



# **SORELL COUNCIL**

## **NOTICE OF PROPOSED DEVELOPMENT**

Notice is hereby given that an application has been made for planning approval for the following development:

**SITE: 3308 Tasman Highway, Orielton**

**PROPOSED DEVELOPMENT:**

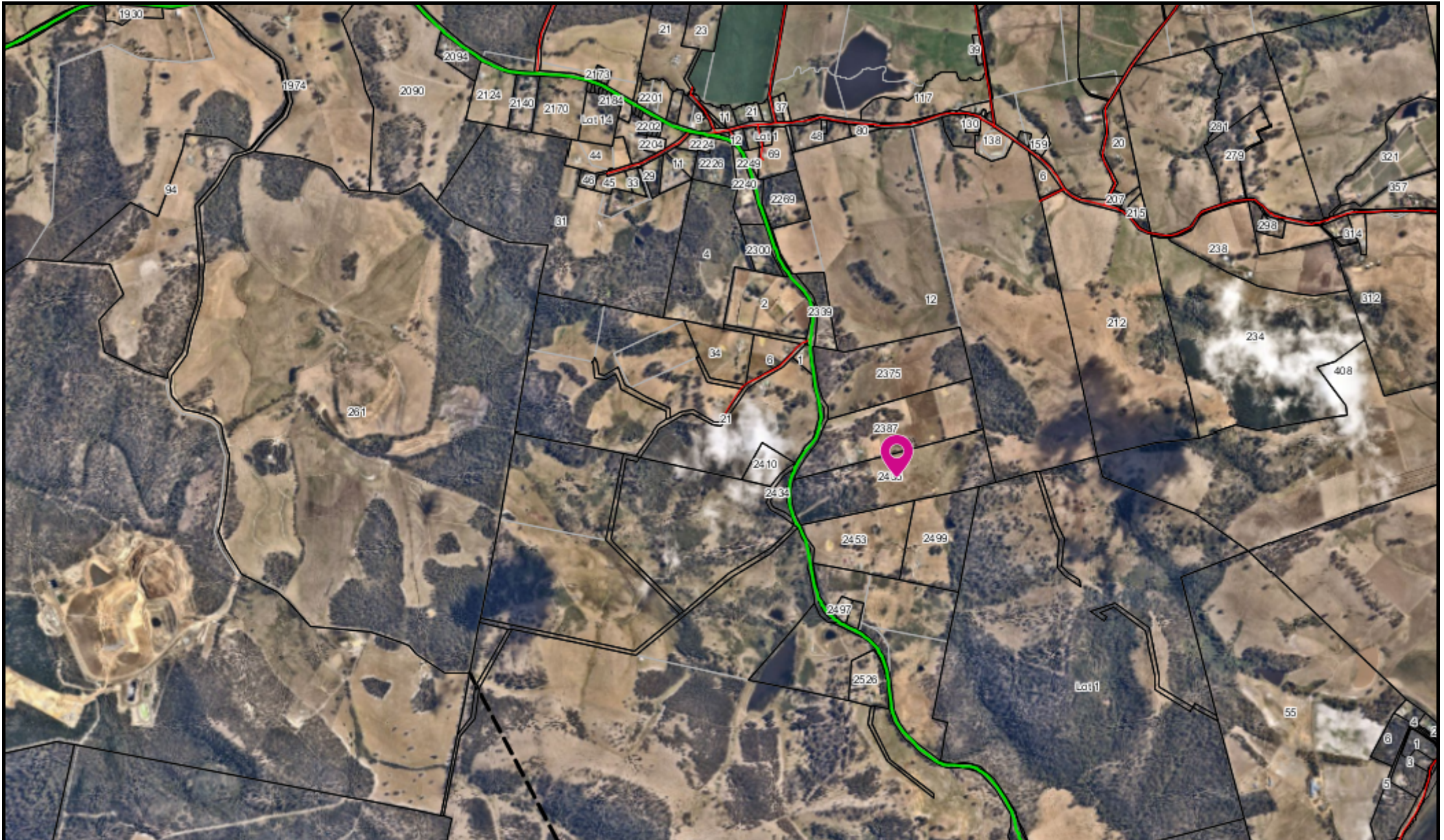
**PUMP SHED**

The relevant plans and documents can be inspected at the Council Offices at 47 Cole Street, Sorell during normal office hours, or the plans may be viewed on Council's website at [www.sorell.tas.gov.au](http://www.sorell.tas.gov.au) until **Tuesday 7<sup>th</sup> May 2024**. Any person may make representation in relation to the proposal/s by letter or electronic mail ([sorell.council@sorell.tas.gov.au](mailto:sorell.council@sorell.tas.gov.au)) addressed to the General Manager. Representations must be received no later than **Tuesday 7<sup>th</sup> May 2024**.

**APPLICANT: Rainbow Building Solutions**

**DATE: 18 April 2024**

**APPLICATION NO: 5.2024.50.1**



2435 Arthur Highway, Copping



18-Apr-2024

500 m

Disclaimer: This map is a representation of the information currently held by Sorell Council. While every effort has been made to ensure the accuracy of the product, Council accepts no responsibility for any errors or omissions. Any feedback on omissions or errors would be appreciated.

**Part B: Please note that Part B of this form is publicly exhibited.**

Full description of Proposal:	Use: Agricultural purposes
	Development: New pump shed
	<i>Large or complex proposals should be described in a letter or planning report.</i>
Design and construction cost of proposal:	\$ <b>\$15,810</b> .....

Is all, or some the work already constructed:	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>
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Location of proposed works:	Street address: <b>3308 Tasman Highway</b> .....
	Suburb: <b>Orielton</b> ..... Postcode: <b>7172</b> .....
	Certificate of Title(s) Volume: <b>125174</b> ..... Folio: <b>1</b> .....

