



DEVELOPMENT APPLICATION

PDPLANPMTD-2025/054739

PROPOSAL: Signage

LOCATION: 66 Kennedy Drive, Cambridge

RELEVANT PLANNING SCHEME: Tasmanian Planning Scheme - Clarence

ADVERTISING EXPIRY DATE: 24 September 2025

The relevant plans and documents can be inspected at the Council offices, 38 Bligh Street, Rosny Park, during normal office hours until 24 September 2025. In addition to legislative requirements, plans and documents can also be viewed at www.ccc.tas.gov.au during these times.

Any person may make representations about the application to the Chief Executive Officer, by writing to PO Box 96, Rosny Park, 7018 or by electronic mail to clarence@ccc.tas.gov.au. Representations must be received by Council on or before 24 September 2025.

To enable Council to contact you if necessary, would you please also include a day time contact number in any correspondence you may forward.

Any personal information submitted is covered by Council's privacy policy, available at www.ccc.tas.gov.au or at the Council offices.

Application for Development / Use or Subdivision

Use this form to obtain planning approval for developing or using land, including subdividing it into smaller lots or lot consolidation.

Proposal: **Removal of Existing Signage, New Signage**

Location: **22/66 Kennedy Drive, Cambridge, TAS**

Personal Information Removed

Is the property on the Tasmanian Heritage Register?

Yes ☐ No ☒

If yes, we recommend you discuss your proposal with Heritage Tasmania prior to lodgement as exemptions may apply which may save you time on your proposal.

If you had pre-application discussions with City of Clarence, please provide planner's name:

Current use of site:

Restaurant

Does the proposal involve land administered or owned by the Crown or Council? Yes ☐ No ☐

Declaration

- I have read the Certificate of Title and Schedule of Easements for the land and am satisfied that this application is not prevented by any restrictions, easements or covenants.
- I authorise the provision of a copy of any documents relating to this application to any person for the purposes of assessment or public consultation. I agree to arrange for the permission of the copyright owner of any part of this application to be obtained. I have arranged permission for Council's representatives to enter the land to assess this application
- I declare that, in accordance with Section 52 of the Land Use Planning and Approvals Act 1993, that I have notified the owner of the intention to make this application. Where the subject property is owned or controlled by Council or the Crown, their signed consent is attached.
- I declare that the information in this declaration is true and correct.

Acknowledgement

- I 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 consultation; 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.

Personal Information Removed

Please refer to the development/use and subdivision checklist on the following pages to determine what documentation must be submitted with your application.



Development/use or subdivision checklist

Mandatory Documents

This information is required for the application to be valid. We are unable to proceed with an application without these documents.

- ☐ Details of the location of the proposed use or development.
- ☐ A copy of the current Certificate of Title, Sealed Plan, Plan or Diagram and Schedule of Easements and other restrictions for each parcel of land on which the use or development is proposed.
- ☐ Full description of the proposed use or development.
- ☐ Description of the proposed operation. May include where appropriate: staff/student/customer numbers; operating hours; truck movements; and loading/unloading requirements; waste generation and disposal; equipment used; pollution, including noise, fumes, smoke or vibration and mitigation/management measures.
- ☐ Declaration the owner has been notified if the applicant is not the owner.
- ☐ Crown or Council consent (if publically-owned land).
- ☐ Any reports, plans or other information required by the relevant zone or code.
- ☐ Fees prescribed by the City of Clarence.

Application fees (please phone 03 6217 9550 to determine what fees apply). An invoice will be emailed upon lodgement.

Additional Documents

In addition to the mandatory information required above, Council may, to enable it to consider an application, request further information it considers necessary to ensure that the proposed use or development will comply with any relevant standards and purpose statements in the zone, codes or specific area plan, applicable to the use or development.

- ☐ Site analysis and site plan, including where relevant:
 - Existing and proposed use(s) on site.
 - Boundaries and dimensions of the site.
 - Topography, including contours showing AHD levels and major site features.
 - Natural drainage lines, watercourses and wetlands on or adjacent to the site.
 - Soil type.
 - Vegetation types and distribution, and trees and vegetation to be removed.
-



- Location and capacity of any existing services or easements on/to the site.
 - Existing pedestrian and vehicle access to the site.
 - Location of existing and proposed buildings on the site.
 - Location of existing adjoining properties, adjacent buildings and their uses.
 - Any natural hazards that may affect use or development on the site.
 - Proposed roads, driveways, car parking areas and footpaths within the site.
 - Any proposed open space, communal space, or facilities on the site.
 - Main utility service connection points and easements.
 - Proposed subdivision lot boundaries.
- ☐ Where it is proposed to erect buildings, detailed plans with dimensions at a scale of 1:100 or 1:200 showing:
- Internal layout of each building on the site.
 - Private open space for each dwelling.
 - External storage spaces.
 - Car parking space location and layout.
 - Major elevations of every building to be erected.
 - Shadow diagrams of the proposed buildings and adjacent structures demonstrating the extent of shading of adjacent private open spaces and external windows of buildings on adjacent sites.
 - Relationship of the elevations to natural ground level, showing any proposed cut or fill.
 - Materials and colours to be used on rooves and external walls.
- ☐ Where it is proposed to erect buildings, a plan of the proposed landscaping showing:
- Planting concepts.
 - Paving materials and drainage treatments and lighting for vehicle areas and footpaths.
 - Plantings proposed for screening from adjacent sites or public places.
- ☐ Any additional reports, plans or other information required by the relevant zone or code.

This list is not comprehensive for all possible situations. If you require further information about what may be required as part of your application documentation, please contact City of Clarence Planning team on (03) 6217 9550.



SEARCH OF TORRENS TITLE

VOLUME 157366	FOLIO 2
EDITION 17	DATE OF ISSUE 06-Mar-2025

SEARCH DATE : 26-Mar-2025

SEARCH TIME : 12.37 PM

DESCRIPTION OF LAND

City of CLARENCE

Lot 2 on Sealed Plan 157366

Derivation : Part of 292A-2R-0P Gtd. William Wallace Fraser

Prior CT 146586/1

SCHEDULE 1

C775716 & M278137 TRANSFER to CALARDU CAMBRIDGE PTY LIMITED

SCHEDULE 2

Reservations and conditions in the Crown Grant if any

SP157366 EASEMENTS in Schedule of Easements

SP157366 COVENANTS in Schedule of Easements

SP157366 FENCING COVENANT in Schedule of Easements

SP146586 FENCING COVENANT in Schedule of Easements

B300322 PROCLAMATION under Section 9A and 52A of the Roads and Jetties Act 1935 Registered 22-Sep-1989 at noon

C30987 PROCLAMATION under Section 52A of the Roads and Jetties Act 1935 Registered 24-Jun-1997 at noon

D34271 MORTGAGE to ANZ Fiduciary Services Pty Ltd Registered 16-Feb-2012 at noon

E116530 INSTRUMENT VARYING MORTGAGE D34271 Registered 31-Jan-2018 at noon

E116411 LEASE to SUPER CHEAP AUTO PTY LTD of a leasehold estate for the term of 9 years from 29-Sep-2015 (of that part of the land within described as Unit 18, Building B on Annexure E on the plan attached to the said lease) Registered 09-Aug-2018 at noon

E191031 LEASE to ES-RA PTY LTD of a leasehold estate for the term of 7 years from 1-Aug-2019 (of that part of the said land within described as Unit 11, Building B on the plan attached to the said lease) Registered 16-Mar-2020 at noon

E210306 LEASE to ANACONDA GROUP PTY LTD of a leasehold estate for the term of 10 years from 1-Oct-2019 (of that part of the said land within described as Unit 1, Building A on the plan attached to the said lease)

Registered 15-Jun-2020 at noon
E310683 LEASE to HARRIS SCARFE PTY LTD of a leasehold estate
for the term of 10 years from 16-Jun-2022 (of that
part of the said land within described as Unit 7
Building A on the plan attached to the said lease)
Registered 17-Mar-2023 at noon
E357171 LEASE to ELECTRICAL HOME-AIDS PTY. LIMITED of a
leasehold estate for the term of 5 years from
01-Feb-2023 of that part of the said land within
described being Unit 13, Building B on the plan
attached to the said Lease Registered 06-Dec-2023 at
noon
E388693 LEASE to SLEEPY'S PTY LTD of a leasehold estate for
the term of 7 years from 14-Feb-2024 (of that part of
the said land within described being Unit 12,
Building B on the plan attached to the said lease)
Registered 08-Jul-2024 at noon
E385279 LEASE to NICK SCALI LIMITED of a leasehold estate for
the term of 5 years from 22-Aug-2023 (of that part of
the said land within described being Unit 17,
Building B on the plan attached to the said lease)
Registered 06-Mar-2025 at noon

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

SCHEDULE OF EASEMENTS

NOTE: THE SCHEDULE MUST BE SIGNED BY THE OWNERS
& MORTGAGEES OF THE LAND AFFECTED.
SIGNATURES MUST BE ATTESTED.

