

## Attachment B – Directions Schedule for Launceston Draft LPS

The Commission directs that the parties listed below be prepared to address the identified matters by the date specified.

Submissions to the Commission are to be provided by email to [tpc@planning.tas.gov.au](mailto:tpc@planning.tas.gov.au). Where attachments are too large for email, please contact the Commission for assistance with accessing Dropbox.

The Commission keeps electronic records and does not require hard copy documents. All submissions will be placed on the Commission's website at [www.planning.tas.gov.au](http://www.planning.tas.gov.au). Please note that submissions will be published in full, without redaction.

Name	Direction
Planning Authority	Provide a map/diagram that identifies the location of the North Esk Trail. <b><i>Response due Wednesday 13 April 2022.</i></b>
Planning Authority	Clarify that the title reference FR 19518/1 for the Brougham Street Communication Site (Rep 4 TasNetworks) should read FR 159518/1. <b><i>Response due Wednesday 13 April 2022.</i></b>
Planning Authority	Submit written evidence that the owners of 725 John Lees Drive, Dilston – FR 40977/2 support application of the Local Business Zone to the land. <b><i>Response due Wednesday 13 April 2022.</i></b>
Planning Authority	Provide a statement to show how the draft LPS written document would be modified to accommodate the Rural Conservation Specific Area Plan, a map to show where the Specific Area Plan would apply, and a statement to explain how the Specific Area Plan would comply with section 32(4) of the Act.  Clarify whether the Rural Conservation Specific Area Plan would apply to any land proposed to be zoned Landscape Conservation as a result of representations 12, 13, 14, 37, 43, 46, 49 and 53. <b><i>Response due Wednesday 13 April 2022.</i></b>
Planning Authority	As a result of the representation made by Conservation Landholders Tasmania, the Planning Authority must confirm the proposed application of zoning to the reserved and acquired roads in the vicinity of land if it was determined to apply the Landscape Conservation Zone. The relevant parcels are circled in red in the diagrams in Appendix 1 – the land highlighted in blue is the land proposed to be zoned Landscape Conservation. <b><i>Response due Wednesday 13 April 2022.</i></b>
Planning Authority	Clarify what zone would be applied to 71 Wulfs Road, Karoola FR 163468/1 in the event that the Landscape Conservation Zone was applied to 691a Brown Mountain Road, Karoola FR 163468/2. <b><i>Response due Wednesday 13 April 2022.</i></b>

Planning Authority	<p>Provide PDF and GIS versions of the amended Regional Ecosystem Model mapping version 1804.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Clarify whether the Priority Vegetation Area overlay would be applied to 25 Meander Road, Prospect Vale FR 168106/1 and 49 Meander Road, Prospect Vale FR 168107/1 in the event that the land is zoned Rural Living. If so, provide maps/diagrams that identify where the overlay would be applied.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Clarify whether the Priority Vegetation Area overlay would be applied to the following properties in the event that the land is zoned Landscape Conservation or Rural (163 East Diddleum Road):</p> <ul style="list-style-type: none"> <li>• 298 Patersonia Road, Nunamara FR 30233/1;</li> <li>• 163 East Diddleum Road, Tayene FR 49914/1;</li> <li>• 148 Goullees Road, Underwood FR 42762/5;</li> <li>• 194 Goullees Road, Underwood FR 43810/1; and</li> <li>• 325 Watery Plains Road, White Hills FR 208625/1, and FR 232243/1.</li> </ul> <p>If so, provide maps/diagrams that identify where the overlay would be applied.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Provide a statement that clarifies the Planning Authority's view on the zoning that should be applied to 2147 East Tamar Highway, Mount Direction FR 153121/1. It is noted that the s.35F report indicates that the Agriculture Zone should be applied, which is contrary to the RMCG report at Attachment 3, which indicates that the Rural Zone should be applied.</p> <p>In the event that the Rural Zone is recommended, provide comments on whether any consequential changes to the draft LPS should be made, in particular whether any of the smaller adjoining properties should be zoned Rural to make for a congruent zoning pattern, and whether the Priority Vegetation Area overlay should be applied in accordance with the regional ecosystem model (provide a map/diagram if so).</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Submit a copy of the St Leonards Village Plan.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Clarify whether the Priority Vegetation Area overlay would be applied to 345A St Leonards Road, St Leonards FR 34409/1 and FR 33409/2</p> <p>If so, provide maps/diagrams that identify where the overlay would be applied.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Planning Authority	<p>Provide a copy of planning permit DA0557/2020, including the endorsed plan of subdivision.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>