Current Use of Site	<b>Farm</b> .....
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Current Owner/s:	Name(s)... <b>S. SMITH &amp; SON PTY. LIMITED</b>
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Is the Property on the Tasmanian Heritage Register?	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>	<i>If yes, please provide written advice from Heritage Tasmania</i>
Is the proposal to be carried out in more than one stage?	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>	<i>If yes, please clearly describe in plans</i>
Have any potentially contaminating uses been undertaken on the site?	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>	<i>If yes, please complete the Additional Information for Non-Residential Use</i>
Is any vegetation proposed to be removed?	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>	<i>If yes, please ensure plans clearly show area to be impacted</i>
Does the proposal involve land administered or owned by either the Crown or Council?	No: <input checked="" type="checkbox"/> Yes: <input type="checkbox"/>	<i>If yes, please complete the Council or Crown land section on page 3</i>

**If a new or upgraded vehicular crossing is required from Council to the front boundary please complete the Vehicular Crossing (and Associated Works) application form**  
<https://www.sorell.tas.gov.au/services/engineering/>



**Sorell Council**  
 Development Application: Development Application- 3308 Tasman Highway, Orielton - P1.pdf  
 Plans Reference:P1  
 Date Received:18/03/2024

*Part B continued: Please note that Part B of this form is publicly exhibited*

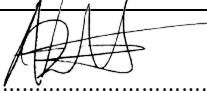
**Declarations and acknowledgements**

- I/we confirm that the application does not contradict any easement, covenant or restriction specified in the Certificate of Title, Schedule of Easements or Part 5 Agreement for the land.
- I/we consent to Council employees or consultants entering the site and have arranged permission and/or access for Council’s representatives to enter the land at any time during normal business hours.
- I/we authorise the provision of a copy of any documents relating to this application to any person for the purposes of assessment or public consultation and have permission of the copyright owner for such copies.
- I/we declare that, in accordance with s52(1) of the *Land Use Planning and Approvals Act 1993*, that I have notified the owner(s) of the intention to make this application.
- I/we declare that the information in this application is true and correct.

*Details of how the Council manages personal information and how you can request access or corrections to it is outlined in Council’s Privacy Policy available on the Council website.*

- I/we acknowledge that the documentation submitted in support of my application will become a public record held by Council and may be reproduced by Council in both electronic and hard copy format in order to facilitate the assessment process, for display purposes during public exhibition, and to fulfil its statutory obligations. I further acknowledge that following determination of my application, Council will store documentation relating to my application in electronic format only.

- Where the General Manager’s consent is also required under s.14 of the *Urban Drainage Act 2013*, by making this application I/we also apply for that consent.

<b>Applicant Signature:</b>	 Signature: ..... Date: <b>17.03.2024</b> .....
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**Crown or General Manager Land Owner Consent**

If the land that is the subject of this application is owned or administered by either the Crown or Sorell Council, the consent of the relevant Minister or the Council General Manager whichever is applicable, must be included here. This consent should be completed and signed by either the General Manager, the Minister, or a delegate (as specified in s52 (1D-1G) of the *Land Use Planning and Approvals Act 1993*).

Please note:

- If General Manager consent is required, please first complete the General Manager consent application form available on our website [www.sorell.tas.gov.au](http://www.sorell.tas.gov.au)
- If the application involves Crown land you will also need a letter of consent.
- Any consent is for the purposes of making this application only and is not consent to undertaken work or take any other action with respect to the proposed use or development.

I \_\_\_\_\_ being responsible for the administration of land at \_\_\_\_\_

declare that I have given permission for the making of this application for \_\_\_\_\_

