

APPLICATION FOR PLANNING APPROVAL

Application Number: DA-2026-47
Proposal: Dwelling
Subject Site: 3575 Channel Highway, Woodbridge
Responsible Planning Officer: Benjamin Allen

Advertised Documents:

- Application Plans
- Tree Protection Plans
- Bushfire Hazard Assessment Report
- Onsite Wastewater Management Report
- Planning Compliance Report

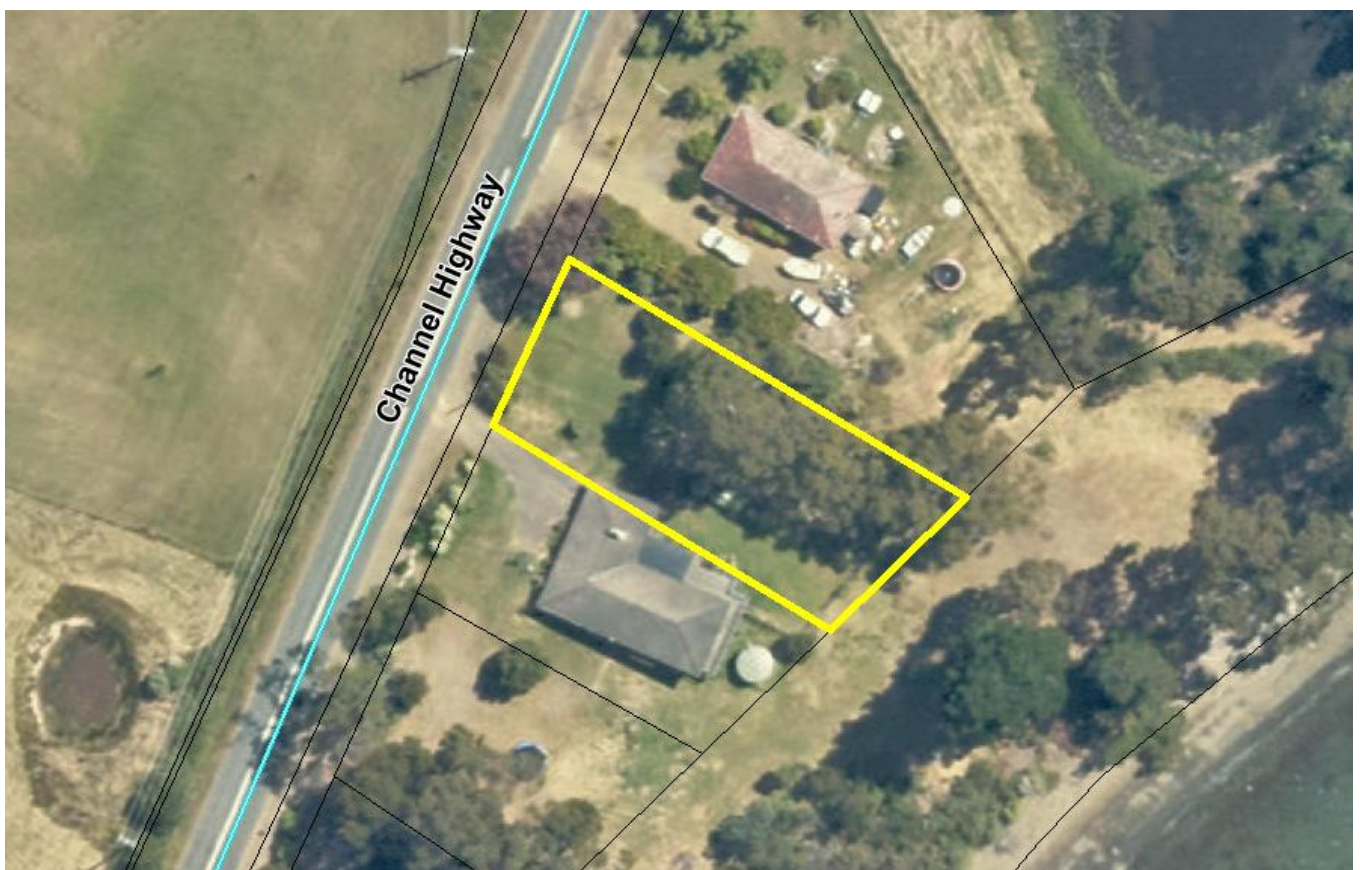
Available upon request:

- 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 **30 June 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.