Planning Authority	<p>Provide a copy of planning permit DA0623/2010, including the endorsed plan of subdivision.</p> <p><b>Response due Wednesday 13 April 2022.</b></p>
TasRail (Rep 2)	<p>Provide a map/diagram that is annotated with coordinates or any other information (such as 'edge of infrastructure') to demonstrate where the split-zones at the following places would be located:</p> <ul style="list-style-type: none"> <li>• Item 1 - 33 Hobblers Bridge Road, Newstead FR 52241/1 (PID 7785576);</li> <li>• Item 2 - 35-51 Dowling Street, Launceston FR 19027/1;</li> <li>• Item 4 - Black Bridge on the Western Line on the North Esk River between FR 125662/1 and 2 Invermay Road, Invermay FR 180240/2;</li> <li>• Item 6 - Hobblers Rail Bridge on the Western Line on the North Esk River between FR 125665/1 and FR 235351/1; and</li> <li>• Item 7 - Sandown Rail Bridge on the Western Line on the North Esk River between FR 235351/1 and FR 125666/1.</li> </ul> <p>Submit written evidence that the owner of all these properties (Toll Properties Pty Ltd – Item 2 and Department of Natural Resources and Environment Tasmania, Crown Land Services – all other items) would support the application of the proposed Utilities Zone to the relevant land.</p> <p>Clarify why the split-zoning identified for Item 1 - 33 Hobblers Bridge Road, Newstead FR 52241/1 (PID 7785576) on Page 1 of Appendix A to the representation was chosen as the location for the zone change.</p> <p><b>Response due Wednesday 23 February 2022.</b></p>
TasRail (Rep 2)	<p>Submit written evidence that the owner of FR 153283/1 (Department of Natural Resources and Environment Tasmania, Crown Land Services – all other items) would support the application of the Utilities Zone to the whole of the land.</p> <p><b>Response due Wednesday 13 April 2022.</b></p>
TasRail (Rep 2)	<p>Clarify that the title reference FR 180140/2 on page 3 of Appendix A to the representation should read FR 180240/2.</p> <p><b>Response due Wednesday 13 April 2022.</b></p>
TasNetworks (Rep 4)	<p>Provide a map/diagram that identifies any land that contains the Palmerston – Trevallyn Line, Palmerston – George Town Line, and Hadspen to Trevallyn Line that is zoned Landscape Conservation.</p> <p><b>Response due Wednesday 13 April 2022.</b></p>
TasNetworks (Rep 4)	<p>Provide a map/diagram that shows how the Substation Facility overlay would be amended to align with the title boundaries of 58 St Leonards Road, St Leonards FR 161345/1.</p> <p><b>Response due Wednesday 13 April 2022.</b></p>