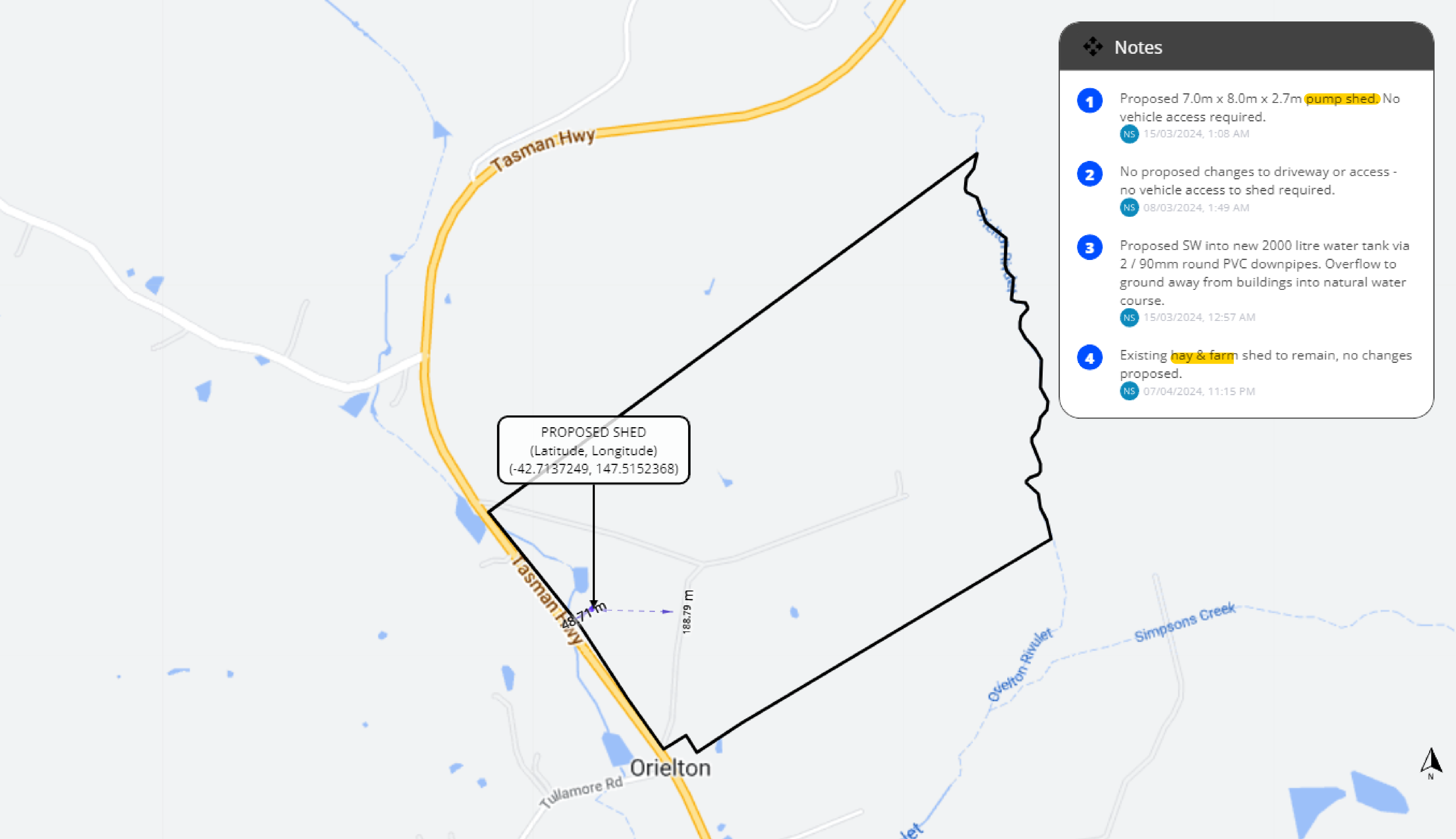


**Sorell Council**

Development Application: Development Application- 3308 Tasman Highway, Orielton - P1.pdf

Plans Reference:P1  
Date Received:18/03/2024

<b>Signature of General Manager, Minister or Delegate:</b>	Signature: ..... Date: .....
--	------------------------------



- ### Notes
- 1** Proposed 7.0m x 8.0m x 2.7m **pump shed**. No vehicle access required.  
NS 15/03/2024, 1:08 AM
  - 2** No proposed changes to driveway or access - no vehicle access to shed required.  
NS 08/03/2024, 1:49 AM
  - 3** Proposed SW into new 2000 litre water tank via 2 / 90mm round PVC downpipes. Overflow to ground away from buildings into natural water course.  
NS 15/03/2024, 12:57 AM
  - 4** Existing **hay & farm** shed to remain, no changes proposed.  
NS 07/04/2024, 11:15 PM

PROPOSED SHED  
 (Latitude, Longitude)  
 (-42.7137249, 147.5152368)

Client Name S. Smith & Son Pty Ltd Client Email tim.reilly@blackleypipelines.com.au\_ Client Phone 04472659301 Client Signature \_\_\_\_\_

**Copyright Statement**

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ALL DIMENSIONS ARE IN METERS. DO NOT SCALE FROM PLANS.

**Generated by**

Nick Smith  
 nick@rainbowbuilding.com.au

**Phone**

**Property Details**

3308 Tasman Hwy, Orielton, TAS 7172, Australia 1/125174  
  
 Sorell  
 Lot/DP: 1/125174

**Sheet name**

Site Plan

**Lic no.**

181916529

**Design**

Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed1:9848

**Date** Mon Apr 08 2024

**Scale**





- ### Notes
- 1 Proposed 7.0m x 8.0m x 2.7m **pump shed**. No vehicle access required.  
NS 15/03/2024, 1:08 AM
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NS 15/03/2024, 12:57 AM
  - 4 Existing **farm shed** to remain, no changes proposed.  
NS 15/03/2024, 1:08 AM

Client Name S. Smith & Son Pty Ltd Client Email tim.reilly@blackleypipelines.com.au Client Phone 04472659301 Client Signature \_\_\_\_\_

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Sorell  
Lot/DP: 1/125174

**Design**  
Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed1:5747  
  
**Date** Fri Mar 15 2024

**Scale**  
  
0m 50m 100m





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NS 15/03/2024, 1:08 AM

Future proposed vineyard - on separate application.

PROPOSED SHED  
 (Latitude, Longitude)  
 (-42.7137249, 147.5152368)

48.71 m

188.79 m



**Sorell Council**  
 Development Application: Response to Request for Information - 3308 Tasman Highway, Orielton.pdf  
 Plans Reference: P1  
 Date Received: 08/04/2024

**Client Name** S. Smith & Son Pty Ltd **Client Email** tim.reilly@blackleypipelines.com.au\_ **Client Phone** 04472659301 **Client Signature** \_\_\_\_\_

