
From: Jo Oliver <jo.oliver@mvc.tas.gov.au>

Sent: Thursday, 19 September 2019 12:28 PM

To: Newman, Luke (DoJ) <Luke.Newman@planning.tas.gov.au>

Subject: RE: Meander Valley draft LPS - further submission on compile TPC direction

Here it is. Formatting still a bit dodgy but it's all there.

| Objective: | To provide for: (a) design and dimensions of lots in an arrangement that furthers the local area objectives; (b) dimensions of lots that enable building areas that are substantially separated; (c) lot areas and dimensions that are appropriate to accommodate a dwelling and associated on-site drainage and on-site wastewater requirements; and (d) efficient access to lots that minimises the number of driveway crossovers. | |
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| Acceptable Solutions | | Performance Criteria |
| A1 Each lot, or a lot proposed in a plan of subdivision, must: (a) have an area not less than 1 hectare and: (i) be able to contain a 70m diameter circle with a gradient not steeper than 1 in 5; and (ii) existing buildings are consistent with the setback required by clause 10.4.3 A1 and A2; or (b) be required for public use by the Crown, a council or a State authority; (c) be required for the provision of Utilities; or (d) be for the consolidation of a lot with another lot provided each lot is within the same zone. | | P1 Each lot, or a lot proposed in a plan of subdivision, must provide sufficient useable area and dimensions in an arrangement that is consistent with the specific area plan purpose and furthers the local area objectives, having regard to: (a) the relevant requirements for development of buildings on the lots; (b) any constraints to development on the lot; (c) the potential or intended location of buildings; (d) distances between new building areas and between new and existing building areas; (e) the topography of the site; (f) adequate provision of drainage and on-site wastewater disposal; (g) the ability to screen future development long-term through retention of existing hedgerows or other vegetation, or the planting of new vegetation screening; (h) whether the location of access driveways and crossovers minimizes vegetation clearance and viewing opportunities; (i) the use of adjoining land as a |

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| | recreational pathway; (j) and must have an area not less than 5000m ² that contains a circle of 60m minimum diameter. |
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Jo Oliver | Senior Strategic Planner
Meander Valley Council
working together

T: 03 6393 5300 | **F:** 03 6393 1474 | **E:** jo.oliver@mvc.tas.gov.au | **W:** www.meander.tas.gov.au
26 Lyall Street (PO Box 102), Westbury, TAS 7303



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From: Newman, Luke (DoJ) [<mailto:Luke.Newman@planning.tas.gov.au>]
Sent: Thursday, September 19, 2019 11:23 AM
To: Jo Oliver
Subject: Meander Valley draft LPS - further submission on compile TPC direction

Hi Jo,

Just tried to call...talked to Holly but the phone cut out.

Are you available for a quick question about the submission as it looks like something may have fallen off / missing.

Can you let me know when you are free, and I'll jump out of a meeting to call you.

Regards, L

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