

APPLICATION FOR PLANNING APPROVAL

Application Number: DA-2026-77
Proposal: Alteration to dwelling
Subject Site: 18 Earlwood Court, Tarooma
Responsible Planning Officer: Benjamin Allen

Advertised Documents:

- Application Plans
- Bushfire Hazard Report

Available upon request:

- Application Form
- Copy of Title

NOTE: The documents included for advertising (public notice) have been provided by the applicant. The advertising of the documentation does not confirm that Council agrees with, or endorses, the content or assessments.

Representations:

Representations must be provided in writing to Council stating the reasons why you support or object to the application. Representations for this application must be submitted by 11.59pm on **1 May 2026**; and can be delivered in person to the Civic Centre, posted to Locked Bag 1, Kingston 7050 or emailed to kc@kingborough.tas.gov.au.



Kingborough Council

Development Application: DA-2026-77

Plan Reference No: P2

Date Received: 30/3/2026

Date placed on Public Exhibition: 18/4/2026

LEGEND + NOTES

GENERAL NOTES

TITLE / FOLIO: 8468/53
PROPERTY ID: 5709828
CLIMATE ZONE: 7
SOIL CLASS: TBC
WIND CLASS: N2
BAL RATING: TBC
CORROSION ENVIRONMENT: MEDIUM
KNOWN SITE HAZARDS: NIL

PLANNING ZONING:
12.0 LOW DENSITY RESIDENTIAL

PLANNING CODES OVERLAY:
BUSHFIRE PRONE AREA
SCENIC LANDSCAPE AREA

PLANNING PERMIT NO & AUTHORITY:
TBA - KINGBOROUGH CITY COUNCIL

TASWATER REFERENCE NO:
PERMIT NO

SCHEDULE OF AREAS
EXTG. SITE AREA: 814m²

RESIDENCE (PROP)
EX. LWR. GROUND FLOOR: TBCm²
EX. GROUND FLOOR: TBCm²
EX. HOUSE ROOF: 187.9m²

crump.

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CC6170C
nathan@crumparchitects.com.au
0419 862 639
@crumparchitects
crumparchitects.com.au

PROJECT

18 Earlwood Court

DESCRIPTION: Swim Spa + Landscaping
ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
CLIENT: Sorrell Saunders
STATUS: **Planning Permit**
PROJECT NO: 2605

DRAWING INDEX

| | | | |
|-------|---------------|------|---|
| DA.00 | Cover Page | SK02 | ☒ |
| DA.02 | Location Plan | SK02 | ☒ |
| DA.03 | Site Plan | SK02 | ☒ |
| DA.04 | Lower Ground | SK02 | ☒ |
| DA.05 | Ground | SK02 | ☒ |
| DA.06 | Roof Plan | SK02 | ☒ |
| DA.07 | Elevations | SK02 | ☒ |
| DA.08 | Elevations | SK02 | ☒ |
| DA.09 | Section | SK02 | ☒ |
| DA.10 | Perspective | SK02 | ☒ |
| DA.11 | Perspective | SK02 | ☒ |
| DA.12 | Perspective | SK02 | ☒ |

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1

Location Plan
1:1000

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| Revision ID | Revision Name | Revision Date |
|-------------|---------------------|---------------|
| SK01 | Approval | 2/03/2026 |
| SK02 | Changes Clouded Red | 30/03/2026 |

PROJECT TITLE:
18 Earlwood Court

DESCRIPTION: Swim Spa + Landscaping
ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
CLIENT: Sorrell Saunders
STATUS: **Planning Permit**

PLANNING PERMIT

PROJECT NO 2605 DRAWING NO DA.02 REVISION SK02

DRAWING TITLE: Location Plan DATE: 30/03/2026



0 10 PAGE SCALE: 50mm @ FULL SIZE

crump.