Registered Number

SP157366

PAGE 1 OF 7 PAGES

EASEMENTS AND PROFITS

Each lot on the plan is together with:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as may be necessary to drain the stormwater and other surplus water from such lot; and
- (2) any easements or profits a prendre described hereunder.

Each lot on the plan is subject to:-

- (1) such rights of drainage over the drainage easements shown on the plan (if any) as passing through such lot as may be necessary to drain the stormwater and other surplus water from any other lot on the plan; and
- (2) any easements or profits a prendre described hereunder.

The direction of the flow of water through the drainage easements shown on the plan is indicated by arrows.

PIPELINE EASEMENT

Lots 2 and 100 on the plan are each subject to pipeline rights for the Hobart Regional Water Authority to lay and maintain water pipes and valves and fittings for the purposes of the Hobart Regional Water (Arrangements) Act 1996 (Tas) over the Pipeline Easement 10.00 wide on the plan and

Lot 100 ("the Transferor") is subject to a Pipeline Easement for the Hobart Regional Water Authority ("the Transferee") to lay and maintain water pipes and valves and fittings over the area marked "PIPELINE EASEMENT 10.06 WIDE" on the Plan. *Subject to conditions as created by and more fully set forth in SP 146586.*

Lot 2 ("the Transferor") is subject to a Pipeline Easement for the Hobart Regional Water Authority ("the Transferee") to lay and maintain water pipes and valves and fittings over the area marked "PIPELINE EASEMENT VARIABLE WIDTH" on the Plan.

The Pipeline Easements ^{is} ~~are~~ subject to the following conditions:

THE FULL RIGHT AND LIBERTY for the Transferee at all times with workmen and others and machinery to enter upon the said land and to open, break up and excavate the said land and to lay and maintain therein or thereon water pipes, valves and fittings for any purposes the Transferee may deem necessary and to run and pass water through and along the same and from time to time to inspect, cleanse, repair and maintain the same and when and where necessary to lay new pipes in substitution for and in addition thereto and to do all necessary works in connection therewith or as may be authorised by any relevant legislation:-

- (a) without doing unnecessary damage to the said land and;
- (b) leaving the same in a clean and tidy condition.

PROVIDED ALWAYS THAT:

(USE ANNEXURE PAGES FOR CONTINUATION)

SUBDIVIDER: CALARDU CAMBRIDGE PTY LIMITED
FOLIO REF: CT 146586/1 and 154152/1 & 4
SOLICITOR
& REFERENCE: Abetz Curtis - 60491

PLAN SEALED BY: *Clarence City Council*
DATE: *SD-2006/69*
REF NO. *.....*
Council Delegate

NOTE: The Council Delegate must sign the Certificate for the purposes of identification.

[Signatures]

<p>ANNEXURE TO SCHEDULE OF EASEMENTS</p> <p>PAGE 2 OF 6 PAGES</p>	<p>Registered Number</p> <p>SP157366</p>
<p>SUBDIVIDER:- CALARDU CAMBRIDGE PTY LIMITED AND PRUDENTIAL FUNDS MANAGEMENT LTD</p> <p>FOLIO REFERENCE:- CERTIFICATES OF TITLE VOLUME 146586 FOLIO 1 AND VOLUME 154152 FOLIO 1</p>	

1. The Transferor shall not without the written consent of the Transferee first had and obtained:
 - 1.1 alter or permit to be altered the ground level of the said land;
 - 1.2 erect or permit to be erected any building, structure, pipeline or paving on or in the said land;
 - 1.3 do or permit to be done any manner of things which shall damage or be likely to cause damage to the water pipes, valves and fittings now or hereafter laid or constructed in or on the said land; or
 - 1.4 in any way prevent or interfere with the proper exercise and benefit of this easement by the Transferee or its workmen, servants, contractors, agents and all other persons duly authorised by it.
2. The transferee shall not be required to fence any part of the said land.
3. The Transferor shall be at liberty to erect any fence across the said land wherever it may reasonably require the same provided that the Transferee at its own expense shall be at liberty to provide in such fence a gate suitable to its purposes and the Transferor shall provide the Transferee with a key to any lock which would prevent the opening of the gate so provided.
4. The Transferee shall be liable to the Transferor for actual damage or loss to or of the Transferor occasioned by the construction or repairing of the water pipes, valves and fittings or otherwise in the exercise of any of the rights granted to the Transferee hereunder provided that the Transferor presents a written claim therefore to the Transferee within thirty days after the actual causing of the damage.
5. In the event that the Transferor shall cause damage to the Transferee's water pipes, valves and fittings the Transferor shall be liable for the actual cost of the repair of the water pipes, valves and fittings so damaged.
6. The Transferee shall be at liberty without forfeiting any right of action, damages or otherwise against the Transferor to reinstate any alteration to the ground level and to remove from the said piece of land any building structure, pipeline, paving, tree, shrub or other object which *contravenes the provisions of this easement* and shall not be required to replace the same.
7. The Transferee shall be at liberty to enter upon the said land for the purposes of this easement in a vehicle or vehicles such access to be from the road frontage or from any gate.
8. The Transferee shall be permitted to access the said land from adjoining land of the Transferor provided that in doing so no damage or inconvenience is caused.
9. The Transferor shall not place any obstruction which would prevent access to the said land.

NOTE: Every annexed sheet must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

[Handwritten signatures]

<p>ANNEXURE TO SCHEDULE OF EASEMENTS</p> <p>PAGE 3 OF 9 PAGES</p>	<p>Registered Number</p> <p>SP157366</p>
<p>SUBDIVIDER:- CALARDU CAMBRIDGE PTY LIMITED AND PRUDENTIAL FUNDS MANAGEMENT LTD</p> <p>FOLIO REFERENCE:- CERTIFICATES OF TITLE VOLUME 146586 FOLIO 1 AND VOLUME 154152 FOLIO 1</p>	

ELECTRICITY WAYLEAVE EASEMENT IN FAVOUR OF AURORA ENERGY PTY LTD

Lot 2 is subject to an Electricity Wayleave Easement in favour of Aurora Energy Pty Ltd 2.00m wide over the ~~transmission line~~ passing through it, which means:

ELECTRICITY INFRASTRUCTURE EASEMENT 2.00 WIDE

FIRSTLY all the full and free right and liberty for Aurora Energy Pty Ltd and its successors and its and their servants agents and contractors (hereinafter called "Aurora") at all times hereafter:

- TO maintain, lay, erect and install anything used for, or in connection with the generation, transmission or distribution of electricity including powerlines (overhead or underground), substations for converting electricity, substations for transforming or controlling electricity and equipment for metering, monitoring or controlling electricity (hereinafter called "electricity infrastructure") of such materials and type as Aurora may determine above, on or under the land respectively marked "Electricity Wayleave Easement" on the Plan annexed hereto (hereinafter called the "servient land");
- TO enter into and upon the servient land for the purpose of examining, operating, maintaining, repairing, modifying, adding to or replacing electricity infrastructure without doing unnecessary damage to the said servient land and making good all damage occasioned thereby;
- TO erect fencing, signs, barriers or other protective structures upon the servient land if in the opinion of Aurora these are necessary for reasons of safety;
- TO cause or permit electrical energy to flow or be transmitted or distributed through the said electricity infrastructure;
- TO enter into and upon the servient land for all or any of the above purposes with or without all necessary plant equipment and machinery and the means of transporting the same and if necessary to cross the remainder of the said land in consultation with the registered proprietor/s for the purpose of access and regress to and from the servient land;
- NOTHING herein contained shall prevent the registered proprietor/s for themselves and their successors in title from using the servient land PROVIDED THAT such use does not derogate from this grant or, in the opinion of Aurora compromise the safe operation of Aurora electricity infrastructure located on, above or under the servient land.