DEVELOPMENT APPLICATION

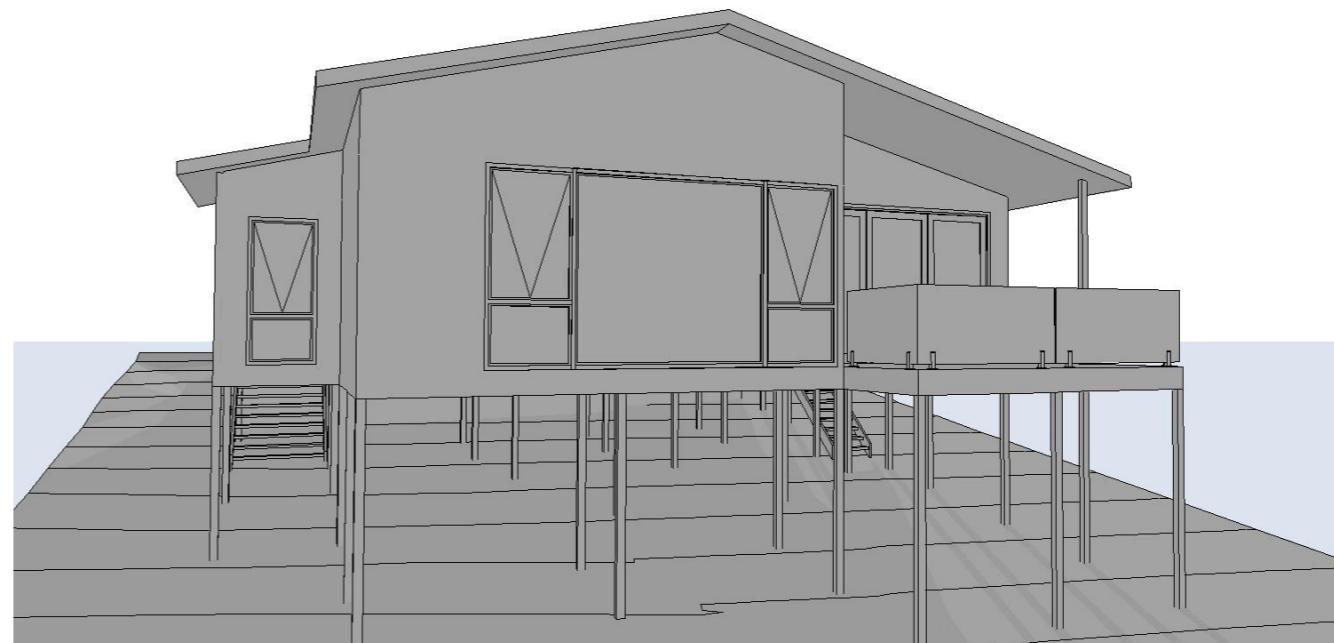
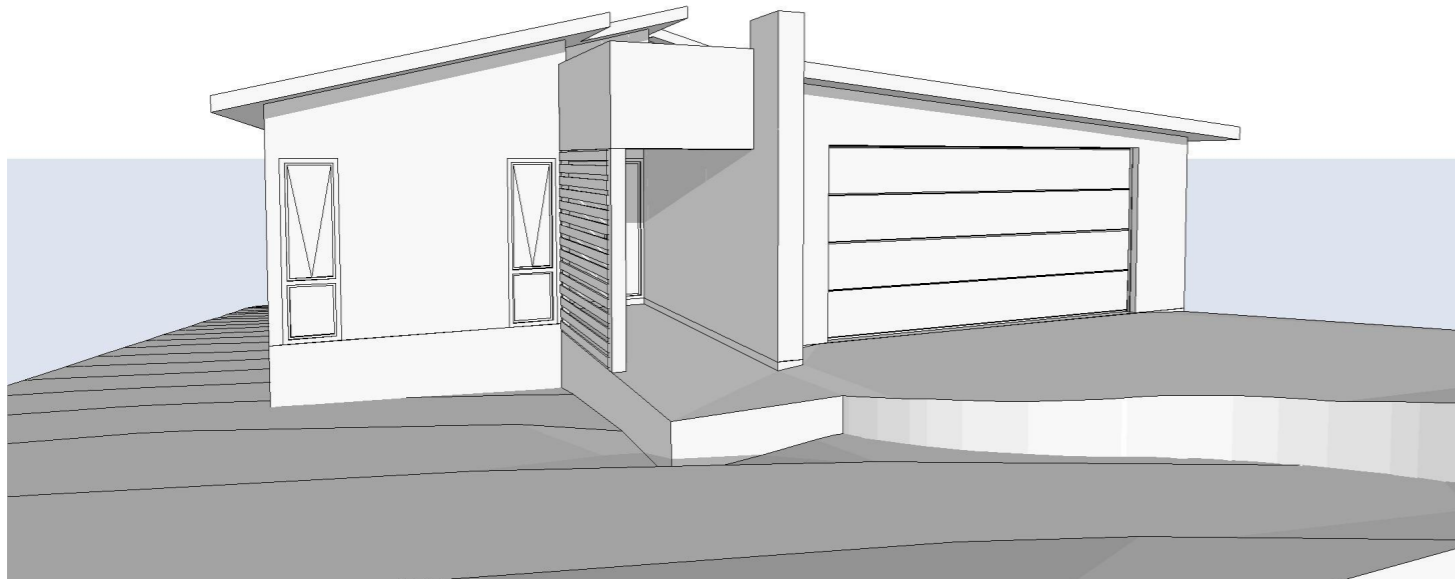
Project:
Proposed Dwelling
Address:
3575 Channel Highway, Woodbridge
For:
Robert & Maree Jones
Date:
5/05/2026
Job No.:
WOOD.CHAN.3575