Document Set ID: 4756411
Version: 1, Version Date: 15/04/2026

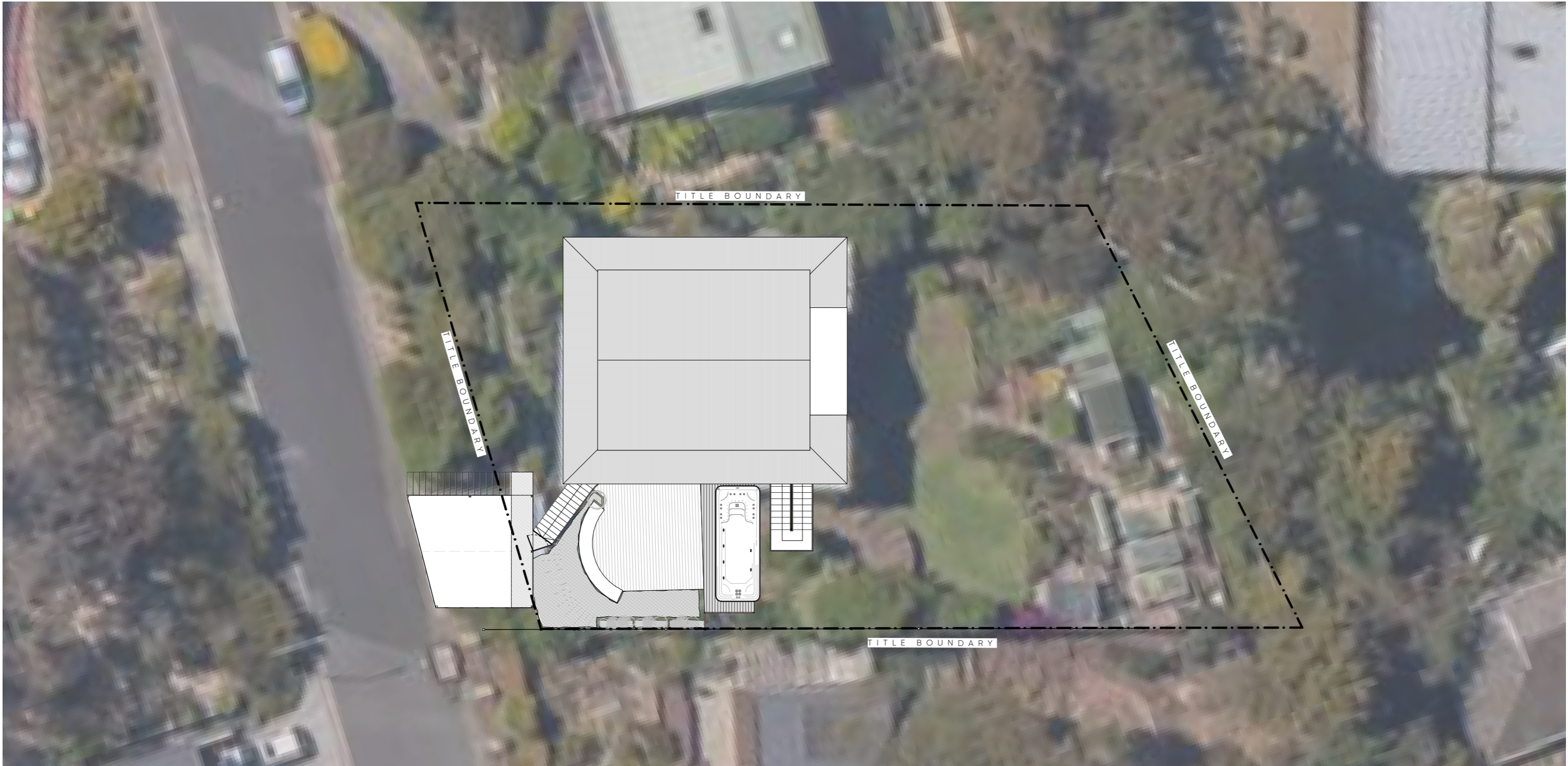
Kingborough Council

Development Application: DA-2026-77

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1 | **Site Plan**
1:200

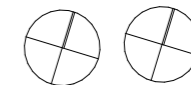
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PLANNING PERMIT

PROJECT NO: 2605
DRAWING NO: DA.03
REVISION: SK02

DRAWING TITLE: **Site Plan**
DATE: 30/03/2026

0 | 10 | PAGE SCALE: 50mm @ FULL SIZE

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Kingborough Council

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 PERMIT NO

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 EX. GROUND FLOOR: TBCm²
 EX. HOUSE ROOF: 187.9m²

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LEGEND

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- DENOTES PROPOSED NEW PLANTING
- PROPOSED NEW ELEMENT
- REQUIRED LEVEL
- EXISTING LEVEL
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- TIMBER SLEEPERS SPECIES: HARDWOOD SLEEPER FINISH: TBA
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SWIM SPA: SAPPHIRE SPAS - mySpaswim myWatersedge 6.0m

SWIMMING POOL SAFETY BARRIER - COMPLIANCE NOTE (AS 1926.1-2012)

THE SWIM SPA POOL AND ASSOCIATED SAFETY BARRIERS SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH AS 1926.1-2012 - SWIMMING POOL SAFETY - SAFETY BARRIERS FOR SWIMMING POOLS AND ALL RELEVANT STATUTORY AUTHORITY REQUIREMENTS.

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OPENINGS WITHIN THE BARRIER SHALL NOT PERMIT THE PASSAGE OF A 100MM DIAMETER SPHERE.

NON-CLIMBABLE ZONES SHALL BE PROVIDED IN ACCORDANCE WITH AS 1926.1-2012 CLAUSE 2.3, FREE OF CLIMBABLE OBJECTS.

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OPEN AWAY FROM THE POOL AREA

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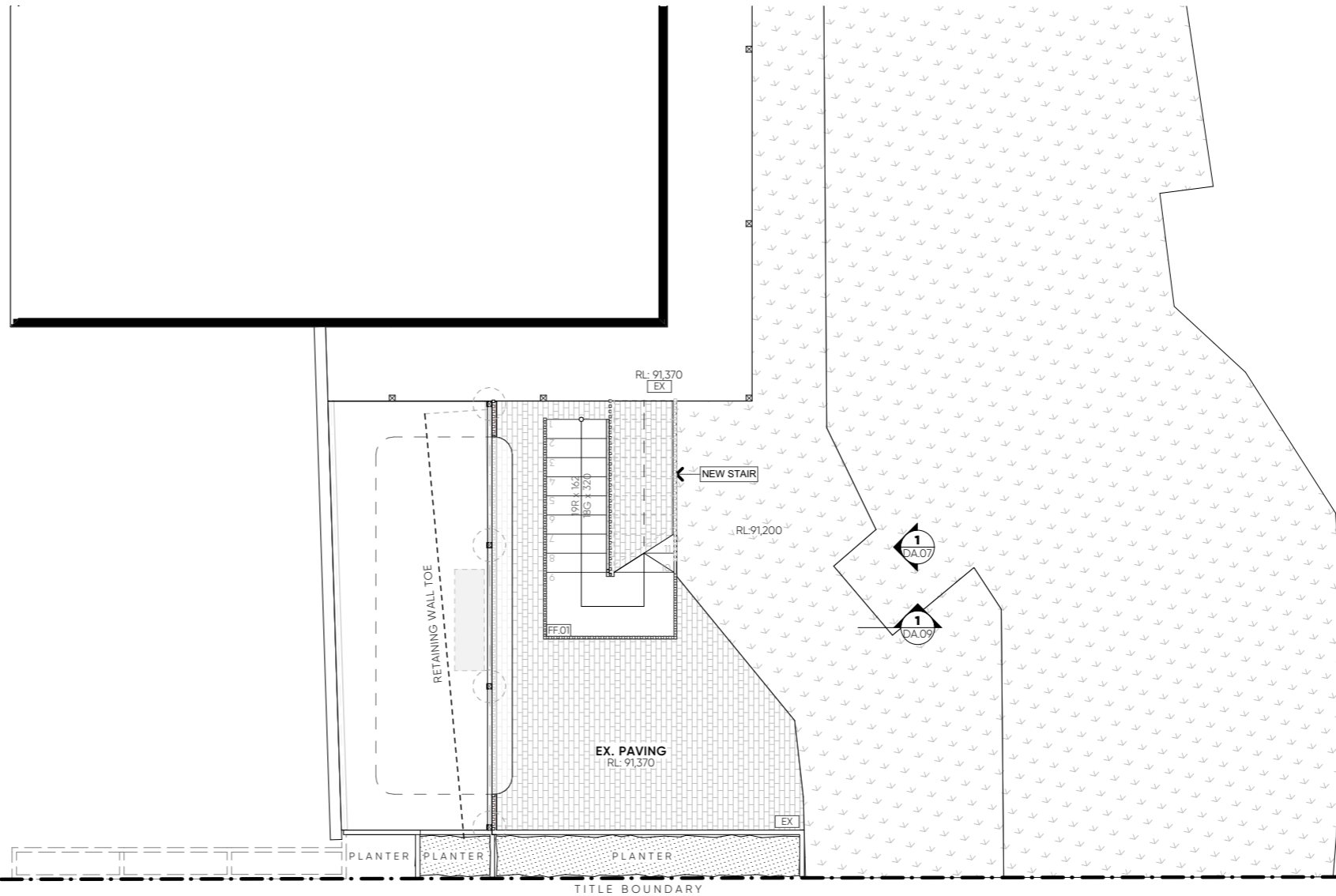
BUILDER AND CONTRACTOR SHALL ENSURE FULL COMPLIANCE WITH AS 1926.1-2012, THE NATIONAL CONSTRUCTION CODE (NCC), AND RELEVANT LOCAL AUTHORITY REGULATIONS.