SECONDLY the benefit of a covenant for Aurora and its successors with the registered proprietor/s for themselves and their successors in title of the servient land not to erect any buildings or place any structures or objects within the said easement without the prior written consent of Aurora to the intent that the burden of the covenant may run with and bind the servient land and every part thereof and that the benefit thereof may be annexed to the easement hereinbefore described.

NOTE: Every annexed sheet must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

[Handwritten signatures]

<p>ANNEXURE TO SCHEDULE OF EASEMENTS</p> <p>PAGE 5 OF 8 PAGES</p> <p>SUBDIVIDER:- CALARDU CAMBRIDGE PTY LIMITED AND PRUDENTIA FUNDS MANAGEMENT LTD</p> <p>FOLIO REFERENCE:- CERTIFICATES OF TITLE VOLUME 146586 FOLIO 1 AND VOLUME 154152 FOLIO 1</p>	<p>Registered Number</p> <p>SP157366</p>
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~~PRUDENTIA FUNDS MANAGEMENT LTD~~ ACN (107 073 629) *AP.*

SIGNED for and on behalf of ~~PRUDENTIA FUNDS INVESTMENTS PTY LTD~~ (ACN 091 390 742) as registered proprietor of the land in Certificate of Title Register Volume 146586 Folio 2 in accordance with Section 127 of the Corporations Act 2001 by being signed by the undersigned in the presence of:

[Signature]) Director
Name: ANGUS REED

[Signature]) Director/Company Secretary
Name: John A. Reynolds

Registered Number

~~Australia and New Zealand Banking Group as~~)
~~Mortgagee by Mortgage Number C749722 hereby~~)
~~consent to this dealing by its attorney Peter John~~)
~~Joyce who hereby declares that he has received~~)
~~no notice of revocation~~)
~~under Power of Attorney Number PA26694~~)
~~in the presence of~~)

Witness sign

Witness name

[Signature]

Robyn Lee Humboldt
20 Murray Street
Hobart
Solicitor

NOTE: Every annexed sheet must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

[Signatures]

ANNEXURE TO
SCHEDULE OF EASEMENTS

Registered Number

SP 157366



PAGE 6 OF 6 PAGES

SUBDIVIDER:- CALARDU CAMBRIDGE PTY LIMITED AND PRUDENTIA FUNDS MANAGEMENT LTD
FOLIO REFERENCE:- CERTIFICATES OF TITLE VOLUME 146586 FOLIO 1 AND VOLUME 154152 FOLIO 1

EXECUTED

by TAMZIN PETA HOOKWAY as
executor of the Estate of PETER
HOOKWAY in the presence of:


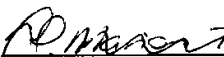
)


Signature of witness
Witness print name address and
occupation in BLOCK LETTERS

EXECUTED

by STIRLING HOOKWAY as executor of
the Estate of PETER HOOKWAY in the
presence of:


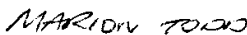
)


Signature of witness
Witness print name address and
occupation in BLOCK LETTERS

EXECUTED

by TAMZIN PETA HOOKWAY in the
presence of:

)


Signature of witness
Witness print name address and
occupation in BLOCK LETTERS

NOTE: Every annexed sheet must be signed by the parties to the dealing or where the party is a corporate body be signed by the persons who have attested the affixing of the seal of that body to the dealing.

<p>OWNER CALARDU CAMBRIDGE PTY LIMITED</p> <p>FOLIO REFERENCE CT.146586/1 & CT.154152/1</p> <p>OWNER P & TP HOOKWAY</p> <p>FOLIO REFERENCE CT.146586/4</p> <p>GRANTEE : PART OF 292A-2R-OP GTD TO WILLIAM WALLACE FRASER</p>	<p>PLAN OF SURVEY</p> <p>BY SURVEYOR NOEL LEARY of NOEL LEARY & ASSOC. 132 DAVEY STREET HOBART 7000</p> <p>LOCATION</p> <p>CITY OF CLARENCE</p> <p>SCALE 1:3,000 LENGTHS IN METRES</p>	<p>REGISTERED NUMBER</p> <p>SP157366</p> <p>APPROVED EFFECTIVE FROM - 7 JUN 2011</p> <p><i>Alice Kawa</i> Recorder of Titles</p>		
<p>MAPSHEET MUNICIPAL CODE No.107 (5225-25)</p>	<p>LAST UPI No HQU20 HRB51</p>	<p>HQU21</p>	<p>LAST PLAN SP146586 No.P154152</p>	<p>ALL EXISTING SURVEY NUMBERS TO BE CROSS REFERENCED ON THIS PLAN</p>

INDEX PLAN

(SP.146586) (D.108303)

(1/3NS) (SP.146586) (P.154152) (P.157367) BAL.

ELECTRICITY INFRASTRUCTURE EASEMENT 2.00 WIDE

(P.250819) (189/14D)

(270/14D)

(P.157368) BAL. (SP.146586)

DRIVE

KENNEDY

9

(SP.154457)

(SP.154187)

4

PART OF LOT 100

PART OF LOT 2

(1/3NS) (P.120091) (SP.146586)

PART OF LOT 2

PART OF LOT 100

(D.54468)

(278/1D)

(D.107484) (P.154458)

TASMANIAN HIGHWAY

(D.54470)

E 215/181 DELETE FROM THE PLAN THE ELECTRICITY INFRASTRUCTURE EASEMENT 2.00 WIDE PURSUANT TO A REQUEST TO AMEND MADE UNDER SECTION 103 OF THE LOCAL GOVERNMENT (BUILDING AND MISCELLANEOUS PROVISIONS) ACT No. 96 OF 1993.

