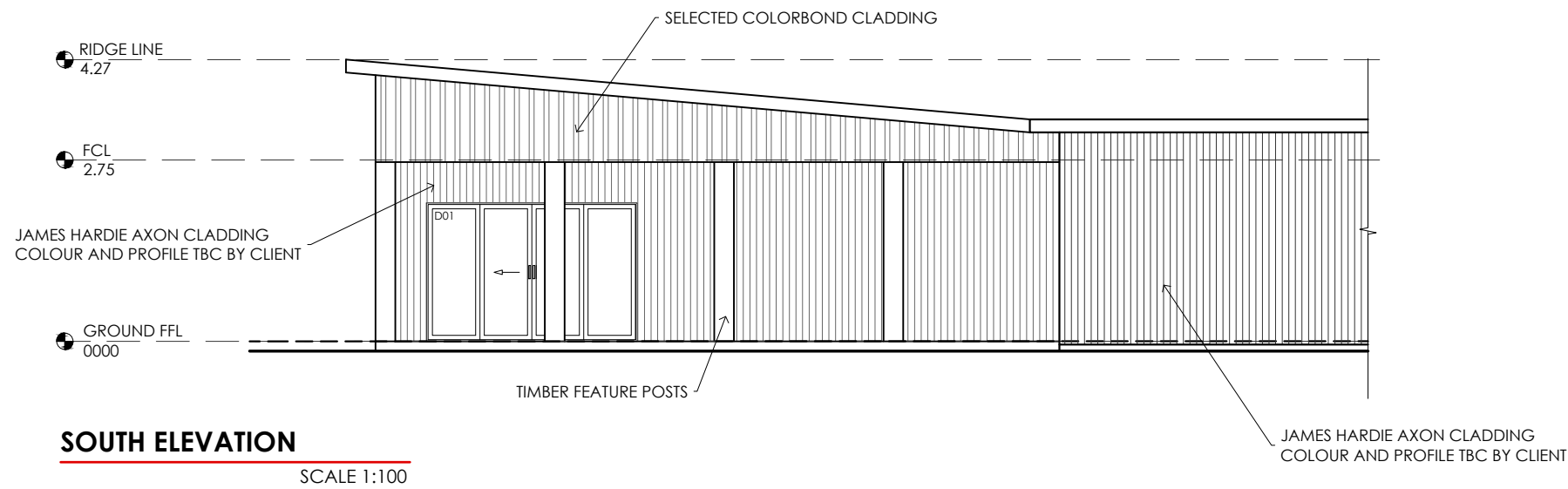
DRAWING NO:  
**A07**  
/ A17



REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

PROJECT:	PROPOSED TWO FACILITIES BUILDINGS, FIVE ACCOMMODATION SUITES & GARAGE
CLIENT:	KIM & BRUCE ROBINSON
LOCATION:	10300 BASS HIGHWAY, LILICO, DEVONPORT, TASMANIA, 7310

DRAWING TITLE:	FACILITIES BUILDING #2 - ELEVATIONS 1 of 2
JOB NO:	THE COVE
DRAWN BY:	SCALE: 1:100 @ A3
CHECKED BY:	ISSUE: DA



REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

PROJECT:  
**PROPOSED TWO FACILITIES BUILDINGS, FIVE  
ACCOMMODATION SUITES & GARAGE**

CLIENT:  
**KIM & BRUCE ROBINSON**

LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE: <b>FACILITIES BUILDING #2 - ELEVATIONS 2 of 2</b>		
JOB NO: THE COVE		
DRAWN BY:	SCALE: 1:100 @ A3	ISSUE: <b>DA</b>
CHECKED BY:		