PLANNING PERMIT

PROJECT NO: 2605 DRAWING NO: DA.04 REVISION: SK02

DRAWING TITLE: Lower Ground DATE: 30/03/2026

PAGE SCALE: 50mm @ FULL SIZE



1 Lower Ground Floor 1:100

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 WIND CLASS: N2
 BAL RATING: TBC
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 KNOWN SITE HAZARDS: NIL

PLANNING ZONING:
 12.0 LOW DENSITY RESIDENTIAL

PLANNING CODES OVERLAY:
 BUSHFIRE PRONE AREA
 SCENIC LANDSCAPE AREA

PLANNING PERMIT NO & AUTHORITY:
 TBA - KINGBOROUGH CITY COUNCIL

TASWATER REFERENCE NO:
 PERMIT NO

SCHEDULE OF AREAS:
 EXTG. SITE AREA: 814m²

RESIDENCE (PROP):
 EX. LWR. GROUND FLOOR: TBCm²
 EX. GROUND FLOOR: TBCm²
 EX. HOUSE ROOF: 187.9m²

% SITE COVERAGE: 23.08%

LEGEND

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- EXISTING VEGETATION TO BE TAKEN DOWN / REMOVED
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- PROPOSED NEW ELEMENT
- REQUIRED LEVEL
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- TIMBER DECKING SPECIES: SPOTTED GUM
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SWIM SPA: SAPPHIRE SPAS - mySpaswim myWatersedge 6.0m

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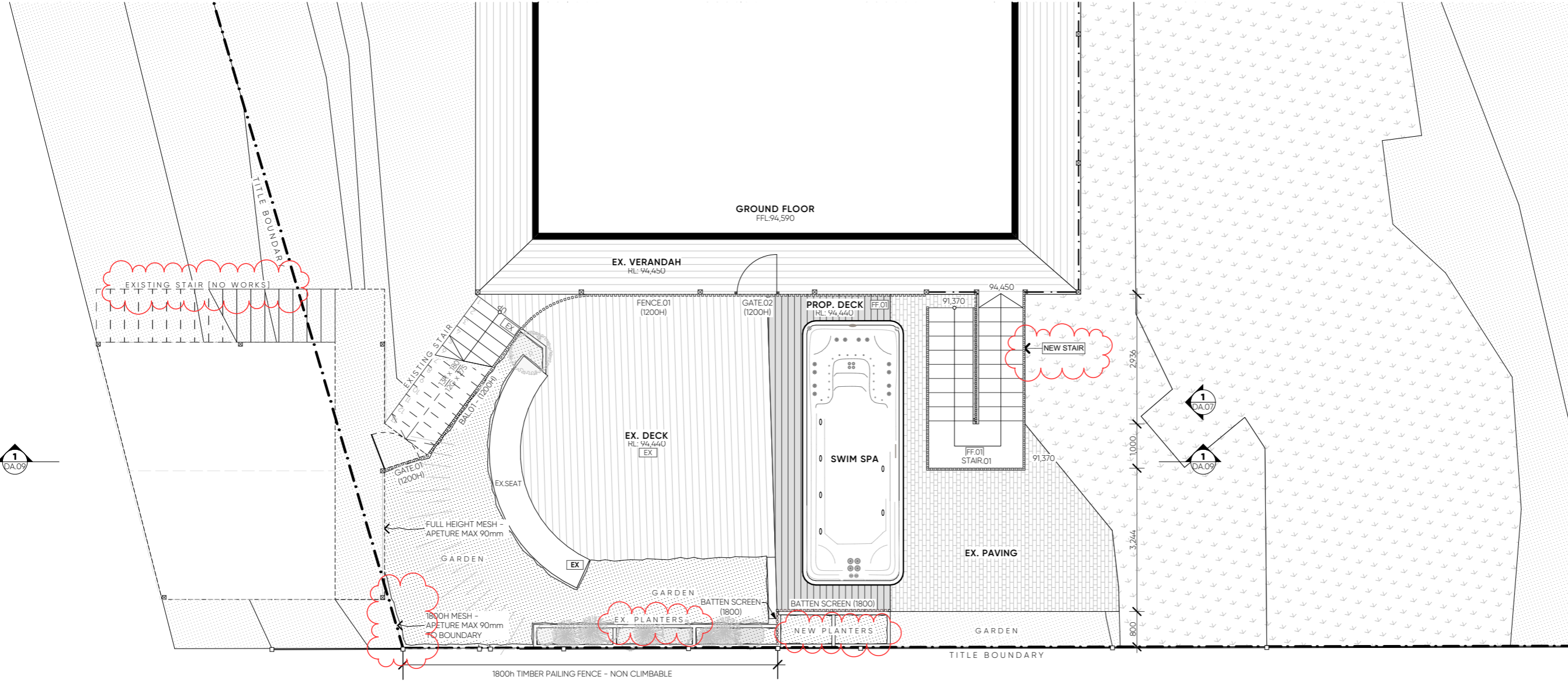
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PLANNING PERMIT