3/17 Dowding Crescent, New Town TAS 7008
PH: 0400 020 908
info@allurebuildingdesign.com.au
Building Designer No. 147104095

Drawing Register

Pg ...	Layout Name	Date	Rev	Scale	Size
DA00	Cover Sheet	18/02/2026			A3
DA01	Site Plan	05/05/2026		1:200	A3
DA02	Floor Plan	18/02/2026		1:100	A3
DA03	Elevations	05/05/2026		1:100	A3
DA04	Elevations	05/05/2026		1:100	A3
DA05	Shadow Diagram - June 21 (9am)	18/02/2026		1:200	A3
DA06	Shadow Diagram - June 21 (12pm)	18/02/2026		1:200	A3
DA07	Shadow Diagram - June 21 (3pm)	18/02/2026		1:200	A3



Kingborough Council

Development Application: DA-2026-47

Plan Reference No: P3

Date Received: 14/5/2026

Date placed on Public Exhibition: 17/6/2026

Site Plan

Scale: 1:200 - A3

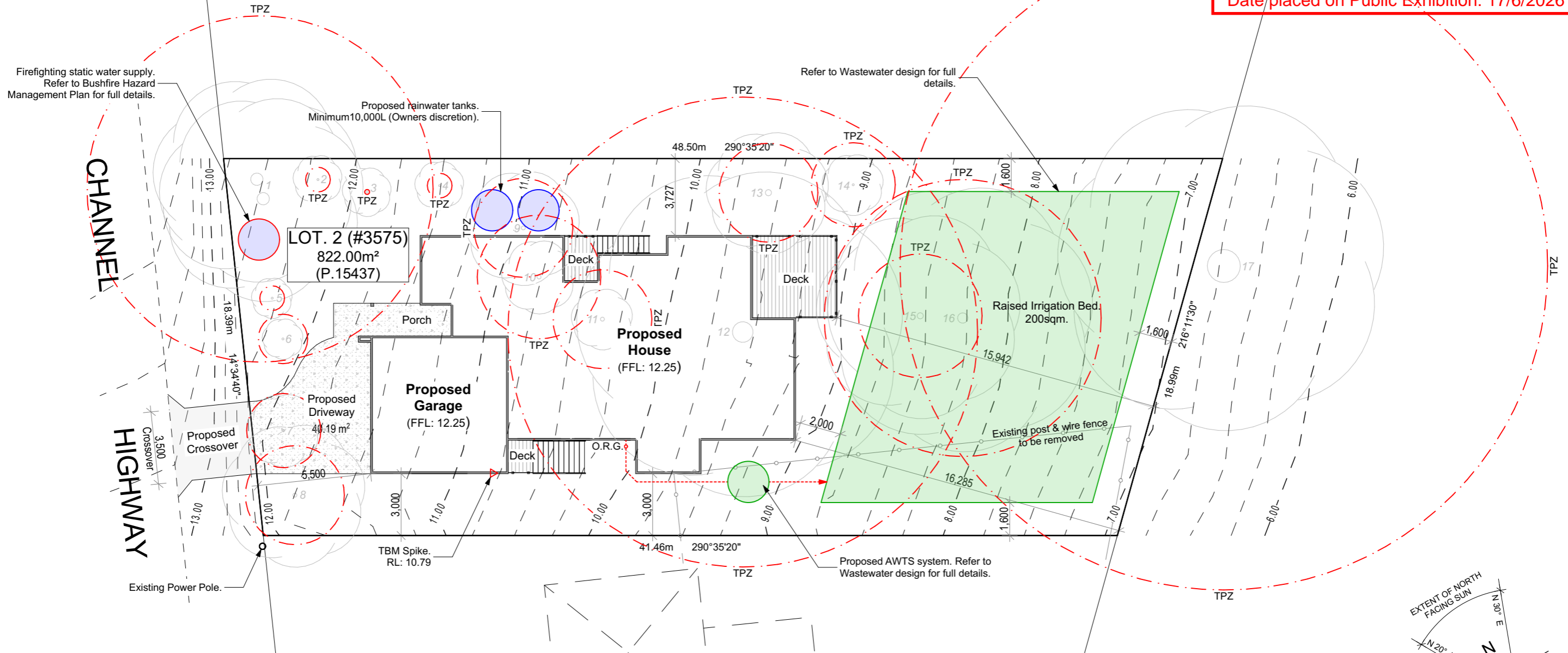
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TREE MANAGEMENT