DRAWING NO:  
**A09**  
/ A17



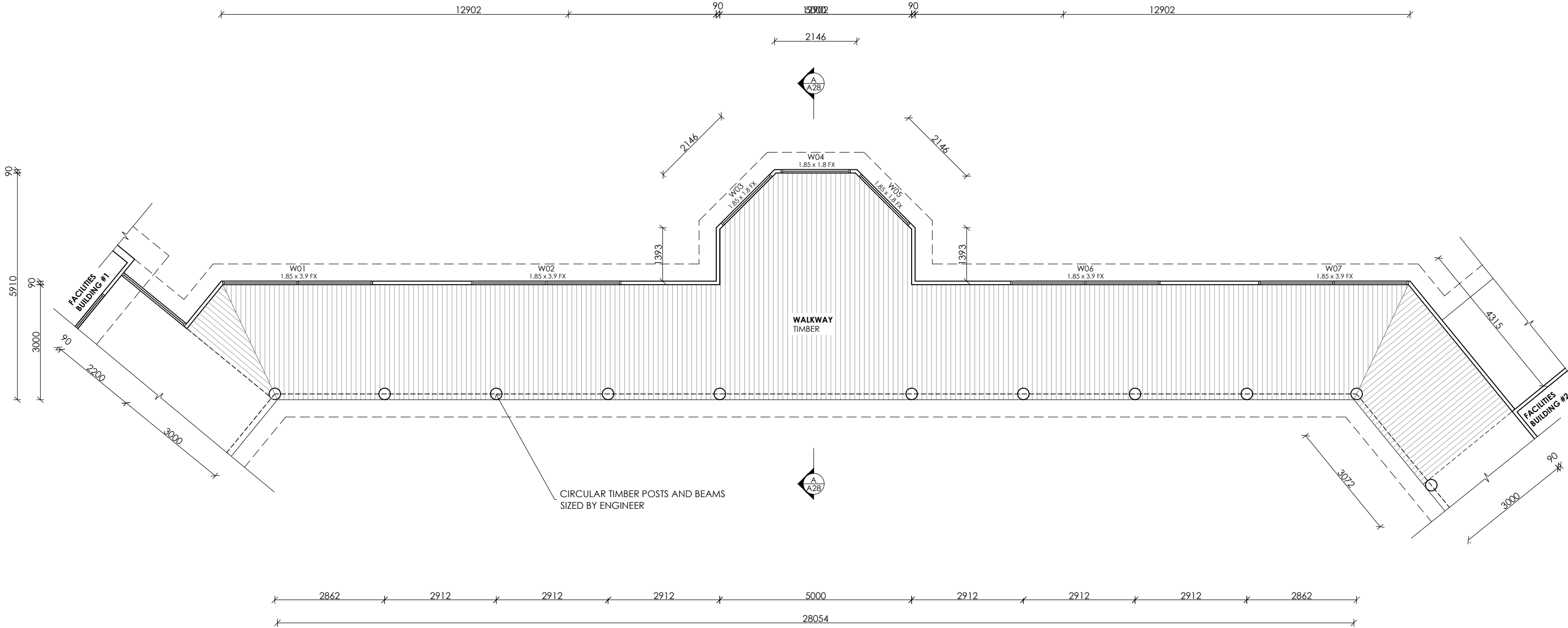
LEGEND & NOTES:

FLOOR AREA  
WALKWAY CONNECTER - 114.0m²

ROOFING:  
CUSTOM ORB - MEDIUM  
FASCIA - MEDIUM  
GUTTER - MEDIUM

FACADE:  
CEMENT SHEET - MEDIUM

ALUMINIUM FRAMED WINDOWS:  
COLOUR - MEDIUM  
GLAZING - DOUBLE



FLOOR PLAN

SCALE 1:100



REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

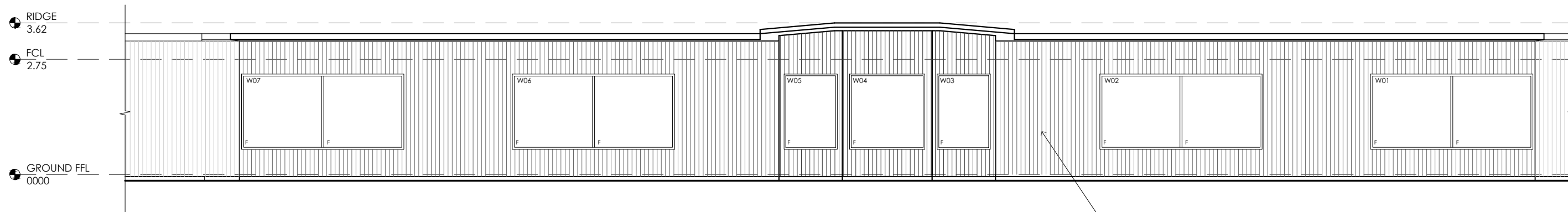
PROJECT:  
**PROPOSED TWO FACILITIES BUILDINGS, FIVE  
ACCOMMODATION SUITES & GARAGE**