PROJECT NO: 2605
 DRAWING NO: DA.05
 REVISION: SK02

DRAWING TITLE: Ground
 DATE: 30/03/2026

0 10 | PAGE SCALE: 50mm @ FULL SIZE



1 Ground Floor
 1:100

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| SK01 | Approval | 2/03/2026 |
| SK02 | Changes Clouded Red | 30/03/2026 |

PROJECT TITLE: 18 Earlwood Court
 DESCRIPTION: Swim Spa + Landscaping
 ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
 CLIENT: Sorrell Saunders
 STATUS: Planning Permit

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C:\Users\jcrump\OneDrive\Documents\2605 18 EARLWOOD\2605 CAD\A3 DEVELOPMENT APPLICATION\2605 18 EARLWOOD\DA01 - DA.ppt

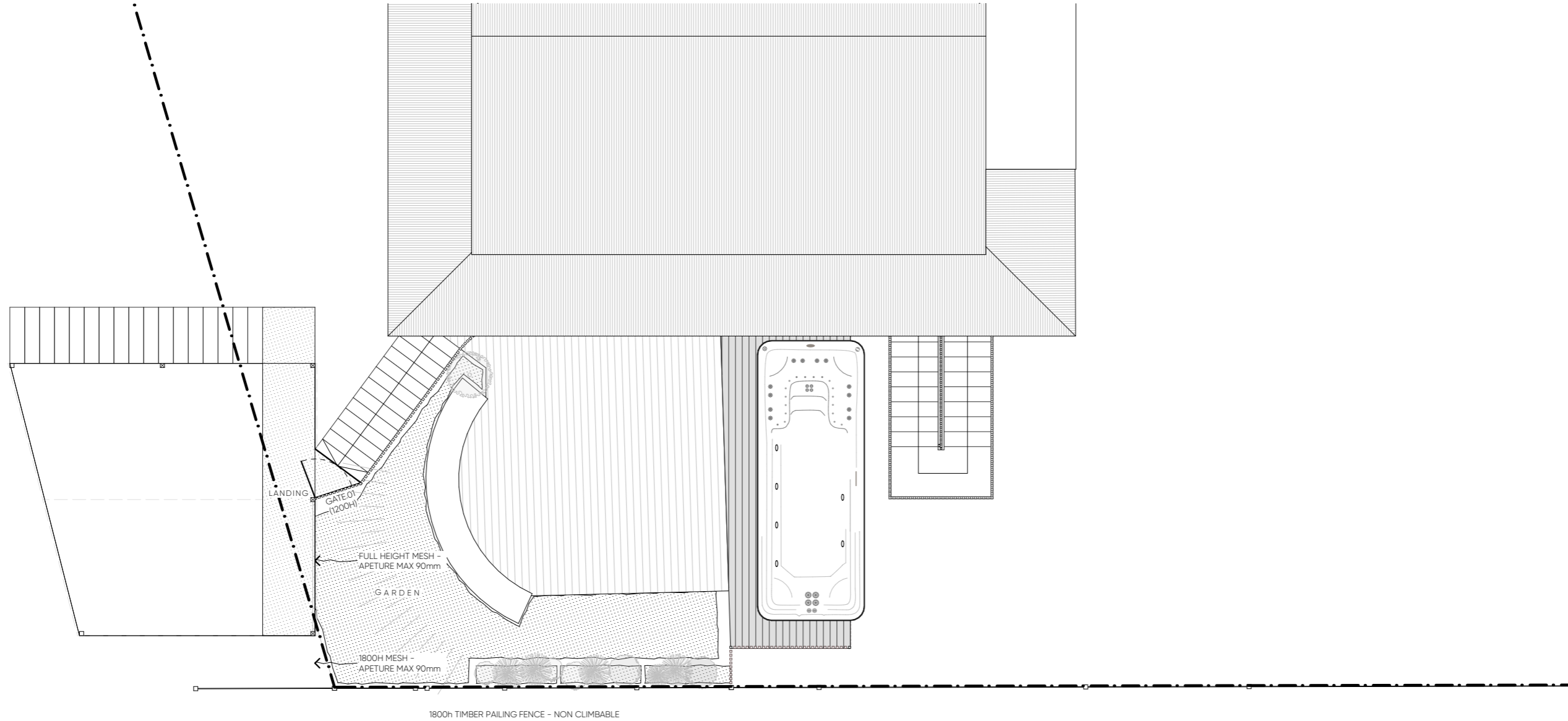
Kingborough Council

Development Application: DA-2026-77

Plan Reference No: P2

Date Received: 30/3/2026

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GENERAL NOTES

TITLE / FOLIO: 8468/53
 PROPERTY ID: 5709828
 CLIMATE ZONE: 7
 SOIL CLASS: TBC
 WIND CLASS: N2
 BAL RATING: TBC
 CORROSION ENVIRONMENT: MEDIUM
 KNOWN SITE HAZARDS: NIL

PLANNING ZONING:
 12.0 LOW DENSITY RESIDENTIAL

PLANNING CODES OVERLAY:
 BUSHFIRE PRONE AREA
 SCENIC LANDSCAPE AREA

PLANNING PERMIT NO & AUTHORITY:
 TBA - KINGBOROUGH CITY COUNCIL

TASWATER REFERENCE NO:
 PERMIT NO

SCHEDULE OF AREAS
 EXTG. SITE AREA: 814m²

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 EX. LWR. GROUND FLOOR: TBCm²
 EX. GROUND FLOOR: TBCm²
 EX. HOUSE FLOOR: 187.9m²

% SITE COVERAGE: 23.08%

LEGEND

- EXISTING VEGETATION. GENERALLY PROTECT + RETAIN EXISTING VEGETATION ON SITE AS FAR AS PRACTICAL TO ALLOW FOR NEW WORKS.
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PLANNING PERMIT