Tree No.	Proposal	Justification
1	Retain	Minor encroachment on TPZ
2	Retain	No impact to Tree or TPZ
3	Retain	No impact to Tree or TPZ
4	Retain	No impact to Tree or TPZ
5	Retain	No impact to Tree or TPZ
6	Retain	No impact to Tree or TPZ
7	Remove	Tree entirely within proposed driveway
8	Retain	Minor encroachment to TPZ
9	Remove	Large encroachment on TPZ
10	Remove	Tree entirely within dwelling footprint
11	Remove	Tree entirely within dwelling footprint
12	Remove	Tree entirely within dwelling footprint
13	Retain	Minor encroachment on TPZ
14	Retain	No impact to Tree or TPZ
15	Remove	Tree entirely within waste treatment
16	Remove	Tree entirely within waste treatment
17	Retain	Located on Crown Land

NOTE: All trees proposed to be retained are to implement Tree Protection Fencing in accordance with the Tree Protection Plan that forms part of this application.

ISSUE: Development Application

Revisions

PROPOSED AREA SCHEDULE

SITE	822.00 m ²
SURFACE COVER	40.19 m ² / 4.89%
BUILDING COVER	147.59 m ² / 17.95%
PERMEABILITY	634.22 m ² / 77.16%

Rev.	Date	Comments
-	05/05/2026	Development Application

DESCRIPTION: Proposed Dwelling

ADDRESS: 3575 Channel Highway, Woodbridge

FOR: Robert & Maree Jones

TITLE: Site Plan

DRAWN: JF

DATE: 5/05/2026

SHEET: DA01

JOB: WOOD.CHAN.3575

SHEET SIZE: A3

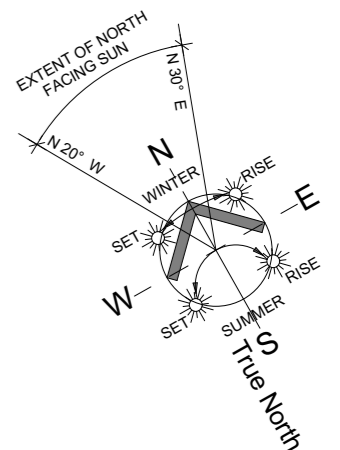
ALLURE
BUILDING DESIGN

3/17 Dowding Crescent, New Town TAS 7008

PH: 0400 020 908

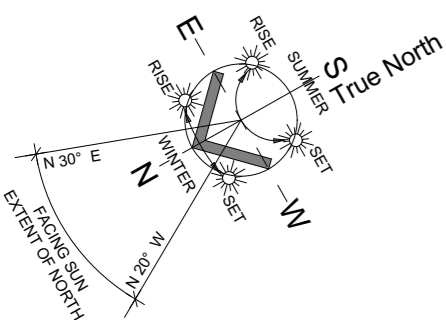
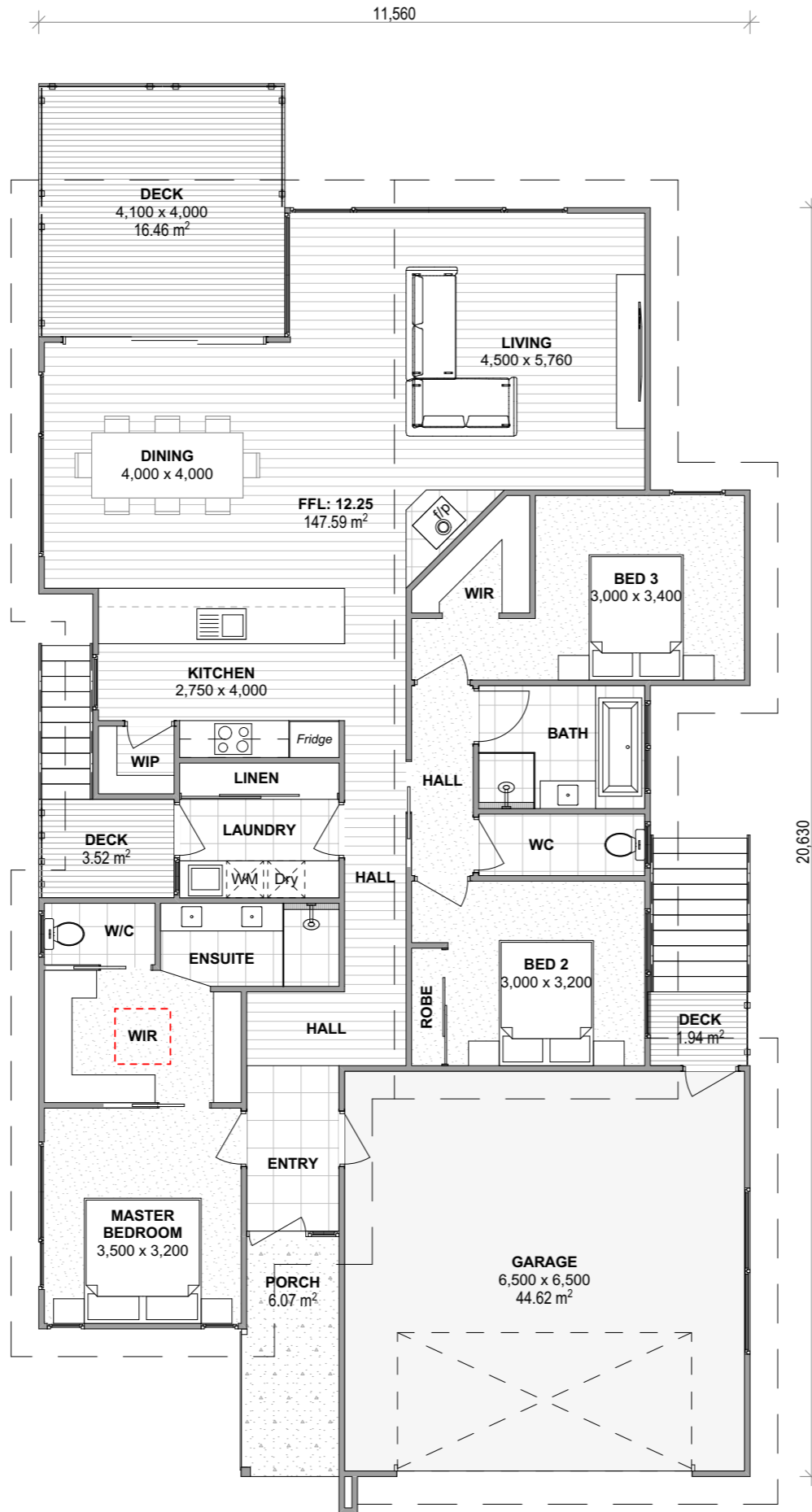
info@allurebuildingdesign.com.au

Building Designer No. 147104095



Floor Plan

Scale: 1:100 - A3



3/17 Dowding Crescent, New Town TAS 7008
 PH: 0400 020 908
 info@allurebuildingdesign.com.au
 Building Designer No. 147104095

DESCRIPTION: Proposed Dwelling
ADDRESS: 3575 Channel Highway, Woodbridge
FOR: Robert & Maree Jones
TITLE Floor Plan
DRAWN JF
DATE 5/05/2026 **JOB** WOOD.CHAN.3575
SHEET DA02 **SHEET SIZE:** A3