Remi

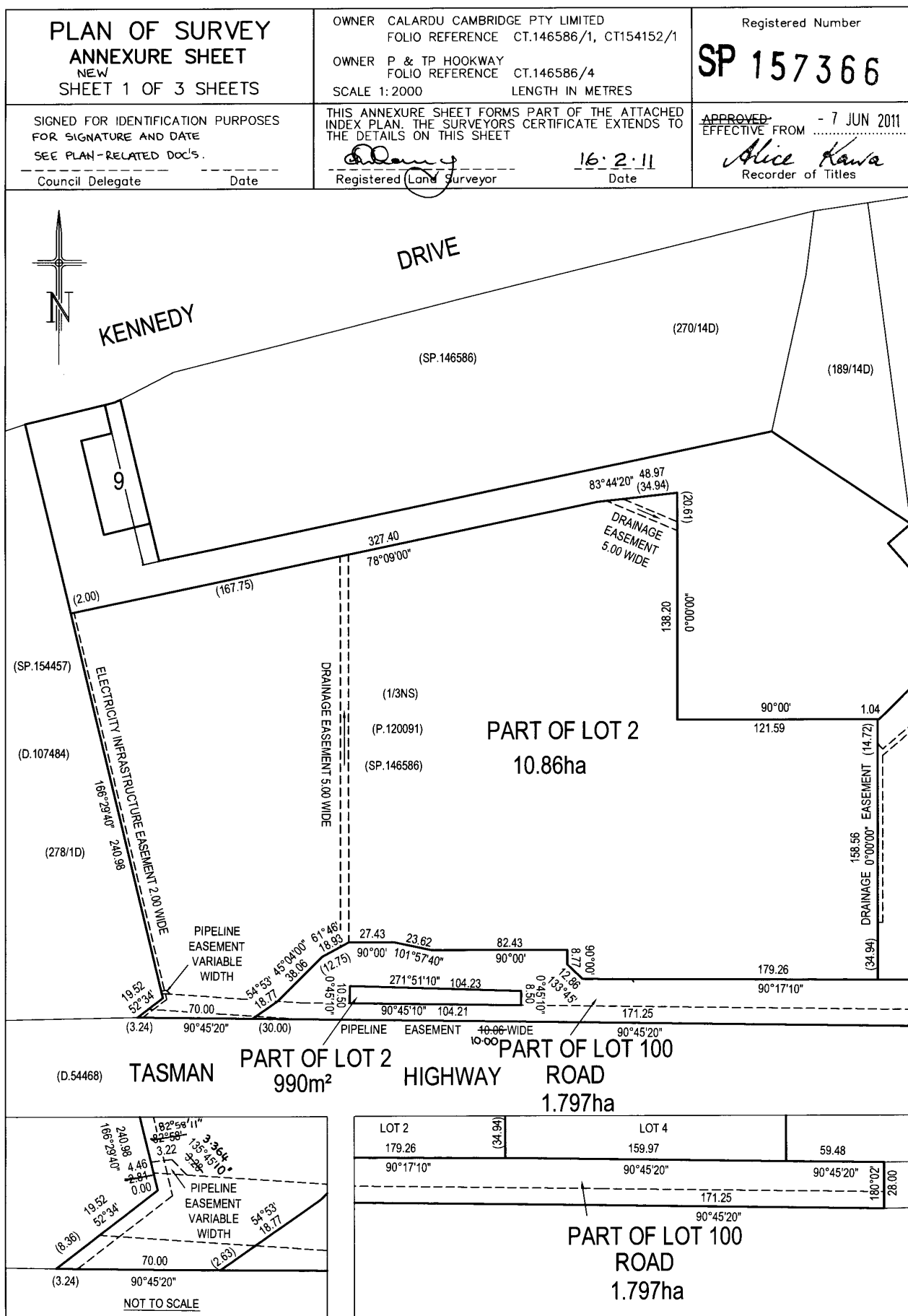
RECORDED


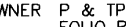

DATE - 5 NOV 2021

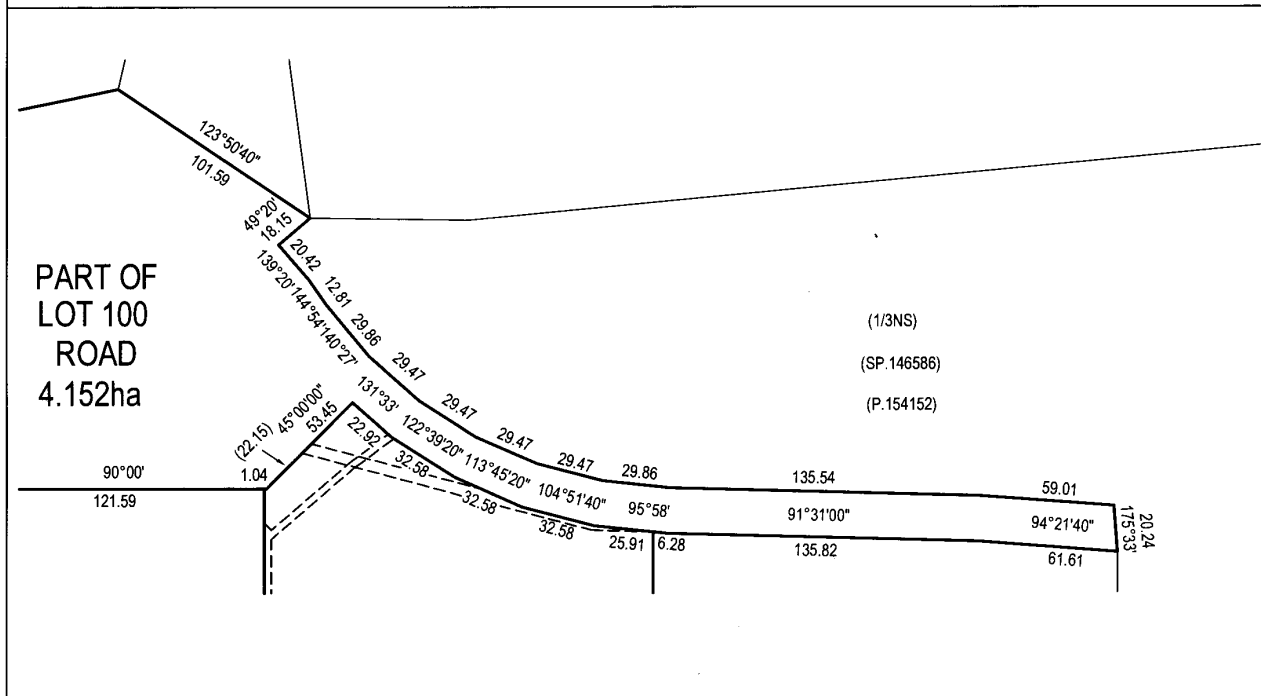
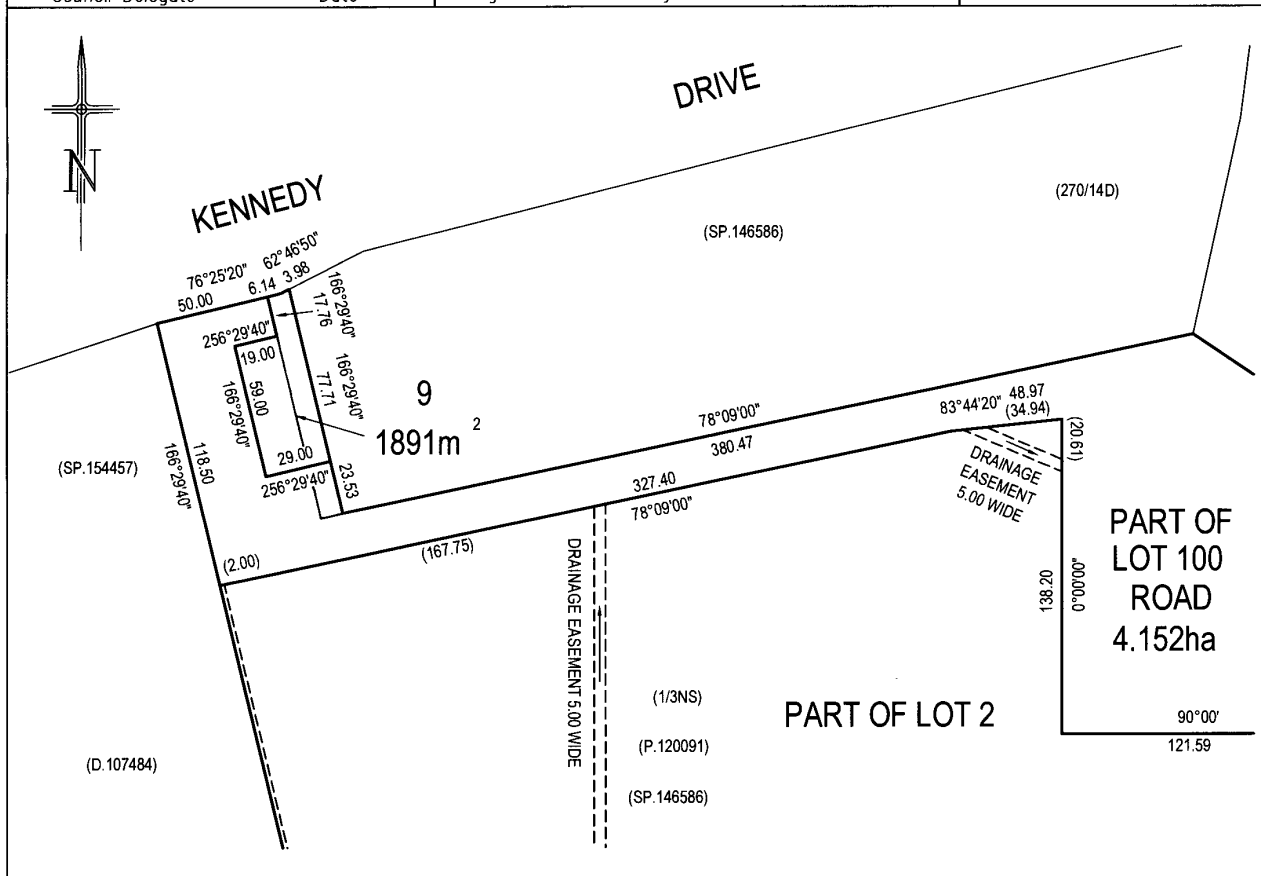
A. R. R.