PROJECT NO: 2605
 DRAWING NO: DA.06
 REVISION: SK02

DRAWING TITLE: Roof Plan
 DATE: 30/03/2026

0 10 PAGE SCALE: 50mm @ FULL SIZE

1 Roof 1:100

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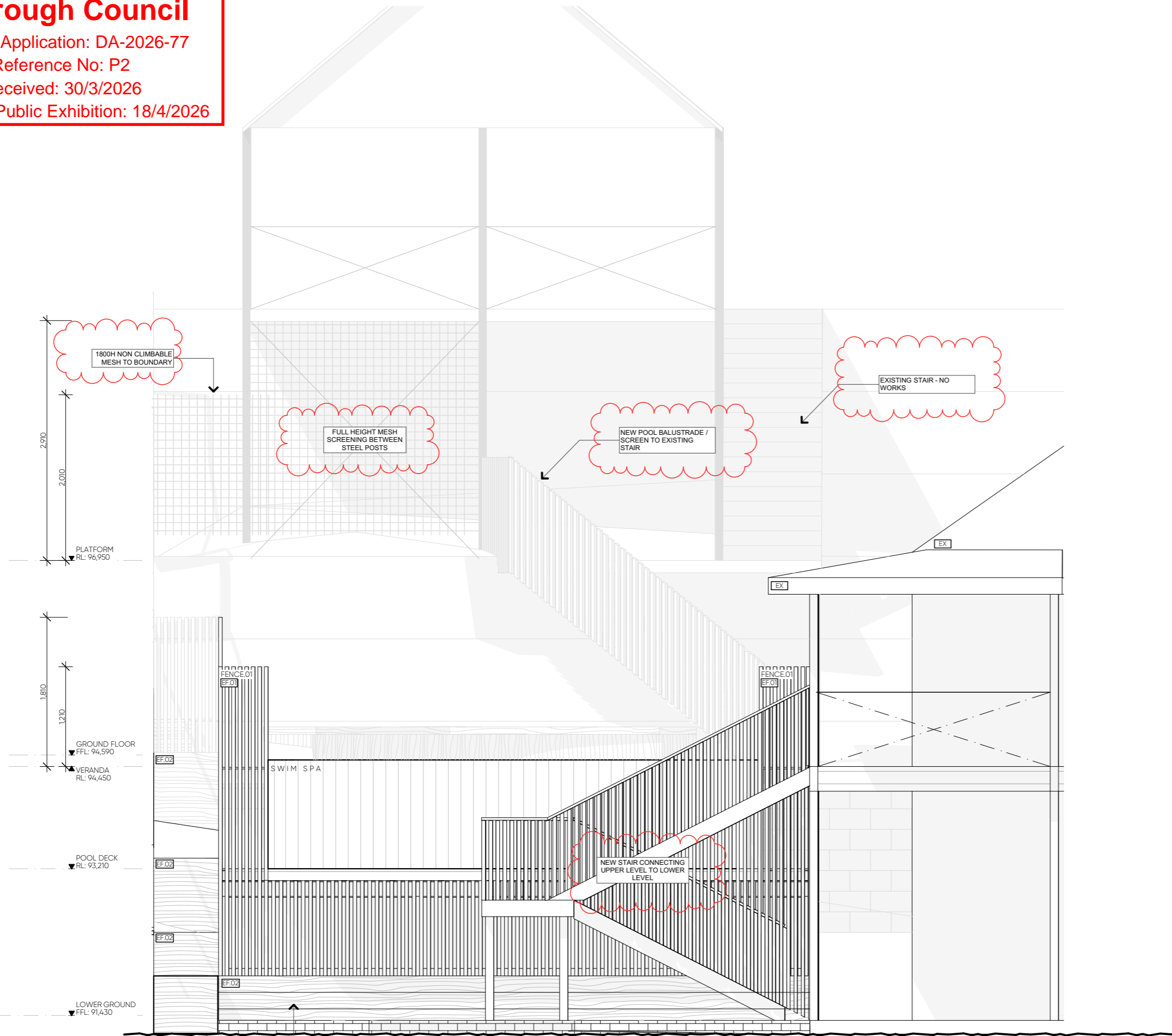
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PLANNING PERMIT

PROJECT NO: 2605
 DRAWING NO: DA.07
 REVISION: SK02

DRAWING TITLE: Elevations
 DATE: 30/03/2026

PAGE SCALE: 50mm @ FULL SIZE



1 South East Elevation 1:50

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KNOWN SITE HAZARDS: NIL

PLANNING ZONING: 12.0 LOW DENSITY RESIDENTIAL

PLANNING CODES OVERLAY: BUSHFIRE PRONE AREA
SCENIC LANDSCAPE AREA

PLANNING PERMIT NO & AUTHORITY: TBA - KINGBOROUGH CITY COUNCIL

TASWATER REFERENCE NO: PERMIT NO

SCHEDULE OF AREAS
EXTG. SITE AREA: 814m²

RESIDENCE (PROP)
EX LWR. GROUND FLOOR: TBCm²
EX. GROUND FLOOR: TBCm²
EX. HOUSE FLOOR: 187.9m²

% SITE COVERAGE: 23.08%

LEGEND

- EXISTING VEGETATION. GENERALLY PROTECT + RETAIN EXISTING VEGETATION ON SITE AS FAR AS PRACTICAL TO ALLOW FOR NEW WORKS.
- EXISTING VEGETATION TO BE TAKEN DOWN / REMOVED
- DENOTES PROPOSED NEW PLANTING
- PROPOSED NEW ELEMENT
- RL XXX.XX REQUIRED LEVEL
- RL XXX.XX EXISTING LEVEL
- FF.01 TIMBER DECKING SPECIES: SPOTTED GUM
- EF.01 TIMBER BATTENS / BALUSTRES SPECIES: SPOTTED GUM FINISH: TBA
- EF.02 TIMBER SLEEPERS SPECIES: HARDWOOD SLEEPER FINISH: TBA
- EX EXISTING FINISH

SWIM SPA: SAPPHIRE SPAS - mySpaswim myWatersedge 6.0m

SWIMMING POOL SAFETY BARRIER - COMPLIANCE NOTE (AS 1926.1-2012)

THE SWIM SPA POOL AND ASSOCIATED SAFETY BARRIERS SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH AS 1926.1-2012 - SWIMMING POOL SAFETY - SAFETY BARRIERS FOR SWIMMING POOLS AND ALL RELEVANT STATUTORY AUTHORITY REQUIREMENTS.

