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.

Application Details

Application Number:	**PA2026.0170**
Proposed Use or Development:	**Residential (multiple dwellings x 2)**
Address of the Land:	**9 Candlebark Court, East Devonport**
Date of Notice:	**7/11/2026**

You are invited to view the application and any documents and plans accompanying it on the ground floor of the paranaple centre at 137 Rooke Street, Devonport or on Council's website 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 **23/11/2026**;
- be in writing; and
- addressed to the Chief Executive Officer, Devonport City Council:
    - P.O. Box 604, Devonport, Tasmania, 7310; or
    - townplanning@devonport.tas.gov.au

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



9 Candlebark Court East Devonport (lot 4)

N

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.

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Created: 26-10-2026 08:43:55

Devonport City Council

CANDLEBARK COURT

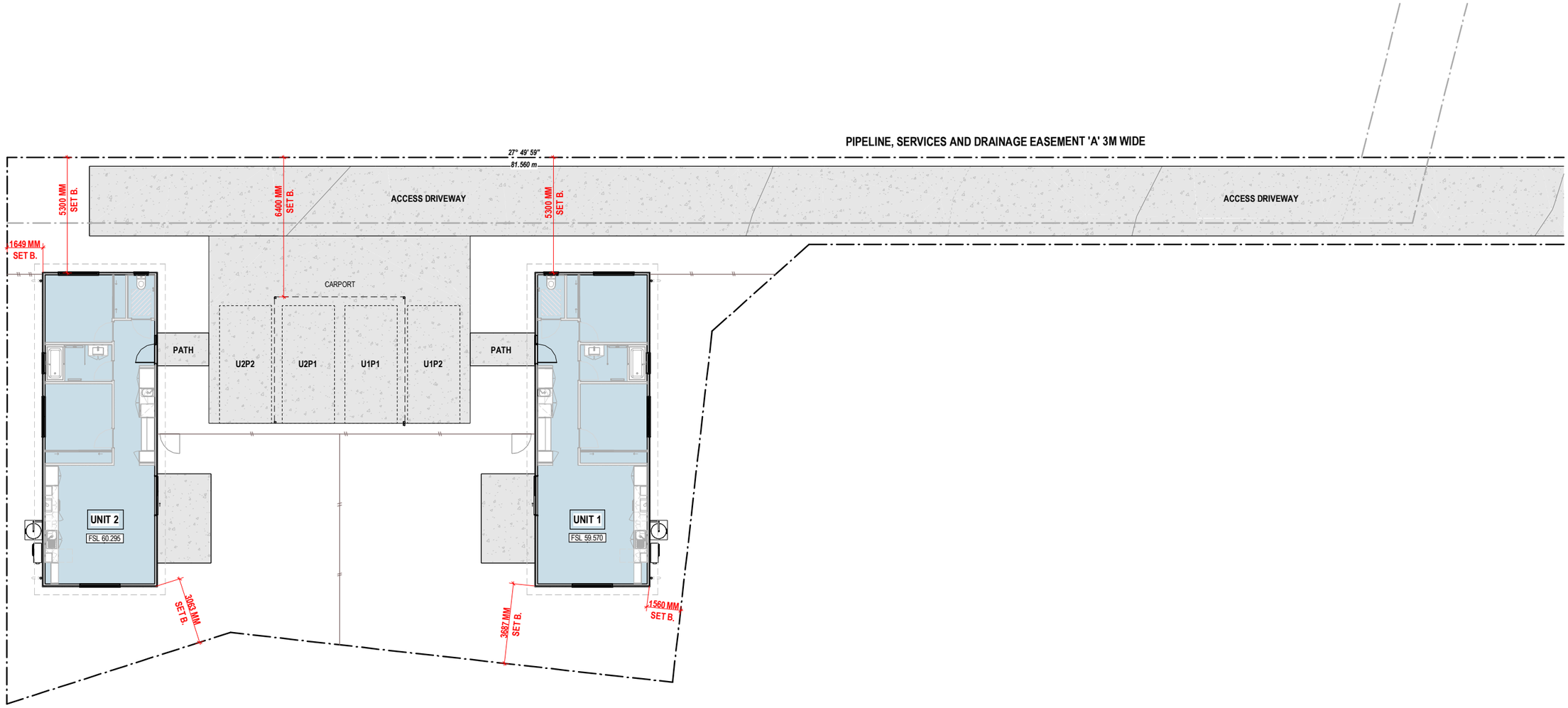
BY BASE BUILT

CANDLEBARK CCT, EAST DEVONPORT
LOT 04 on CT186748/7

REV:	DESCRIPTION:	DATE:	ISSUE BY
A	SITE REVIEW	01.09.06	DN

SITE REVIEW AUGUST 2026

SR-1A | SITE PLAN



1 **SITE PLAN**
1 : 100

2 - BED SINGLE STOREY

INVILLA | BASE BUILT

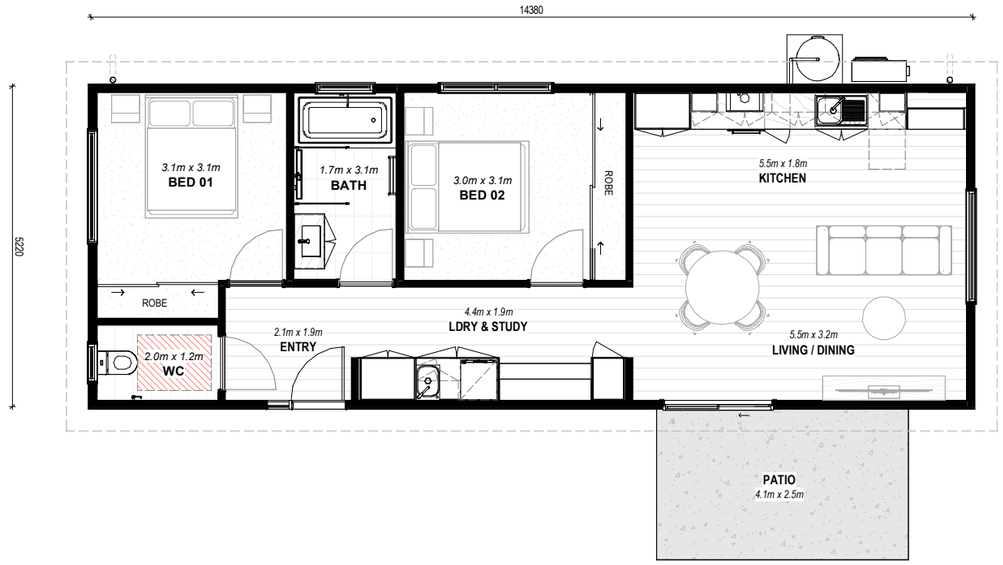
REV:	DESCRIPTION:	DATE:	ISSUE BY
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SITE REVIEW AUGUST 2026

SR-2A | FLOOR PLAN

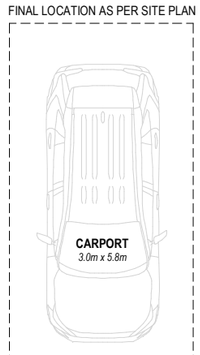
FACADE

THE CULLEN



1 **GROUND FLOOR**
1 : 50

FINAL LOCATION AS PER SITE PLAN



GFA - TYPICAL 2 BED

NOTE:
1. INTERNAL AREAS CALCULATED TO EXTERIOR SIDE OF WALL STRUCTURAL (ie. STUD WALL) AND ARE EXCLUSIVE OF EXTERNAL CLADDING
2. AREAS ARE CALCULATED TO THE CENTRE LINE OF SHARED WALLS...

