

**Report to the Tasmanian Planning Commission Under
Section 40K of the *Land Use Planning and Approvals Act*
1993**



Subject: Draft amendment 22/2026 to the Northern Midlands Local Provisions Schedule to insert Fred 'Mulga' Davies Memorial Grandstand into NOR-Table C6.1 Local Heritage Places at Longford Recreation Ground, 55 Smith Street, Longford

Date: 15/07/2026

File no: 13/026/007/186; PLN-26-0018

Council published an exhibition notice in relation to the draft amendment in accordance with section 40G of the Act on Saturday 06 June 2026 and Saturday 13 June 2026. The exhibition period ended 08 July 2026.

Section 40K of the Act requires the planning authority to provide the Commission with a report in relation to the draft amendment within 35 days after the end of the exhibition period.

The report is to contain –

(a) a copy of each representation made under section 40J in relation to the draft amendment before the end of the exhibition period in relation to the draft amendment, or, if no such representations were made before the end of the exhibition period, a statement to that effect; and

(b) a copy of each representation, made under section 40J in relation to the draft amendment after the end of the exhibition period in relation to the draft amendment, that the planning authority, in its discretion, includes in the report; and

(c) a statement of the planning authority's opinion as to the merit of each representation included under paragraph (a) or (b) in the report, including, in particular, as to –

(i) whether the planning authority is of the opinion that the draft amendment ought to be modified to take into account the representation; and

(ii) the effect on the draft amendment, and the LPS to which it relates, as a whole, of implementing the recommendation; and

(d) a statement as to whether it is satisfied that the draft amendment of an LPS meets the LPS criteria; and

(e) any recommendations in relation to the draft amendment that the planning authority thinks fit.

Representations

No representations were received.

Statement of the planning authority's opinion as to the merit of each representation

Not applicable as no representations were received.

Statement as to whether the planning authority is satisfied that the draft amendment meets the LPS criteria

The planning authority is satisfied that the draft amendment meets the LPS criteria, in accordance with Council's minutes of 18 May 2026 including Assessment Against the LPS Criteria, attached

Any recommendations in relation to the draft amendment that the planning authority thinks fit.

That the Tasmanian Planning Commission give its final approval to the draft amendment.

Attachments

1. Minutes from Council meeting 18 May 2026
2. TasWater SPAN



11 PLANNING REPORTS

11.1 DRAFT AMENDMENT 22-2026 TO INSERT THE FRED 'MULGA' DAVIES MEMORIAL GRANDSTAND INTO THE LOCAL HISTORIC HERITAGE CODE

File: PLN26-0018
Responsible Officer: Maree Bricknell, Acting General Manager
Report prepared by: Paul Godier, Senior Planner

MINUTE NO. 26/0136

DECISION

Cr Adams/Cr McCullagh
That Council:

1. under section 40D(b) of the *Land Use Planning and Approvals Act 1993*, agree to prepare draft amendment 22-2026 to the Northern Midlands Local Provisions Schedule, as set out below; and
2. under section 40F(1) of the *Land Use Planning and Approvals Act 1993*, consider and endorse the Assessment Against LPS Criteria attached to this report; and
3. under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, certify draft amendment 22-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 22-2026 to the Northern Midlands Local Provisions Schedule

A. Apply the local heritage place overlay to the land at 55 Smith Street, Longford.

AND

B. Amend clause NOR-Table C6.1 Local Heritage Places by inserting a new clause, NOR-C6.1.469, as follows:

Reference Number	THR Number	Town/Locality	Street Address	Property Name	Folio of the Register	Description, Specific Extent, Statement of Local Historic Significance and Historic Heritage Values
NOR-C6.1.469	Not applicable	Longford	55 Smith Street	Longford Recreation Ground	Not applicable	Refer to attached Datasheet NOR-C6.1.469

ND

C. Amend clause NOR-Table C6.1 by inserting Local Heritage Places Datasheet - NOR-C.1.469 attached to this report, replacing figure NOR-C6.1.469.3 with a photograph of the grandstand in full light

Carried Unanimously

Voting for the Motion:

Mayor Knowles, Deputy Mayor Lambert, Cr Adams, Cr Andrews, Cr Archer, Cr Brooks, Cr Goss, Cr McCullagh and Cr Terrett

Voting Against the Motion:

Nil



RECOMMENDATION

That Council:

1. under section 40D(b) of the *Land Use Planning and Approvals Act 1993*, agree to prepare draft amendment 22-2026 to the Northern Midlands Local Provisions Schedule, as set out below; and
2. under section 40F(1) of the *Land Use Planning and Approvals Act 1993*, consider and endorse the Assessment Against LPS Criteria attached to this report; and
3. under section 40F(2)(a) of the *Land Use Planning and Approvals Act 1993*, certify draft amendment 22-2026 to the Northern Midlands Local Provisions Schedule as meeting the LPS criteria.