THE FOLLOWING MINIMUM REQUIREMENTS SHALL APPLY:

A COMPLIANT SAFETY BARRIER SHALL BE PROVIDED RESTRICTING ACCESS TO THE SWIM SPA FROM THE ALLOTMENT BOUNDARY AND DWELLING.

THE BARRIER SHALL BE A MINIMUM 1200MM IN HEIGHT MEASURED FROM FINISHED GROUND LEVEL.

OPENINGS WITHIN THE BARRIER SHALL NOT PERMIT THE PASSAGE OF A 100MM DIAMETER SPHERE.

NON-CLIMBABLE ZONES SHALL BE PROVIDED IN ACCORDANCE WITH AS 1926.1-2012 CLAUSE 2.3, FREE OF CLIMBABLE OBJECTS.

ANY GATES SHALL BE:

SELF-CLOSING AND SELF-LATCHING

OPEN AWAY FROM THE POOL AREA

FITTED WITH LATCHES LOCATED MINIMUM 1500MM ABOVE FINISHED GROUND LEVEL, OR OTHERWISE SHIELDED IN ACCORDANCE WITH THE STANDARD.

BOUNDARY BARRIERS FORMING PART OF THE POOL BARRIER SHALL COMPLY WITH THE HEIGHT AND NON-CLIMBABLE ZONE REQUIREMENTS OF THE STANDARD.

THE BARRIER SHALL BE MAINTAINED IN GOOD WORKING ORDER AND COMPLY WITH ONGOING REGULATORY REQUIREMENTS.

ALL DIMENSIONS AND CONSTRUCTION TO BE VERIFIED ON SITE PRIOR TO INSTALLATION.

BUILDER AND CONTRACTOR SHALL ENSURE FULL COMPLIANCE WITH AS 1926.1-2012, THE NATIONAL CONSTRUCTION CODE (NCC), AND RELEVANT LOCAL AUTHORITY REGULATIONS.