CLIENT:  
**KIM & BRUCE ROBINSON**

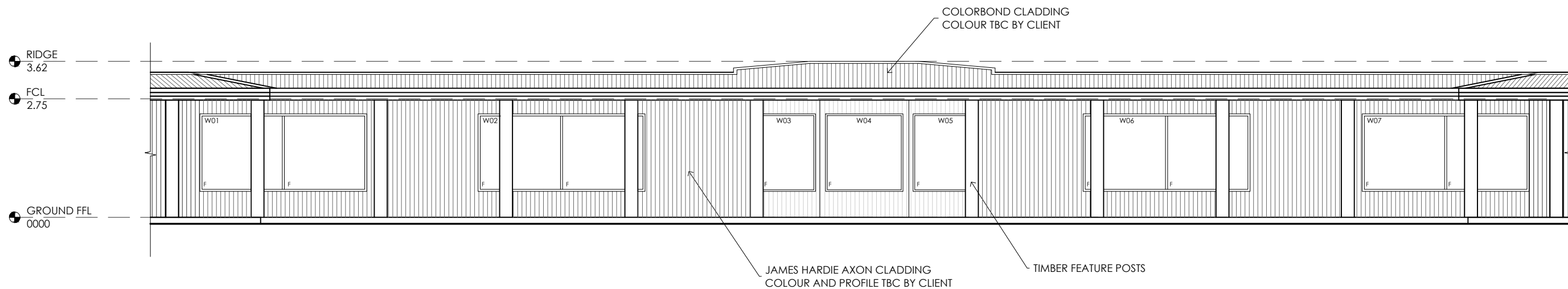
LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE: <b>WALKWAY CONNECTION - FLOOR PLAN</b>		
JOB NO: THE COVE		
DRAWN BY:	SCALE: 1:100 @ A3	ISSUE: <b>DA</b>
CHECKED BY:		

DRAWING NO:  
**A10**  
/ A17



**SOUTH WEST ELEVATION**  
SCALE 1:100



**NORTH EAST ELEVATION**  
SCALE 1:100



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CLIENT:  
**KIM & BRUCE ROBINSON**  
LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE: <b>WALKWAY CONNECTION - ELEVATIONS</b>		
JOB NO: THE COVE		
DRAWN BY:	SCALE: 1:100 @ A3	ISSUE: <b>DA</b>
CHECKED BY:		

DRAWING NO:  
**A11**  
/ A17

LEGEND & NOTES:

1. LIFT OFF HINGES ON BATHROOM DOOR

FLOOR AREA  
UNIT 1 - 35.3m<sup>2</sup>  
DECK - 29.1m<sup>2</sup>

ROOFING:  
CUSTOM ORB - MEDIUM  
FASCIA - MEDIUM  
GUTTER - MEDIUM

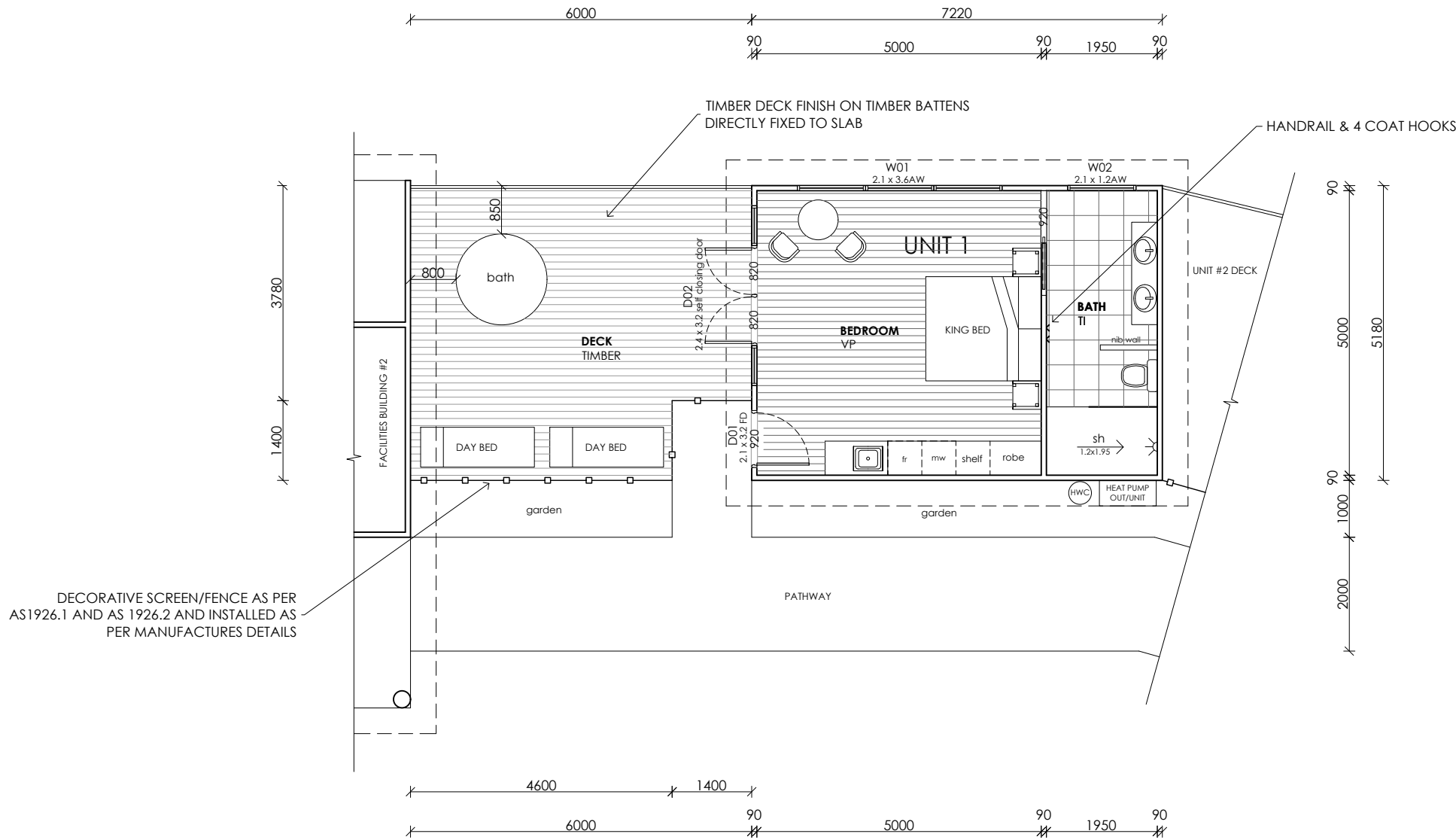
FACADE:  
CEMENT SHEET - MEDIUM  
COLORBOND - MEDIUM