Draft Amendment 22-2026 to the Northern Midlands Local Provisions Schedule

A. Apply the local heritage place overlay to the land at 55 Smith Street, Longford.

AND

B. Amend clause NOR-Table C6.1 Local Heritage Places by inserting a new clause, NOR-C6.1.469, as follows:

Reference Number	THR Number	Town/Locality	Street Address	Property Name	Folio of the Register	Description, Specific Extent, Statement of Local Historic Significance and Historic Heritage Values
NOR-C6.1.469	Not applicable	Longford	55 Smith Street	Longford Recreation Ground	Not applicable	Refer to attached Datasheet NOR-C6.1.469

AND

C. Amend clause NOR-Table C6.1 by inserting Local Heritage Places Datasheet - NOR-C.1.469 attached to this report.

1 PURPOSE OF REPORT

This report recommends that the Council agrees to add the Fred 'Mulga' Davies Memorial Grandstand to the Local Historic Heritage Code

2 INTRODUCTION/BACKGROUND

Applicant:

Northern Midlands Council

Owner:

Northern Midlands Council

Zone:

Recreation Zone

Codes/Specific Areas Plans:

Proposes amendment to the Local Historic Heritage Code



Table C6.1 Local Heritage Places

Classification under the Scheme:

Planning scheme amendment

Existing Use:

Recreation Ground

Decision Date:

There is no statutory time for Council to decide to prepare a draft amendment of its own motion.

Recommendation:

That Council agree to and certify draft planning scheme amendment 22-2026 and exhibit for 28 days.

Planning Instrument:

Tasmanian Planning Scheme - Northern Midlands, version 16, 4th March 2026, LPS version 17, 19th March 2026.

Site:

Longford Recreation Ground, 55 Smith Street, Longford

- 17 March 2025. Longford District Committee recommendation to Council: *That Council add the “Mulga” Fred Davies Memorial Grandstand to the Northern Midlands Council Heritage List/Register under the NOR-C6.0 Local Historic Heritage Code.*
- 17 March 2025. Decision: *That Council make an application to Heritage Tasmania for heritage status of the Fred Davies Memorial Grandstand at the Longford Recreation oval* (Minute No. 25/0088).
- 09 May 2025. Application made to Heritage Tasmania.
- 19 May 2025. Heritage Tasmania advised that it received an enquiry regarding the potential for entry of the grandstand in 2024 and provided advice that it is much more likely to meet the criteria for listing at the local level rather than at the state level, and that unless information could be provided supporting entry on the state register, it would be better to focus on listing at the local level in the planning scheme.



Figure 1 - Photograph of the Place



PO Box 156
13 Smith Street
Longford TAS 7301
Email: council@nmc.tas.gov.au
Web: www.northernmidlands.tas.gov.au

PH: 03 6397 7303
FAX: 03 6397 7331

Base data from theLIST, © State of Tasmania. For actual boundaries refer Title Plan.
Base image by TASMAP, © State of Tasmania
Where shown, aerial photography is indicative only and should not be used as an accurate comparison of title boundaries.
Where shown, underground services are diagrammatic only. Actual location of services are to be confirmed on site.

