

From: [Dileep Karna](#)
To: [TPC Enquiry](#)
Subject: RE: PSA-LLP0036 - Amendment (s.40K)
Date: Monday, 15 June 2026 2:09:10 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[PSA-LLP0036 - s.40K.pdf](#)
[Examiner advertisement 09 May 2026.pdf](#)
[Examiner advertisement 13 May 2026.pdf](#)

Dear Commission

The amendment (PSA-LLP0036) to the Launceston Local Provisions Schedule for 27 Vermont Road, Mowbray, was publicly advertised, and no representations were received during the exhibition period. Please find attached the signed Section 40K report and the examiner advertisement for your reference. Should you require any further information, please let me know.

Kind regards

Dileep Karna

Town Planner

 03 6323 3579
 Dileep.Karna@launceston.tas.gov.au
 www.launceston.tas.gov.au



Please consider the environment before printing this, or any other e-mail or document.

CONFIDENTIALITY NOTICE AND DISCLAIMER

Information in this transmission is intended only for the person(s) to whom it is addressed and may contain privileged and/or confidential information. If you are not the intended recipient, any disclosure, copying or dissemination of the information is unauthorised and you should delete/destroy all copies and notify the sender. No liability is accepted for any unauthorised use of the information contained in this transmission.

This disclaimer has been automatically added.

FILE NO: PSA-LLP0036

AUTHOR: Dileep Karna, Town Planner

APPROVER: Richard Jamieson (Senior Leader City Development)

DECISION STATEMENT:

To make a recommendation to the Tasmanian Planning Commission subsequent to the public exhibition period for amendment PSA-LLP0036 to the Launceston Local Provisions Schedule at 27 Vermont Road, Mowbray pursuant to the *Land Use Planning and Approvals Act 1993*.

PLANNING APPLICATION INFORMATION:

Applicant:	6ty
Address of the Site:	27 Vermont Road, Mowbray (CT 164061/1 and CT 112266/1)
Existing Zones:	Recreation Zone
Existing Use:	Sports and Recreation
Receipt Date:	18 September 2025

RELEVANT LEGISLATION:

Land Use Planning and Approvals Act 1993

RECOMMENDATION:

That Council, in accordance with sections 40K and 42 of the *Land Use Planning and Approvals Act 1993*:

1. Notifies the Tasmanian Planning Commission that no representations were received during the public exhibition period for Draft Amendment PSA-LLP0036; and
2. Recommends that Draft Amendment PSA-LLP0036 be approved as certified and exhibited.

REPORT:

1. THE PROPOSAL

At its meeting on 16 April 2026, Council considered an application under section 37 of the *Land Use Planning and Approvals Act 1993*, to initiate an amendment to the Launceston Local Provisions Schedule to:

- (a) rezone south-western portion of 27 Vermont Road, Mowbray (CT 164061/1) from Recreation Zone to Inner Residential Zone.
- (b) rezone north-western portion of 27 Vermont Road, Mowbray (CT 112266/1) from the General Residential Zone to Inner Residential Zone; and Recreation Zone to Inner Residential Zone.

- (c) remove Local heritage place from south-western portion of 27 Vermont Road, Mowbray (CT 164061/1)

Council resolved to initiate amendment PSA-LLP0036.

As required by the Act, Council then advertised the amendment for 28 days between 11 May 2026 and 09 June 2026. No representations were received, and no additional changes to the amendment are considered necessary.

2. CONCLUSION

Council is supportive of the proposed amendment to partial rezoning of land at 27 Vermont Road, Mowbray, from the Recreation Zone and General Residential Zone to the Inner Residential Zone, and modification of the Local Heritage Place overlay.

RISK IMPLICATIONS:

Not considered relevant to this report.

ECONOMIC, ENVIRONMENTAL AND SOCIAL IMPACT:

The amendment to the Launceston Local Provisions Schedule has been assessed against the requirements of the Act. The Tasmanian Planning Scheme - Launceston, and the Launceston Local Provisions Schedule also contain provisions intended to implement the objectives of the Resource Management Planning System. The application has been assessed using these provisions and economic, environmental and social impacts have been considered.

STRATEGIC DOCUMENT REFERENCE:

Land Use Planning and Approvals Act 1993 (the Act)

BUDGET AND FINANCIAL IMPLICATIONS:

Not considered relevant to this report.

DISCLOSURE OF INTERESTS:

The Author has no interest to declare in this matter.

ATTACHMENTS:

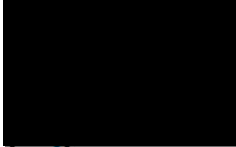
- i. Examiner advertisement 09 May 2026
- ii. Examiner advertisement 13 May 2026

RECOMMENDATION:

That Council, in accordance with sections 40K of the *Land Use Planning and Approvals Act 1993*:

1. Notifies the Tasmanian Planning Commission that no representations were received during the public exhibition period for Draft Amendment PSA-LLP0036; and
2. Recommends that Draft Amendment PSA-LLP0036 be approved as certified and exhibited.

Approved under delegation dated 15 June 2026



Richard Jamieson
Senior Leader City Development

Date: 15/06/2026