ALUMINIUM FRAMED WINDOWS:  
COLOUR - MEDIUM  
GLAZING - DOUBLE

COMMERCIAL GRADE VINYL PLANK - (VP)  
FLOOR AREA APPROX - 23.0m<sup>2</sup>

TI - (TILES)  
FLOOR AREA APPROX - 10.0m<sup>2</sup>

CONCRETE - (CON)  
EXPOSED CONCRETE, NO SURFACE FINISH  
REQUIRED



FLOOR PLAN

SCALE 1:100



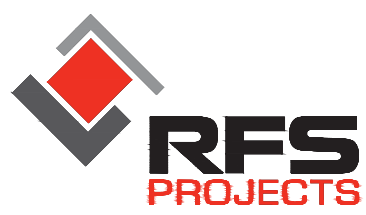
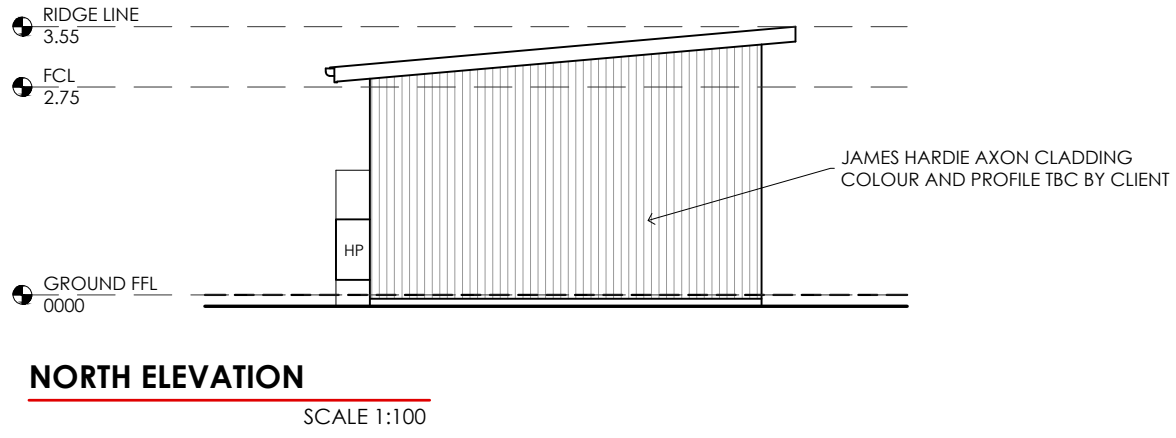
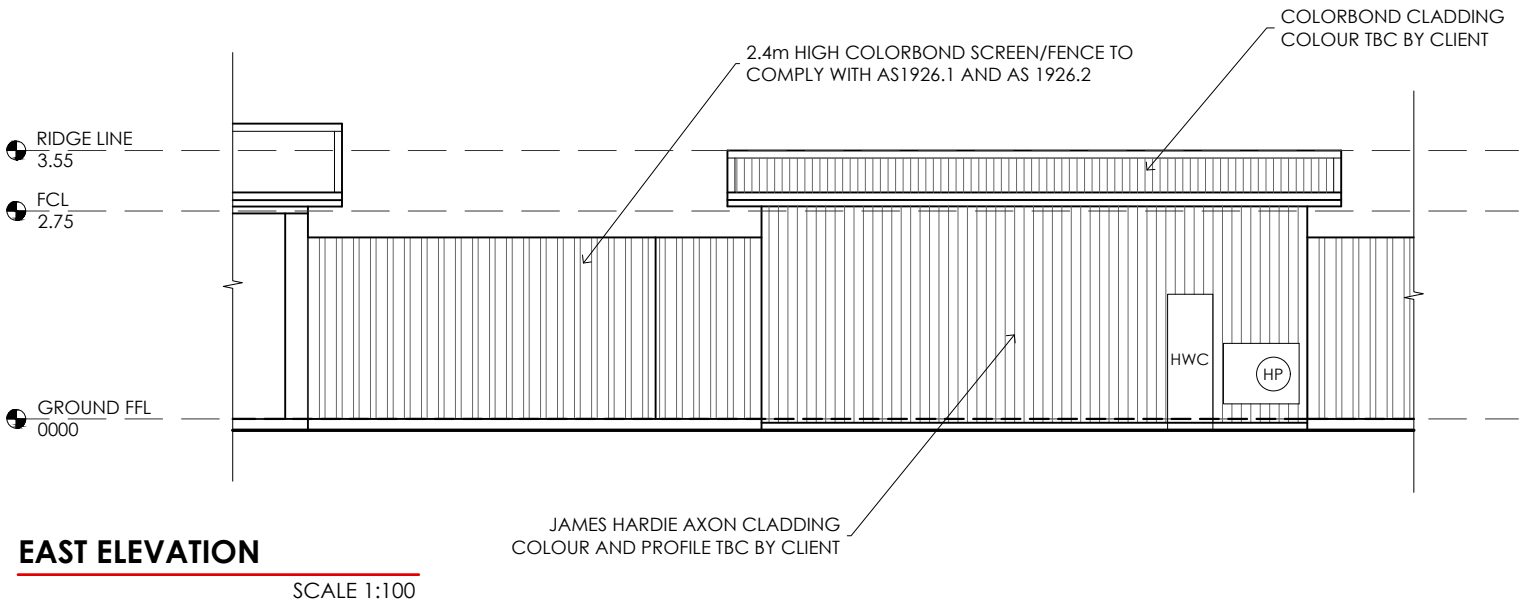
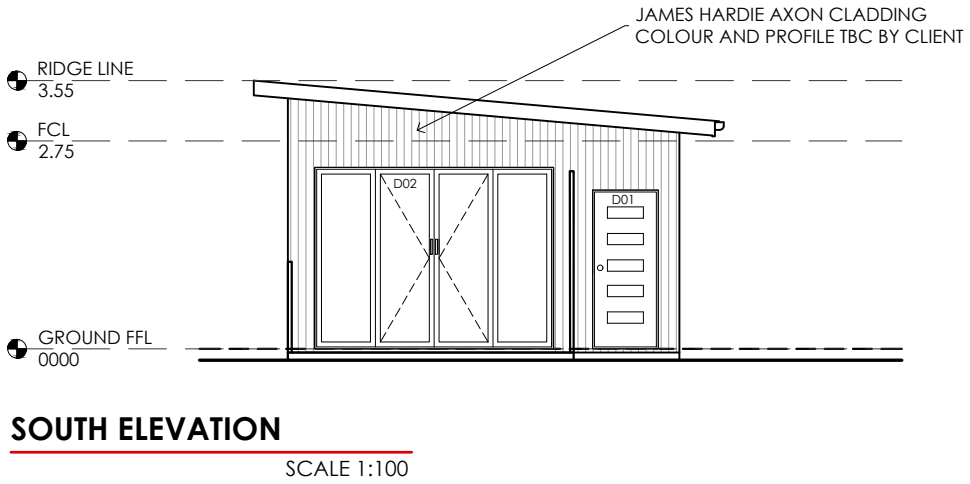
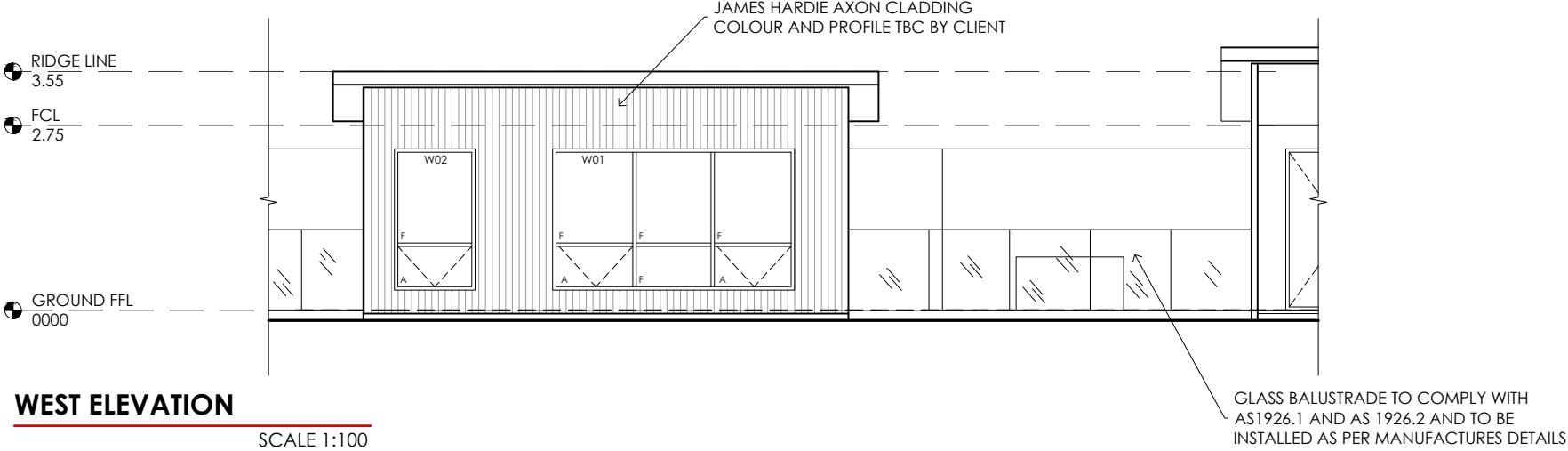
REV:	DESCRIPTION:	DATE:
A	PLANNING APPROVAL V4	14.02.2024