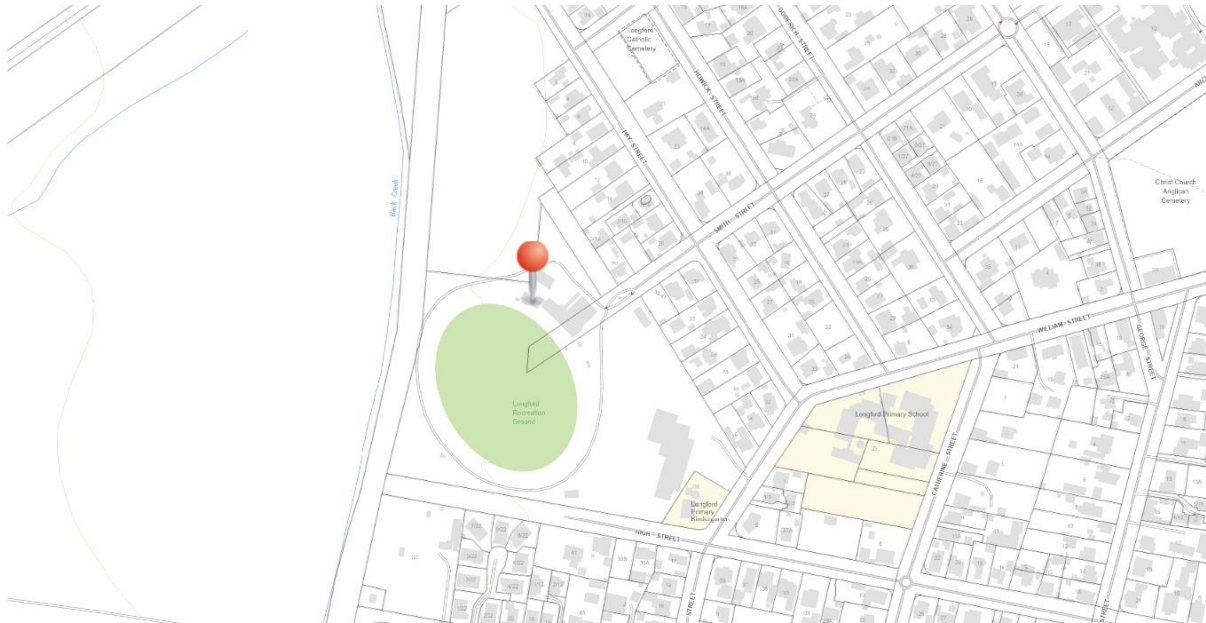
Extent of place -
Fred 'Mulga'
Davies Grandstand

9/05/2025

1:500



Figure 1 - Extent of the Place



www.thelist.tas.gov.au

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Figure 3 - Location of the place

3 STRATEGIC PLAN & INTEGRATED PRIORITY PLAN

3.1 Strategic Plan 2021-2027

The Strategic Plan 2021-2027 provides the guidelines within which Council operates.

Lead: Serve with honesty, integrity, innovation and pride

Leaders with Impact

Strategic outcomes:

- 1.1 Council is connected to the community
- 1.3 Management is efficient, proactive and responsible
- 1.4 Improve community assets responsibly and sustainably

People: Culture and society - a vibrant future that respects the past

Sense of Place - Sustain, Protect, Progress

Strategic outcomes:

- 3.4 Towns are enviable places to visit, live and work

Place: Nurture our heritage environment

Cherish, Sustain our Landscape and Preserve, Protect Our Built Heritage for Tomorrow

Strategic outcomes:

- 4.1 Cherish and sustain our landscape
- 4.4 Our heritage villages and towns are high value assets



3.2 Integrated Priority Projects Plan 2021

Not applicable.

4 POLICY IMPLICATIONS

There are no policy implications.

5 STATUTORY REQUIREMENTS

Land Use Planning and Approvals Act 1993

38. Decision in relation to request

- (1) *A planning authority, before deciding whether to prepare a draft amendment of an LPS in relation to a municipal area in accordance with a request under section 37(1), must be satisfied that such a draft amendment of an LPS will meet the LPS criteria.*
- (2) *A planning authority, within 42 days after receiving a request under section 37(1) or a longer period allowed by the Commission, must –*
 - (a) *decide to agree to the amendment and prepare a draft amendment of the LPS; or*
 - (b) *decide to refuse to prepare the draft amendment of the LPS.*

40D. Preparation of draft amendments

A planning authority –

- (a) *must prepare a draft amendment of an LPS, and certify it under section 40F, within 42 days after receiving the request under section 37(1) to which the amendment relates, if –*
 - (i) *it decides under section 38(2) to prepare a draft amendment of an LPS; or*
 - (ii) *after reconsidering, in accordance with a direction under section 40B(4)(a), a request under section 37(1) whether to prepare a draft amendment of an LPS, it decides to prepare such an amendment; or*
- (b) may, of its own motion, prepare a draft amendment of an LPS; or*
- (c) *must, if it receives under section 40C(1) a direction to do so, prepare a draft amendment of an LPS and submit it to the Commission within the period specified in the direction or a longer period allowed by the Commission.*