Revisions

Rev.	Date	Comments
-	18/02/2026	Development Application

ISSUE: Development Application

AREA SCHEDULE

PROPOSED:	
GROUND FLOOR	147.59 m ²
GARAGE	44.62 m ²
PORCH	6.07 m ²
DECKING	21.92 m ²
TOTAL	220.20 m²
	23.70 SQ

Kingborough Council

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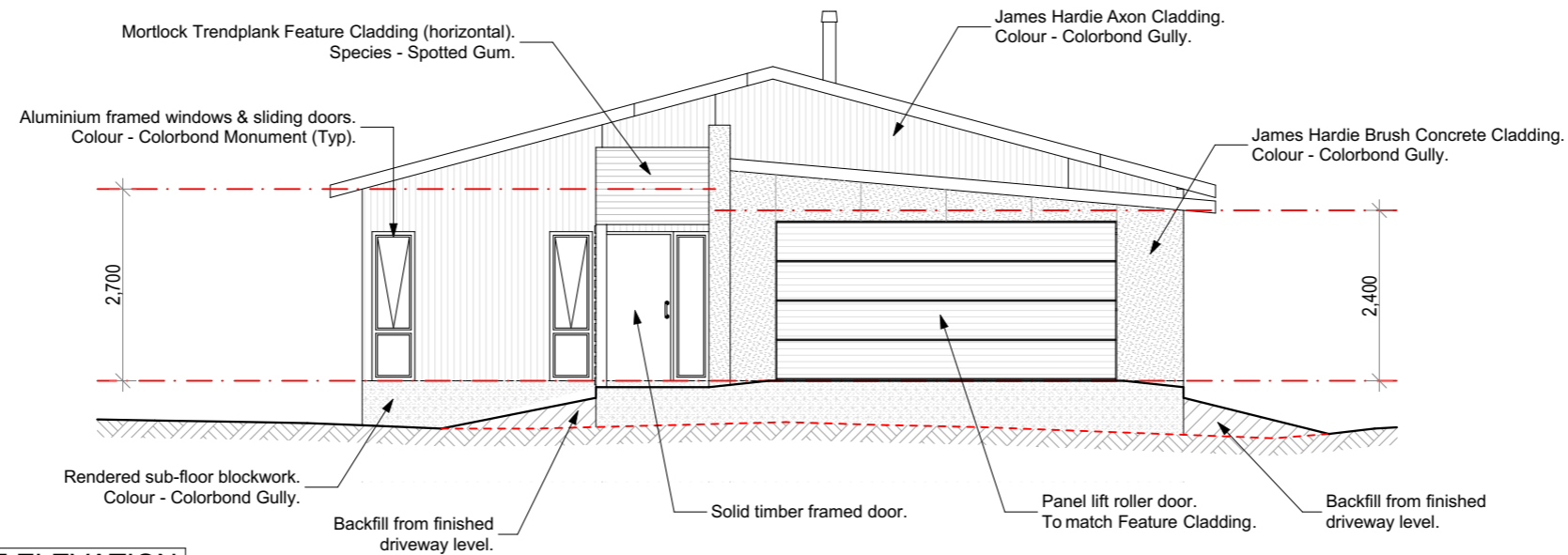
Plan Reference No: P3

Date Received: 14/5/2026

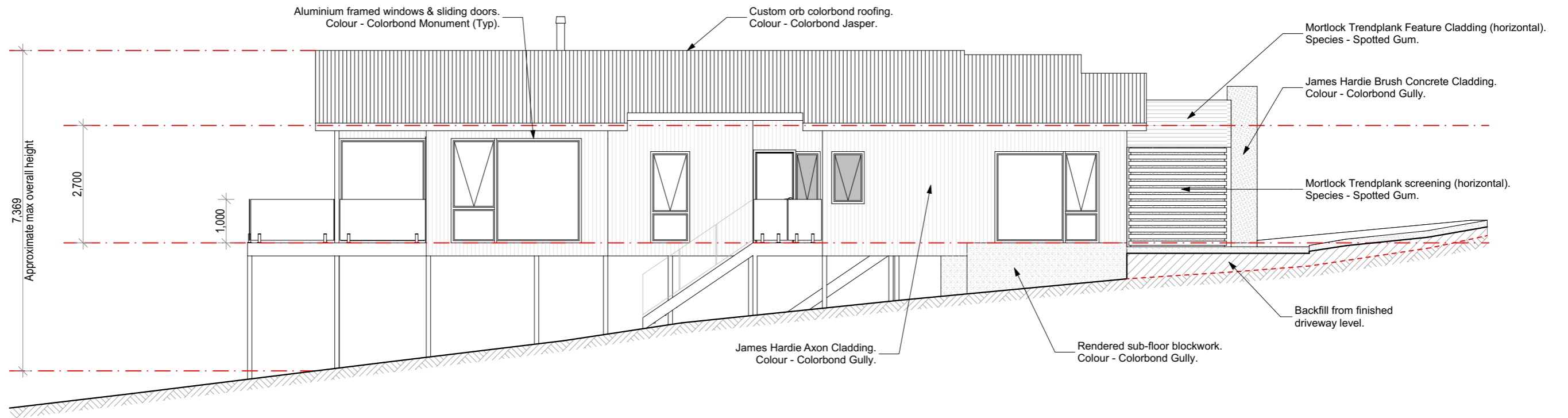
Date placed on Public Exhibition: 17/6/2026