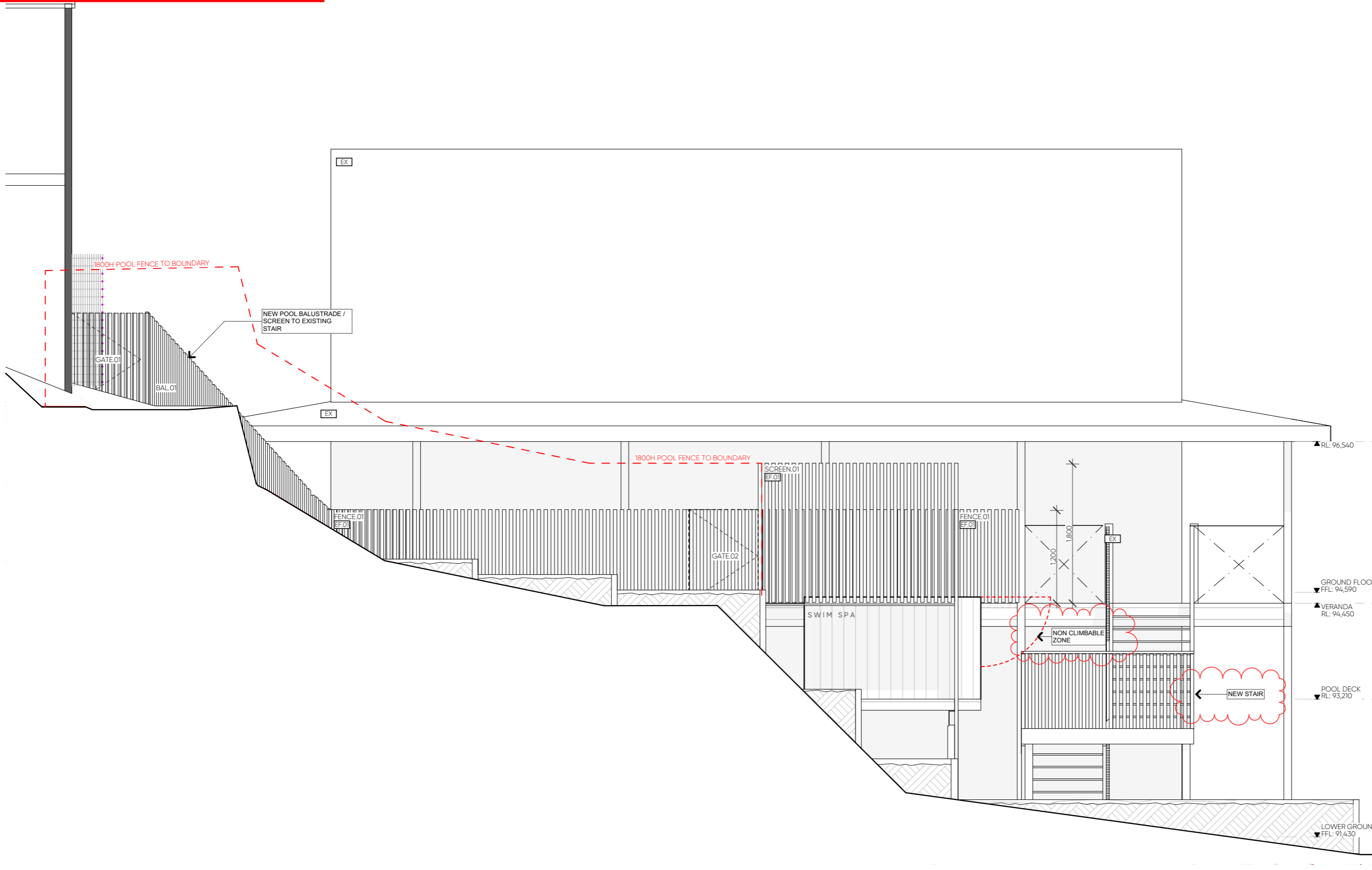
PLANNING PERMIT

PROJECT NO 2605
DRAWING NO DA.08
REVISION SK02

DRAWING TITLE DATE: 30/03/2026

Elevations

PAGE SCALE: 50mm @ FULL SIZE



1 South West Elevation 1:50

Drawings to be read in conjunction with specification by Crump Architects and all drawings and documents by engineers and subconsultants referred to in these plans. Contractors are to verify all dimensions on site before commencing any work or producing shop drawings. Larger scale drawings and written dimensions take preference. DO NOT SCALE FROM DRAWINGS. These drawings are protected by the laws of copyright and may not be copied or reproduced without the written permission of Crump Architects. ALL DISCREPANCIES TO BE BROUGHT TO THE ATTENTION OF THE AUTHOR.

| Revision ID | Revision Name | Revision Date |
|-------------|---------------------|---------------|
| SK01 | Approval | 2/03/2026 |
| SK02 | Changes Clouded Red | 30/03/2026 |

PROJECT TITLE:
18 Earlwood Court

DESCRIPTION: Swim Spa + Landscaping
ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
CLIENT: Sorrell Saunders
STATUS: Planning Permit

crump.

Document Set ID: 4756411
Version: 1, Version Date: 15/04/2026

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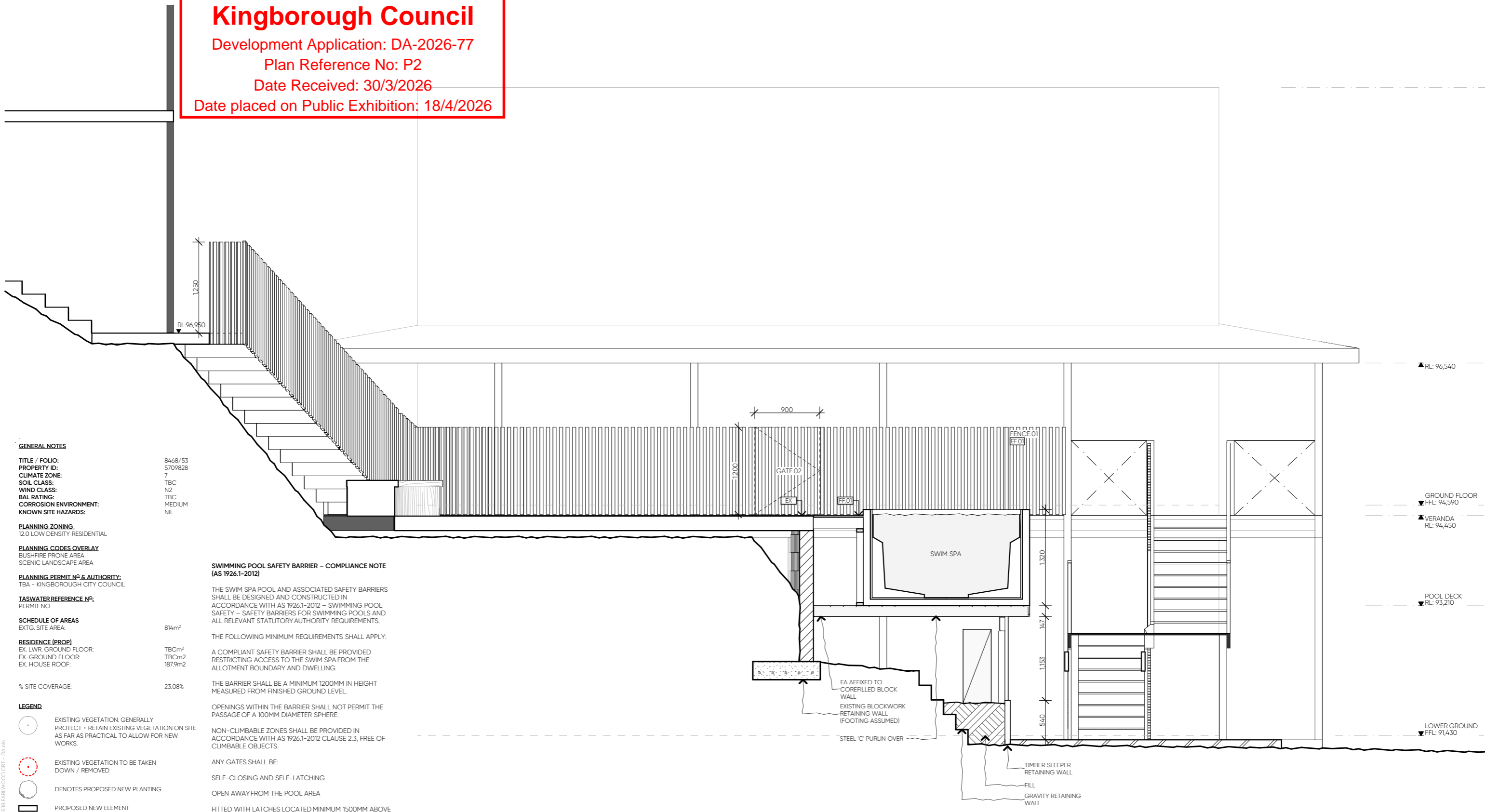
Kingborough Council

Development Application: DA-2026-77

Plan Reference No: P2

Date Received: 30/3/2026

Date placed on Public Exhibition: 18/4/2026



GENERAL NOTES

TITLE / FOLIO: 8468/53
PROPERTY ID: 5709828
CLIMATE ZONE: 7
SOIL CLASS: TBC
WIND CLASS: NZ
BAL RATING: TBC
CORROSION ENVIRONMENT: MEDIUM
KNOWN SITE HAZARDS: NIL