40F. Certification of draft amendments

- (1) *A planning authority that has prepared a draft amendment of an LPS must consider whether it is satisfied that the draft amendment of an LPS meets the LPS criteria.*
- (2) *If a planning authority determines that –*
 - (a) *it is satisfied as to the matters referred to in subsection (1), the planning authority must certify the draft as meeting the requirements of this Act; or*
 - (b) *it is not satisfied as to the matters referred to in subsection (1), the planning authority must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.*
- (3) *The certification of a draft amendment of an LPS under subsection (2) is to be by instrument in writing affixed with the common seal of the planning authority.*
- (4) *A planning authority, within 7 days of certifying a draft amendment of an LPS under subsection (2), must provide to the Commission a copy of the draft and the certificate.*

6 FINANCIAL IMPLICATIONS

The costs associated with the draft amendment are provided for within existing budget allocations.

7 RISK ISSUES

No risk issues are identified.

8 CONSULTATION WITH STATE GOVERNMENT

Under the Act, Council must notify the following of the draft amendment:

(a) the relevant agencies; and



(b) those State Service Agencies, or State authorities, that the planning authority considers may have an interest in the draft amendment of the LPS.

9 COMMUNITY CONSULTATION

Under section 40G of the Act, Council must publish an exhibition notice in relation to the draft amendment, inviting persons make a representation in relation to the draft amendment

Under section 40K of the Act any representations received must be considered by the Council and a statement provided to the Tasmanian Planning Commission as to the merit of each representation, a statement as to whether the amendment meets the requirements of the LPS criteria, and provide a recommendation in relation to the draft amendment.

10 OPTIONS FOR COUNCIL TO CONSIDER

10.1 Decision in relation to request

The planning authority can:

- decide to agree to the amendment and prepare a draft amendment to the LPS; or
- decide to refuse to prepare the draft amendment to the LPS.

10.2 Preparation of draft amendment

A draft amendment has been prepared as shown in the recommendation of this report.

10.3 Certification of draft amendment

- The planning authority must consider whether it is satisfied that the draft amendment meets the LPS criteria, see section 4.7.
- If the planning authority is satisfied that the draft amendment meets the LPS criteria, it must certify the draft as meeting the requirements of the *Land Use Planning and Approvals Act* ; or
- If the planning authority is not satisfied that the draft amendment meets the LPS criteria it must modify the draft so that it meets the requirements and then certify the draft as meeting those requirements.

11 OFFICER'S COMMENTS/CONCLUSION

The attached Assessment Against LPS Criteria finds that the proposed amendment meets the LPS Criteria. It is recommended that Council agree to and certify the following draft amendment:

A. Apply the local heritage place overlay to the land at 55 Smith Street, Longford.

AND

B. Amend clause NOR-Table C6.1 Local Heritage Places by inserting a new clause, NOR-C6.1.469, as follows:

Reference Number	THR Number	Town/Locality	Street Address	Property Name	Folio of the Register	Description, Specific Extent, Statement of Local Historic Significance and Historic Heritage Values
NOR-C6.1.469	Not applicable	Longford	55 Smith Street	Longford Recreation Ground	Not applicable	Refer to attached Datasheet NOR-C6.1.469



AND

C. Amend clause NOR-Table C6.1 by inserting Local Heritage Places Datasheet - NOR-C.1.469 (attached).

7 ATTACHMENTS

1. Assessment Against LPS - draft amendment 22-2026 - Fred Davies Grandstand [**11.1.1** - 5 pages]
 2. Draft amendment 22-2026 Local Historic Heritage Place Datasheet [**11.1.2** - 4 pages]
 3. Fred Davies Grandstand Building Design and Fabric Assessment - David Denman and Associates [**11.1.3** - 5 pages]
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DRAFT AMENDMENT 22-2026
FRED 'MULGA' DAVIES GRANDSTAND

ASSESSMENT AGAINST LPS CRITERIA

38 (1) A planning authority, before deciding whether to prepare a draft amendment of an LPS in relation to a municipal area in accordance with a request under section 37(1) , must be satisfied that such a draft amendment of an LPS will meet the LPS criteria.

40F (1) A planning authority that has prepared a draft amendment of an LPS must consider whether it is satisfied that the draft amendment of an LPS meets the LPS criteria.

34(2) *The LPS criteria to be met by a relevant planning instrument are that the instrument –*

(a) contains all the provisions that the SPPs specify must be contained in an LPS

Consideration: The Local Provisions Schedule Requirements are at clause LP1.0 of the SPPs. These are: Zone Maps, Local Area Objectives, Particular Purpose Zones, Specific Area Plans, Site-specific Qualifications, Code Overlay Maps, and Code Lists in Tables.