Department of State Growth (Rep 5)	<p>Provide a map/diagram or any other information such as title reference numbers that identify any changes proposed to the Utilities Zone applied to the State road casement.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Department of Communities (Rep 6)	<p>Clarify that the title references FR 154046/2 and FR 1580046/2 for the land at 3 Archer Street should read FR 158046/2.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Department of Communities (Rep 6)	<p>Submit written evidence that the owner of 50 Wildor Crescent, Ravenswood FR 159118/1 (Department of Natural Resources and Environment Tasmania, Crown Land Services) would support removal of the Priority Vegetation Area overlay from the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Department of Communities (Rep 6)	<p>Submit written evidence that the owner of 12 Techno Park Drive, Kings Meadows FR 159118/1 (Department of State Growth) would support removal of the Priority Vegetation Area overlay from the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Conservation Land Holders Tasmania (Rep 12)	<p>Submit written evidence that the owners of the following properties support the application of the Landscape Conservation Zone to the land:</p> <ul style="list-style-type: none"> <li>• 250 Mountain Road, Lilydale FR 204912/1;</li> <li>• 188 Bardenhagen Road, Turners Marsh FR 251617/1;</li> <li>• 252 Austins Road, Turners Marsh FR 250765/1;</li> <li>• 12 Powers Road, Underwood FR 246431/1;</li> <li>• 50 Powers Road, Underwood FR 39699/1;</li> <li>• 148 Goullees Road, Underwood FR 42762/5;</li> <li>• Escarpment Drive, St Leonards FR 164126/1;</li> <li>• 325 Watery Plains Road, White Hills FR 208625/1, FR 106554/1, and FR 232243/1;</li> <li>• 287 Burns Creek Road, Burns Creek FR 115907/1, FR 45671/3, and FR 45671/2 ;</li> <li>• 478 Brown Mountain Road, Karoola FR 239943/1;</li> <li>• 234 Cherry Farm Road, Underwood FR 168435/1, FR 120442/1, FR 168435/2 and FR 168435/3 ;</li> <li>• 290 Cherry Farm Road, Underwood FR 164851/1;</li> <li>• 233 Cherry Farm Road, Underwood FR 238641/1; and</li> <li>• 229 Cherry Farm Road, Underwood FR 212906/1.</li> </ul> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Launceston Church Grammar School (Rep 15)	<p>Clarify that the title reference FR 197183/1 for the land at 36 Button Street, Mowbray should read FR 144358/1.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Launceston Church Grammar School (Rep 15)	<p>Provide any other supporting information from a suitably qualified person that would support removal of the Priority Vegetation Area overlay from the following properties:</p> <ul style="list-style-type: none"> <li>• 137 East Tamar Highway, Mowbray FR 173811/1; and</li> </ul>

	<ul style="list-style-type: none"> <li>36 Button Street, Mowbray FR 144358/1.</li> </ul> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
FJA Solutions (Rep 18)	<p>Submit written evidence that the owner of 78 Cimitiere Street, Launceston FR 141649/1 (University of Tasmania) would support application of the Urban Mixed Use Zone to the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Claire Gregg for JAC Group (Rep 19)	<p>Provide any other supporting information, such as a natural values assessment by a suitably qualified person that would support removal of the Priority Vegetation Area overlay from 94 Relbia Road FR 197183/1.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Chris Calverley (Rep 37)	<p>Provide written evidence that both registered owners of 163 East Diddleum Road, Tayene FR 49914/1 support the application of the Landscape Conservation Zone to the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Steve Kerrison (Rep 38)	<p>Provide written evidence that both registered owners of 320 Peel Street West, Summerhill FR 16873/3 and FR 16873/4 support the application of the Low Density Residential Zone to the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Adam and Tania Poultney (Rep 40)	<p>Provide any other supporting information, such as a natural values assessment by a suitably qualified person that would support modification of the Priority Vegetation Area overlay at 2460 Deddington Road, Blessington FR 28411/1.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Neil Ayers (Rep 46)	<p>Provide written evidence that both registered owners of 160 Whites Mill Road, Underwood FR 161070/4, and FR 206977/1 support the application of the Landscape Conservation Zone to the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Moira Scott (Rep 49)	<p>Provide written evidence that both registered owners of 194 Goullees Road, Underwood FR 43810/1 support the application of the Landscape Conservation Zone to the land.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>
Matthew Monty (Rep 57)	<p>Provide any other supporting information, such as a natural values assessment by a suitably qualified person that would support modification of the Priority Vegetation Area overlay at 198 Lilydale Road, Rocherlea FR 222572/3.</p> <p><b><i>Response due Wednesday 13 April 2022.</i></b></p>

## Appendix A