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 Sorell  
 Lot/DP: 1/125174

**Sheet name**

Site Plan

**Lic no.**

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**Design**

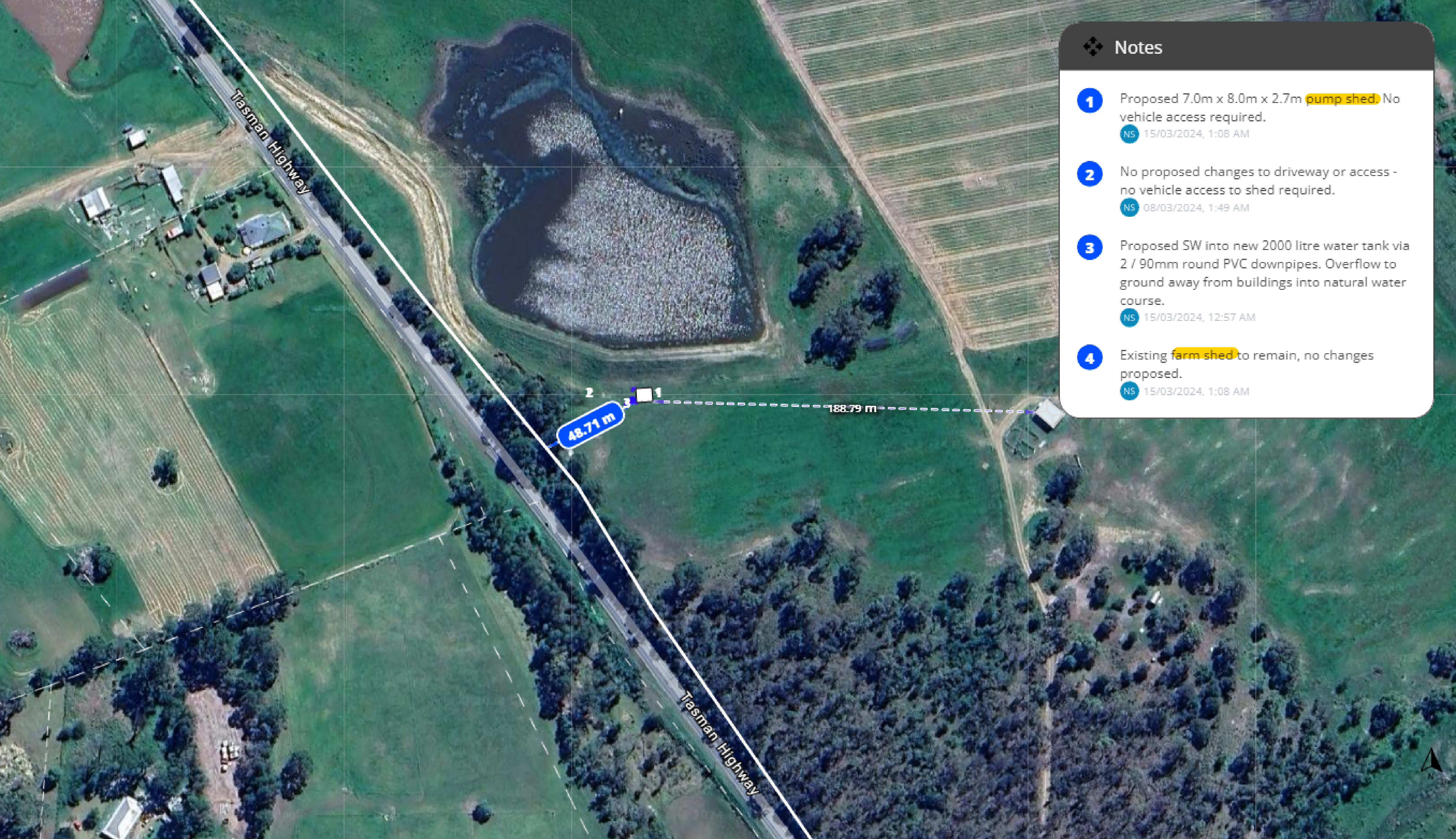
Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed

**Scale**

1:5000

**Date** Fri Mar 15 2024





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Sorell  
 Lot/DP: 1/125174

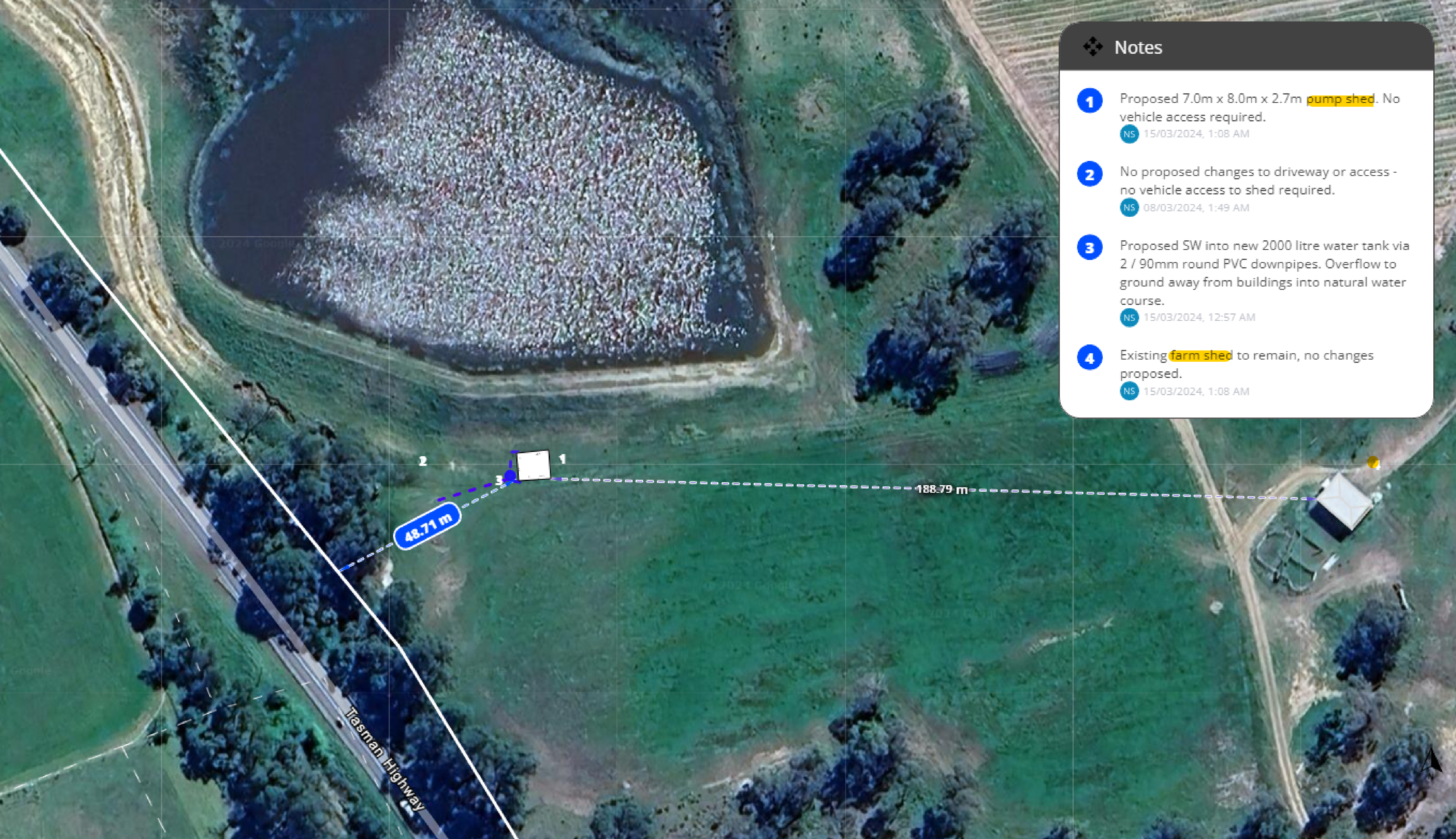
**Design**  
 Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed

**Date** Fri Mar 15 2024

**Scale**  
 1:2000







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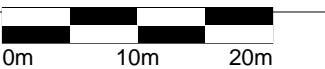
**Property Details**  
 3308 Tasman Hwy, Orielton, TAS 7172, Australia 1/125174

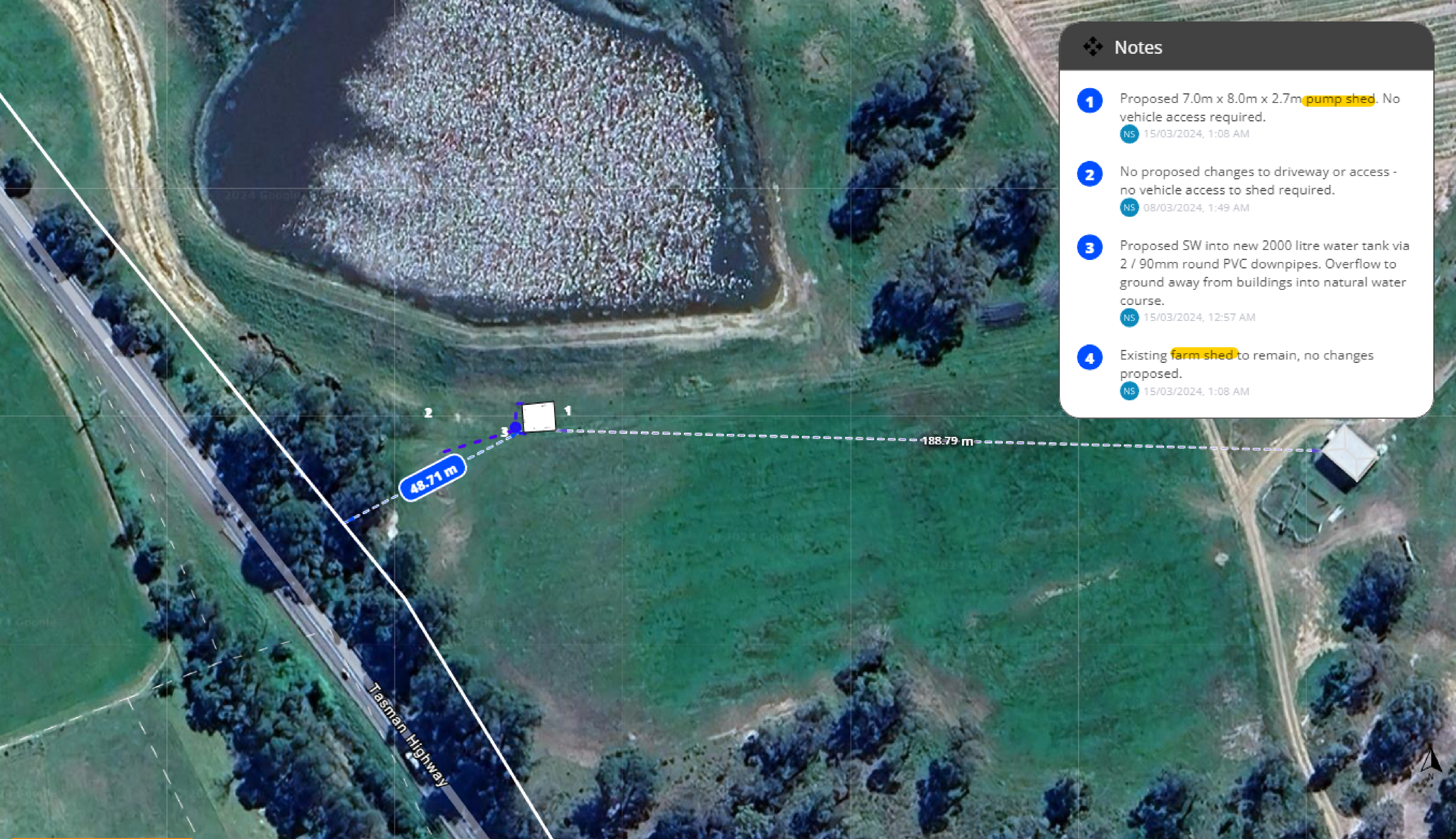
Sorell  
 Lot/DP: 1/125174

**Design**  
 Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed1:1000

**Date** Fri Mar 15 2024

**Scale**





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 **Client Email** tim.reilly@blackleypipelines.com.au\_   
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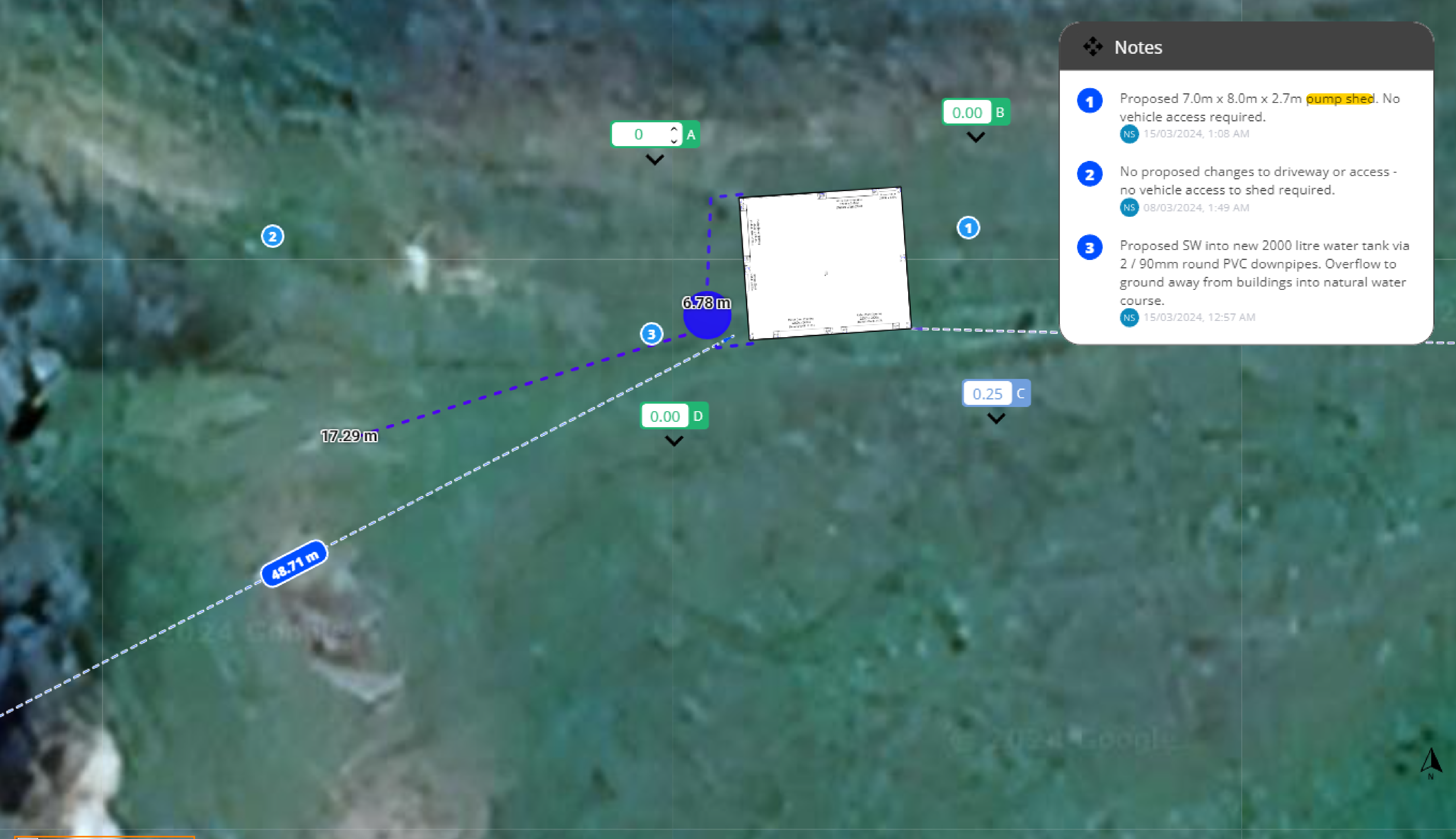
**Property Details**  
 3308 Tasman Hwy, Orielton, TAS 7172, Australia 1/125174

Sorell  
 Lot/DP: 1/125174

**Design**  
 Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed 1:1000

**Date** Fri Mar 15 2024

**Scale**  
 1:1000  




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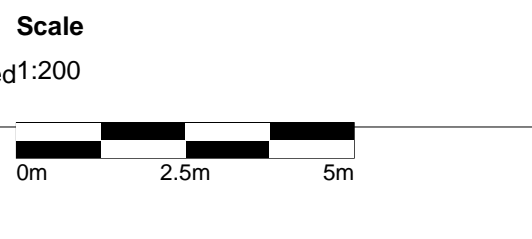
**Lic no.**  
 181916529

**Property Details**  
 3308 Tasman Hwy, Orielton, TAS 7172, Australia 1/125174

**Design**  
 Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed 1:200

Sorell  
 Lot/DP: 1/125174

**Date** Fri Mar 15 2024



## Notes

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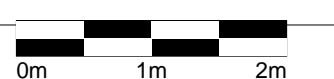
Sorell  
 Lot/DP: 1/125174