The proposed amendment is to add to the Local Heritage Place Code Overlay Map and to the Local Historic Heritage Code list, consistent with clause LP1.0.

(b) is in accordance with section 32

Under section 32:

(3) An LPS may, if permitted to do so by the SPPs, include

(a) a particular purpose zone...

(b) a specific area plan, being a plan consisting of –

(i) a map or overlay that delineates a particular area of land; and

(ii) the provisions that are to apply to that land in addition to, in modification of, or in substitution for, a provision, or provisions, of the SPPs.

(c) a site-specific qualification, being a provision, or provisions, in relation to a particular area of land, that modify, are in substitution for, or are in addition to, a provision, or provisions, of the SPPs.

(4) An LPS may only include a provision referred to in subsection (3) in relation to an area of land if –

(a) a use or development to which the provision relates is of significant social, economic, or environmental benefit to the State, a region or a municipal area; or

(b) the area of land has particular environmental, economic, social or spatial qualities that require provisions, that are unique to the area of land, to apply to the land in substitution for, or in addition to, or modification of, the provisions of the SPPs.

Consideration: The proposed amendment is not for a particular purpose zone, a specific area plan or a site-specific qualification.

(c) furthers the objectives set out in Schedule 1 of LUPAA

Schedule 1 Part 1 Objectives	Consideration
<i>(a) to promote the sustainable development of natural and physical resources and the maintenance of ecological processes and genetic diversity</i>	The proposed amendment seeks local heritage listing of a physical resource, consistent with this objective.
<i>(b) to provide for the fair, orderly and sustainable use and development of air, land and water</i>	The proposed amendment seeks local heritage listing of land (which includes buildings permanently fixed to land), consistent with this objective.

<i>(c) to encourage public involvement in resource management and planning</i>	The statutory process for the assessment of a planning scheme amendment includes public notification of the draft amendment. Any representations received must be considered by the Planning Authority. The Planning Authority is required to report on any representations to the Tasmanian Planning Commission, which may hold public hearings into representations.
<i>(d) to facilitate economic development in accordance with the objectives set out in paragraphs (a), (b) and (c)</i>	The proposed amendment seeks to protect the building by way of local heritage listing. There is no specific economic purpose for the listing but the listing will recognise the heritage significance of the place within the planning scheme.
<i>(e) to promote the sharing of responsibility for resource management and planning between the different spheres of Government, the community and industry in the State</i>	Community, industry, and government agencies will have the opportunity to comment on the proposed amendment during the public notification period.
Schedule 1 Part 2 Objectives	Consideration
<i>(a) to require sound strategic planning and co-ordinated action by State and local government</i>	The proposal is consistent with the relevant sections of the Northern Tasmanian Regional Land Use Strategy, ensuring sound strategic planning.
<i>(b) to establish a system of planning instruments to be the principal way of setting objectives, policies and controls for the use, development and protection of land</i>	The Tasmanian Planning Scheme – Northern Midlands is the planning instrument relevant to the proposed amendment.
<i>(c) to ensure that the effects on the environment are considered and provide for explicit consideration of social and economic effects when decisions are made about the use and development of land</i>	The proposed amendment does not conflict with this objective.
<i>(d) to require land use and development planning and policy to be easily integrated with environmental, social, economic, conservation and resource management policies at State, regional and municipal levels</i>	The proposed amendment does not conflict with this objective.
<i>(e) to provide for the consolidation of approvals for land use or development and related matters, and to co-ordinate planning approvals with related approvals</i>	The proposed amendment does not conflict with this objective.
<i>(f) to promote the health and wellbeing of all Tasmanians and visitors to Tasmania by ensuring a pleasant, efficient and safe environment for working, living and recreation</i>	The proposed amendment does not conflict with this objective.
<i>(g) to conserve those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value</i>	The proposed amendment meets this objective by seeking to include the Fred ‘Mulga’ Davies Memorial Grandstand in the local historic heritage code list.

(h) to protect public infrastructure and other assets and enable the orderly provision and co-ordination of public utilities and other facilities for the benefit of the community	The proposed amendment seeks to place local heritage protection on a public asset, consistent with this objective.
(i) to provide a planning framework which fully considers land capability.	Land capability is considered through the State Policy on the Protection of Agricultural Land 2009 and the Agriculture Zone and Rural Zone provisions.