NAME	LEVEL	AREA (m²)
PATIO	GROUND	10 m²
CARPORT	GROUND	17 m²
INTERNAL	GROUND	77 m²
		104 m²

INVILLA | BASE BUILT

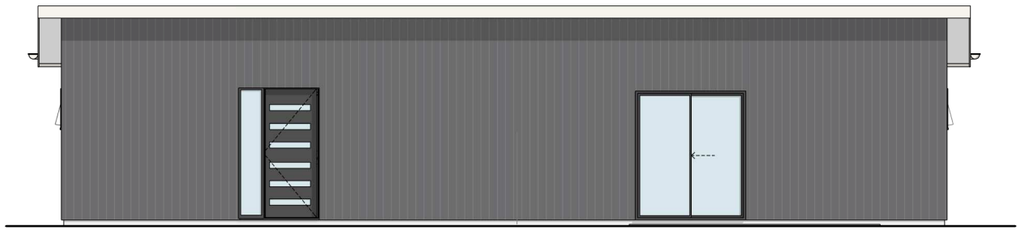
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SITE REVIEW AUGUST 2026

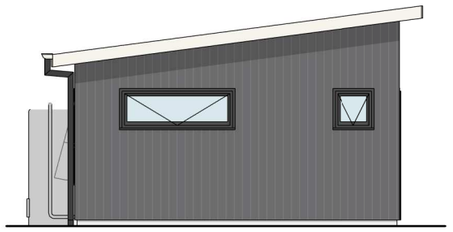
SR-3A | ELEVATIONS

FACADE

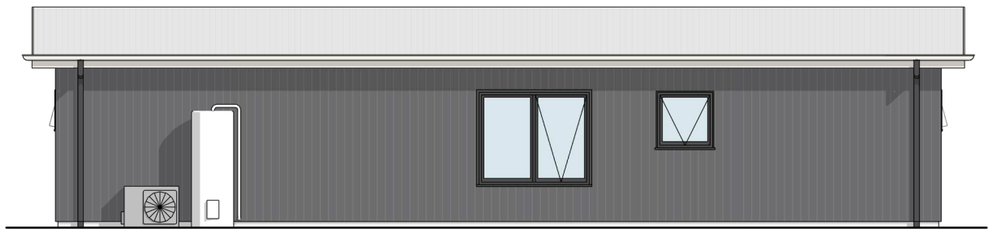
THE CULLEN



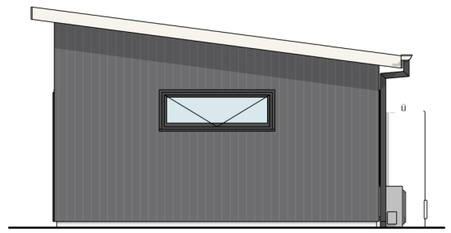
1 **ELEVATION 01**
1 : 50



3 **ELEVATION 03**
1 : 50



2 **ELEVATION 02**
1 : 50



4 **ELEVATION 04**
1 : 50

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
A	SITE REVIEW	01.09.06	DN

SITE REVIEW AUGUST 2026

SR-4A | 3D PERPSEPECTIVE



INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
A	SITE REVIEW	01.09.06	DN

SITE REVIEW AUGUST 2026

CANDLEBARK COURT

BY BASE BUILT

CANDLEBARK CCT, EAST DEVONPORT
LOT 04 on CT186748/7

DEVELOPMENT APPLICATION | AUGUST 2026

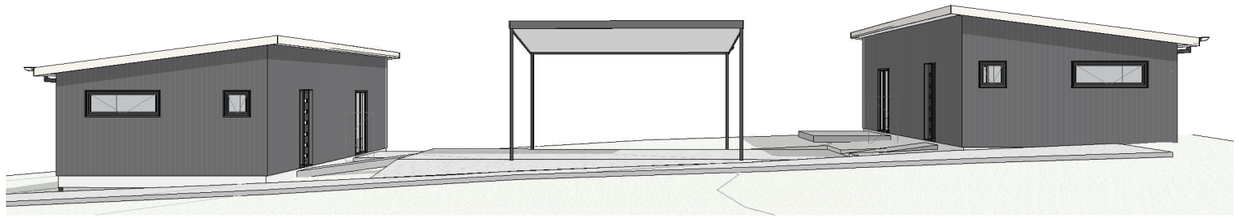
REV:	DESCRIPTION:	DATE:	ISSUE BY
B	DA ISSUE	01.09.26	DN
A	SITE REVIEW	01.09.06	DN

CONTENTS

01 SITE CONTEXT

02 DRAWINGS

03 ARCHITECTURE



DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
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01

SITE CONTEXT

DEVELOPMENT APPLICATION | AUGUST 2026

REV:	DESCRIPTION:	DATE:	ISSUE BY
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DA-1B | LOCATION PLAN

LOCATION PLAN



09 CANDLEBARK COURT

AERIAL PLAN

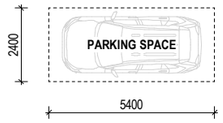


SUBJECT SITE

SITE PARKING

CAR PARKING REQUIREMENTS

UNIT 1	2 SPACES PROVIDED
UNIT 2	2 SPACES PROVIDED
TOTAL REQUIRED	4 SPACES
TOTAL PROVIDED	**4 SPACES**



SITE COVER

1. SITE COVER OF DEVELOPMENT MEANS THE PORTION OF THE SITE, EXPRESSED AS A PERCENTAGE, THAT WILL BE COVERED BY A BUILDING OR STRUCTURE, MEASURED TO IT'S OUTERMOST PROJECTION, AFTER THE DEVELOPMENT IS CARRIED OUT.
2. SITE COVER CALCULATIONS EXCLUDE ROOF EAVES, AWNINGS, SUNHOODS.
3. SITE COVER CALCULATIONS EXCLUDE BASEMENT AREAS THAT ARE COMPLETELY BELOW GROUND LEVEL AND USED FOR CARPARKING.
4. SITE COVER CALCULATIONS EXCLUDE BUILT AREAS IN LANDSCAPED OR OPEN SPACE (EG. A GAZEBO OR SHADE STRUCTURE).
5. ALWAYS REFER TO LOCAL AUTHORITY DEFINITIONS.

AREA NAME	COVERED AREA	LOT AREA	PERCENTAGE
SITE COVER - U1	77 m²	945 m²	8.11%
SITE COVER - U2	77 m²	945 m²	8.11%
CARPORT	36 m²	945 m²	3.86%
Grand total	190 m²		20.08%

INVILLA | BASE BUILT

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DEVELOPMENT APPLICATION | AUGUST 2026

DA-1C | EXISTING SURVEY



SITE PLAN LEGEND

-EX.---EX.---EX.-	EXISTING INFRASTRUCTURE
-E-----E-----E-	ELECTRICAL LINE
-G-----G-----G-	GAS LINE
-S-----S-----S-	SEWER LINE
-SW--------SW-	STORMWATER LINE
-T-----T-----T-	TELSTRA / NBN LINE
-W-----W-----W-	WATER LINE

NOTE: SERVICES PLOTTED FROM DETAILED SURVEY AND RECORDS. CONTRACTOR TO CONFIRM LOCATION OF SERVICES ON SITE PRIOR TO CONSTRUCTION.