PROJECT:  
**PROPOSED TWO FACILITIES BUILDINGS, FIVE  
ACCOMMODATION SUITES & GARAGE**  
CLIENT:  
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LOCATION:  
**10300 BASS HIGHWAY, LILICO,  
DEVONPORT, TASMANIA, 7310**

DRAWING TITLE:  
**ACCOMMODATION SUITES -  
UNIT 1 - FLOOR PLAN**  
JOB NO: THE COVE  
DRAWN BY:  
CHECKED BY:  
SCALE:  
1:100 @ A3  
ISSUE: **DA**

DRAWING NO:

**A12**  
/ A17



REV:	DESCRIPTION:	DATE:
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CLIENT:  
**KIM & BRUCE ROBINSON**

LOCATION:  
**10300 BASS HIGHWAY, LILICO, DEVONPORT, TASMANIA, 7310**

DRAWING TITLE: <b>ACCOMMODATION SUITES - UNITS 2 TO 5 - ELEVATIONS</b>		
JOB NO: THE COVE		
DRAWN BY:	SCALE: 1:100 @ A3	ISSUE: <b>DA</b>
CHECKED BY:		

DRAWING NO:  
**A13**  
/ A17



LEGEND & NOTES:

1. LIFT OFF HINGES ON BATHROOM DOOR

FLOOR AREA  
UNIT 1 - 37.3m<sup>2</sup>  
DECK - 22.7m<sup>2</sup>

ROOFING:  
CUSTOM ORB - MEDIUM  
FASCIA - MEDIUM  
GUTTER - MEDIUM

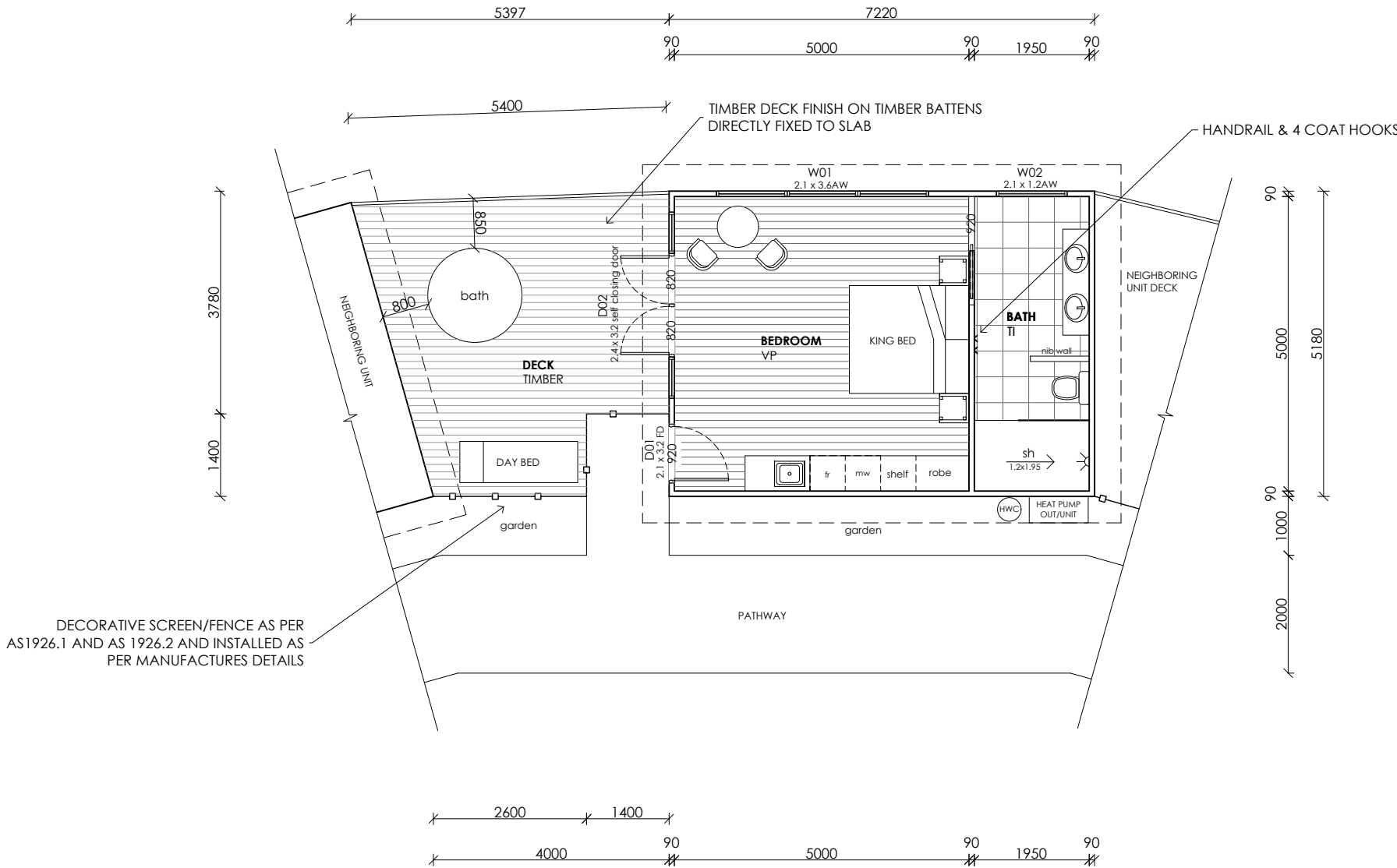
FACADE:  
CEMENT SHEET - MEDIUM  
COLORBOND - MEDIUM

ALUMINIUM FRAMED WINDOWS:  
COLOUR - MEDIUM  
GLAZING - DOUBLE

COMMERCIAL GRADE VINYL PLANK - (VP)  
FLOOR AREA APPROX - 25.0m<sup>2</sup>

TI - (TILES)  
FLOOR AREA APPROX - 10.0m<sup>2</sup>

CONCRETE - (CON)  
EXPOSED CONCRETE, NO SURFACE FINISH  
REQUIRED



-  **FLOOR PLAN - UNIT 2**  
SCALE 1:100
-  **FLOOR PLAN - UNIT 3**  
SCALE 1:100
-  **FLOOR PLAN - UNIT 4**  
SCALE 1:100
-  **FLOOR PLAN - UNIT 5**  
SCALE 1:100



REV:	DESCRIPTION:	DATE:
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DEVONPORT, TASMANIA, 7310**