PLANNING ZONING: 12.0 LOW DENSITY RESIDENTIAL

PLANNING CODES OVERLAY: BUSHFIRE PRONE AREA
SCENIC LANDSCAPE AREA

PLANNING PERMIT NO. & AUTHORITY: TBA - KINGBOROUGH CITY COUNCIL

TASWATER REFERENCE NO.: PERMIT NO

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EXTG. SITE AREA: 814m²

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- SWIM SPA: SAPPHIRE SPAS - mySpaswim myWatersedge 6.0m

1 Section A 1:50



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| Revision ID | Revision Name | Revision Date |
|-------------|---------------------|---------------|
| SK01 | Approval | 2/03/2026 |
| SK02 | Changes Clouded Red | 30/03/2026 |

PROJECT TITLE: 18 Earwood Court

DESCRIPTION: Swim Spa + Landscaping

ADDRESS: 18 Earwood Court Taroona TAS, Australia, 7053

CLIENT: Sorrell Saunders

STATUS: Planning Permit

PLANNING PERMIT

PROJECT NO: 2605
DRAWING NO: DA.09
REVISION: SK02

DRAWING TITLE: Section
DATE: 30/03/2026

PAGE SCALE: 50mm @ FULL SIZE



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| SK01 | Approval | 2/03/2026 |
| SK02 | Changes Clouded Red | 30/03/2026 |

PROJECT TITLE:
18 Earlwood Court

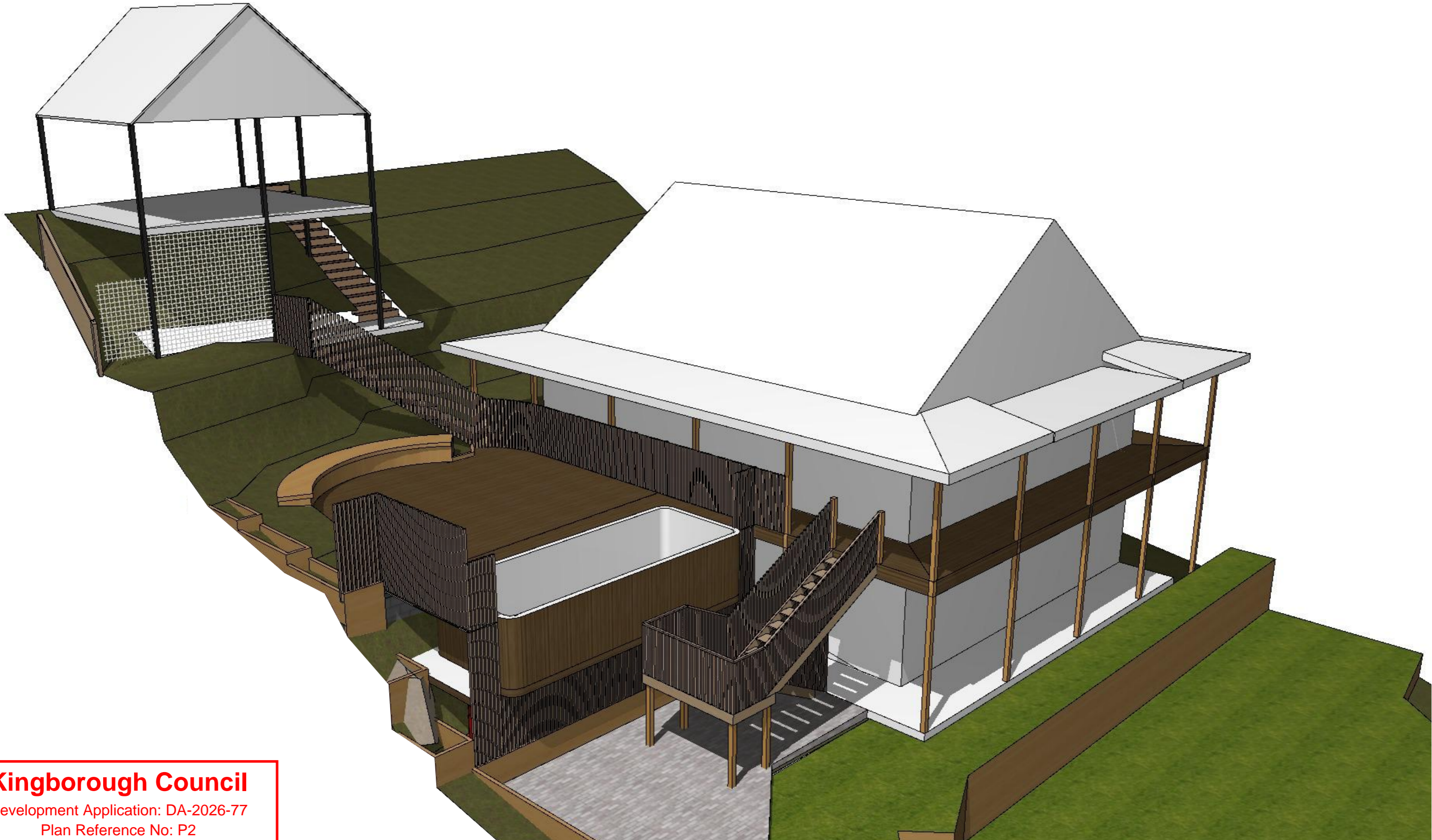
DESCRIPTION: Swim Spa + Landscaping
ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
CLIENT: Sorrell Saunders
STATUS: **Planning Permit**

PLANNING PERMIT

PROJECT NO: 2605
DRAWING NO: DA.11
REVISION: SK02

DRAWING TITLE: Perspective
DATE: 30/03/2026

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18 EARLWOOD COURT - D:\pin...
 2605 - CAD A3 DEVELOPMENT APP...
 2025
 crump architects

Kingborough Council
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PROJECT TITLE:
18 Earlwood Court
 DESCRIPTION: Swim Spa + Landscaping
 ADDRESS: 18 Earlwood Court Taroona TAS, Australia, 7053
 CLIENT: Sorrell Saunders
 STATUS: Planning Permit

PLANNING PERMIT
 PROJECT NO: 2605 DRAWING NO: DA.12 REVISION: SK02
 DRAWING TITLE: Perspective DATE: 30/03/2026
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