SCALE 1:200 @ A1 (A3 50%)

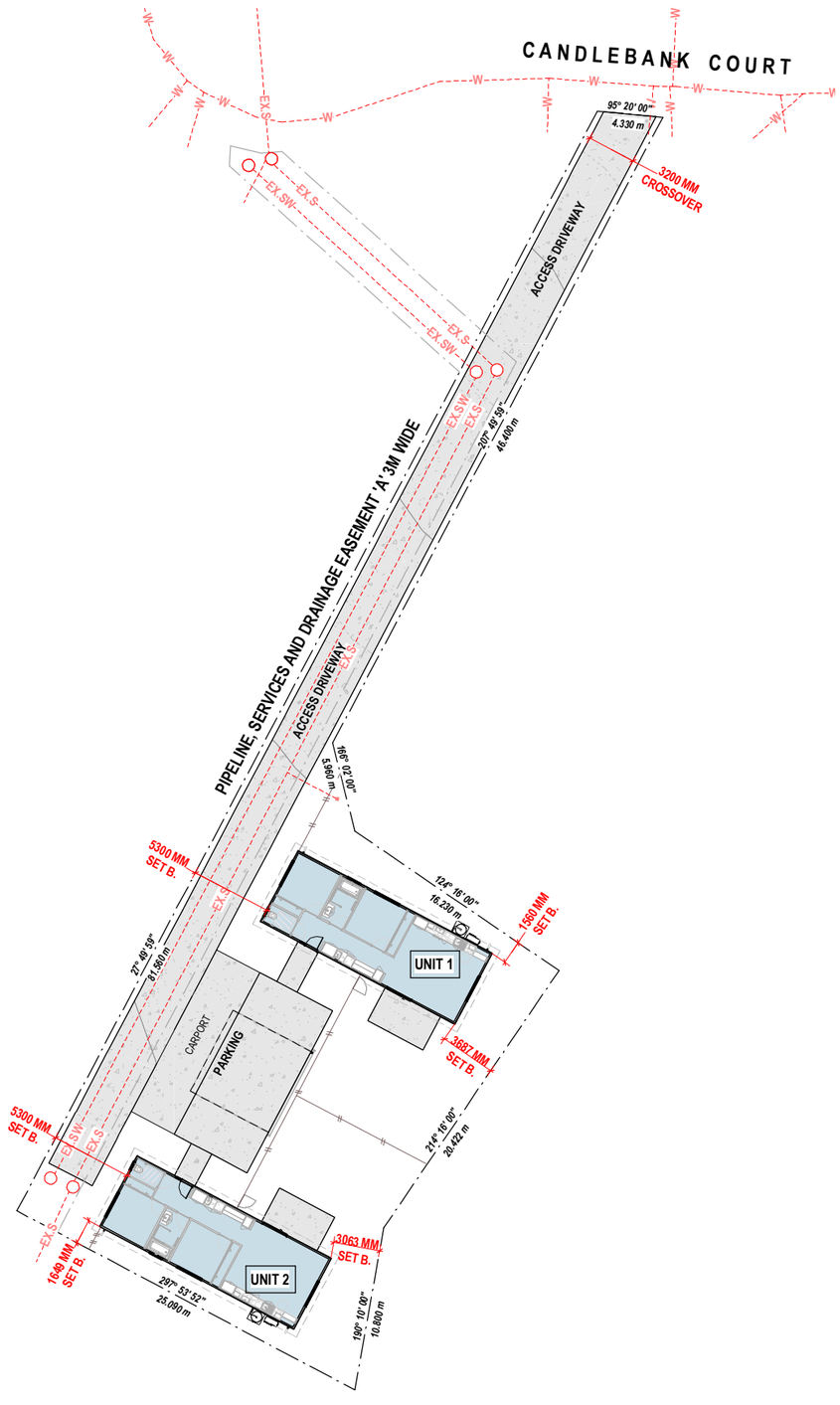
0 5 10 20

DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
B	DA ISSUE	01.09.26	DN
A	SITE REVIEW	01.09.06	DN

DA-2B | MASTERPLAN - SITE



SCALE 1:200 @ A1 (A3 50%)

0 5 10 20

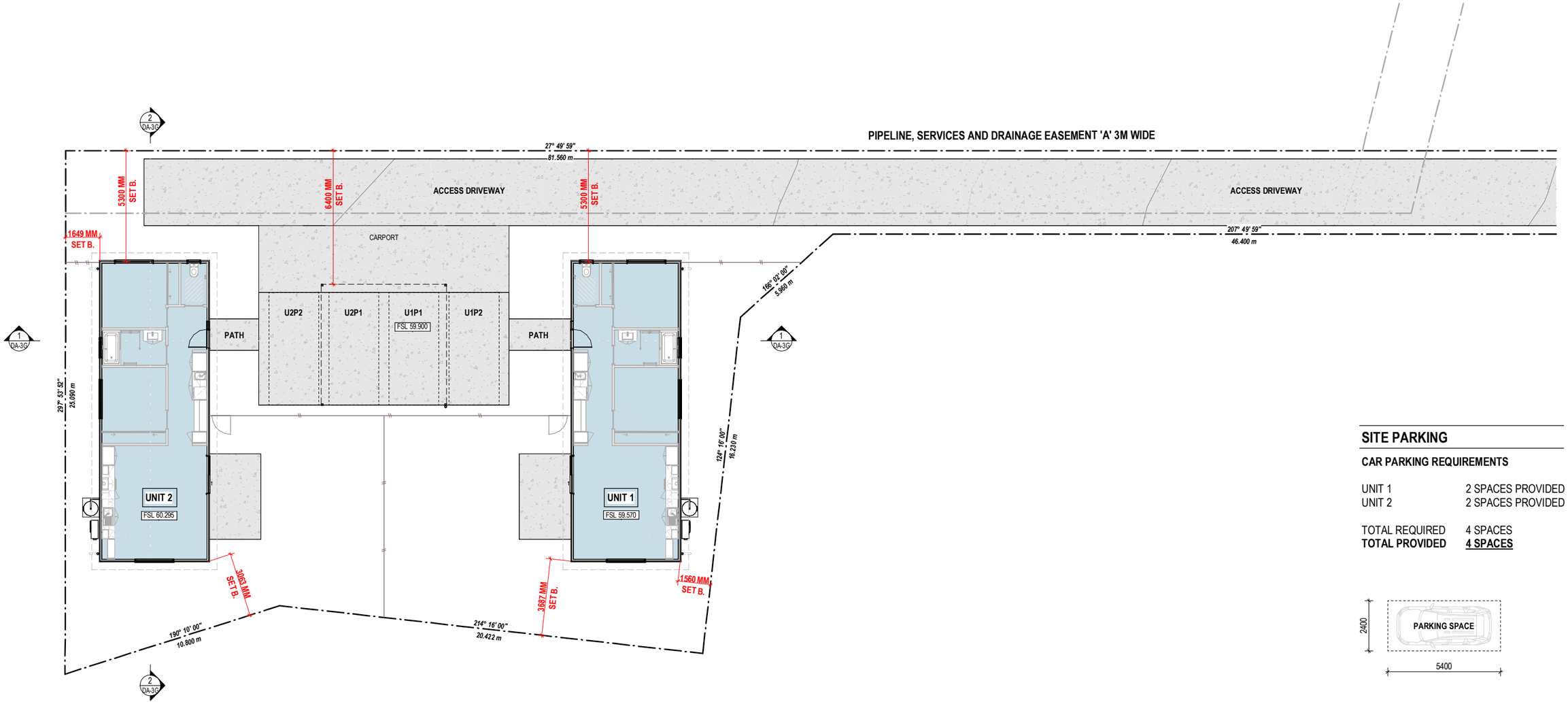
2 - BED SINGLE STOREY

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
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A	SITE REVIEW	01.09.06	DN

DEVELOPMENT APPLICATION | AUGUST 2026

DA-2C | MASTERPLAN - GROUND FLOOR



SITE PARKING

CAR PARKING REQUIREMENTS

UNIT 1	2 SPACES PROVIDED
UNIT 2	2 SPACES PROVIDED
TOTAL REQUIRED	4 SPACES
TOTAL PROVIDED	**4 SPACES**

2 - BED SINGLE STOREY

GFA - TYPICAL 2 BED

NOTE:
1. INTERNAL AREAS CALCULATED TO EXTERIOR SIDE OF WALL STRUCTURAL (ie. STUD WALL) AND ARE EXCLUSIVE OF EXTERNAL CLADDING
2. AREAS ARE CALCULATED TO THE CENTRE LINE OF SHARED WALLS...