COUNCIL DELEGATE

DATE 19-10-10



<p>PLAN OF SURVEY ANNEXURE SHEET SHEET 2 OF 3 SHEETS</p>	<p>OWNER CALARDU CAMBRIDGE PTY LIMITED FOLIO REFERENCE CT.146586/1, CT154152/1</p> <p>OWNER P & TP HOOKWAY FOLIO REFERENCE CT.146586/4</p> <p>SCALE 1:2000 LENGTH IN METRES</p>	<p>Registered Number</p> <p>SP157366</p>
<p>SIGNED FOR IDENTIFICATION PURPOSES</p> <p> Council Delegate</p> <p>29-10-10 Date</p>	<p>THIS ANNEXURE SHEET FORMS PART OF THE ATTACHED INDEX PLAN. THE SURVEYORS CERTIFICATE EXTENDS TO THE DETAILS ON THIS SHEET</p> <p> Registered Land Surveyor</p> <p>14-10-10 Date</p>	<p>APPROVED - 7 JUN 2011 EFFECTIVE FROM</p> <p> Recorder of Titles</p>



<p>PLAN OF SURVEY ANNEXURE SHEET</p> <p>SHEET 3 OF 3 SHEETS</p>	<p>OWNER CALARDU CAMBRIDGE PTY LIMITED FOLIO REFERENCE CT.146586/1, CT154152/1</p> <p>OWNER P & TP HOOKWAY FOLIO REFERENCE CT.146586/4</p> <p>SCALE 1:1000 LENGTH IN METRES</p>	<p>Registered Number</p> <p>SP157366</p>
<p>SIGNED FOR IDENTIFICATION PURPOSES</p> <p><i>[Signature]</i> 29-10-10 Council Delegate Date</p>	<p>THIS ANNEXURE SHEET FORMS PART OF THE ATTACHED INDEX PLAN. THE SURVEYORS CERTIFICATE EXTENDS TO THE DETAILS ON THIS SHEET</p> <p><i>[Signature]</i> 14-10-10 Registered Land Surveyor Date</p>	<p>APPROVED - 7 JUN 2011 EFFECTIVE FROM</p> <p><i>Alice Kawa</i> Recorder of Titles</p>

PIPELINE EASEMENT 10.00 WIDE

TASMAN

HIGHWAY

(D.54470)

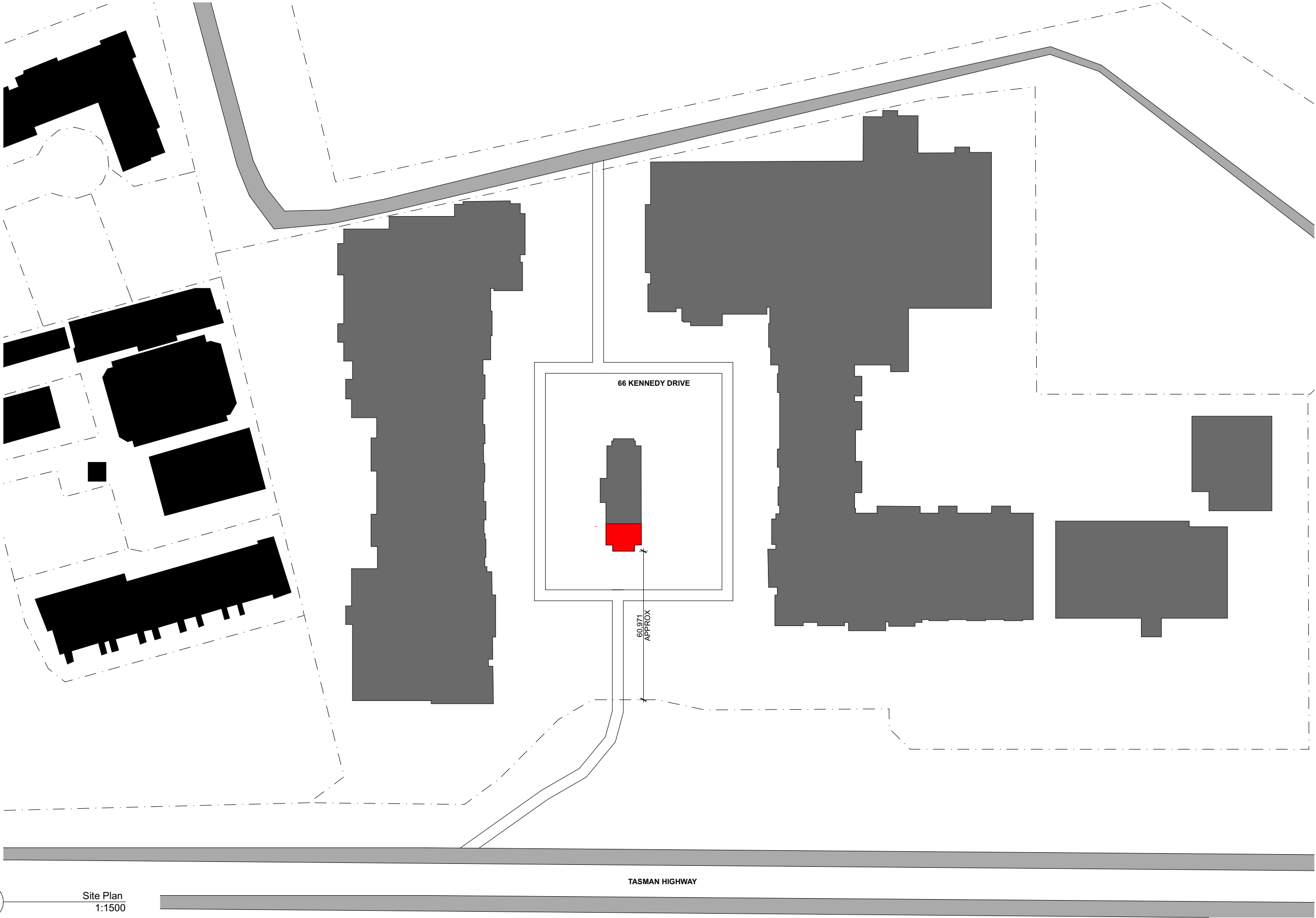
LUMA

SIGNAGE PACKAGE

PROJECT INFORMATION
OWNER: Calardu Cambridge Pty Ltd
TENANT: Adrian Beckitt
ADDRESS: 66 Kennedy Drive, Cambridge, 7170
LAND TITLE / REFERENCE: 157366/2
PROPERTY ID: 3107655
MUNICIPALITY: Clarence City Council
ZONE: 31.0 Particular Purpose
BUILDING AREA SUMMARY: NA
BUILDING CLASS: Class 6 - Restaurant
CLIMATE ZONE: 7
OTHER HAZARDS: NA