Elevations

Scale: 1:100 - A3



NORTH WEST ELEVATION



NORTH EAST ELEVATION

Kingborough Council

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Revisions		
Rev.	Date	Comments
-	05/05/2026	Development Application

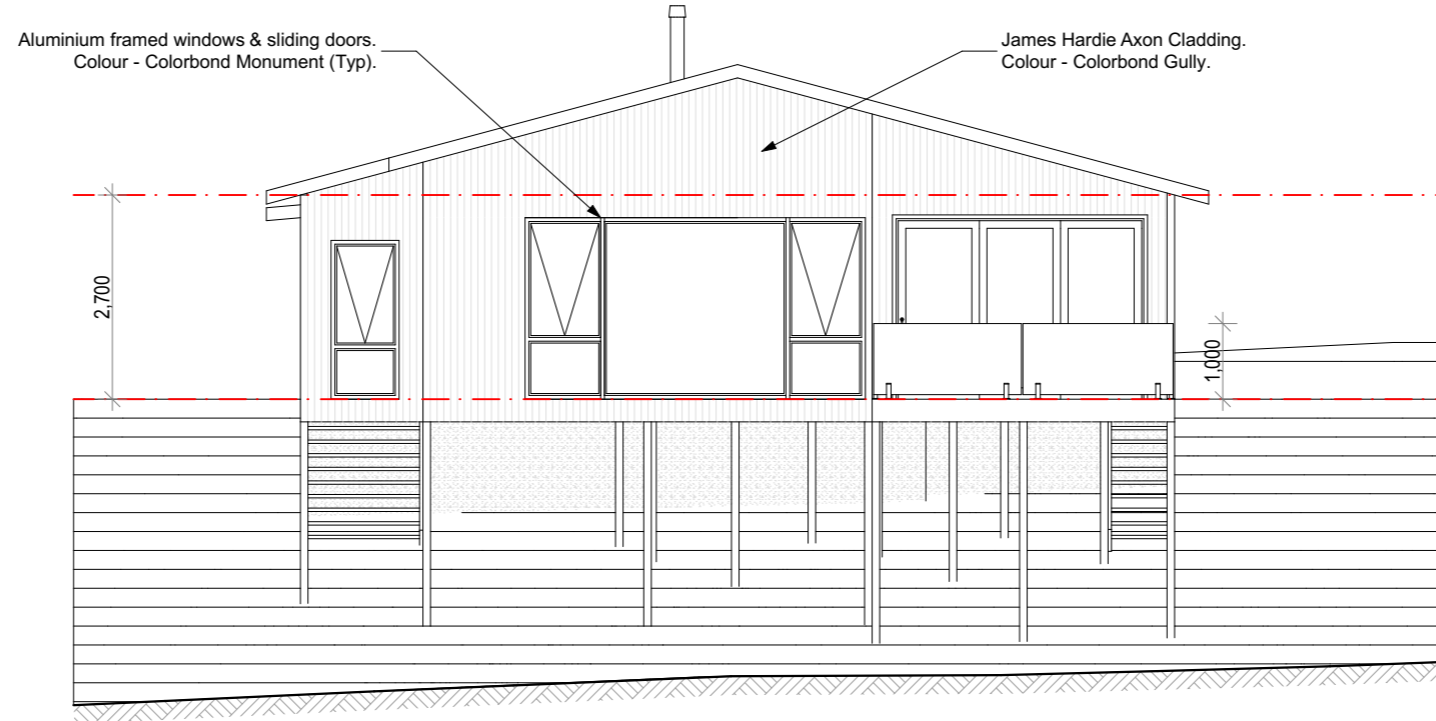
DESCRIPTION: Proposed Dwelling	
ADDRESS: 3575 Channel Highway, Woodbridge	
FOR: Robert & Maree Jones	
TITLE	Elevations
DRAWN	JF
DATE	5/05/2026
SHEET	DA03
JOB	WOOD.CHAN.3575
SHEET SIZE:	A3