NAME	LEVEL	AREA (m²)
PATIO	GROUND	10 m²
CARPORT	GROUND	17 m²
INTERNAL	GROUND	77 m²
		104 m²

SCALE 1:100 @ A1 (A3 @50%)

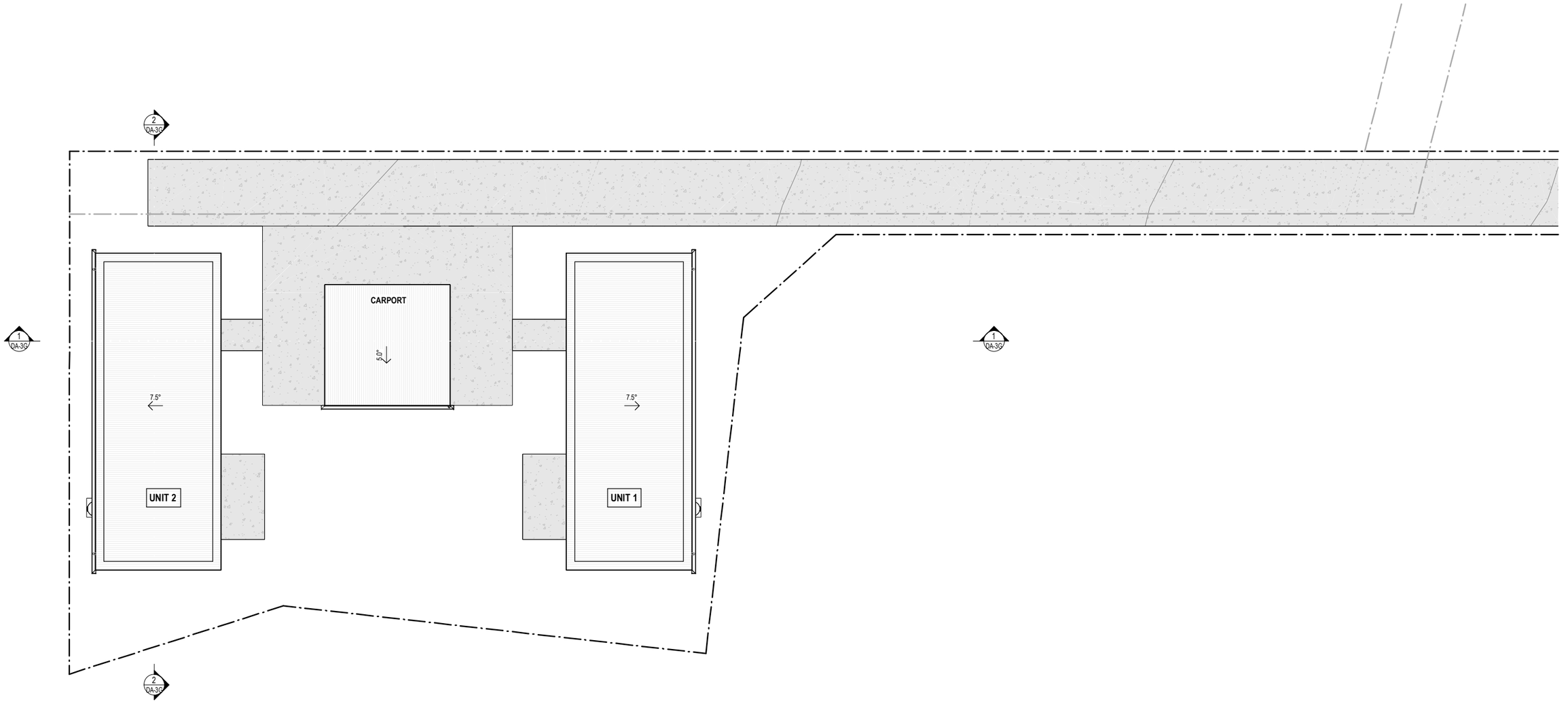
0 1 2 3 4 5 7m

INVILLA | BASE BUILT

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DEVELOPMENT APPLICATION | AUGUST 2026

DA-2D | MASTERPLAN - ROOF PLAN



SCALE 1:100 @ A1 (A3 @50%)

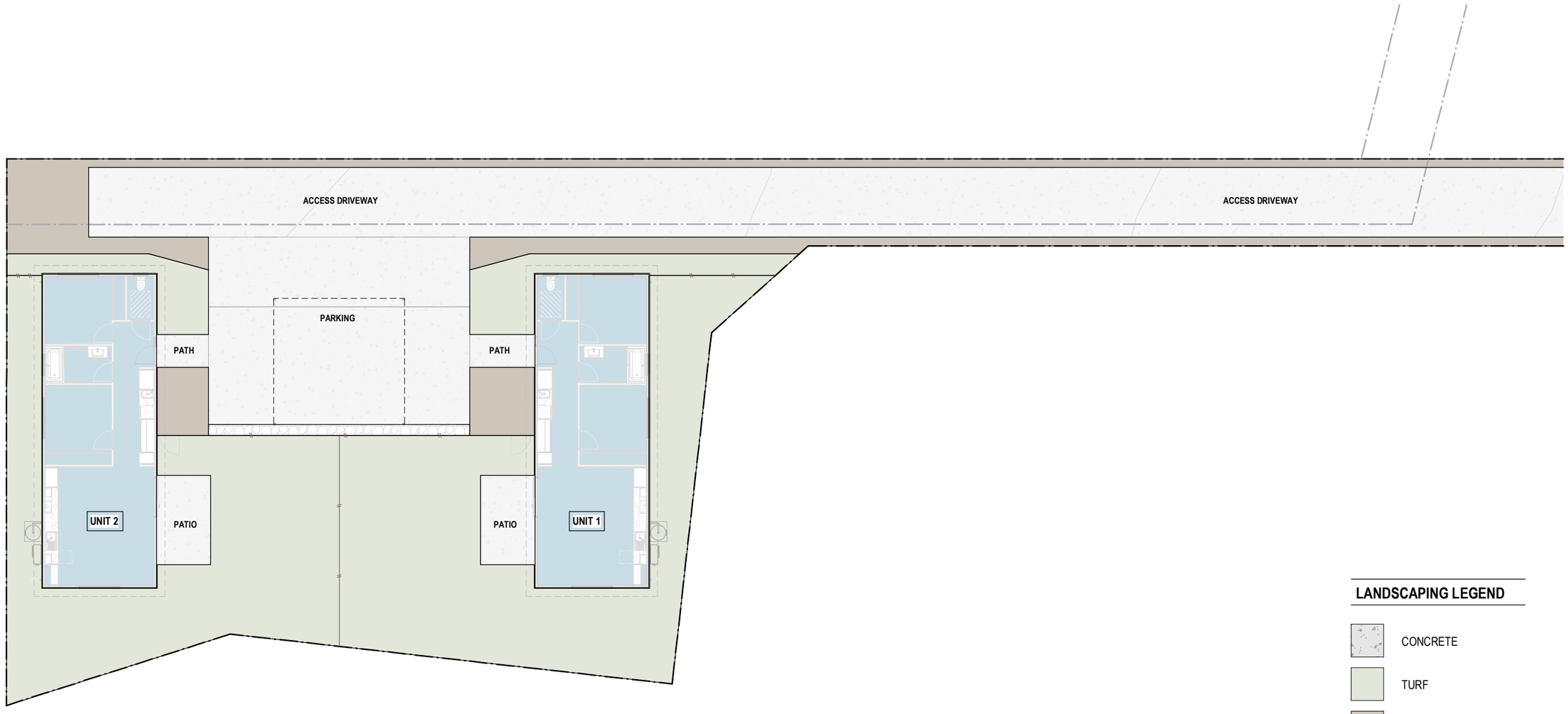
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DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