NO.	DRAWING NAME
DA-00	COVER PAGE
DA-01	OVERALL SITE PLAN
DA-02	LOCATION PLAN
DA-03	EXISTING ELEVATIONS
DA-04	PROPOSED ELEVATIONS
DA-05	SURROUNDING SIGNAGE
DA-06	PERSPECTIVES

REVISIONS		
REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025



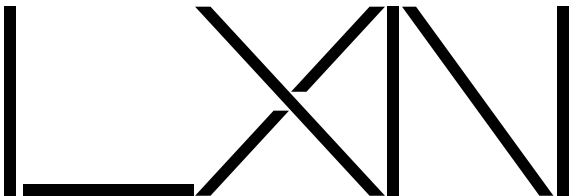
GENERAL NOTES

BOUNDARYS AND BUILDING NOT SURVEYED. ALL DIMENSIONS AND LOCATIONS ARE APPROXIMATE. INFORMATION TAKEN FROM LISTMAP

LUMA PIZZA

1

Site Plan
1:1500



Architecture

21a Cross Street, New Town, 7008
PO Box 136 North Hobart, 7002
P. 03 6228 0113
E. hello@lxn.com.au

PROJECT NAME

LUMA

SITE
22/66 KENNEDY DR, CAMBRIDGE, TAS, 7170
CLIENT
ADRIAN BECKITT

PROJECT NUMBER

A24159

SCALE
1:1500 @ A3
STATUS
CD

REVISIONS

REV	DESCRIPTION	DATE
01	DA RFI	28/8/2025

DRAWING TITLE

OVERALL SITE PLAN

DRAWING NO.

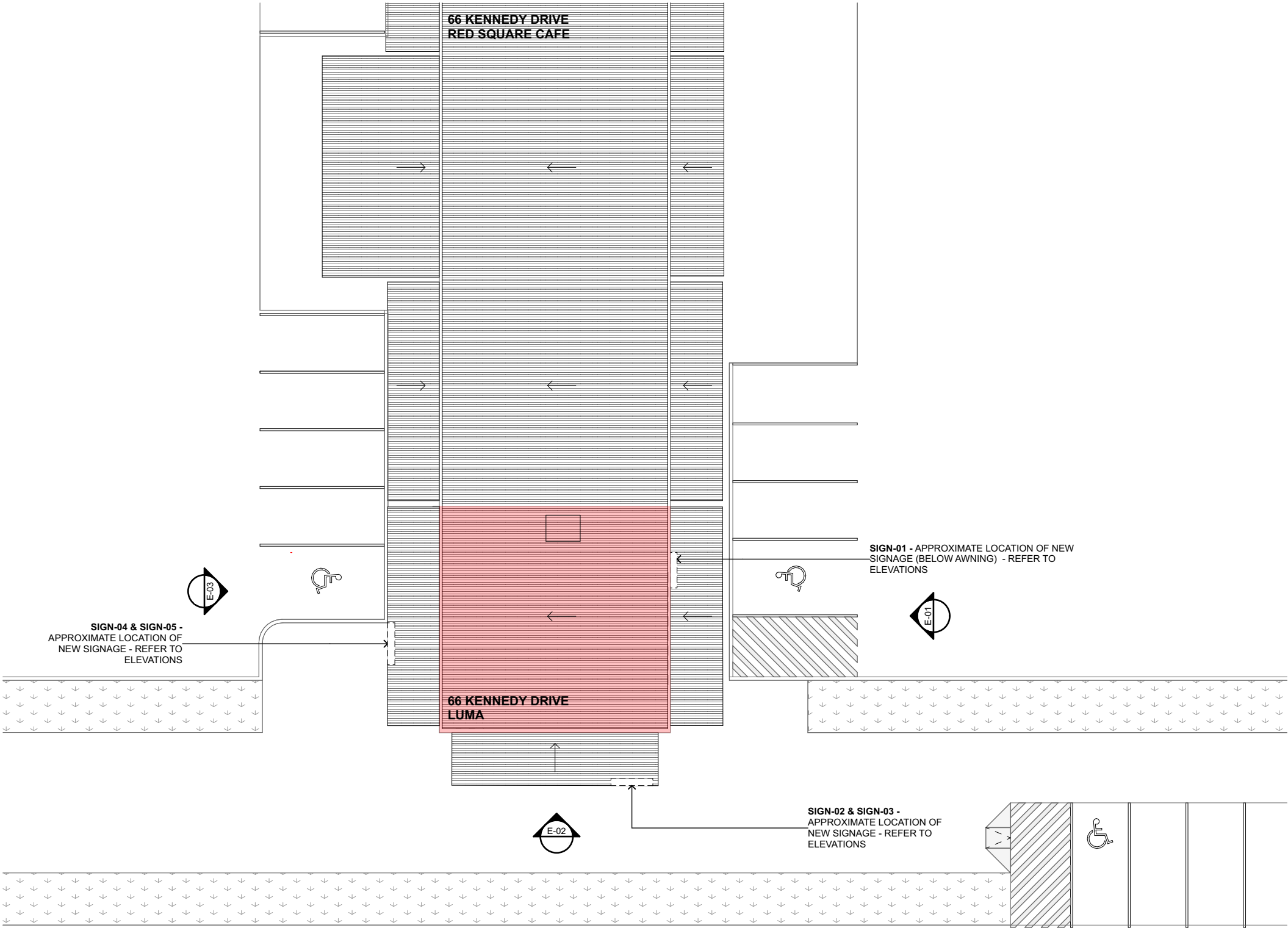
DA-01

FILE: A24159_LUMA_CD_27_DA_SIGNAGE.pln

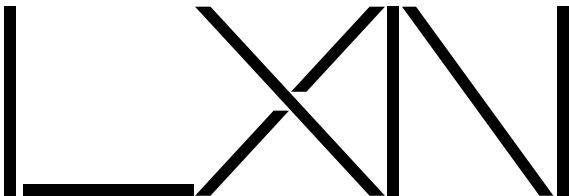
REVISION NO.

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DATE: 28/8/2025



Location Plan
1:200



Architecture

21a Cross Street, New Town, 7008
PO Box 136 North Hobart, 7002
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E. hello@lxn.com.au