(d) is consistent with each State policy

What is the purpose of the Policy?	What developments are affected?	Where does the Policy apply?
State Policy on the Protection of Agricultural Land 2009		
To conserve and protect agricultural land so that it remains available for the sustainable use and development of agriculture, recognising the particular importance of prime agricultural land. 'Agricultural use' includes use of the land for propagating, cultivating or harvesting plants or for keeping and breeding of animals, excluding domestic animals and pets. It includes the handling, packing or storing of agricultural produce for dispatch to processors or markets and controlled environment agriculture and plantation forestry.	Proposed non-agricultural use and development that is 'discretionary' or 'prohibited' on land zoned either Significant Agriculture or Rural Resources in planning schemes or land adjoining these zones but with a different zoning.	All agricultural land in Tasmania zoned either Significant Agriculture or Rural Resources in planning schemes.
State Policy on Water Quality Management 1997		
To achieve the sustainable management of Tasmania's surface water and groundwater resources by protecting or enhancing their qualities while allowing for sustainable development in accordance with the objectives of the RMPS.	Proposed use and development that may impact on surface or ground water quality in Tasmania.	All surface waters, including coastal waters, and groundwaters, other than: - privately owned waters that are not accessible to the public and are not connected to, or flow directly into, waters that are accessible to the public; or - waters in any tank, pipe or cistern.
State Coastal Policy 1996		
To protect the natural and cultural values of the coast, provide for sustainable use and	Proposed use and development in a coastal area that is 'discretionary' or 'prohibited' under land use	Tasmania's coastal area, including all islands except for Macquarie Island. The coastal zone includes

development of the coast, and promote shared responsibility for its integrated management and protection.	zones applying to coastal areas in planning schemes.	State Waters (as defined in the Living Marine Resources Management Act 1995) and all land to a distance of 1km from the high water mark.
National Environmental Protection Measures (NEPMs) In accordance with the State Policies and Projects Act 1993, a NEMP is taken to be a State Policy. The following NEPMs are therefore State policies: • <i>Air Toxics</i> • <i>Ambient Air Quality</i> • <i>Assessment of Site Contamination</i> • <i>Diesel Vehicle Emissions</i> • <i>Movement of Controlled Waste between States and Territories</i> • <i>National Pollutant Inventory</i> • <i>Used Packaging Materials</i>		

(da) satisfies the relevant criteria in relation to the TPPs

Consideration: The Tasmanian Planning Policies (TPPs) come into effect on 1 July 2026.

(e) as far as practicable, is consistent with the regional land use strategy, if any, for the regional area in which is situated the land to which the relevant planning instrument relates

Consideration: The Northern Tasmanian Regional Land Use Strategy, 23 June 2021 (NTRLUS) is the applicable regional land use strategy for the Northern Midlands. The proposed amendment is consistent with the following sections of the NTRLUS:

Strategic Direction G2.3 – Promote local character values.

- Preserve and protect significant cultural heritage.
- Provide local identification and protection of unique character.

CH-P01 Recognise, retain and protect cultural heritage values in the region for their character, culture, sense of place, contribution to our understanding of history.

CH-A03 Provide for the protection of identified significant cultural heritage and archaeological sites.

(f) has regard to the strategic plan, prepared under section 66 of the Local Government Act 1993, that applies in relation to the land to which the relevant planning instrument relates

Consideration: Council's Strategic Plan 2017-2027 is based upon four key priorities:

Lead: Service with honesty, integrity, innovation and pride

Progress: Economic health and wealth – grow and prosper

People: Cultural and society – a vibrant future that respects the past

Place: Nurture our heritage environment

Each key priority has four strategic outcomes. Of most relevance to this proposed amendment is strategic outcome 4.4 Our heritage villages and towns are high value assets.

(g) as far as practicable, is consistent with and coordinated with any LPSs that apply to municipal areas that are adjacent to the municipal area to which the relevant planning instrument relates

Consideration: Adjacent municipal areas are: Meander Valley, City of Launceston, and Break O' Day (Northern Region), and Glamorgan-Spring Bay, Southern Midlands and Central Highlands (Southern Region).

(h) has regard to the safety requirements set out in the standards prescribed under the Gas Safety Act 2019

Consideration: The site is not in the vicinity of the Tasmanian Gas Pipeline Planning Corridor.