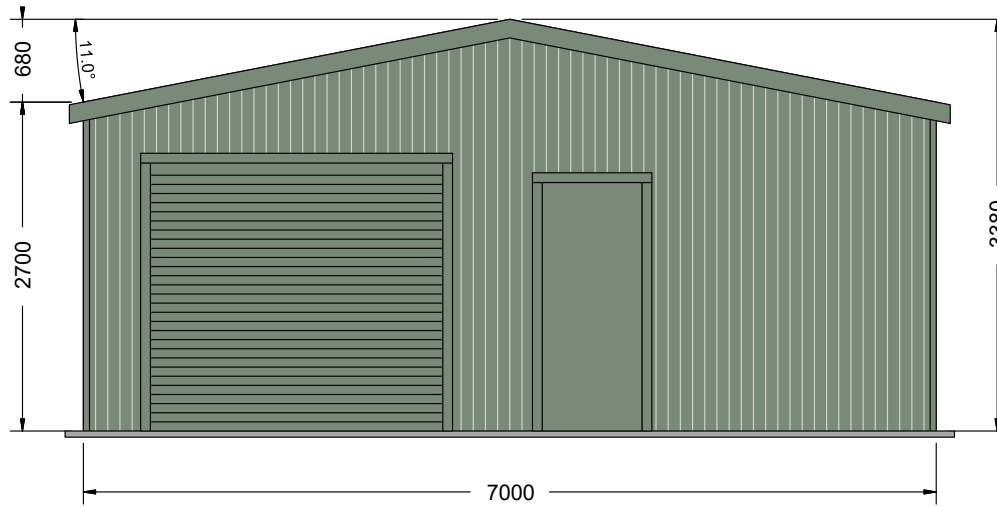
**Design**

Title: S. Smith & Son Pty Ltd - 7x8x2.7 pump shed 1:100

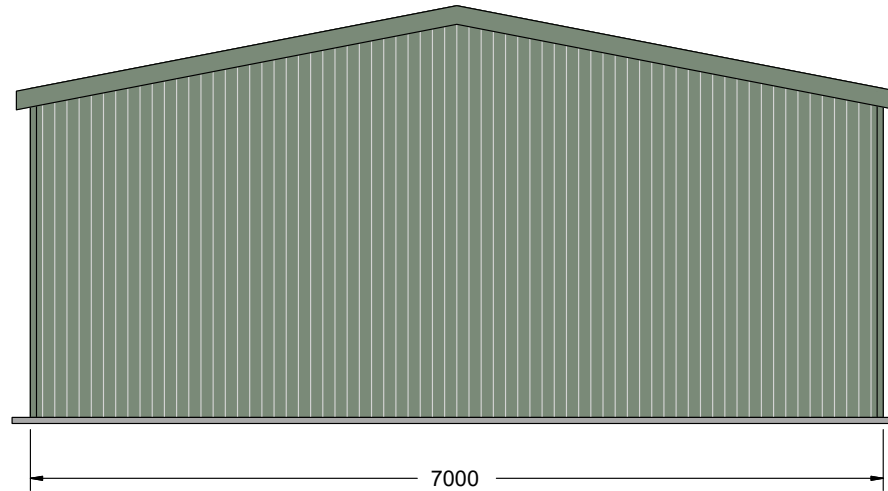
**Date** Fri Mar 15 2024

**Scale**





WEST ELEVATION

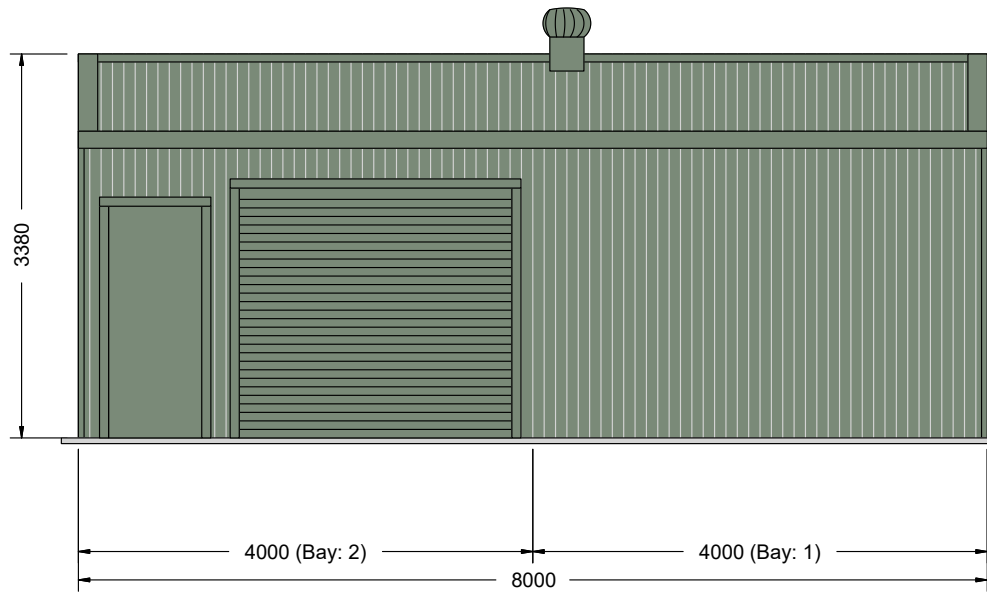


EAST ELEVATION

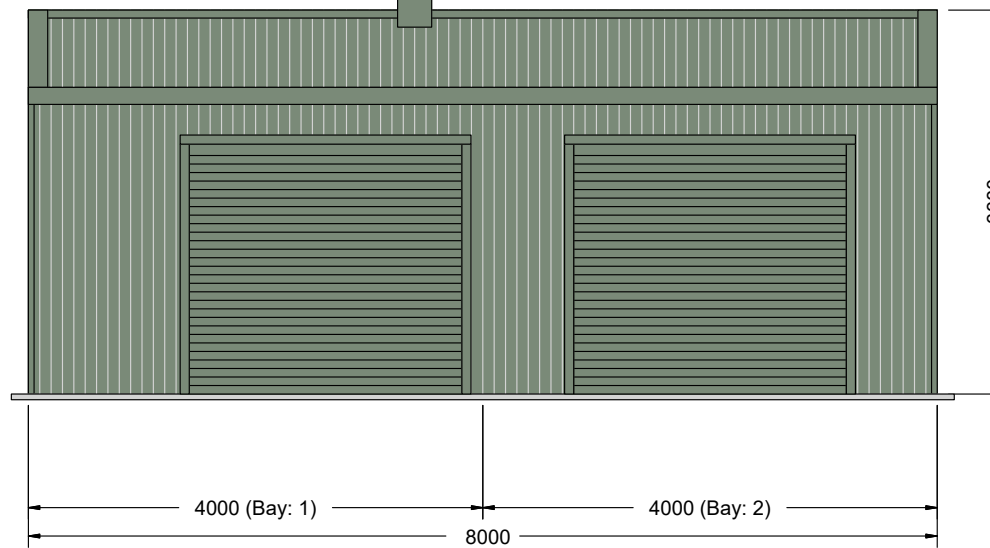


**Sorell Council**

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for Information - 3308 Tasman Highway,  
Orielton.pdf  
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NORTH ELEVATION