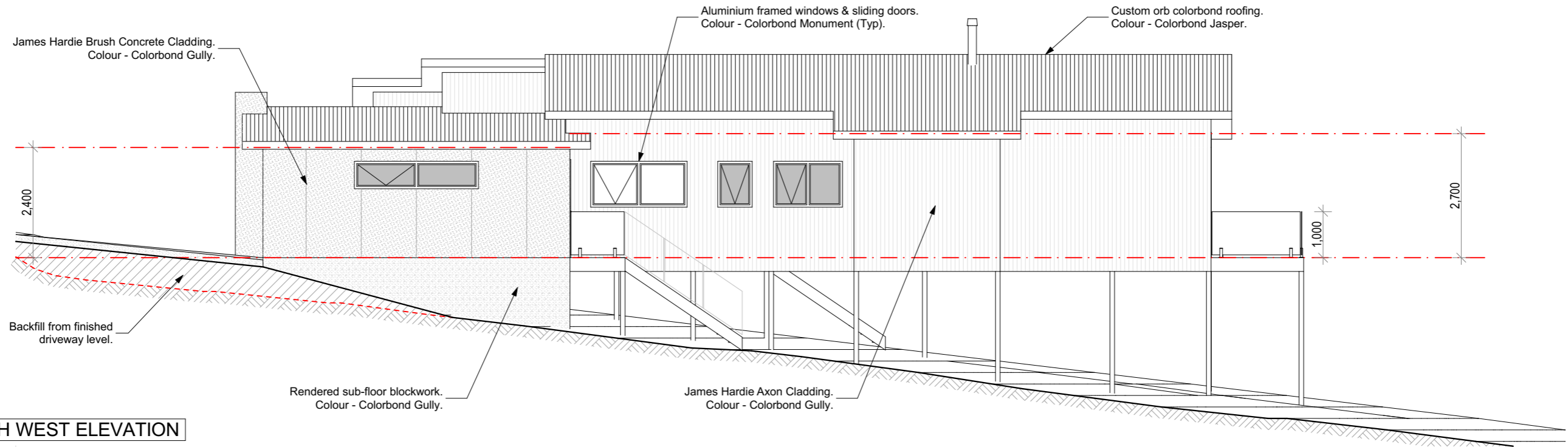
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Elevations

Scale: 1:100 - A3



SOUTH EAST ELEVATION



SOUTH WEST ELEVATION

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Revisions		
Rev.	Date	Comments
-	05/05/2026	Development Application

DESCRIPTION: Proposed Dwelling	
ADDRESS: 3575 Channel Highway, Woodbridge	
FOR: Robert & Maree Jones	
TITLE	Elevations
DRAWN	JF
DATE	5/05/2026
SHEET	DA04
JOB	WOOD.CHAN.3575
SHEET SIZE:	A3



3/17 Dowding Crescent, New Town TAS 7008
 PH: 0400 020 908
 info@allurebuildingdesign.com.au
 Building Designer No. 147104095

Shadow Diagram - June 21 (9am)

Scale: 1:200 - A3



Kingborough Council

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CHANNEL

HIGHWAY

3.500
Crossover

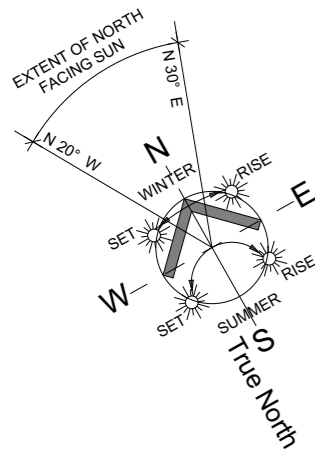
18.39m 14°34'40"

48.50m 290°35'20"

18.99m 216°11'30"

41.46m 290°35'20"

Adjacent Residential Property.



<p>ISSUE: Development Application</p>	<p style="text-align: center;">Revisions</p>	<p>DESCRIPTION: Proposed Dwelling</p>	<p>ALLURE BUILDING DESIGN</p>																						
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Shadow Diagram - June 21 (3pm)

Scale: 1:200 - A3



Kingborough Council
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CHANNEL

HIGHWAY

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Crossover

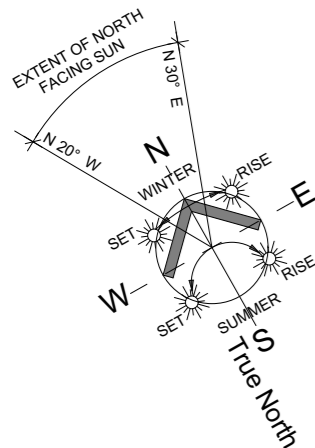
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PERMEABILITY 634.22 m ² / 77.16%				DATE 5/05/2026	JOB WOOD.CHAN.3575
				SHEET DA07	SHEET SIZE: A3