Tasmanian Planning Commission Guideline No. 1 – Local Provisions Schedule (LPS): zone and code application

Local Historic Heritage Code	
Code Application Guidelines	Consideration
LHHC 3 Each LPS may contain an overlay map showing local heritage places for the application of the Local Historic Heritage Code.	The draft amendment proposes to include an overlay map showing the local heritage place.
LHHC 5 If including a statement of significance in Table C6.1, C6.2 or C6.3 the information included in the right hand column (titled 'Description, Specific Extent, Statement of Local Historic Heritage Significance and Historic Heritage Values') must address the significance of each place and its historic heritage values, as set out in the definition for local historic heritage significance in the code. The statement of local historic heritage significance must incorporate the historic heritage values of the place. The information may be set out in the table or appear in a separate datasheet. All external documents must be listed in the LPS's Applied, Adopted or Incorporated Documents table.	See Datasheet per TPC Practice Note 8.

NOR-Table C6.1 Local Historic Heritage Places Datasheet – NOR-C6.1.469

Description

Fred 'Mulga' Davies Memorial Grandstand.

Specific Extent

The specific extent of the local historic heritage place is the area outlined in red in Figure NOR-C6.1.469.2 – Specific Extent.

Figures for specific extent



Figure NOR-C6.1.469.1 – Site Location



Figure NOR-C6.1.469.2 – Specific Extent

Statement of local historic heritage significance and historic heritage values

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:	
(i)	local history; Not applicable.
(ii)	creative or technical achievements; Not applicable.
(iii)	a class of building or place; Not applicable.
(iv)	aesthetic characteristics; Not applicable.

(b) Significance of the local heritage place and its values because of its association with:	
(i)	a particular community or cultural group for social or spiritual reasons; or
The Longford Football Club was a founding club of the South Esk Football Association in 1890. The club won the first 10 premierships (1890 through to 1899) and won the 1901, 1904 and 1906 premierships. From 1926 until 1986 the club played in the original Northern Tasmanian Football Association (NTFA). Longford had their strongest decade in the 1950s when they claimed three NTFA premierships, including their breakthrough triumph in 1955. They had previously never won the competition but had been runners-up in 1931, 1940 and 1953.	

Longford were Tasmanian State Premiers in 1957. After accounting for Ulverstone, premiers of the North West Football Union, in the preliminary match, Longford defeated North Hobart by 21 points in the decider at York Park.

Best of Country Football – Northern Tasmania: Longford Tigers, 1957

The Longford Tigers were to peak in the mid and late 1950s at both the regional and state level under the leadership of ex-Carlton premiership star Fred Davies.

In the state premiership final the Tigers burst out of the blocks and could have taken a stranglehold on the title except for inaccurate kicking. To their credit, North Hobart hit back in the second quarter and led at half time. The Tigers were not to be denied a second time, however, and prevailed comfortably in the second half to become the first NTFA 'country' team to take the state title.

The Longford Tigers golden era extended to one more premiership in 1958 and numerous more runner-up appearances following this triumph. Although there is little argument that the mantle of best country team in Northern Tasmania was taken up by Scottsdale for two decades from 1964, the Longford team of 1957 will always be remembered as the pioneers of the cause of country football in the region. (TAS AFL Hall of fame)

The building is a Federation style timber framed structure, typical of early 20th century sporting grandstands and pavilions which stands as an enduring legacy of when Longford had the best football team in Tasmania.

- (ii) the life or works of a person, or group of persons, of importance to the locality or region.

The grandstand has cultural and social significance to the Longford community and is named in honour of Fred 'Mulga' Davies - a Carlton champion and premiership player who transferred to Tasmania to become a player-coach for Longford in 1952, lifting the Longford Tigers to three regional and one state premierships.

The Fred Davies grandstand is named in honour of the late Fred Davies who was an icon of the Longford Football Club in the years between 1954 and 1960 when he was coach, and the club won the NTFA and Tasmanian Premierships.

Longford hadn't won a premiership in the NTFA before 'Mulga' coached the team to NTFA premiership wins in 1955, 1957 and 1958 and to the State title in 1957. As of 2026, Fred Davies remains the only coach ever to lead Longford to a State title.

Figures for statements of local historic heritage significance and heritage values



Figure NOR-C6.1.469.3 – Photograph of the grandstand

6 THE EXAMINER Tuesday April 18, 2023 examiner.com.au

'It was a privilege' to play with Mulga Fred

OUR PEOPLE
BY JOE COLBROOK

FRIENDS and family of the late, great Fred 'Mulga' Davies joined in Longford to celebrate the town's footballing legacy and the start of a new NFA season.