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DA-2E | MASTERPLAN - LANDSCAPE



LANDSCAPING LEGEND

- CONCRETE
- TURF
- MULCH WITH VEGETATION
- GRAVEL

2 - BED SINGLE STOREY

SCALE 1:100 @ A1 (A3 @50%)

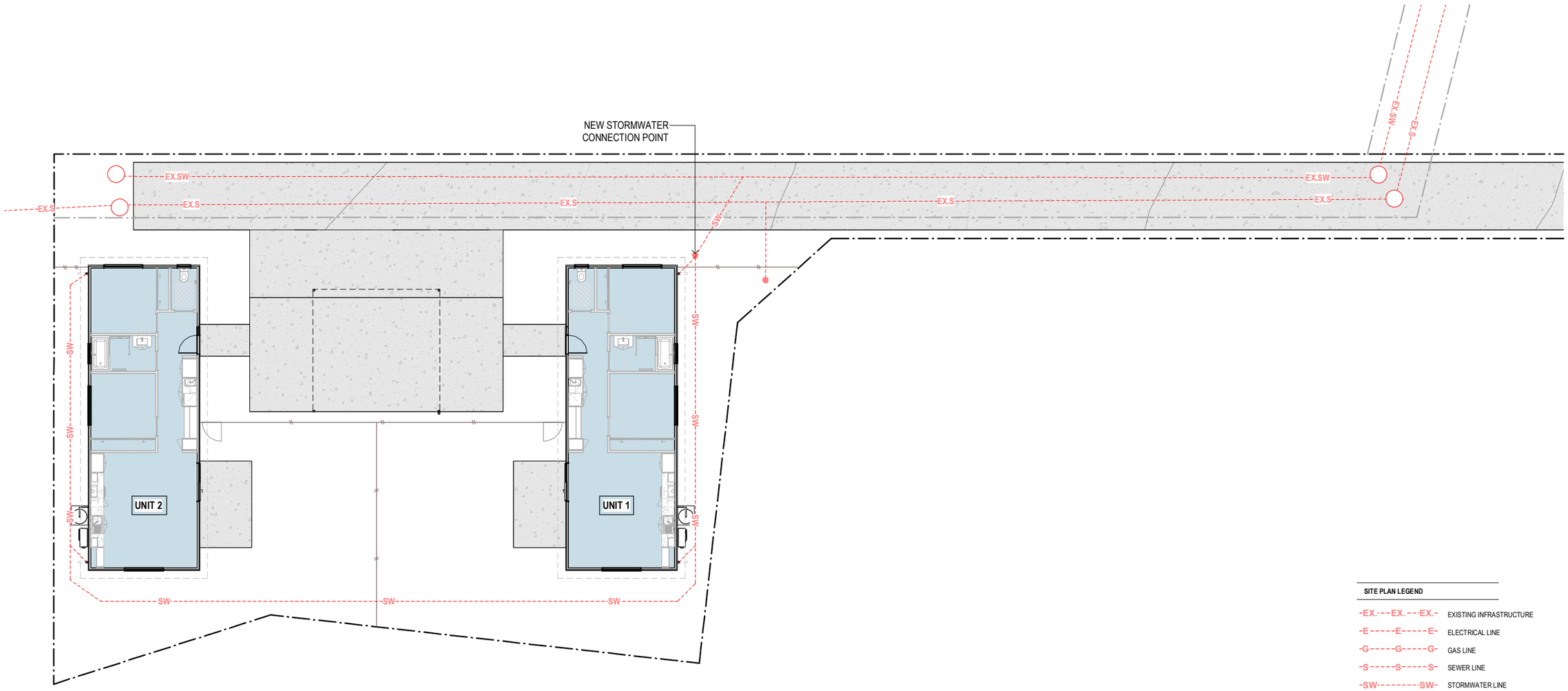
0 1 2 3 4 5 7m

DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

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DA-2F | MASTERPLAN - SITE STORM WATER DRAINAGE



SITE PLAN LEGEND

-EX.--EX.--EX.-	EXISTING INFRASTRUCTURE
-E-----E-----E-	ELECTRICAL LINE
-G-----G-----G-	GAS LINE
-S-----S-----S-	SEWER LINE
-SW--------SW-	STORMWATER LINE
-T-----T-----T-	TELSTRA / NBN LINE
-W-----W-----W-	WATER LINE

NOTE: SERVICES PLOTTED FROM DETAILED SURVEY AND RECORDS. CONTRACTOR TO CONFIRM LOCATION OF SERVICES ON SITE PRIOR TO CONSTRUCTION.

2 - BED SINGLE STOREY

SCALE 1:100 @ A1 (A3 @50%)

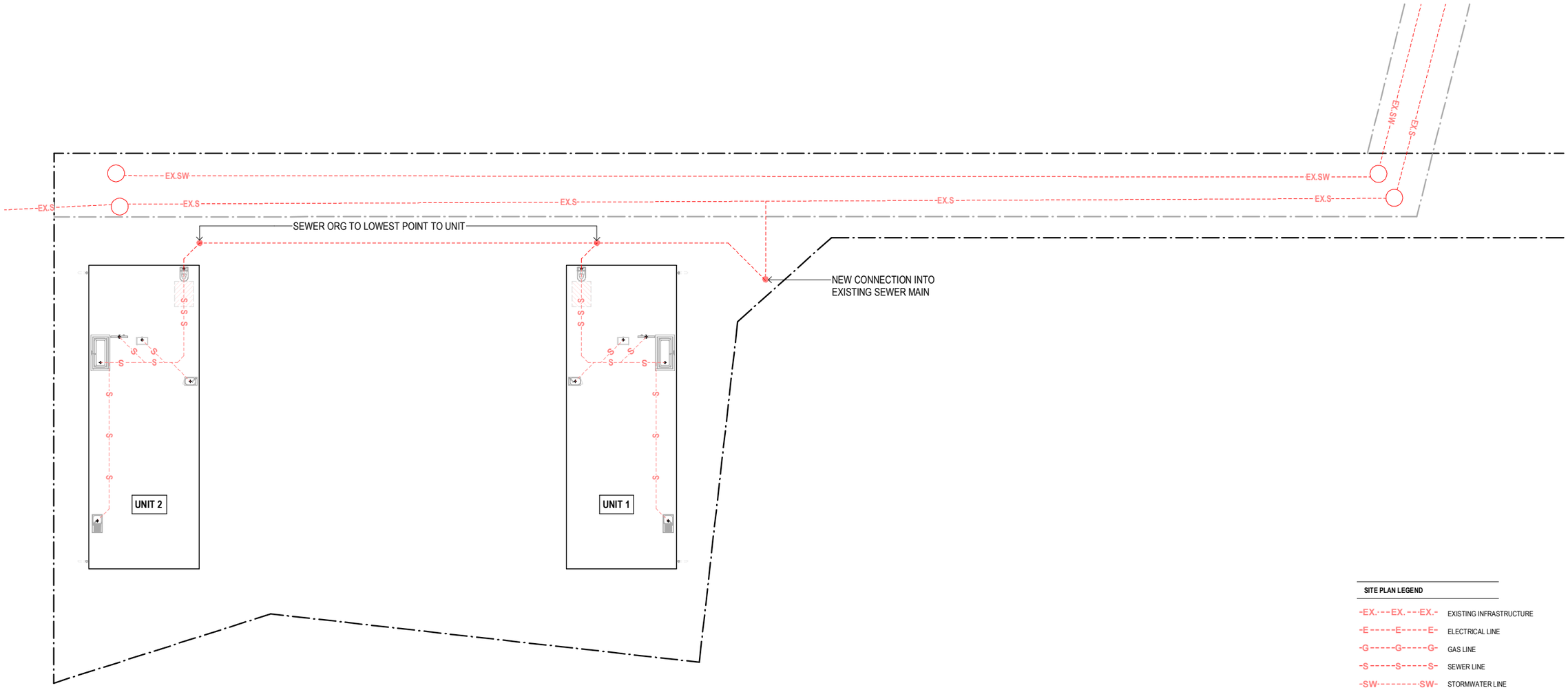
0 1 2 3 4 5 7m

DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
B	DA ISSUE	01.09.26	DN
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DA-2G | MASTERPLAN - SITE SEWER



SITE PLAN LEGEND

-EX.---EX.---EX.-	EXISTING INFRASTRUCTURE
-E-----E-----E-	ELECTRICAL LINE
-G-----G-----G-	GAS LINE
-S-----S-----S-	SEWER LINE
-SW--------SW-	STORMWATER LINE
-T-----T-----T-	TELSTRA / NBN LINE
-W-----W-----W-	WATER LINE

NOTE: SERVICES PLOTTED FROM DETAILED SURVEY AND RECORDS. CONTRACTOR TO CONFIRM LOCATION OF SERVICES ON SITE PRIOR TO CONSTRUCTION.