SOUTH ELEVATION



**Sorell Council**

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Orielton.pdf  
Plans Reference: P1  
Date Received: 08/04/2024

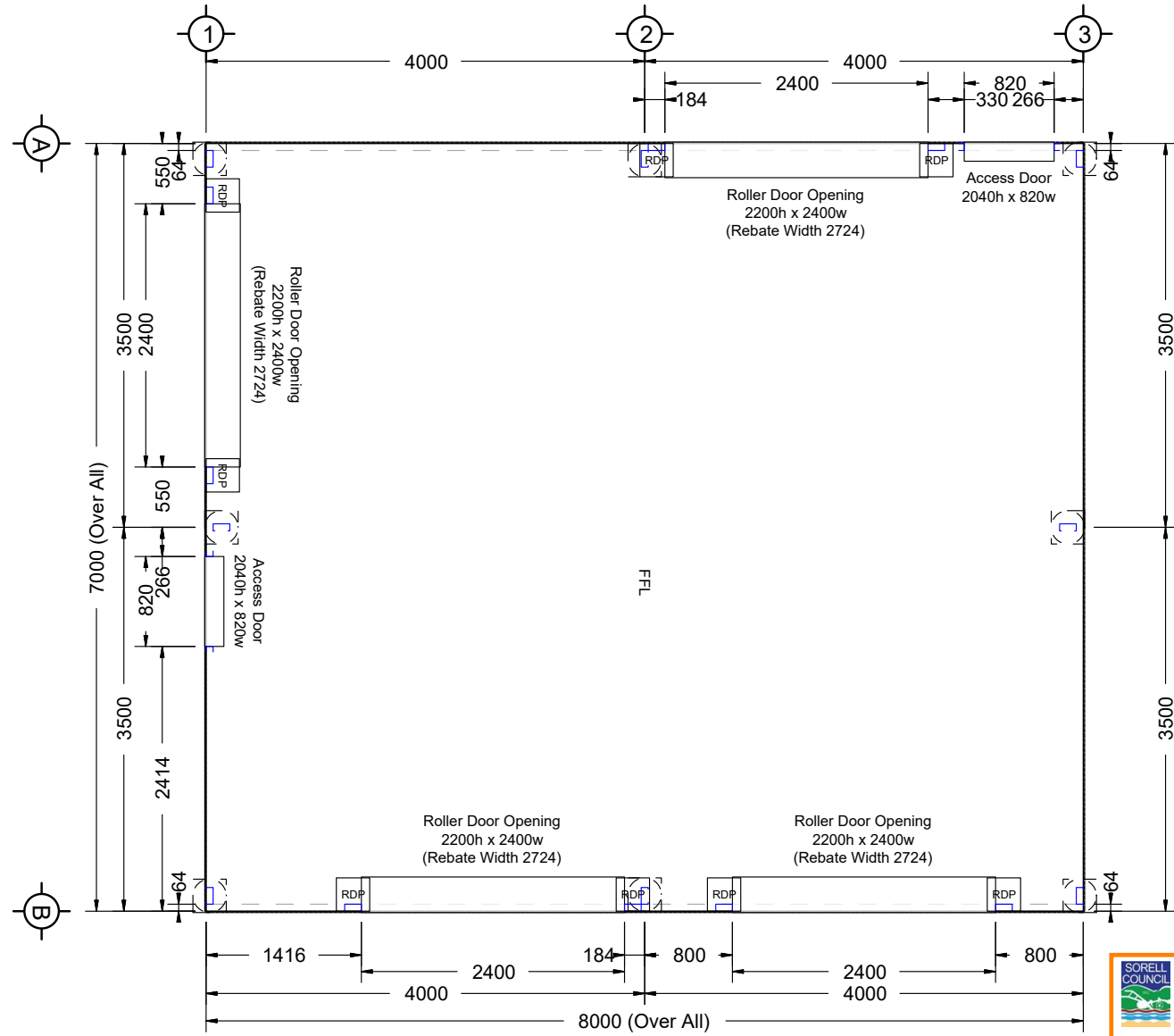
139 Main Road,  
Sorell TAS 7172  
Phone: 1300 737 910  
Email: sales@rainbowbuilding.com.au

CLIENT: S. Smith & Son Pty Ltd  
SITE ADDRESS: 3308 Tasman Highway, Orielton, TAS, 7172  
PHONE: 0447265930  
EMAIL: tim.reilly@blackleypipelines.com.au

DRAWING TITLE: Side Elevations  
SCALE: 1:66.554  
DATE: 05-03-2024  
Job Number: LAU01\_5632  
Drawing Number: SE



- Site is level -



# FLOOR PLAN

 **Sorell Council**  
 Development Application: Response to Request for Information - 3308 Tasman Highway, Orielton.pdf  
 Plans Reference: P1  
 Date Received: 08/04/2024

139 Main Road,  
 Sorell TAS 7172  
 Phone: 1300 737 910  
 Email: sales@rainbowbuilding.com.au

**CLIENT:** S. Smith & Son Pty Ltd  
**SITE ADDRESS:** 3308 Tasman Highway, Orielton, TAS, 7172  
**PHONE:** 0447265930  
**EMAIL:** tim.reilly@blackleypipelines.com.au

**DRAWING TITLE:** Floor Plan  
**SCALE:** 1:61.560  
**DATE:** 05-03-2024  
**Job Number:** LAU01\_5632  
**Drawing Number:** FP