A memorial to the town's star footballer, who led Longford to victory at the 1957 state championship, was officially opened at the entrance to the oval now named the Fred Davies Memorial Ground.

Erin Cronin, one of Davies' nieces, had travelled from Victoria to visit Longford for the first time having heard so much about the town in family stories.

Ms Cronin said she never met her uncle before he died, but was eager to hear more about him from his former teammates.

"I just think the memorial is magnificent," she said.

"One of the things I'd like to find out about Fred is what makes him so revered. He was quite shy, he was obviously at his best on the footy field and a great communicator."

Ms Cronin had initially planned to visit the town with her sister, but after discussions with other family members the event became a fully-devised family reunion and more than 30 relatives travelled to Tasmania.

Community historian and one of the few surviving members of the 1957 team Bob Pitt said Davies was one of a kind.

"He was absolutely marvellous," Mr Pitt said.

"He was a leader of men. He would not yell or swear or try and drag you down."

1957 premiership winners Bob Pitt, Clarrie Goninon, Bob Hay, Ted Bricknell, Don Goninon, Don Brooks and Jack Jones at the Fred Davies memorial. Picture by Joe Colbrook

or try and drag you down. He would be encouraging us all the time.

"It was a privilege to play with him."

Mr Pitt said it was wonderful to see his late captain's legacy commemorated with the memorial, and as part of the opening event read a poem about Davies written by his brother Doug Davies.

Several members of Northern Midlands Council also attended the opening, and deputy mayor Janet Lambert said the new memorial highlighted how important Davies was to Longford.

"Today is both a reflection and celebration of the man who had such a positive influence on those around him," Cr Lambert said.

"He had such a unique ability to bring out the best in his teammates and the best in his colleagues."

The deputy mayor also paid tribute to the community members who pushed for recognition of Davies and helped bring the memorial into being.

These included Neil Kearney, who was a friend of Davies' late son Ian Davies and has campaigned for several years for a memorial.

"What a fabulous day this is," Mr Kearney said.

"Worthy recognition of Longford's greatest legend and its worthy players."

"What a terrific entrance to the ground and thanks to the council for making something so special."

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Members of Fred Davies' extended family journeyed from all across Australia to visit. Picture by Joe Colbrook

Figure NOR-C6.1.469.4 – Examiner article 18 April 2023



FRED 'MULGA' DAVIES MEMORIAL GRANDSTAND
LONGFORD SPORTS GROUND
BUILDING DESIGN & FABRIC ASSESSMENT

1.0 INTRODUCTION

This assessment of the Fred 'Mulga' Davies Memorial Grandstand, identifies and outlines the architectural style and building fabric.

The building is a Federation style timber framed structure, typical of early 20th century sporting grandstands and pavilions.

2.0 BUILDING DESCRIPTION

The building is a small scale symmetrical post and beam structure with timber framed walls clad with lapped timber vertical boards. Exterior walls have been covered with colorbond vertical steel sheeting. The roof is a timber framed simple hipped form covered with galvanised corrugated iron short sheets. Roof water is collected in a fascia gutter.

There is a small gable pediment centred in the front façade.

The stepped floor is timber framed with timber slat bench seats with two access ailes.

The front dwarf timber framed wall is clad externally with horizontal timber weatherboards.

It is likely that this area was originally clad with vertical lapped timber boards.

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Southwest elevation of the grandstand

Showing the simple symmetrical timber post and beam structure with a hipped corrugated iron roof form with a central gable pediment and flagpole.

It is likely that the front horizontal timber weatherboards are not original fabric.



Northeast elevation of the grandstand, showing the simple pitched gable roof form with the original short sheet corrugated galvanised roof sheeting.

The vertical colorbond custom orb wall lining is not original. The original lapped vertical timber board cladding is likely still behind the sheeting.



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Southeast elevation, showing that the original vertical exterior lining has been covered with vertical metal sheet cladding.



Northwest elevation, showing that the original vertical exterior lining has been covered with vertical metal sheet cladding.



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View of the playing oval from the enclosed press box.



Internal view of the timber exposed timber post and beam support structure with the exposed timber roof framing and corrugated iron roof sheeting.



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View inside the grandstand showing the tiered timber slat bench seating with the enclosed press box located at the central highest point. Original vertical lapped timber wall lining is clearly visible on the rear wall.



View of stepped slatted timber bench spectator seating.



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