SCALE 1:100 @ A1 (A3 @50%)

0 1 2 3 4 5 7m

INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
A	SITE REVIEW	01.09.06	DN

DEVELOPMENT APPLICATION | AUGUST 2026

03

ARCHITECTURE

DEVELOPMENT APPLICATION | AUGUST 2026

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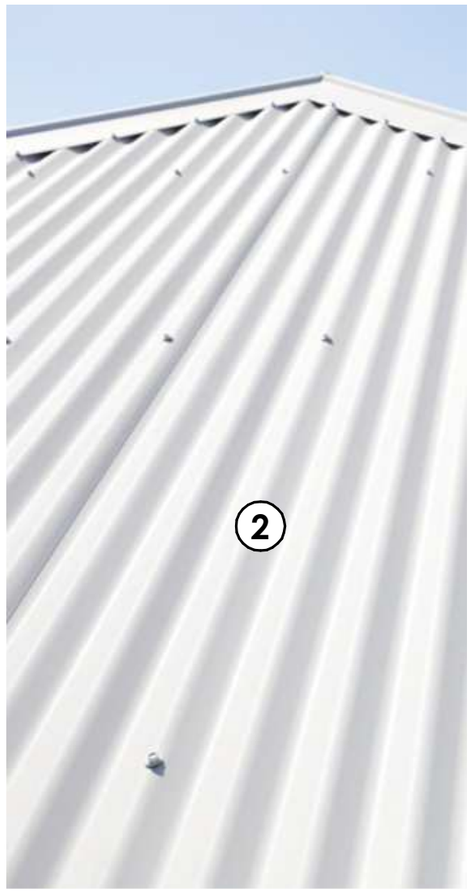
DA-3B | MATERIALS

01 Axon Cladding - FC

02 Profiled Metal Roof

03 Clear Glazing with Aluminum



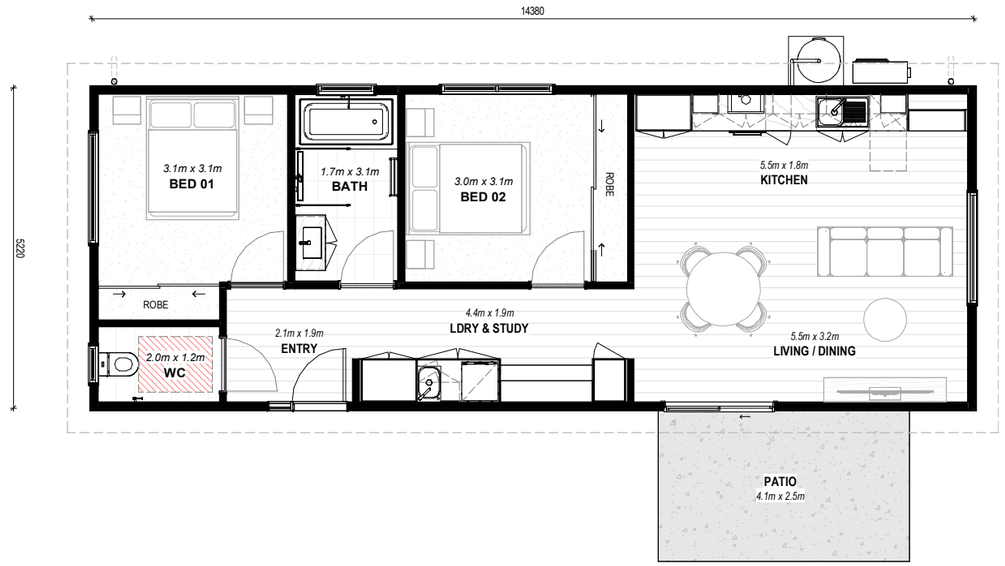




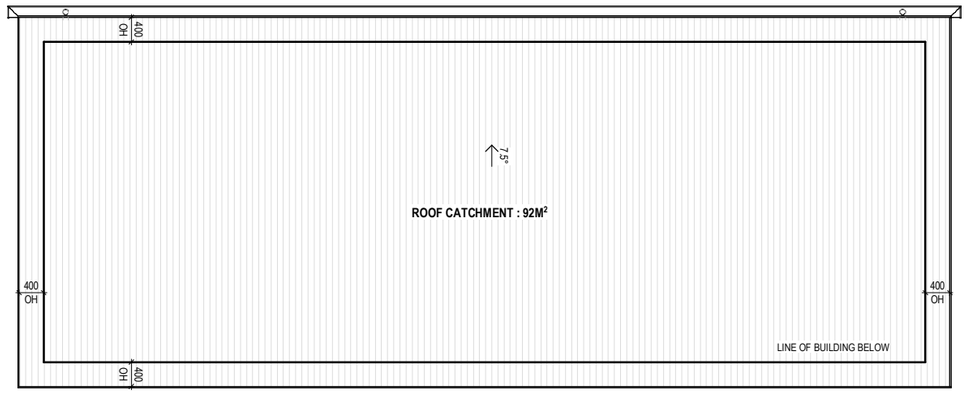
INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
B	DA ISSUE	01.09.26	DN
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DA-3C | FLOOR PLAN - TYPICAL UNIT 2 BEDROOM



1 GROUND FLOOR
1 : 50



2 ROOF
1 : 50

GFA - TYPICAL 2 BED

NOTE:
1. INTERNAL AREAS CALCULATED TO EXTERIOR SIDE OF WALL STRUCTURAL (ie. STUD WALL) AND ARE EXCLUSIVE OF EXTERNAL CLADDING
2. AREAS ARE CALCULATED TO THE CENTRE LINE OF SHARED WALLS...