PROJECT NAME
LUMA

SITE
22/66 KENNEDY DR, CAMBRIDGE, TAS, 7170
CLIENT
ADRIAN BECKITT

PROJECT NUMBER
A24159

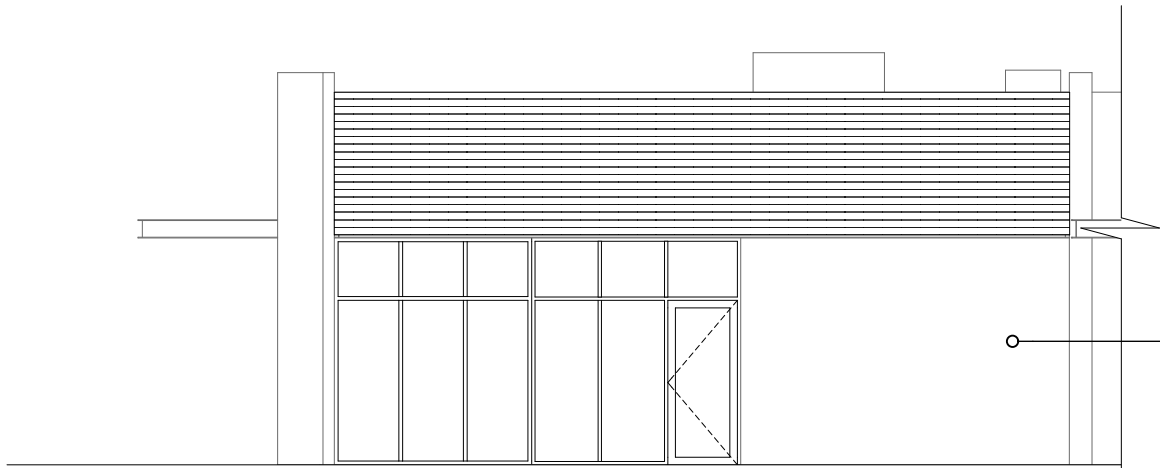
SCALE
1:200 @ A3
STATUS
CD

REVISIONS		
REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025

DRAWING TITLE
LOCATION PLAN

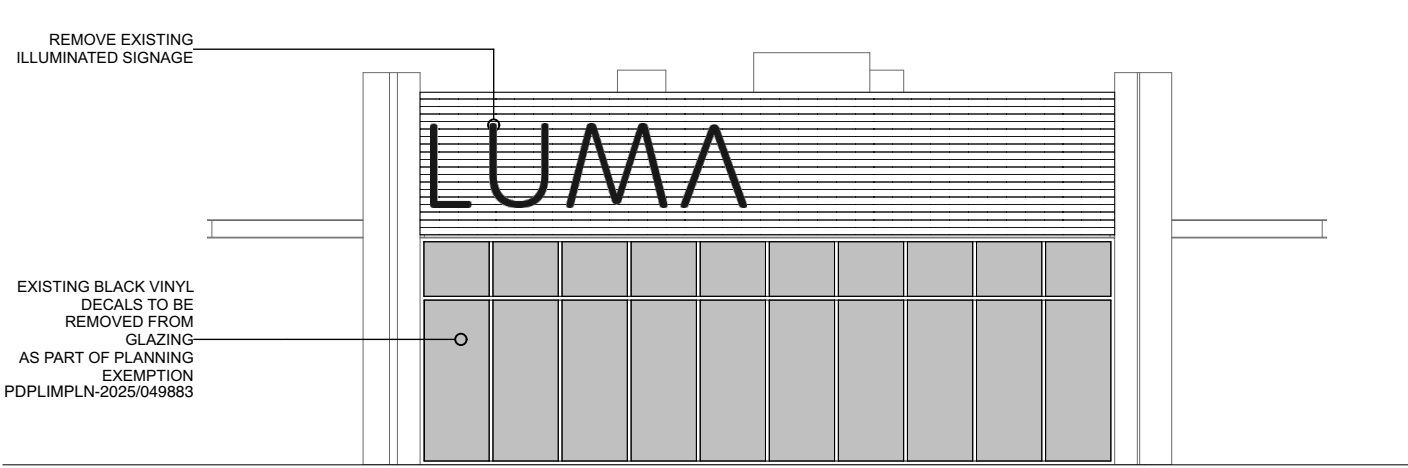
DRAWING NO.
DA-02

REVISION NO.
01



EXISTING PLYWOOD
CLADDING TO BE
REMOVED (CONCRETE
PRE-CAST PANEL
EXPOSED) AS PART OF
PLANNING EXEMPTION
PDPLIMPLN-2025/049883

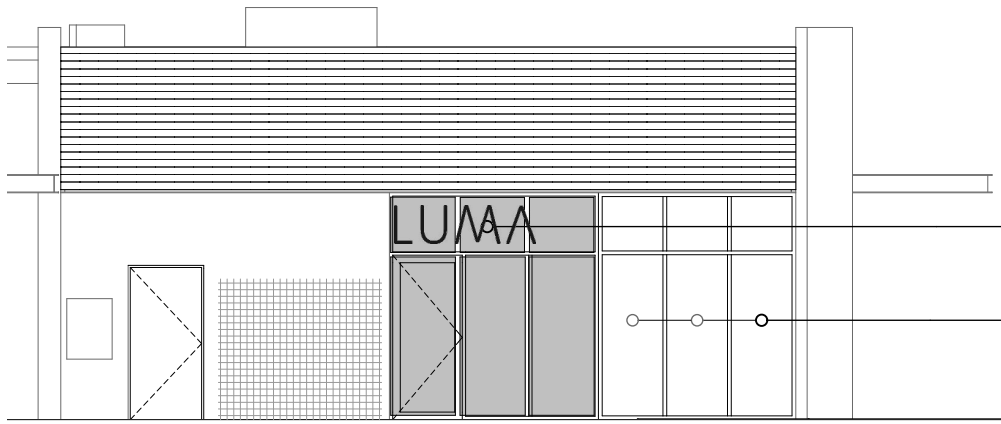
E-01 Existing/Demo East Elevation
1:100



REMOVE EXISTING
ILLUMINATED SIGNAGE

EXISTING BLACK VINYL
DECALS TO BE
REMOVED FROM
GLAZING
AS PART OF PLANNING
EXEMPTION
PDPLIMPLN-2025/049883

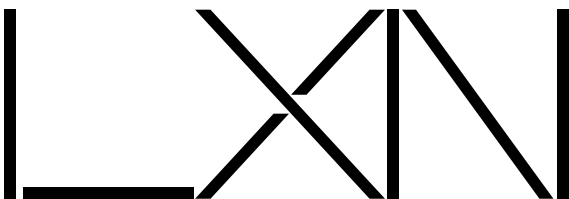
E-02 Existing/Demo South Elevation
1:100



EXISTING LOGO DECAL TO BE REMOVED FROM EXISTING GLAZING
AS PART OF PLANNING EXEMPTION PDPLIMPLN-2025/049883

EXISTING LOGO DECAL TO BE REMOVED
FROM GLAZING
AS PART OF PLANNING EXEMPTION
PDPLIMPLN-2025/049883

E-03 Existing/Demo Elevation West
1:100



Architecture

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SCALE
1:100 @ A3
STATUS
CD

REVISIONS

REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025

DRAWING TITLE

EXISTING ELEVATIONS

DRAWING NO.

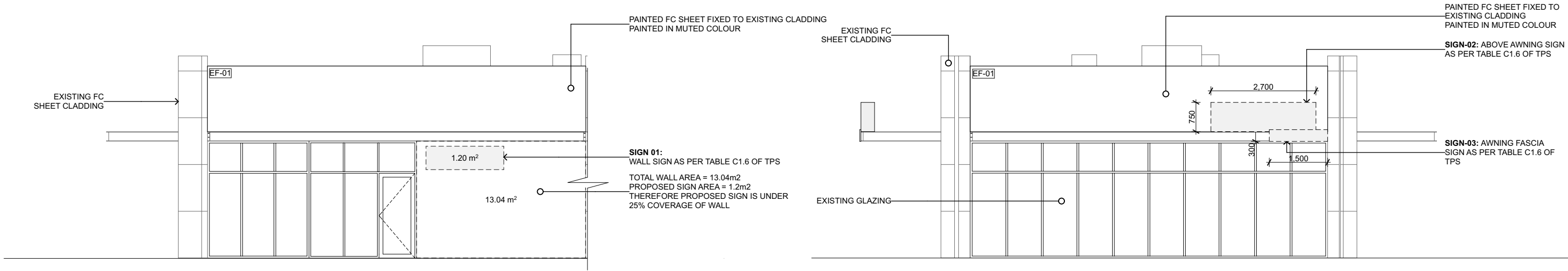
DA-03

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REVISION NO.