DRAWING TITLE:  
**ACCOMMODATION SUITES -  
UNITS 2 TO 5 - FLOOR PLAN**

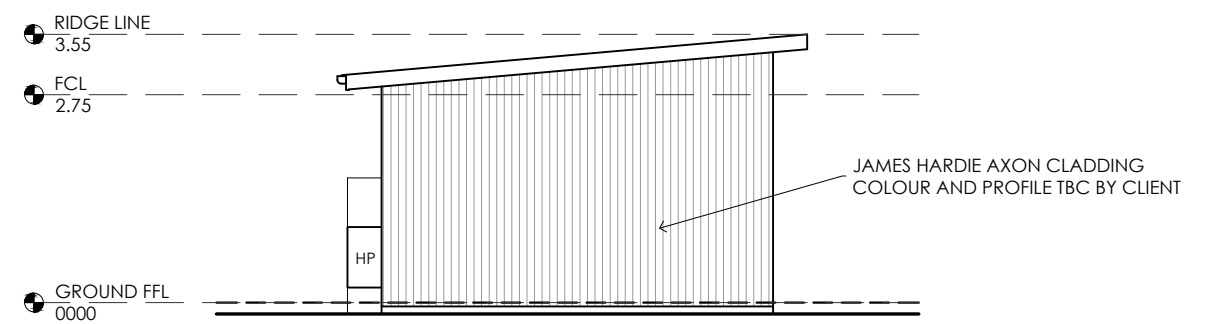
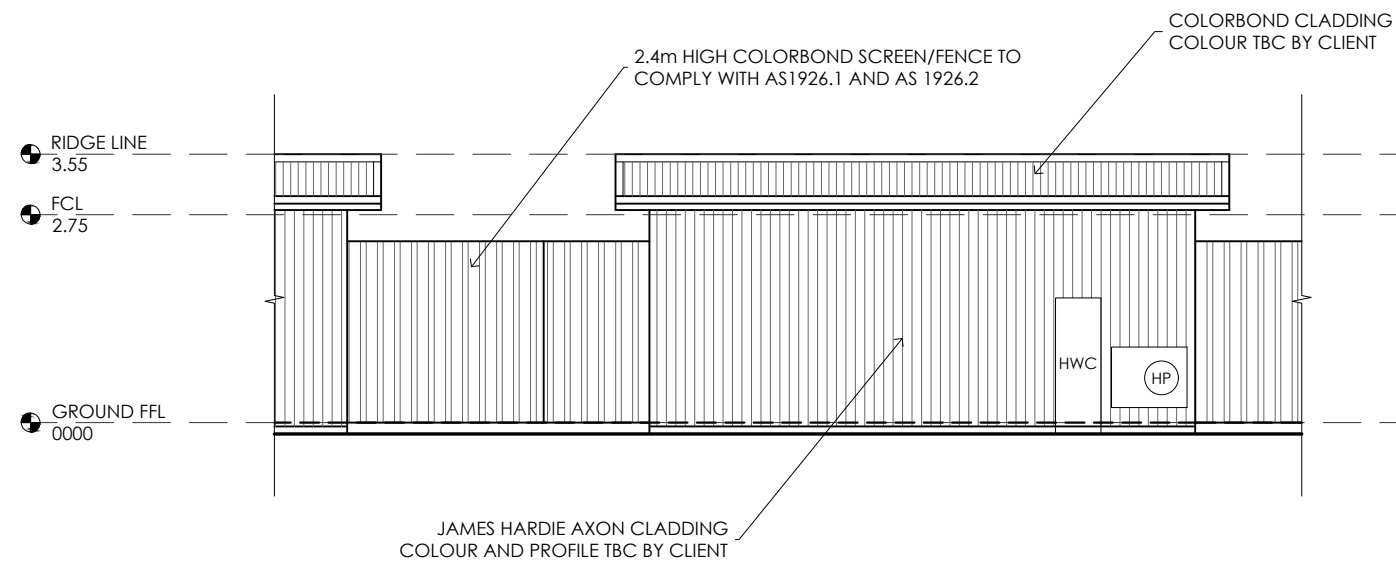
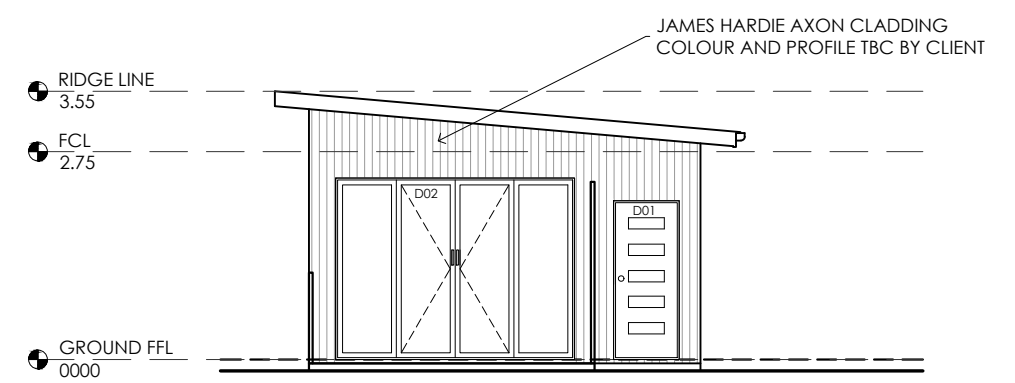
JOB NO: THE COVE

DRAWN BY:  
CHECKED BY:

SCALE:  
1:100 @ A3

ISSUE: **DA**

DRAWING NO:  
**A14**  
/ A17



REV:	DESCRIPTION:	DATE:
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DRAWING TITLE:  
**ACCOMMODATION SUITES -  
UNITS 2 TO 5 - ELEVATIONS**

JOB NO: THE COVE

DRAWN BY:

SCALE:  
1:100 @ A3

ISSUE: **DA**

DRAWING NO:

**A15**  
/ A17