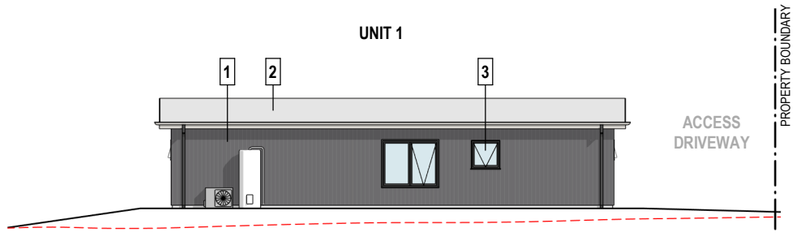
NAME	LEVEL	AREA (m²)
PATIO	GROUND	10 m²
CARPORT	GROUND	17 m²
INTERNAL	GROUND	77 m²
		104 m²

INVILLA | BASE BUILT

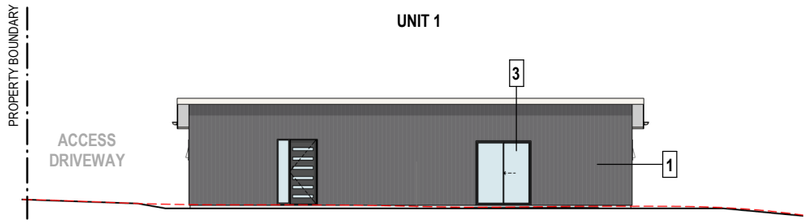
REV:	DESCRIPTION:	DATE:	ISSUE BY
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DA-3D | SITE ELEVATIONS - SHEET 01

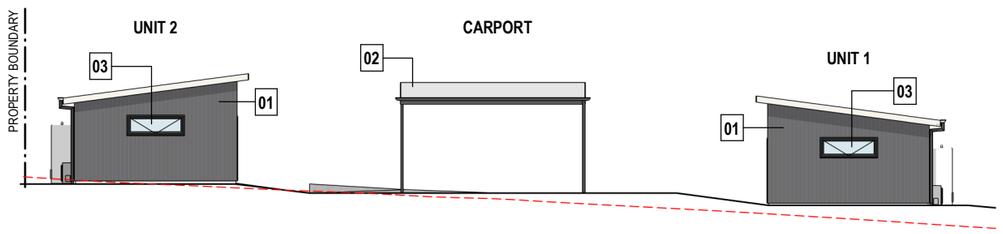
Natural Ground Line (NGL)



1 ELEVATION - NORTH
1 : 100



3 ELEVATION - SOUTH INTERNAL
1 : 100



2 ELEVATION - EAST
1 : 100

01 Axon Cladding - FC

02 Profiled Metal Roof

03 Clear Glazing with Aluminum

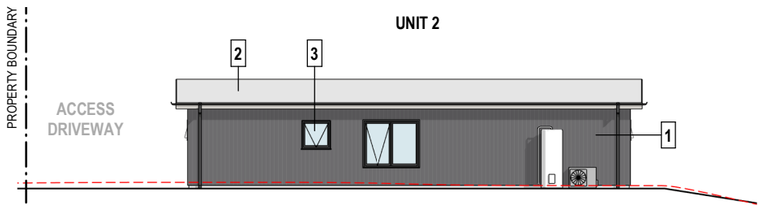
INVILLA | BASE BUILT

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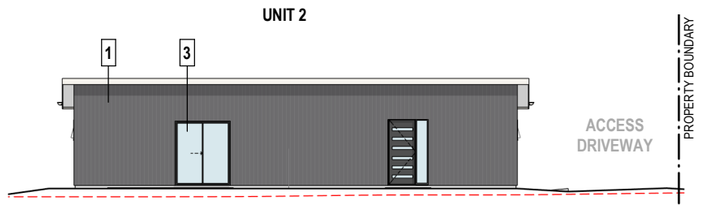
DEVELOPMENT APPLICATION | AUGUST 2026

DA-3E | SITE ELEVATIONS - SHEET 02

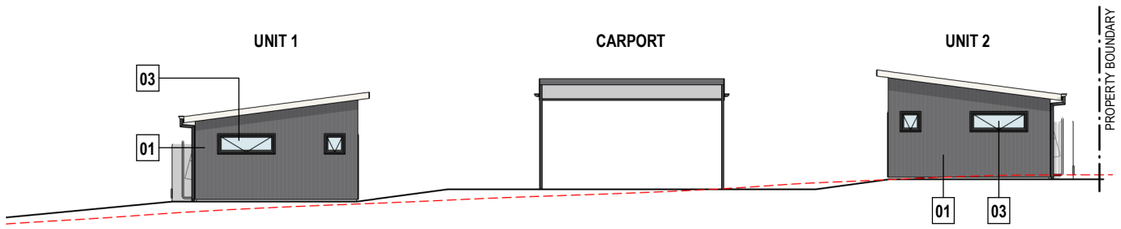
Natural Ground Line (NGL)



2 ELEVATION - SOUTH
1 : 100



1 ELEVATION - NORTH INTERNAL
1 : 100



3 ELEVATION - WEST
1 : 100

01 Axon Cladding - FC

02 Profiled Metal Roof

03 Clear Glazing with Aluminum

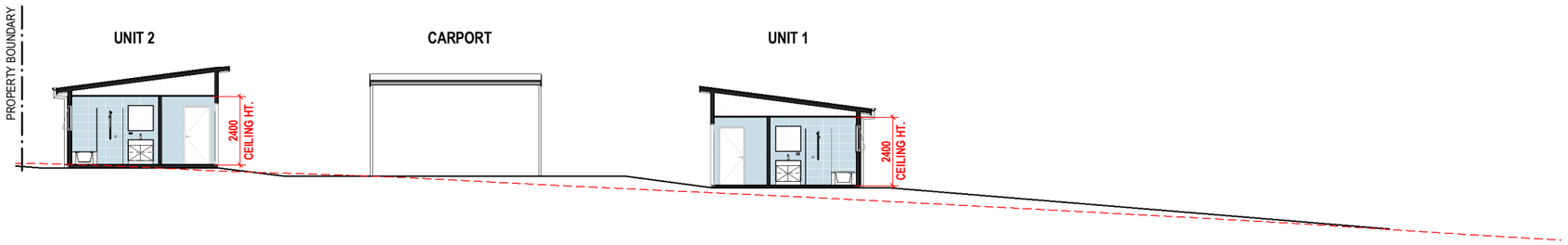
DEVELOPMENT APPLICATION | AUGUST 2026

INVILLA | BASE BUILT

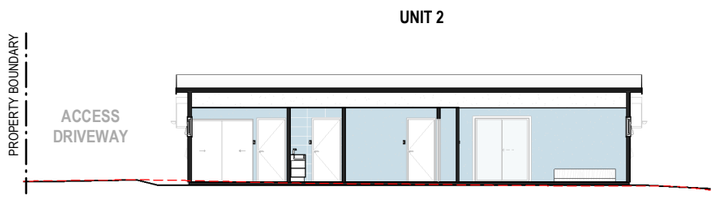
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DA-3G | SITE SECTIONS

Natural Ground Line (NGL)



1 **SITE SECTION A**
1 : 100



2 **SITE SECTION B**
1 : 100

INVILLA | BASE BUILT

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DEVELOPMENT APPLICATION | AUGUST 2026

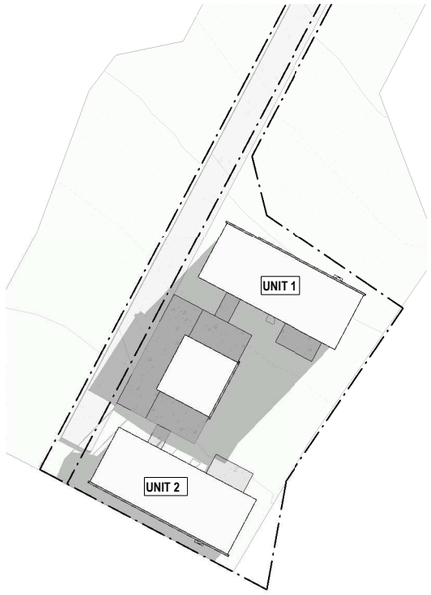
04

DRAWINGS

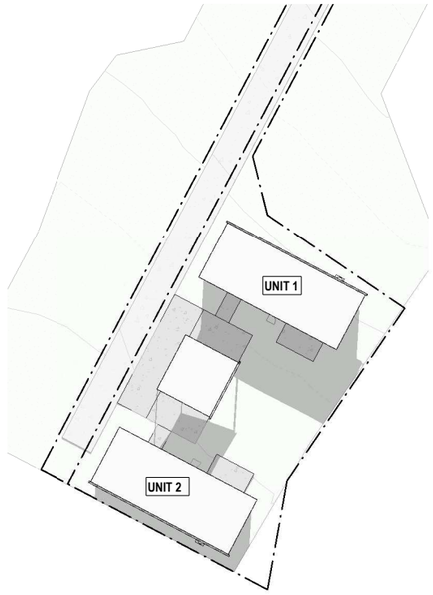
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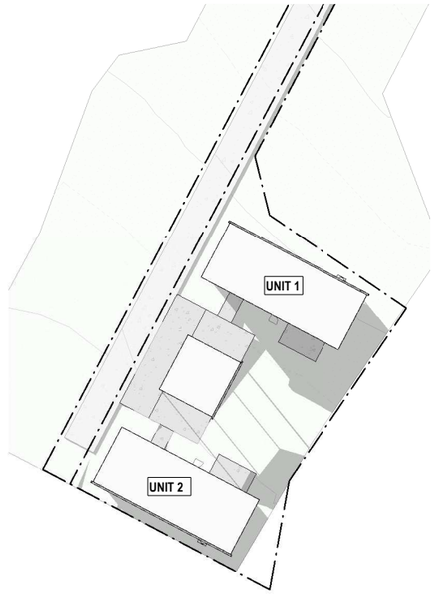
DA-4A | SHADOW DIAGRAMS