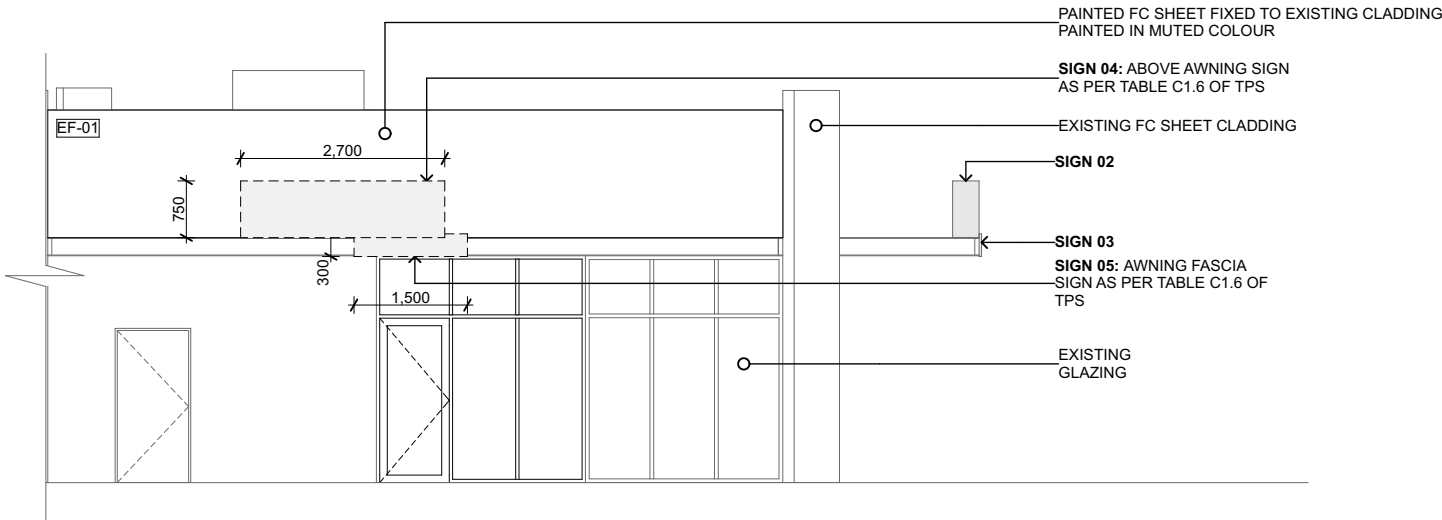
01

DATE: 28/8/2025



E-01 East Elevation
1:100

E-02 South Elevation
1:100



E-03 West Elevation
1:100

GENERAL NOTES

NO SIGN IS TO BE ILLUMINATED

SIGNAGE MATERIALS:

SIGN 01: Laser Cut Mild Steel, Mild Steel.

Colour: Moonlight Satin

SIGN 02: Box Lettering, Material TBC.

Colour: Moonlight Satin

SIGN 03: Bent steel,

Colour: Moonlight Satin

SIGN 04: Box Lettering, Material TBC.

Colour: Moonlight Satin

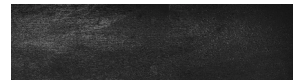
SIGN 05: Bent steel,

Colour: Moonlight Satin

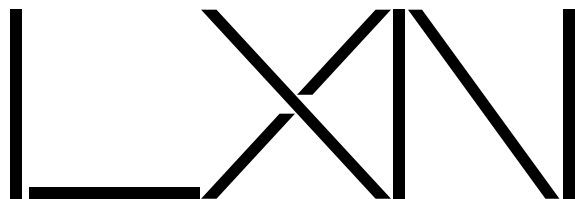
EF-01 - FC SHEET PAINTED IN MUTED COLOUR - WOODLAND GREY



MOONLIGHT - SATIN - 90N2004S



MILD STEEL



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SCALE

1:100 @ A3

STATUS

CD

REVISIONS

REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025

DRAWING TITLE

PROPOSED ELEVATIONS

DRAWING NO.

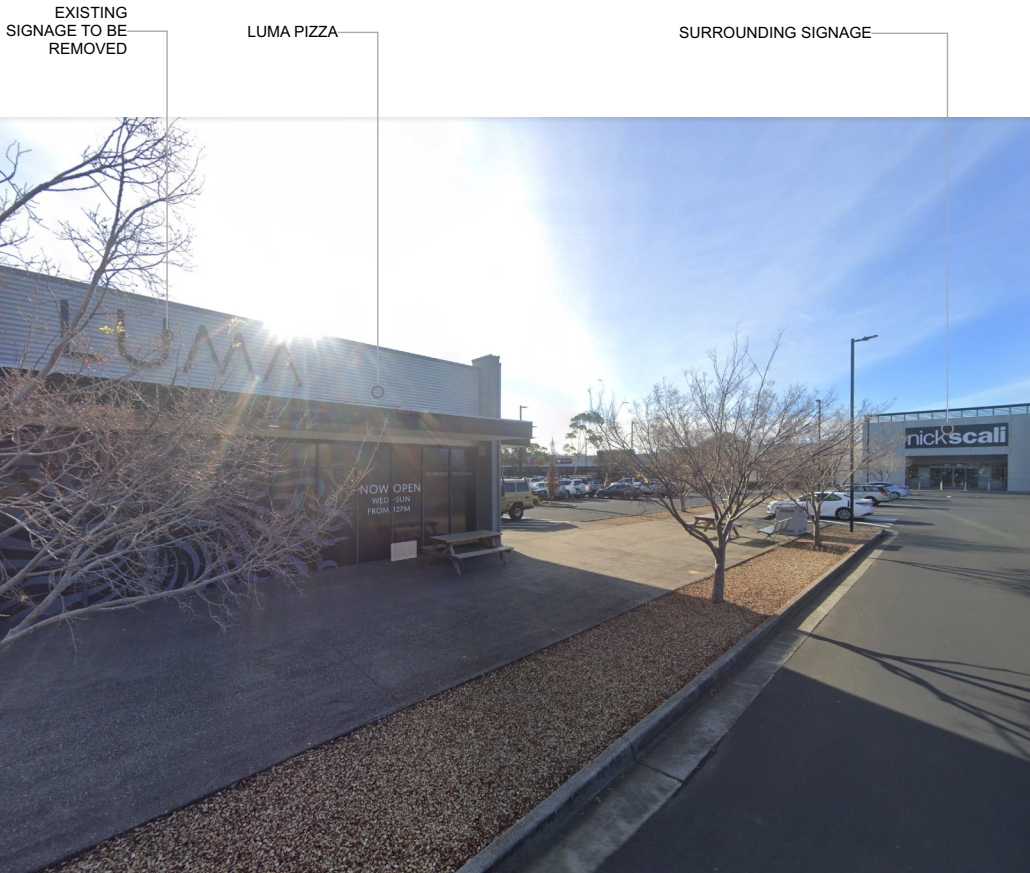
DA-04

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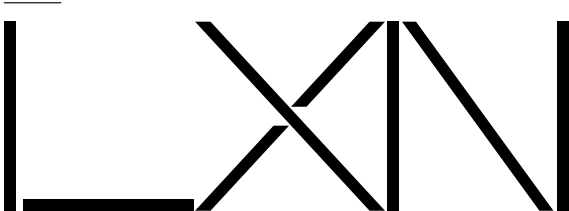
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SURROUNDING SIGNAGE IS LARGE IN SCALE COMPARED TO THE PROPOSED



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SCALE
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REVISIONS

REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025

DRAWING TITLE

SURROUNDING SIGNAGE

DRAWING NO.

DA-05

FILE: A24159_LUMA_CD_27_DA_SIGNAGE.pln

REVISION NO.

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DATE: 28/8/2025



SOUTH ELEVATION: VIEW FROM TASMAN HIGHWAY - SIGN 02: ABOVE AWNING SIGN & SIGN 03: AWNING FASCIA SIGN



WEST ELEVATION: VIEW FROM CARPARK- SIGN 04: ABOVE AWNING SIGN & SIGN 05: AWNING FASCIA



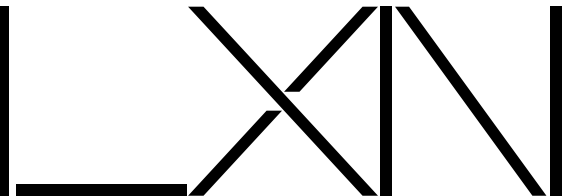
EAST ELEVATION: VIEW FROM CARPARK - SIGN 01: WALL SIGN



EXAMPLE OF SIGNAGE



EXAMPLE OF SIGNAGE FINISH - MILD STEEL



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SCALE

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STATUS
CD

REVISIONS

REV	DESCRIPTION	DATE
01	PLANNING	12/8/2025

DRAWING TITLE

PERSPECTIVES

DRAWING NO.

DA-06

FILE: A24159_LUMA_CD_27_DA_SIGNAGE.pln

REVISION NO.

01

DATE: 28/8/2025