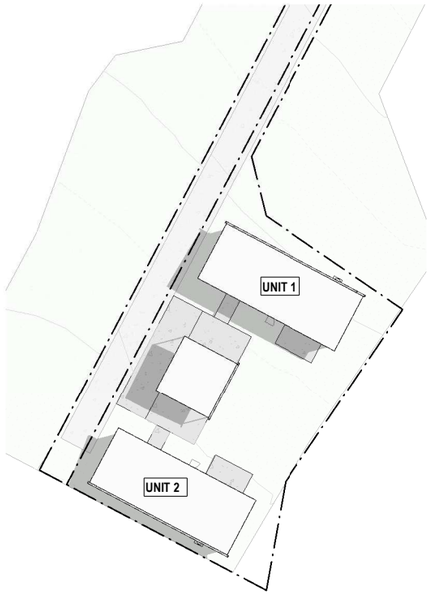
1 **SHADOW DIAGRAM - WINTER 9AM**
1 : 300



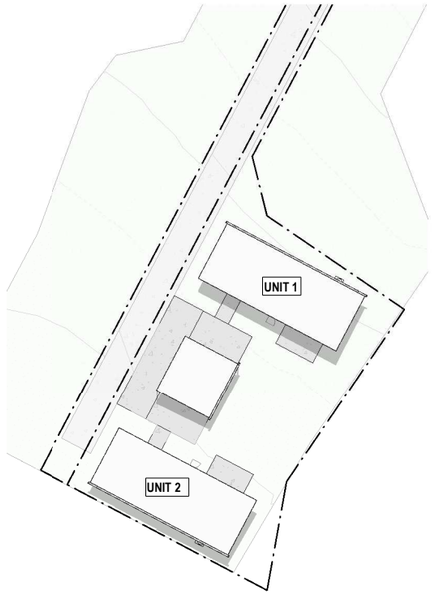
2 **SHADOW DIAGRAM - WINTER 12PM**
1 : 300



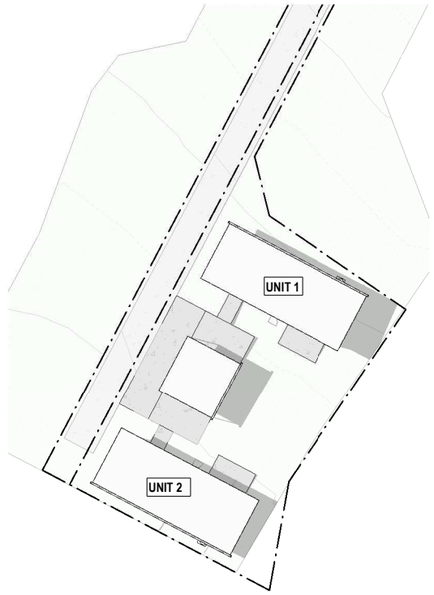
3 **SHADOW DIAGRAM - WINTER 3PM**
1 : 300



4 **SHADOW DIAGRAM - SUMMER 9AM**
1 : 300



5 **SHADOW DIAGRAM - SUMMER 12PM**
1 : 300



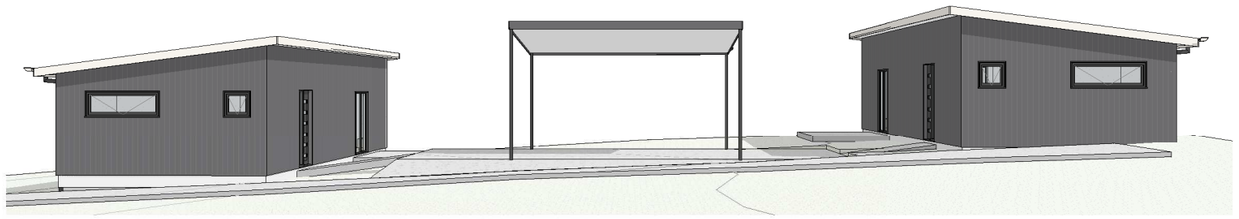
6 **SHADOW DIAGRAM - SUMMER 3PM**
1 : 300

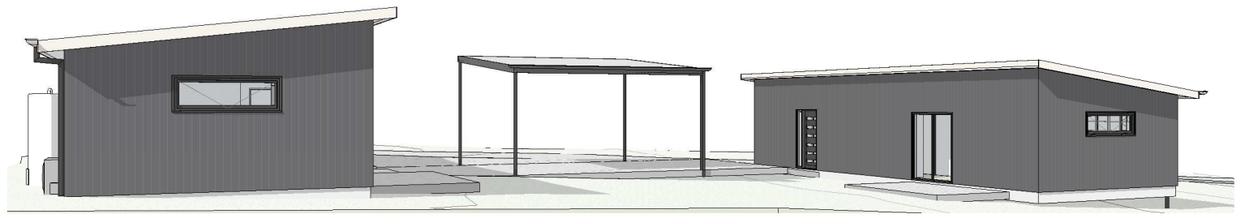
INVILLA | BASE BUILT

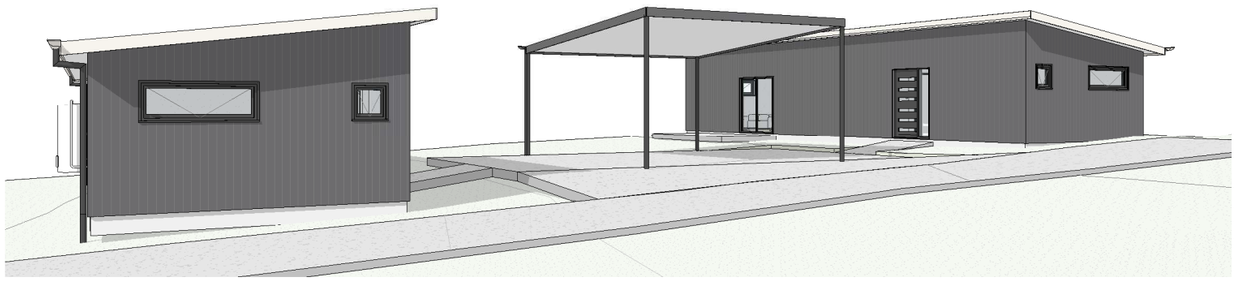
REV:	DESCRIPTION:	DATE:	ISSUE BY
A	SITE REVIEW	01.09.06	DN

DEVELOPMENT APPLICATION | AUGUST 2026

DA-4B | 3D PERSPECTIVES







INVILLA | BASE BUILT

REV:	DESCRIPTION:	DATE:	ISSUE BY
B	DA ISSUE	01.09.26	DN
A	SITE REVIEW	01.09.06	DN